



Affordable Rental Unit Options & Contact Information

Housing Authority

Website listing all housing authorities in Wisconsin.

<http://affordablehousingonline.com/housing-search/Wisconsin/>

State Division of Housing

The Bureau of Housing is located within the Wisconsin Department of Commerce.

www.doa.state.wi.us/divisions/housing

Department of Housing and Urban Development (HUD) – Wisconsin

www.hud.gov/local/index.cfm?state-wi

Milwaukee Field Office

Jurisdiction: State of Wisconsin

Henry Reuss Federal Plaza

310 West Wisconsin Avenue

Milwaukee, WI 53203-2289

Phone: 414-297-3214

Fax: 414-297-3947

TTY: 414-297-1423

Privately owned subsidized housing - HUD helps apartment owners offer reduced rents to low-income tenants. Search for an apartment and apply directly at the management office.

<http://www.hud.gov/apps/section8/index.cfm>

Public Housing - affordable apartments for low-income families, the elderly and persons with disabilities. To apply, contact a public housing agency at http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/pha/contacts.

Housing Choice Voucher Program (Section 8) - find your own place and use the voucher to pay for all or part of the rent. To apply, contact a public housing agency at http://portal.hud.gov/hudportal/HUD?src=/program_offices/public_indian_housing/pha/contacts

HUD Resource Locator - <https://resources.hud.gov/> - search for HUD field and regional offices, local PHAs, Multifamily and Public Housing locations, homeless coordinated entry system points of contacts, and USDA rural housing

Rental help in your state - http://portal.hud.gov/hudportal/HUD?src=/topics/rental_assistance/local - find affordable rentals and special needs housing, get help with your utility bills, and more. Contact a housing counseling agency <http://www.hud.gov/offices/hsg/sfh/hcc/hcs.cfm> or call toll-free (800) 569-4287.

Wisconsin Housing and Economic Development Authority (WHEDA)

www.wheda.com

E-mail: info@wheda.com

Phone: 1-800-334-6873

Madison Office:

P.O. Box 1728

Madison, WI 53701-1728

Phone: 608-266-7884

Milwaukee Office:

140 51st St Suite 200

Milwaukee, WI 53204

Phone: 414-227-4039





Affordable Rental Unit Options & Contact Information

Renter Resources

Office of Fair Housing and Equal Opportunity

www.hud.gov/offices/fheo

Consolidated Court Automation Programs in Wisconsin (CCAP)

This site provides public access to Wisconsin Circuit Court Records. <https://wcca.wicourts.gov>

Department of Agriculture, Trade & Consumerism

The Wisconsin Department of Agriculture, Trade and Consumer Protection (DATCP) is the state's primary consumer protection agency. The Bureau of Consumer Protection has broad authority to regulate unfair business practices. This state agency handles landlord/tenant issues. datcp.wi.gov

Phone: 608-224-5012

Tenant Resource Center

Free Housing Counseling – Walk-In:
1202 Williamson St., Suite A
Madison, WI 53703
Phone: 608-257-0006 (If reside in Dane County)
Hours: M-F 9am-6pm
Phone: 877-238-RENT (7368)
(If reside outside of Dane County)
Hours: M-F 10am-4pm

Housing Help Desk – Walk-In:
1819 Aberg Avenue
Madison, WI 53704
608-242-7406
Hours: M-F 8am-4:30pm
www.tenantresourcecenter.org/

Wisconsin Department of Commerce (Division of Housing and Community Development)

Phone: 608-266-1018
www.doa.state.wi.us/divisions/housing

The following are local organizations that are helpful in locating units and obtaining assistance.

- Housing Authority
- Building inspection departments
- Legal action programs
- Local non-profit housing or service agencies
- Community action agencies





Affordable Rental Unit Options & Contact Information

Finding a decent and affordable rental unit can feel overwhelming. Often, affordable housing is not advertised in the same way that more expensive private market housing is advertised. You may need to search out these affordable options.

Public Housing

There may be housing in the community that may be owned and managed by a local housing authority. These units may be located in apartment complexes or may be single-family housing or duplexes scattered throughout the community. Potential tenants must be income-eligible to apply. To find out about availability and whether you would be eligible, contact the local housing authority.

The Housing Authority staff can explain the application process. Because there is a high demand for these units, you may be placed on a waiting list once you apply. This will vary from community to community. Some housing developments may offer benefits like on-site daycare and community resource centers.

Rental Assistance

The housing authority may also offer rent assistance. With this program, you would rent an apartment at a rental fee that is based on your income. You would be expected to pay about 30 percent of your income for rent. The difference between your payment and the full market rent for the unit would then be paid by the housing authority. You must be income-eligible to apply, and the property owner of the unit, you intend to rent, must be willing to participate in the program.

There are a limited number of rent assistance vouchers or certificates available. There can be waiting lists. You will need to contact the rental assistance program of the local housing authority to learn if you qualify and how to apply.

Private Market Subsidized Units

Some private property owners have received funds from the U.S. Department of Housing and Urban Development or Rural Housing to develop housing. In exchange, these owners agree to offer units at more affordable rent and make them available to families who meet income guidelines. The Department of Housing and Urban Development, Wisconsin Office has a list of these units. You may also contact your local housing authority or the Wisconsin Housing and Economic Development Authority (WHEDA) to determine what may be available in your community.

Non-profit Housing Developers

Some communities have non-profit agencies which were created to make affordable housing available to the community they serve. These agencies may either renovate or build homes and make them available for sale or rental. Each agency defines its own mission. Some may offer housing in a broad geographic area, while others are restricted to particular neighborhoods. Contact the municipality or county office that administers these funds to learn which agencies may have rental housing available.

