



CENTER ON BUDGET AND POLICY PRIORITIES

CHANGES IN HUD FAIR MARKET RENTS FROM FISCAL YEAR 2004 TO FISCAL YEAR 2005 Oklahoma

County	Two-Bedroom Fair Market Rent			Three-Bedroom Fair Market Rent			Four-Bedroom Fair Market Rent		
	2004	2005	Change from 2004 to 2005	2004	2005	Change from 2004 to 2005	2004	2005	Change from 2004 to 2005
Adair County	\$381	\$398	4.5%	\$506	\$475	-6.1%	\$580	\$489	-15.7%
Alfalfa County	\$381	\$402	5.5%	\$506	\$546	7.9%	\$580	\$563	-2.9%
Atoka County	\$381	\$424	11.3%	\$506	\$551	8.9%	\$580	\$643	10.9%
Beaver County	\$381	\$402	5.5%	\$506	\$546	7.9%	\$580	\$563	-2.9%
Beckham County	\$381	\$399	4.7%	\$506	\$522	3.2%	\$580	\$700	20.7%
Blaine County	\$381	\$402	5.5%	\$506	\$546	7.9%	\$580	\$563	-2.9%
Bryan County	\$381	\$426	11.8%	\$506	\$551	8.9%	\$580	\$656	13.1%
Caddo County	\$381	\$381	0.0%	\$506	\$456	-9.9%	\$580	\$570	-1.7%
Canadian County	\$561	\$581	3.6%	\$779	\$801	2.8%	\$872	\$915	4.9%
Carter County	\$384	\$467	21.6%	\$534	\$581	8.8%	\$580	\$622	7.2%
Cherokee County	\$381	\$441	15.7%	\$506	\$554	9.5%	\$588	\$637	8.3%
Choctaw County	\$381	\$335	-12.1%	\$506	\$475	-6.1%	\$580	\$489	-15.7%
Cimarron County	\$381	\$402	5.5%	\$506	\$546	7.9%	\$580	\$563	-2.9%
Cleveland County	\$561	\$581	3.6%	\$779	\$801	2.8%	\$872	\$915	4.9%
Coal County	\$381	\$424	11.3%	\$506	\$551	8.9%	\$580	\$643	10.9%
Comanche County	\$506	\$482	-4.7%	\$702	\$704	0.3%	\$770	\$847	10.0%
Cotton County	\$381	\$454	19.2%	\$506	\$657	29.8%	\$580	\$769	32.6%
Craig County	\$381	\$455	19.4%	\$519	\$545	5.0%	\$614	\$800	30.3%
Creek County	\$595	\$640	7.6%	\$829	\$857	3.4%	\$978	\$930	-4.9%
Custer County	\$390	\$412	5.6%	\$543	\$589	8.5%	\$626	\$607	-3.0%
Delaware County	\$381	\$426	11.8%	\$506	\$572	13.0%	\$590	\$590	0.0%
Dewey County	\$381	\$402	5.5%	\$506	\$546	7.9%	\$580	\$563	-2.9%
Ellis County	\$381	\$402	5.5%	\$506	\$546	7.9%	\$580	\$563	-2.9%
Garfield County	\$429	\$457	6.5%	\$597	\$633	6.0%	\$683	\$651	-4.7%

Garvin County	\$381	\$430	12.9%	\$506	\$565	11.7%	\$584	\$689	18.0%
Grady County	\$394	\$433	9.9%	\$536	\$586	9.3%	\$648	\$673	3.9%
Grant County	\$381	\$402	5.5%	\$506	\$546	7.9%	\$580	\$563	-2.9%
Greer County	\$381	\$404	6.0%	\$506	\$543	7.3%	\$580	\$569	-1.9%
Harmon County	\$381	\$404	6.0%	\$506	\$543	7.3%	\$580	\$569	-1.9%
Harper County	\$381	\$402	5.5%	\$506	\$546	7.9%	\$580	\$563	-2.9%
Haskell County	\$381	\$397	4.2%	\$506	\$500	-1.2%	\$580	\$548	-5.5%
Hughes County	\$381	\$481	26.2%	\$506	\$613	21.1%	\$580	\$630	8.6%
Jackson County	\$420	\$439	4.5%	\$552	\$616	11.6%	\$623	\$635	1.9%
Jefferson County	\$381	\$454	19.2%	\$506	\$657	29.8%	\$580	\$769	32.6%
Johnston County	\$381	\$424	11.3%	\$506	\$551	8.9%	\$580	\$643	10.9%
Kay County	\$410	\$457	11.5%	\$571	\$631	10.5%	\$668	\$652	-2.4%
Kingfisher County	\$389	\$402	3.3%	\$510	\$565	10.8%	\$580	\$581	0.2%
Kiowa County	\$381	\$404	6.0%	\$506	\$543	7.3%	\$580	\$569	-1.9%
Latimer County	\$381	\$397	4.2%	\$506	\$500	-1.2%	\$580	\$548	-5.5%
Le Flore County	\$381	\$410	7.6%	\$506	\$507	0.2%	\$580	\$621	7.1%
Lincoln County	\$381	\$423	11.0%	\$506	\$557	10.1%	\$580	\$575	-0.9%
Logan County	\$561	\$581	3.6%	\$779	\$801	2.8%	\$872	\$915	4.9%
Love County	\$385	\$424	10.1%	\$506	\$551	8.9%	\$580	\$643	10.9%
Major County	\$381	\$402	5.5%	\$528	\$546	3.4%	\$580	\$563	-2.9%
Marshall County	\$381	\$424	11.3%	\$506	\$551	8.9%	\$580	\$643	10.9%
Mayes County	\$412	\$436	5.8%	\$519	\$546	5.2%	\$580	\$624	7.6%
McClain County	\$561	\$581	3.6%	\$779	\$801	2.8%	\$872	\$915	4.9%
McCurtain County	\$381	\$379	-0.5%	\$506	\$492	-2.8%	\$580	\$508	-12.4%
McIntosh County	\$381	\$439	15.2%	\$506	\$549	8.5%	\$580	\$623	7.4%
Murray County	\$381	\$401	5.2%	\$506	\$539	6.5%	\$580	\$690	19.0%
Muskogee County	\$381	\$464	21.8%	\$526	\$587	11.6%	\$580	\$648	11.7%
Noble County	\$381	\$449	17.8%	\$506	\$624	23.3%	\$580	\$643	10.9%
Nowata County	\$381	\$432	13.4%	\$506	\$576	13.8%	\$580	\$650	12.1%
Okfuskee County	\$381	\$481	26.2%	\$506	\$613	21.1%	\$580	\$630	8.6%
Oklahoma County	\$561	\$581	3.6%	\$779	\$801	2.8%	\$872	\$915	4.9%
Okmulgee County	\$381	\$431	13.1%	\$506	\$585	15.6%	\$580	\$621	7.1%
Osage County	\$595	\$640	7.6%	\$829	\$857	3.4%	\$978	\$930	-4.9%
Ottawa County	\$381	\$399	4.7%	\$506	\$544	7.5%	\$580	\$561	-3.3%
Pawnee County	\$394	\$443	12.4%	\$507	\$574	13.2%	\$580	\$591	1.9%
Payne County	\$543	\$548	0.9%	\$750	\$776	3.5%	\$841	\$799	-5.0%
Pittsburg County	\$381	\$460	20.7%	\$506	\$579	14.4%	\$580	\$706	21.7%
Pontotoc County	\$381	\$424	11.3%	\$506	\$578	14.2%	\$580	\$596	2.8%
Pottawatomie County	\$561	\$581	3.6%	\$779	\$801	2.8%	\$872	\$915	4.9%
Pushmataha County	\$381	\$397	4.2%	\$506	\$500	-1.2%	\$580	\$548	-5.5%

Roger Mills County	\$381	\$404	6.0%	\$506	\$543	7.3%	\$580	\$569	-1.9%
Rogers County	\$595	\$640	7.6%	\$829	\$857	3.4%	\$978	\$930	-4.9%
Seminole County	\$381	\$422	10.8%	\$506	\$507	0.2%	\$580	\$522	-10.0%
Sequoyah County	\$479	\$473	-1.3%	\$639	\$648	1.4%	\$671	\$688	2.5%
Stephens County	\$381	\$423	11.0%	\$506	\$578	14.2%	\$604	\$596	-1.3%
Texas County	\$381	\$460	20.7%	\$507	\$582	14.8%	\$580	\$696	20.0%
Tillman County	\$381	\$454	19.2%	\$506	\$657	29.8%	\$580	\$769	32.6%
Tulsa County	\$595	\$640	7.6%	\$829	\$857	3.4%	\$978	\$930	-4.9%
Wagoner County	\$595	\$640	7.6%	\$829	\$857	3.4%	\$978	\$930	-4.9%
Washington County	\$443	\$442	-0.2%	\$588	\$619	5.3%	\$688	\$681	-1.0%
Washita County	\$381	\$404	6.0%	\$506	\$543	7.3%	\$580	\$569	-1.9%
Woods County	\$381	\$399	4.7%	\$506	\$580	14.6%	\$580	\$598	3.1%
Woodward County	\$381	\$438	15.0%	\$506	\$546	7.9%	\$580	\$563	-2.9%

*HUD recently conducted a Random Digit Dialing survey of rents in this area. However, the results of this survey were not available at the time that final 2005 FMRs were published. Housing agencies in this area have the option of using either 2004 or final 2005 FMRs until HUD publishes revised final FMRs based on the RDD survey.

Counties in yellow have a decrease of at least 9.1% in the FMR for at least one bedroom size shown. Decreases of this size are particularly significant because housing agencies are allowed to set payment standards (the maximum amount of rent a voucher can cover) between 90% and 110% of FMR. In areas where the FMR decrease is 9.1% or more (that is, where 110% of the 2005 FMR is less than 100% of the 2004 FMR), housing agencies will have to reduce the amount of rent vouchers can cover unless the agency gets special approval from HUD or happens to have a current payment standard below 100% of the FMR.

Note: For background information on Fair Market Rents and discussion of the implications of Fair Market Rent changes for participants in the Housing Voucher Program and other federal housing programs, see www.cbpp.org/10-12-04hous.htm. For data on Fair Market Rents for other bedroom sizes see www.nlihc.org/2005fmrs/index.htm.