



THE HOUSING AUTHORITY

OF THE

CITY OF BRIDGETON

110 East Commerce St.
NEW JERSEY 08302IVY MELENDEZ
Executive DirectorESAUL MARTIN
Chairperson

Notice of Revised Flat Rent Schedule

Date of Notice: 04/13/2026**To:** All Residents of Bridgeton Housing Authority**Subject:** Annual Update to Flat Rent Amounts

Dear Resident,

The Housing Authority of the City of Bridgeton has completed its annual review of flat rent amounts for all public housing units. Federal law requires PHAs to update these rates annually to ensure they remain at or above 80% of the local **Fair Market Rent (FMR)** established by the U.S. Department of Housing and Urban Development (HUD).

What is Changing?

Effective **May 15th, 2026**, the flat rent schedule for our community will be as follows:

Unit Size	Current Flat Rent	New Flat Rent
Studio / 0-BR	\$876	\$966
1-Bedroom	\$914	\$1,020
2-Bedroom	\$1,177	\$1,273
3-Bedroom	\$1,553	\$1,730
4-Bedroom	\$1,663	\$1,749

How This Affects You:

- **If you currently pay Income-Based Rent:** Your rent amount will not change because of this notice. However, you will have the opportunity at your next annual recertification to choose between your current income-based rent and the new flat rent listed above.
- **If you currently pay Flat Rent:** These new rates will be applied at your next annual rent option or recertification. If the new rate would cause your rent to increase by more than **35%**, the increase will be phased in over a three-year period.

Your Right to Choose:

Once a year, you have the right to choose whether you want to pay an **income-based rent** (typically 30% of adjusted monthly income) or the **flat rent**. If you experience a financial hardship (such as loss of income) while paying flat rent, you may request to switch back to income-based rent at any time.

Sincerely,

Ivy Melendez]

Executive Director

(856) 451-4454