

What is the difference between Section 8 and Public Housing?

This Housing Authority (PHA) administers 2 (two) programs.

1. Low Rent Public Housing Program
2. Section 8 Housing Program (Voucher Program)

The Housing Developments owned, managed and maintained by the PHA are referred to as **Low Rent Public Housing** (The rent subsidy is tied to the unit and is not transferrable). There are 154 Public Housing Units, 54 Units in Silver City, NM, and 100 Units in Lordsburg, NM, ranging in size from 1 bedroom to 4 bedrooms. The established rent is approximately 30% of residents adjusted income.

The **Section 8 Housing Voucher Program** is a rental subsidy program administered by this agency. Qualified families in this program are selected from the waiting list, certified, briefed on the requirements of the program and allowed to locate their own decent safe and sanitary housing. Rents are controlled by Fair Market Rents as established by HUD. The tenant's portion of the rent payable to the owner is based on 30% of the family's adjusted gross income. The Housing Authority subsidizes the difference between the tenant's portion and the actual rent. The Fair Housing Act prohibits discrimination in housing because of race, color, national origin, religion, sex or handicap.