

MTW SAFMR FY26 Payment Standards

Apply to MTW, VASH, and Mainstream programs.

Effective Date 1/1/26 and Recert IP 4/1/26

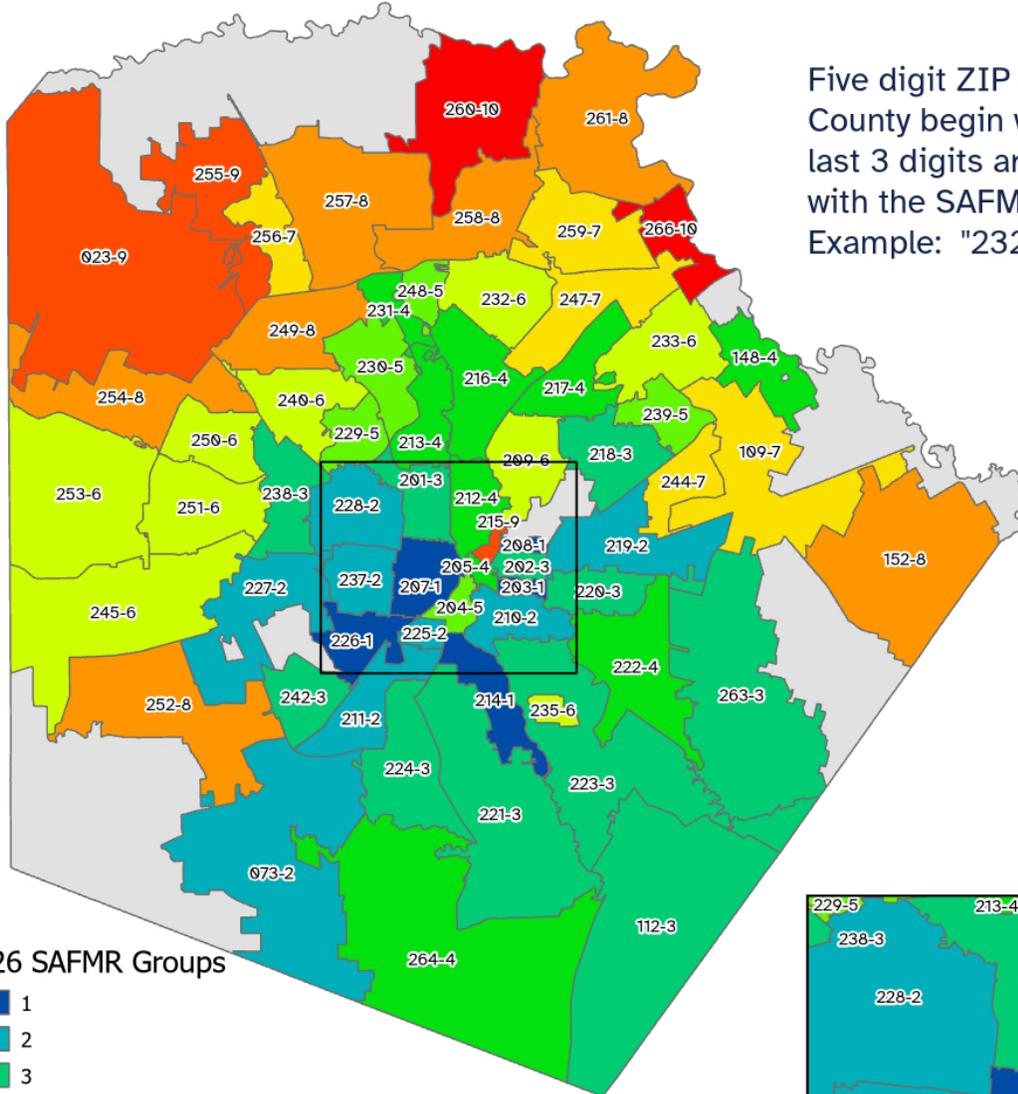
Group	Zip Code
1	78203, 78207, 78208, 78214, 78226
2	78073, 78210, 78211, 78219, 78225, 78227, 78228, 78237
3	78112, 78201, 78202, 78218, 78220, 78221, 78223, 78224, 78238, 78242, 78263
4	78148, 78205, 78212, 78213, 78216, 78217, 78222, 78264, 78231
5	78204, 78229, 78230, 78239, 78248
6	78209, 78232, 78233, 78235, 78240, 78245, 78250, 78251, 78253
7	78109, 78244, 78247, 78256, 78259
8	78152, 78249, 78252, 78254, 78257, 78258, 78261
9	78023, 78215, 78255,
10	78260, 78266

Zip Code Group	Bedroom						
	0	1	2	3	4	5	6
1	\$783	\$855	\$1,035	\$1,332	\$1,584	\$1,780	\$2,012
2	\$837	\$909	\$1,107	\$1,422	\$1,656	\$1,904	\$2,153
3	\$918	\$999	\$1,215	\$1,557	\$1,818	\$2,091	\$2,363
4	\$1,017	\$1,107	\$1,341	\$1,719	\$2,007	\$2,309	\$2,609
5	\$1,071	\$1,170	\$1,413	\$1,809	\$2,115	\$2,433	\$2,750
6	\$1,107	\$1,206	\$1,467	\$1,881	\$2,196	\$2,525	\$2,855
7	\$1,179	\$1,296	\$1,566	\$2,007	\$2,340	\$2,691	\$3,042
8	\$1,269	\$1,386	\$1,683	\$2,160	\$2,520	\$2,898	\$3,276
9	\$1,341	\$1,467	\$1,773	\$2,277	\$2,655	\$3,054	\$3,452
10	\$1,458	\$1,593	\$1,926	\$2,475	\$2,880	\$3,312	\$3,744

Local Small Area Fair Market Rent Groupings - FY2026

Rev 12/2025

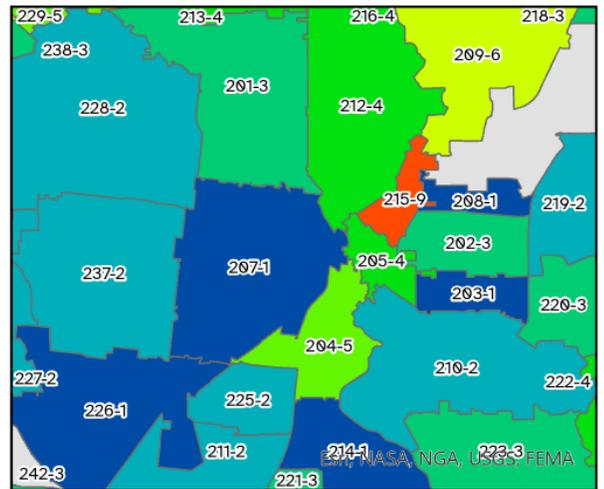
Payment Standards are used to calculate maximum subsidy that the PHA will pay each month toward rent and utilities for families with Housing Choice Vouchers. ZIP codes have been grouped into 10 Groups. Payment standards vary by Group and unit size. Please refer to the SAFMR Payment Standard Look-up Tables when using this map.



Five digit ZIP codes in Bexar County begin with 78. Only the last 3 digits are labeled along with the SAFMR Group.
Example: "232-7"

FY26 SAFMR Groups

- 1
- 2
- 3
- 4
- 5
- 6
- 7
- 8
- 9
- 10
- BexarCounty



NOTE: Areas in gray are not included. These include: Camp Bullis, Fort Sam Houston, and Randolph Air Force Base, San Antonio International Airport, Government Canyon State Park, and ZIP codes outside the San Antonio city limits. Additionally, ZIP code boundaries have been clipped to fit inside the Bexar County boundary.