

November 1, 2006

HOUSING VOUCHERS FUNDED IN TEXAS UNDER PENDING PROPOSALS

Due largely to the flaws in the formula for distributing “Section 8” housing voucher funding, the share of vouchers in use in Texas has fallen over the past few years, from 96 percent in 2004 to a projected 92 percent in 2006. In other words, **5,517 vouchers have already been cut** in Texas over the past two years.

For 2007, Congress will have to choose among three funding approaches that have been put forward. Each provides the same new funding for the program nationally in 2007, but uses a different method for distributing the money among the 2,400 state and local housing agencies. Here is the impact that each of the three formulas would have on Texas.

- Under the formula in the Section 8 Voucher Reform Act (or SEVRA), a bill passed by the House Financial Services Committee on June 14, 2006, ***all vouchers in use in Texas in 2006 would be funded***. Moreover, agencies in Texas would receive enough funding to restore many of the vouchers that have been cut in recent years.
- The formula in the Senate appropriations bill would also renew funding for all vouchers in use in Texas in 2006. However, it would not provide agencies in Texas with enough funding to restore as many of the vouchers that have been cut in recent years as SEVRA would.
- Under the formula in the House appropriations bill, **71 housing agencies in Texas** would be forced **to cut assistance to 999 low-income families in 2007**.

For a description of the pending proposals for distribution of renewal funding to state and local agencies and an analysis of their national impact, see "Fixing the Housing Voucher Formula: A No-Cost Way to Strengthen the Section 8 Program," <http://www.cbpp.org/11-1-06hous.htm>. The paper's Technical Appendix explains the sources and methods for the data in this table.

Agency Estimates

Housing Agency	HUD Code	Authorized Vouchers as of Jan. 2006	Vouchers in Use in 2006 (Estimated)	Authorized Vouchers Funded in 2007			Vouchers in Use That Would Be Cut Under House Appropriations Bill
				SEVRA	Senate Appropriations Bill	House Appropriations Bill	
Abilene HA*	TX327	1,013	828	828	845	1,013	0
Alamo Area Council of Gov'ts	TX564	98	85	98	86	89	0
Alamo HA	TX064	70	68	70	69	65	2
Alice Sec. 8 Voucher	TX178	154	150	154	153	143	7
Alpine	TX284	123	63	63	64	122	0
Alto HA	TX272	45	43	45	44	45	0
Amarillo	TX472	1,329	1,236	1,329	1,261	1,271	0
Anderson County HA	TX488	393	271	271	276	393	0
Anthony Sec. 8 Voucher	TX439	453	453	453	453	453	0
Aransas Pass HA	TX313	211	211	211	211	204	7
Ark-Tex Council of Gov't's	TX499	1,585	1,507	1,507	1,537	1,585	0
Arlington HA	TX433	3,300	3,300	3,300	3,300	3,300	0
Asherton HA	TX451	32	28	32	29	29	0
Athens HA	TX519	199	196	196	199	199	0
Austin HA	TX001	4,964	4,964	4,964	4,964	4,900	64
Baird HA	TX197	85	82	85	83	74	8
Balch Springs HA	TX533	40	39	40	40	38	2
Bastrop HA	TX259	22	20	22	21	20	0

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Bay City Sec. 8 Voucher	TX035	247	232	232	237	247	0
Baytown	TX012	727	623	623	636	727	0
Bea HA	TX023	1,876	1,501	1,501	1,531	1,704	0
Beckville HA* **	TX232	331	262	262	267	331	0
Beeville	TX152	346	286	286	291	315	0
Bexar County HA	TX452	1,811	1,447	1,447	1,476	1,560	0
Big Spring HA	TX485	366	358	366	366	335	23
Boerne	TX444	101	91	101	93	88	3
Brady HA	TX251	85	52	52	53	82	0
Brazos Council of Gov'ts	TX526	1,901	1,571	1,571	1,602	1,801	0
Breckenridge Sec. 8 Vouchers	TX039	95	88	88	90	95	0
Brenham	TX540	82	64	82	65	61	3
Brownsville HA*	TX007	1,851	1,851	1,851	1,851	1,851	0
Brownwood HA	TX021	501	422	422	430	501	0
Burkburnett	TX111	16	15	16	15	0	15
Burnet Sec. 8 Voucher HA	TX358	100	90	100	92	86	4
Cameron County HA* **	TX509	1,006	981	1,006	1,000	1,006	0
Cameron HA	TX134	141	129	141	132	136	0
Carrizo Springs	TX300	149	136	149	138	131	5

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Central Texas Council of Gov'ts	TX482	3,109	2,068	2,068	2,109	2,515	0
Cisco HA	TX042	68	51	51	52	56	0
Cleburne HA	TX495	355	293	293	298	312	0
Commerce	TX024	175	121	121	123	0	121
Corpus Christi HA	TX008	1,157	1,064	1,157	1,085	1,084	0
Corsicana HA	TX479	188	112	112	114	169	0
Cotulla HA	TX335	47	43	47	44	43	1
Crystal City HA	TX105	215	129	129	131	150	0
Cuero	TX309	69	68	69	69	69	0
Dallas County HA	TX559	3,678	3,444	3,678	3,512	3,462	0
Dallas HA	TX009	15,975	15,729	15,975	15,975	15,708	20
Deep East Texas Council of Gov'ts	TX512	1,700	1,616	1,700	1,648	1,627	0
DeKalb Secton 8 Voucher	TX137	66	58	66	59	56	2
Del Rio HA	TX016	661	605	661	617	581	25
Denton HA	TX392	1,358	1,358	1,358	1,358	1,358	0
Devine HA	TX210	50	38	50	39	40	0
Dilley HA	TX397	34	27	27	28	30	0
Donna HA	TX177	276	236	236	240	263	0
Duval County	TX376	117	88	117	89	89	0
Eagle Pass	TX019	485	485	485	485	469	16

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Edcouch HA	TX202	54	28	28	28	41	0
Edgewood Sec. 8 Voucher	TX242	34	30	30	30	34	0
Edinburg HA	TX062	870	823	870	839	811	12
Edna HA	TX096	132	126	126	128	132	0
El Paso County HA	TX432	125	123	125	125	119	5
El Paso HA	TX003	5,297	4,235	4,235	4,319	4,584	0
Electra HA	TX523	12	10	12	11	11	0
Elgin	TX377	85	81	85	82	82	0
Elsa HA	TX224	132	122	132	124	127	0
Falfurrias HA	TX201	182	154	155	158	174	0
Floresville	TX193	32	32	32	32	32	0
Floydada	TX189	140	116	116	118	132	0
Forth Worth	TX004	4,693	4,693	4,693	4,693	4,693	0
Gainesville HA	TX072	415	406	406	414	415	0
Galveston HA*	TX017	1,213	1,099	1,213	1,121	1,075	24
Garland	TX435	1,463	1,433	1,463	1,461	1,394	38
Georgetown HA	TX264	87	87	87	87	86	1
Gonzales HA	TX081	42	34	42	35	32	3
Grande Prairie HA	TX434	2,281	2,252	2,281	2,281	2,281	0
Grapevine HA	TX291	81	81	81	81	80	1
Grayson County	TX458	326	275	326	280	278	0

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Greenville Sec. 8 Voucher HA	TX522	605	515	515	525	548	0
Gregory HA*	TX302	39	21	39	21	36	0
Hale County HA	TX537	380	321	321	328	346	0
Hallettsville	TX428	25	17	17	17	21	0
Harlingen HA	TX065	698	673	698	686	689	0
Harris County HA	TX441	1,840	1,840	1,840	1,840	1,840	0
Haskell HA	TX053	37	27	37	27	26	1
Hidalgo County HA	TX497	716	595	595	607	690	0
Hidalgo HA	TX445	67	60	67	61	59	1
Houston HA	TX005	14,045	12,630	12,630	12,880	13,638	0
Jacksonville HA	TX516	207	183	207	187	176	7
Jefferson HA	TX044	25	21	25	21	20	1
Jim Hogg County HA	TX511	75	59	59	60	63	0
Kenedy	TX147	34	32	34	32	30	2
Kermit HA	TX391	62	55	55	56	62	0
Killeen	TX079	80	77	80	79	73	4
Kingsville HA	TX114	472	467	472	472	450	17
Kyle HA	TX367	10	10	10	10	10	0
La Grange HA	TX381	91	81	91	83	85	0
La Joya HA	TX448	128	118	128	121	114	5

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LaMarque	TX530	58	41	41	42	54	0
Lamesa Housing Project	TX535	113	105	113	107	102	4
Lancaster HA	TX437	1,073	945	1,073	964	943	3
Laredo HA*	TX011	1,197	1,170	1,170	1,193	1,197	0
Liberty County	TX505	271	271	271	271	257	14
Livingston HA	TX352	86	81	86	82	80	1
Longview Sec. 8 Voucher	TX459	674	671	674	674	671	1
Los Fresnos HA	TX206	102	99	102	101	102	0
Lubbock HA	TX018	852	745	745	759	822	0
Marble Falls HA	TX263	126	99	99	100	125	0
Marfa HA	TX318	19	16	16	16	19	0
Marshall	TX457	602	469	469	478	515	0
Mathis HA	TX164	92	84	84	86	92	0
McAllen HA	TX028	1,032	876	876	894	935	0
McKinney HA	TX489	345	313	345	320	304	10
Mercedes HA	TX029	260	191	191	195	210	0
Merkel HA	TX158	20	12	12	13	16	0
Mesquite HA	TX436	1,359	1,213	1,359	1,237	1,268	0
Midland County HA	TX534	458	432	458	440	435	0
Mineral Wells HA	TX298	235	206	235	210	219	0
Mission HA	TX046	727	643	727	656	617	26

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Monahans HA	TX408	44	35	35	35	41	0
Montgomery County HA	TX560	321	292	321	298	279	13
Nacogdoches HA	TX486	961	958	961	961	905	53
Navasota HA	TX469	51	38	51	39	37	2
New Braunfels	TX343	292	274	292	279	260	14
Nixon HA	TX175	13	13	13	13	12	1
Oden HA	TX556	48	27	27	27	43	0
Odessa	TX455	1,024	1,004	1,024	1,023	1,012	0
Orange HA	TX037	805	775	775	791	805	0
Palacios HA	TX378	57	41	57	42	42	0
Panhandle Community Services	TX481	1,910	1,800	1,910	1,835	1,646	154
Paris HA	TX048	181	179	179	181	181	0
Pasadena	TX440	1,056	1,056	1,056	1,056	1,055	1
Pearsall	TX332	118	108	108	110	118	0
Pharr HA Voucher	TX073	628	587	628	598	566	21
Pittsburgh HA	TX049	25	24	25	24	22	2
Plano HA	TX128	742	742	742	742	742	0
Pleasanton	TX208	108	93	108	95	87	6
Port Arthur HA	TX034	1,968	1,469	1,469	1,499	1,931	0
Port Isabel HA	TX173	44	41	44	42	40	2

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Port Lavaca	TX395	83	71	83	72	73	0
Poteet HA	TX236	24	24	24	24	24	0
Poth HA	TX248	14	12	12	12	14	0
Quanah Sec. 8 Voucher	TX075	110	110	110	110	110	0
Ralls HA	TX546	45	43	45	43	42	1
Robstown HA	TX163	177	176	177	177	166	9
Rockwall HA	TX095	36	33	33	34	36	0
Roma HA	TX449	104	104	104	104	98	6
Rosenberg HA	TX483	340	337	340	340	340	0
Round Rock HA	TX322	76	67	67	69	74	0
Rusk HA	TX372	175	157	175	160	165	0
San Angelo	TX470	783	646	783	659	622	24
San Antonio	TX006	11,421	11,421	11,421	11,421	11,421	0
San Benito HA	TX025	309	238	238	243	309	0
San Juan HA	TX447	151	125	151	127	127	0
San Marcos	TX087	206	206	206	206	196	10
Schertz HA	TX350	148	139	148	142	134	5
Seguin	TX303	286	286	286	286	274	12
Sinton HA	TX174	61	55	61	56	57	0
Slaton	TX257	64	48	48	49	52	0
Smithville HA	TX266	45	45	45	45	45	0

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Somervell County Sec. 8 Voucher	TX494	60	16	60	16	9	7
South Plains Regional HA	TX514	484	411	411	419	478	0
Stamford HA	TX167	47	37	37	38	45	0
Starr County HA	TX396	180	179	180	180	174	5
Stockton PHA	TX500	104	104	104	104	99	5
Tarrant County HA	TX431	2,041	1,835	1,835	1,871	1,951	0
Tatum HA	TX341	63	59	63	60	59	0
Taylor	TX031	78	78	78	78	78	0
Terrell HA	TX493	458	423	458	431	439	0
Texarkana	TX014	392	298	298	304	348	0
Texas City HA	TX032	313	268	268	274	303	0
Texas Dept. of Housing	TX901	1,540	989	989	1,009	1,171	0
Texoma Council Gov'ts	TX542	591	500	591	509	524	0
Travis County HA	TX480	564	538	564	548	519	18
Tulia HA	TX183	54	30	30	31	33	0
Tyler HA	TX456	908	908	908	908	895	13
Uvalde HA	TX421	217	196	217	200	196	0
Victoria HA	TX085	347	276	347	282	286	0
Waco HA	TX010	2,070	1,942	2,070	1,980	1,868	74

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Walker County HA	TX461	251	251	251	251	246	5
Weatherford HA	TX349	517	507	517	517	488	20
Weslaco HA	TX051	328	325	328	328	322	2
Wichita Falls HA Program	TX498	989	929	929	948	989	0
Willacy County HA	TX454	57	55	55	56	57	0
Wills Point Sec. 8 Voucher	TX217	40	30	30	30	40	0
Yoakum	TX326	16	12	12	12	14	0
Zapata County HA	TX507	118	40	118	41	31	9
Total		140,545	129,232	132,098	130,975	133,509	999

Note: Parts of Texas suffered significant damage as a result of Hurricane Rita in 2005, and although it is difficult to estimate precisely, some vouchers fell out of use in 2006 due to the lack of available housing. HUD or Congress could make an exception from the SEVRA or Senate Appropriations approach for hurricane-affected areas to avoid the decline in funding that would otherwise occur in 2007. The estimates in this table do not reflect such a funding adjustment for hurricane-affected areas; if HUD or Congress does adjust funding, SEVRA and Senate funding levels for some Texas agencies and for the state overall could be somewhat higher than shown here.

*Agency received new “tenant protection” vouchers from HUD in 2005 to replace demolished public housing units or privately-owned units that no longer receive project-based federal housing assistance. Incomplete information was available to estimate the additional funding due these agencies in 2007 to renew these vouchers under each of the approaches. As a result, estimates for these agencies may be too low, and under the House approach may be too low or too high.

**Agency took over administration of additional vouchers from another agency in 2005 or early 2006. Our estimates may not fully account for the affect of the agency’s likely funding in 2007.