



<b>location</b> 147 s. main avenue warrenton or 97146	<b>mailing</b> po box 1149 warrenton or 97146	office 503-861-0119 fax 503-861-0220	toll free 1-888-887-4990 tdd 1-800-927-9275	www.nwoha.org
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**OWNER/MANAGER REQUEST TO RAISE THE CONTRACT RENT**

This form is only to be used to notify NOHA of a rent increase request. It does not necessarily fulfill the Oregon Tenant/Landlord Law requirements.

Owners/Managers may also send in a copy of the notice that was given to the tenant as long as NOHA receives it 60 days prior to the effective date of change and the notice is filled out completely and accurately.

For lease renewals/rent increases that offer the tenant multiple options, per regulations, NOHA must be informed of the tenant’s decision a minimum of 60 days prior to the effective date of the renewal/increase. If received within less than 60 days, NOHA may deny the request or may issue an approval of the increase for a later date; meaning, we approve the rent increase, but it will not be effective on the date requested in order to provide proper notice to the tenant as required by HCV regulations. NOHA will not pay retro-HAP for requests received with less than 60 days’ notice and will process the request effective for the earliest date that is in compliance with regulations.

Tenant(s) Name: \_\_\_\_\_

Address of Assisted Rental Unit: \_\_\_\_\_

Current rent for tenant: \$\_\_\_\_\_ (current monthly rent) will be increased by \$\_\_\_\_\_ (amount of increase) to the new monthly rent amount of \$\_\_\_\_\_ to be effective on \_\_\_\_\_ (effective date of change).

Please check if the following amenities are present:

<input type="checkbox"/> Off Street Parking	<input type="checkbox"/> Patio/Balcony	<input type="checkbox"/> Dishwasher
<input type="checkbox"/> Assigned Parking	<input type="checkbox"/> Laundry Facility	<input type="checkbox"/> Garbage Disposal
<input type="checkbox"/> Garage/Carport	<input type="checkbox"/> Washer/Dryer Hookup	<input type="checkbox"/> Microwave
<input type="checkbox"/> Swimming Pool/Hot Tub	<input type="checkbox"/> Updated Flooring	<input type="checkbox"/> Fireplace
<input type="checkbox"/> Bus Stop	<input type="checkbox"/> Hardwood Floor	<input type="checkbox"/> Owner paid utilities
<input type="checkbox"/> Community Room	<input type="checkbox"/> Carpet	<input type="checkbox"/> Fenced Yard
<input type="checkbox"/> Riverview		<input type="checkbox"/> Playground

This notice MUST be received by NOHA 60 days prior to the effective date shown above. This does not change the notice requirements to the tenant under Oregon law of 90 days for month-to-month tenancies. It is the owner/manager’s responsibility to send the appropriate written notice to the tenant regarding a rent increase. NOHA will complete a rent comparable determination prior to approving and implementing the requested change. If NOHA is unable find comparable rents, the owner/manager must provide comparable market information or NOHA may not be able to approve the request.

Owner/Manager signature: \_\_\_\_\_ Date: \_\_\_\_\_, 20\_\_

Owner Manager name: \_\_\_\_\_ Email: \_\_\_\_\_

