

COMMUNITY DEVELOPMENT AUTHORITY
OF THE CITY OF MADISON, WISCONSIN

Resolution No. 4689

Resolution establishing the Payment Standards for the CDA Section 8 Housing Choice Voucher Program.

Presented November 6, 2025
Referred _____
Reported Back _____
Adopted _____
Placed on File _____
Moved By _____
Seconded By _____
Yeas _____ Nays _____ Absent _____
Rules Suspended _____
Legistar File Number _____

RESOLUTION

WHERE AS, Every Public Housing Authority must determine each year whether to adjust the Payment Standards for its Section 8 Housing Choice Voucher (HCV) Program. Payment Standards must be set within the “basic range”, between 90% and 110% of HUD’s Fair Market Rents (FMR). Housing Authorities must also take into account the supply of rental housing that is available within the Payment Standards and the success rate of participating families in finding suitable housing and,

WHERE AS, CDA has completed a review of these factors and determined that the payment standards should be increased to be account for the increasing cost of rental housing within its jurisdiction. The new payment standards will allow the CDA to assist the maximum number of families while allowing families to obtain suitable housing.

Now, be it resolved that payment standards for the CDA Section 8 Housing Choice Voucher Program will be changed as listed below and these payment standards will remain in effect until changed by a subsequent resolution:

**HOUSING CHOICE VOUCHER PROGRAM
2026 PAYMENT STANDARDS EFFECTIVE 01/01/2026**

100% of 2026 Fair Market Rents for Madison, WI HUD Metro Area

	Efficiency	One-Bedroom	Two-Bedroom	Three-Bedroom	Four-Bedroom
HUD 2026 FMR	\$1,268	\$1,482	\$1,694	\$2,236	\$2,509
CDA Payment Standard for 01/01/2026	\$1,268	\$1,482	\$1,694	\$2,236	\$2,509