



**PROPOSED CHANGES IN HUD FAIR MARKET RENTS  
FROM FISCAL YEAR 2004 TO FISCAL YEAR 2005  
California**

County	Two-Bedroom Fair Market Rent			Four-Bedroom Fair Market Rent		
	2004	Proposed 2005	Proposed Change from 2004 to 2005	2004	Proposed 2005	Proposed Change from 2004 to 2005
Alameda County	\$1,420	\$1,342	-5.5%	\$2,325	\$2,293	-1.4%
Alpine County	\$579	\$690	19.2%	\$865	\$1,009	16.6%
Amador County	\$692	\$799	15.5%	\$1,074	\$1,162	8.2%
Butte County	\$660	\$656	-0.6%	\$1,082	\$1,104	2.0%
Calaveras County	\$635	\$638	0.5%	\$1,041	\$1,026	-1.4%
Colusa County	\$537	\$632	17.7%	\$865	\$1,109	28.2%
Contra Costa County	\$1,420	\$1,342	-5.5%	\$2,325	\$2,293	-1.4%
Del Norte County	\$635	\$621	-2.2%	\$1,043	\$905	-13.2%
El Dorado County	\$950	\$851	-10.4%	\$1,554	\$1,444	-7.1%
Fresno County	\$603	\$633	5.0%	\$967	99200.0%	2.6%
Glenn County	\$537	\$559	4.1%	\$865	74700.0%	-13.6%
Humboldt County	\$638	\$678	6.3%	\$1,054	\$1,077	2.2%
Imperial County	\$593	\$652	9.9%	\$865	\$1,143	32.1%
Inyo County	\$612	\$593	-3.1%	\$865	\$1,019	17.8%
Kern County	\$595	\$604	1.5%	\$914	\$1,046	14.4%
Kings County	\$574	\$606	5.6%	\$940	\$1,067	13.5%
Lake County	\$653	\$664	1.7%	\$1,070	\$1,071	0.1%
Lassen County	\$549	\$652	18.8%	\$865	\$974	12.6%
Los Angeles County	\$1,021	\$1,011	-1.0%	\$1,646	\$1,634	-0.7%
Madera County	\$603	\$662	9.8%	\$967	\$967	0.0%
Marin County	\$1,775	\$1,792	1.0%	\$2,577	\$2,529	-1.9%
Mariposa County	\$602	\$690	14.6%	\$930	\$1,009	8.5%
Mendocino County	\$698	\$729	4.4%	\$979	\$1,279	30.6%
Merced County	\$630	\$615	-2.4%	\$1,027	\$1,024	-0.3%
Modoc County	\$537	\$607	13.0%	\$865	\$877	1.4%
Mono County	\$830	\$872	5.1%	\$1,364	\$1,532	12.3%
Monterey County	\$1,014	\$1,035	2.1%	\$1,478	\$1,532	3.7%
Napa County	\$1,121	\$1,102	-1.7%	\$1,836	\$1,733	-5.6%
Nevada County	\$778	\$838	7.7%	\$1,252	\$1,472	17.6%
Orange County	\$1,220	\$1,403	15.0%	\$1,889	\$2,306	22.1%
Placer County	\$950	\$851	-10.4%	\$1,554	\$1,444	-7.1%
Plumas County	\$537	\$665	23.8%	\$865	\$1,168	35.0%
Riverside County	\$729	\$744	2.1%	\$1,193	\$1,218	2.1%
Sacramento County	\$950	\$851	-10.4%	\$1,554	\$1,444	-7.1%
San Benito County	\$864	\$1,739	101.3%	\$1,409	\$2,592	84.0%
San Bernardino County	\$729	\$744	2.1%	\$1,193	\$1,218	2.1%

San Diego County	\$1,175	\$1,183	0.7%	\$1,928	\$2,080	7.9%
San Francisco County	\$1,775	\$1,792	1.0%	\$2,577	\$2,529	-1.9%
San Joaquin County	\$757	\$734	-3.0%	\$1,242	\$1,269	2.2%
San Luis Obispo County	\$917	\$893	-2.6%	\$1,505	\$1,302	-13.5%
San Mateo County	\$1,775	\$1,792	1.0%	\$2,577	\$2,529	-1.9%
Santa Barbara County	\$1,015	\$1,004	-1.1%	\$1,595	\$1,509	-5.4%
Santa Clara County	\$1,821	\$1,739	-4.5%	\$2,803	\$2,592	-7.5%
Santa Cruz County	\$1,341	\$1,347	0.4%	\$2,185	\$1,979	-9.4%
Shasta County	\$608	\$636	4.6%	\$994	\$1,118	12.5%
Sierra County	\$563	\$785	39.4%	\$923	\$1,377	49.2%
Siskiyou County	\$537	\$577	7.4%	\$865	\$837	-3.2%
Solano County	\$1,121	\$987	-12.0%	\$1,836	\$1,705	-7.1%
Sonoma County	\$1,163	\$1,154	-0.8%	\$1,909	\$1,914	0.3%
Stanislaus County	\$719	\$710	-1.3%	\$1,182	\$1,176	-0.5%
Sutter County	\$571	\$587	2.8%	\$919	\$914	-0.5%
Tehama County	\$537	\$585	8.9%	\$865	\$1,021	18.0%
Trinity County	\$537	\$588	9.5%	\$865	\$895	3.5%
Tulare County	\$592	\$605	2.2%	\$943	\$876	-7.1%
Tuolumne County	\$687	\$720	4.8%	\$1,127	\$996	-11.6%
Ventura County	\$1,142	\$1,257	10.1%	\$1,769	\$2,109	19.2%
Yolo County	\$779	\$851	9.2%	\$1,274	\$1,444	13.3%
Yuba County	\$571	\$587	2.8%	\$919	\$914	-0.5%

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 <http://www.cbpp.org/9-16-04hous.htm>. For data on Fair Market Rents for other bedroom sizes, see <http://www.nlihc.org/2005fmrs/data.htm>.