



2160 41st Avenue | Capitola, California 95010 | Tel: 831.454.9455 | Fax: 831.469.3712 | [www.hacosantacruz.org](http://www.hacosantacruz.org)  
 Also serving Hollister and San Juan Bautista | Tel: 831.637.0487

**RE:**

Dear

The jurisdiction of the Housing Authority of the County of Santa Cruz (HACSC) is the County of Santa Cruz and the Cities of Hollister and San Juan Bautista.

Attached to this letter is a copy of HACSC’s most recent utility allowance schedule, effective as of January 1, 2025. The unit type for the property as it relates to the utility allowance schedule is marked with an **X** in the table below.

Unit Type	
Apartment	
Townhouse, duplex, rowhouse	
Single-family detached home	
Manufactured home	

The tenant-paid utilities that apply to the estimated utility allowance are marked with an **X** in the **Tenant-Paid** column below. For heating, cooking, and water heating utilities, the energy source is also marked with an **X**.

Utility / Service	Tenant-Paid	Owner-Paid	Natural Gas	Electric	Propane
Heating					
Cooking					
Water Heating					
General Utilities					
Owner of Range					
Owner of Refrigerator					
Water					
Sewer					
Garbage					

If you need additional information, please contact me at [ericj@hacosantacruz.org](mailto:ericj@hacosantacruz.org).

*Eric C. Johnson*

Eric C. Johnson,  
Senior Analyst

**COUNTY OF SANTA CRUZ**  
**UTILITY ALLOWANCE**  
 Effective January 1, 2025

**Detached Single Family Dwelling**

Utility Or Services	Number of Bedrooms									
	0	1	2	3	4	5	6	7	8	
General Utilities (lights, etc)	\$88	\$107	\$159	\$216	\$271	\$327	\$357	\$384	\$410	
Heating	Electric	\$86	\$102	\$118	\$135	\$151	\$170	\$186	\$201	\$215
	Gas	\$41	\$47	\$54	\$61	\$68	\$75	\$82	\$88	\$95
	Propane	\$69	\$78	\$87	\$99	\$108	\$117	\$129	\$138	\$147
Cooking	Electric	\$18	\$21	\$30	\$39	\$48	\$57	\$62	\$66	\$70
	Gas	\$7	\$7	\$11	\$14	\$18	\$20	\$23	\$25	\$27
	Propane	\$9	\$9	\$15	\$21	\$27	\$30	\$33	\$36	\$39
Water Heater	Electric	\$51	\$60	\$76	\$93	\$112	\$130	\$141	\$153	\$163
	Gas	\$18	\$20	\$30	\$39	\$48	\$57	\$61	\$66	\$71
	Propane	\$27	\$30	\$42	\$57	\$69	\$81	\$87	\$96	\$102
Tenant Owns Range	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	
Tenant Owns Refrigerator	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	
Water	\$73	\$75	\$97	\$122	\$157	\$194	\$218	\$242	\$266	
Sewer	\$59	\$59	\$59	\$59	\$59	\$59	\$59	\$59	\$59	
Garbage	\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$39	

**Duplexes, Row-houses, Townhouses**

Utility Or Services	Number of Bedrooms									
	0	1	2	3	4	5	6	7	8	
General Utilities (lights, etc)	\$74	\$89	\$132	\$180	\$228	\$276	\$301	\$325	\$347	
Heating	Electric	\$60	\$71	\$87	\$103	\$122	\$139	\$151	\$164	\$176
	Gas	\$38	\$45	\$50	\$57	\$61	\$68	\$75	\$82	\$86
	Propane	\$66	\$75	\$81	\$93	\$99	\$108	\$117	\$129	\$135
Cooking	Electric	\$18	\$21	\$30	\$39	\$48	\$57	\$62	\$66	\$70
	Gas	\$7	\$7	\$11	\$14	\$18	\$20	\$23	\$25	\$27
	Propane	\$9	\$9	\$15	\$21	\$27	\$30	\$33	\$36	\$39
Water Heater	Electric	\$51	\$60	\$76	\$93	\$112	\$130	\$141	\$153	\$163
	Gas	\$18	\$20	\$30	\$39	\$48	\$57	\$61	\$66	\$71
	Propane	\$27	\$30	\$42	\$57	\$69	\$81	\$87	\$96	\$102
Tenant Owns Range	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	
Tenant Owns Refrigerator	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	
Water	\$73	\$75	\$97	\$122	\$157	\$194	\$218	\$242	\$266	
Sewer	\$59	\$59	\$59	\$59	\$59	\$59	\$59	\$59	\$59	
Garbage	\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$39	

## Apartments

Utility Or Services		Number of Bedrooms								
		0	1	2	3	4	5	6	7	8
General Utilities (lights, etc)		\$57	\$69	\$100	\$135	\$172	\$210	\$230	\$249	\$266
Heating	Electric	\$41	\$48	\$61	\$74	\$88	\$100	\$108	\$116	\$123
	Gas	\$25	\$32	\$36	\$41	\$45	\$50	\$54	\$59	\$63
	Propane	\$45	\$57	\$63	\$69	\$75	\$81	\$87	\$96	\$102
Cooking	Electric	\$18	\$21	\$30	\$39	\$48	\$57	\$62	\$66	\$70
	Gas	\$7	\$7	\$11	\$14	\$18	\$20	\$23	\$25	\$27
	Propane	\$9	\$9	\$15	\$21	\$27	\$30	\$33	\$36	\$39
Water Heater	Electric	\$41	\$48	\$61	\$74	\$88	\$101	\$109	\$117	\$123
	Gas	\$14	\$16	\$23	\$32	\$39	\$46	\$50	\$55	\$57
	Propane	\$21	\$24	\$33	\$45	\$57	\$66	\$72	\$78	\$81
Tenant Owns Range		\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11
Tenant Owns Refrigerator		\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12
Water		\$73	\$75	\$97	\$122	\$157	\$194	\$218	\$242	\$266
Sewer		\$59	\$59	\$59	\$59	\$59	\$59	\$59	\$59	\$59
Garbage		\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$39

## Manufactured Homes

Utility Or Services		Number of Bedrooms								
		0	1	2	3	4	5	6	7	8
General Utilities (lights, etc)		\$88	\$107	\$159	\$216	\$271	\$327	\$357	\$384	\$410
Heating	Electric	\$86	\$102	\$118	\$135	\$151	\$170	\$186	\$201	\$215
	Gas	\$41	\$47	\$54	\$61	\$68	\$75	\$82	\$88	\$95
	Propane	\$69	\$78	\$87	\$99	\$108	\$117	\$129	\$138	\$147
Cooking	Electric	\$18	\$21	\$30	\$39	\$48	\$57	\$62	\$66	\$70
	Gas	\$7	\$7	\$11	\$14	\$18	\$20	\$23	\$25	\$27
	Propane	\$9	\$9	\$15	\$21	\$27	\$30	\$33	\$36	\$39
Water Heater	Electric	\$51	\$60	\$76	\$93	\$112	\$130	\$141	\$153	\$163
	Gas	\$18	\$20	\$30	\$39	\$48	\$57	\$61	\$66	\$71
	Propane	\$27	\$30	\$42	\$57	\$69	\$81	\$87	\$96	\$102
Tenant Owns Range		\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11
Tenant Owns Refrigerator		\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12
Water		\$73	\$75	\$97	\$122	\$157	\$194	\$218	\$242	\$266
Sewer		\$59	\$59	\$59	\$59	\$59	\$59	\$59	\$59	\$59
Garbage		\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$39

**CITIES OF HOLLISTER & SAN JUAN BAUTISTA**  
**UTILITY ALLOWANCE**  
 Effective January 1, 2025

**Detached Single Family Dwelling**

Utility Or Services	Number of Bedrooms									
	0	1	2	3	4	5	6	7	8	
General Utilities (lights, etc)	\$88	\$105	\$157	\$213	\$268	\$325	\$354	\$382	\$407	
Heating	Electric	\$86	\$102	\$116	\$132	\$150	\$169	\$185	\$200	\$214
	Gas	\$41	\$47	\$54	\$61	\$68	\$75	\$82	\$88	\$95
	Propane	\$69	\$78	\$87	\$99	\$108	\$117	\$129	\$138	\$147
Cooking	Electric	\$18	\$21	\$30	\$39	\$48	\$57	\$62	\$66	\$70
	Gas	\$7	\$7	\$11	\$14	\$18	\$20	\$23	\$25	\$27
	Propane	\$9	\$9	\$15	\$21	\$27	\$30	\$33	\$36	\$39
Water Heater	Electric	\$51	\$60	\$76	\$93	\$110	\$126	\$138	\$150	\$161
	Gas	\$18	\$20	\$30	\$39	\$48	\$57	\$61	\$66	\$71
	Propane	\$27	\$30	\$42	\$57	\$69	\$81	\$87	\$96	\$102
Tenant Owns Range	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	
Tenant Owns Refrigerator	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	
Water	\$54	\$55	\$63	\$71	\$82	\$92	\$99	\$106	\$113	
Sewer	\$82	\$82	\$82	\$82	\$82	\$82	\$82	\$82	\$82	
Garbage	\$68	\$68	\$68	\$68	\$68	\$68	\$68	\$68	\$68	

**Duplexes, Row-houses, Townhouses**

Utility Or Services	Number of Bedrooms									
	0	1	2	3	4	5	6	7	8	
General Utilities (lights, etc)	\$74	\$89	\$129	\$177	\$225	\$273	\$298	\$322	\$344	
Heating	Electric	\$60	\$71	\$87	\$103	\$119	\$137	\$150	\$163	\$175
	Gas	\$38	\$45	\$50	\$57	\$61	\$68	\$75	\$82	\$86
	Propane	\$66	\$75	\$81	\$93	\$99	\$108	\$117	\$129	\$135
Cooking	Electric	\$18	\$21	\$30	\$39	\$48	\$57	\$62	\$66	\$70
	Gas	\$7	\$7	\$11	\$14	\$18	\$20	\$23	\$25	\$27
	Propane	\$9	\$9	\$15	\$21	\$27	\$30	\$33	\$36	\$39
Water Heater	Electric	\$51	\$60	\$76	\$93	\$110	\$126	\$138	\$150	\$161
	Gas	\$18	\$20	\$30	\$39	\$48	\$57	\$61	\$66	\$71
	Propane	\$27	\$30	\$42	\$57	\$69	\$81	\$87	\$96	\$102
Tenant Owns Range	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	
Tenant Owns Refrigerator	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	
Water	\$54	\$55	\$63	\$71	\$82	\$92	\$99	\$106	\$113	
Sewer	\$82	\$82	\$82	\$82	\$82	\$82	\$82	\$82	\$82	
Garbage	\$68	\$68	\$68	\$68	\$68	\$68	\$68	\$68	\$68	

### Apartments

Utility Or Services	Number of Bedrooms									
	0	1	2	3	4	5	6	7	8	
General Utilities (lights, etc)	\$57	\$69	\$99	\$132	\$172	\$210	\$230	\$249	\$266	
Heating	Electric	\$41	\$48	\$61	\$74	\$88	\$100	\$108	\$116	\$123
	Gas	\$25	\$32	\$36	\$41	\$45	\$50	\$54	\$59	\$63
	Propane	\$41	\$57	\$63	\$69	\$75	\$81	\$87	\$96	\$102
Cooking	Electric	\$18	\$21	\$30	\$39	\$48	\$57	\$62	\$66	\$70
	Gas	\$7	\$7	\$11	\$14	\$18	\$20	\$23	\$25	\$27
	Propane	\$9	\$9	\$15	\$21	\$27	\$30	\$33	\$36	\$39
Water Heater	Electric	\$41	\$48	\$61	\$74	\$88	\$101	\$109	\$117	\$123
	Gas	\$14	\$16	\$23	\$32	\$39	\$46	\$50	\$55	\$57
	Propane	\$21	\$24	\$33	\$45	\$57	\$66	\$72	\$78	\$81
Tenant Owns Range	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	
Tenant Owns Refrigerator	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	
Water	\$54	\$55	\$63	\$71	\$82	\$92	\$99	\$106	\$113	
Sewer	\$82	\$82	\$82	\$82	\$82	\$82	\$82	\$82	\$82	
Garbage	\$68	\$68	\$68	\$68	\$68	\$68	\$68	\$68	\$68	

### Manufactured Homes

Utility Or Services	Number of Bedrooms									
	0	1	2	3	4	5	6	7	8	
General Utilities (lights, etc)	\$88	\$105	\$157	\$213	\$268	\$325	\$354	\$382	\$407	
Heating	Electric	\$86	\$102	\$116	\$132	\$150	\$169	\$185	\$200	\$214
	Gas	\$41	\$47	\$54	\$61	\$68	\$75	\$82	\$88	\$95
	Propane	\$69	\$78	\$87	\$99	\$108	\$117	\$129	\$138	\$147
Cooking	Electric	\$18	\$21	\$30	\$39	\$48	\$57	\$62	\$66	\$70
	Gas	\$7	\$7	\$11	\$14	\$18	\$20	\$23	\$25	\$27
	Propane	\$9	\$9	\$15	\$21	\$27	\$30	\$33	\$36	\$39
Water Heater	Electric	\$51	\$60	\$76	\$93	\$110	\$126	\$138	\$150	\$161
	Gas	\$18	\$20	\$30	\$39	\$48	\$57	\$61	\$66	\$71
	Propane	\$27	\$30	\$42	\$57	\$69	\$81	\$87	\$96	\$102
Tenant Owns Range	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	\$11	
Tenant Owns Refrigerator	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	\$12	
Water	\$54	\$55	\$63	\$71	\$82	\$92	\$99	\$106	\$113	
Sewer	\$82	\$82	\$82	\$82	\$82	\$82	\$82	\$82	\$82	
Garbage	\$68	\$68	\$68	\$68	\$68	\$68	\$68	\$68	\$68	