

City of Berkeley Below Market Rate Housing Program
Inclusionary Housing Ordinance & Affordable Housing Mitigation Fee Ordinance

UTILITY ALLOWANCE SCHEDULE

Effective October 1, 2026

Utility or Service		Monthly dollar value by unit bedrooms					
		Studio	One (1)	Two (2)	Three (3)	Four (4)	Five (5)
Heating	Natural Gas	27	32	38	43	49	54
	Electric	32	38	47	57	67	76
	Heat Pump	25	30	36	40	45	49
Air conditioning		2	2	3	4	5	6
Cooking	Natural Gas	5	6	9	11	14	17
	Electric	10	12	19	27	34	40
Other electric / lighting		37	44	62	81	103	124
Water heating	Natural Gas	11	13	19	25	32	39
	Electric	25	31	43	53	62	71
Water		55	60	94	153	212	272
Sewer		26	26	26	26	26	26
Trash collection		62	62	62	88	88	106
Range/microwave - if no range provided		23	23	23	23	23	23
Refrigerator - if none provided		25	25	25	25	25	25
Renters insurance		16	16	16	16	16	16

Source: US Dept of Housing and Urban Development, Allowances for Tenant-Furnished Utilities and Other Services