

**RESOLUTION OF THE HOUSING AUTHORITY OF THE CITY OF RAHWAY**

**RESOLUTION NO. 1465**

**DATE OF ADOPTION: MARCH 20, 2014**

**SUBJECT: ADOPTION OF NEW FLAT RENTS TO BE EFFECTIVE  
JULY 1, 2014**

**THE FOLLOWING RESOLUTION** was presented by Kenneth Pushko, Executive Director/Secretary at a Special Meeting held on March 20, 2014:

**WHEREAS**, families pay 30% of adjusted gross rent with an upper limit provided by Flat Rents; and

**WHEREAS**, flat rents thus “caps” rents for Families whose income has increased over time (a child graduates from high school, still lives at home and now works, etc.); and

**WHEREAS**, senior rents can be capped also if their income increases while a resident; and

**WHEREAS**, Rahway Housing Authority has had Flat Rents incorporated in their Admissions and Continued Occupancy Policy (ACOP) since 2003; and

**WHEREAS**, the U.S. Department of HUD has instructed Housing Authorities across the nation to incorporate Flat Rents as a matter of policy no lower than 80% of the FMR’s (Fair Market Rents) of the area.

**NOW, THEREFORE, BE IT RESOLVED**, by the Commissioners of the Authority that the Authority hereby replaces its current Flat Rents for different size apartments with the following as of July 1, 2014 for a period of three (3) years:

	<b>HUD FMR</b>	<b>82%</b>	<b>Utilities Included</b>	<b>Utility Allowance</b>	<b>Utilities not included</b>
<b>Efficiency</b>	\$1,022	\$838	\$838	\$33	\$805
<b>1 Bedroom</b>	\$1,079	\$885	\$885	\$39	\$846
<b>2 Bedroom</b>	\$1,265	\$1,037	\$1,037	N/A	N/A
<b>3 Bedroom</b>	\$1,632	\$1,328	\$1,328	\$154	\$1,174
<b>4 Bedroom</b>	\$1,865	\$1,529	\$1,529	\$175	\$1,354

**COMMISSIONER** Bailey made a motion to adopt the above resolution, which was seconded by **COMMISSIONER** Parson, and on a roll call vote the Ayes and Nays were as follows:

**AYES**

Bailey  
DeJesus-Farrar  
Lesinski  
Parson  
Pekarofski  
Ragan  
Thomas

**NAYS**

**ABSTAIN**

**ABSENT**

**THE CHAIRPERSON** thereupon declared Resolution No. 1465 adopted.

I certify that the foregoing is a true copy of a resolution of the Housing Authority of the City of Rahway adopted on March 20, 2014.



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Kenneth Pushko  
Secretary/Executive Director

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