

Contact Information

2019 JUN -4 PM 1:14

Tenant Information:

Name(s):

Gerrina Miles

Unit Address:

455 Lincoln Avenue, Alameda, CA 94501

Landlord Information:

Name(s):

Ruben Tilos

Unit Address:

453 Lincoln Avenue, Alameda, CA 94501

Phone:

(510) 368-4187

Email:

rtilos@yahoo.com

Rent Increase Information

1. Current monthly rent: \$1,120.00 (Value A)

Amount of rent increase:

Requested increased rent: \$1,380.00 (Value B)\$260.00 (Value C) 23.3 %

Value B - Value A Value C ÷ Value A

2. Are there different rent increase rates for month-to-month vs. one-year lease options?

☐

No

☒

Yes, Month-to-month

One-year lease

Rent increase offer: \$ 60.00Rent increase offer: \$ 260.00

3. What date was the notice served on the tenant?

05 / 30 / 2019
Month/ Day/ Year

4. What is the effective date of the rent increase?

08 / 01 / 2019
Month/ Day/ Year5. How was the rent increase notice served? In-Person _____ Post & Mail USPSOther (please specify) email

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Rent History

6. Is the current tenancy under a lease (or other written rental agreement) or a month-to-month agreement?

☐ Lease☒ Month-to-month

7. What was the start date of the tenancy? 06 / 01 / 2009 Total years of residency 10 years
Month/Day/Year

8. Rent Increase History

Rent Increase Effective Date	Rent Increased From (Value D)	Rent Increased To (Value E)	Increase Amount (Value F) Value E-Value D	Increase Percentage Value F ÷ Value D
<u> </u> / <u> </u> / <u> </u>	\$	\$	\$	%
<u> </u> / <u> </u> / <u> </u>	\$	\$	\$	%
<u> </u> / <u> </u> / <u> </u>	\$	\$	\$	%
<u> </u> / <u> </u> / <u> </u>	\$	\$	\$	%

Property Information

9. Do you receive Section 8 Housing Choice Voucher rental assistance?

9. In the past 12 months, has the building changed ownership?

☒ No☐ Yes☐ I don't know

10. Is the unit any one of the following: a) a single-family home (built anytime), b) a condominium (built anytime), or c) a unit in a multi-unit building that was built after February 1995?

☒ No☐ Yes

11. Number of units in building 2 Stories 1

12. Unit details:

Number of bedrooms 1 Bathrooms 1

Current number of occupants: Age 0-17 1 Age 18-61 1 Age 62+

13. Please check any housing services offered at the unit?

Gas ☐ Water ☐ Electricity ☐ Garbage ☒ Recycling ☒ Pet rent ☐

Off street parking ☐ Garage parking ☐ Elevator ☐ Building security ☐

Pool ☐ Furnished ☐ Other: Side unit storage; rear of unit storage area

14. Are there any housing services that were included in the rent before the rent increase, but are now being charged separately from the rent amount?

☒ No☐ Yes, (please specify)

Rent Increase Response

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15. What is the maximum amount of a rent increase that you believe is reasonable for your unit?
\$ _____ (total monthly amount)

HOUSING AUTHORITY
OF THE CITY OF ALAMEDA

16. Please provide a written statement (as an attachment to this form) explaining your perspective on the rent increase amount. You are highly encouraged to submit supportive documentation to substantiate your statements.

Factors considered by the RRAC may include, but are not limited to:

- the frequency, amount and the presence or absence of prior rent increases
- the landlord's costs of operation
- any change in housing services (as defined in section 6-58.15.M, AMG) since the last rent increase
- the financial impact on the tenant
- the landlord's interest in earning a just and reasonable rate of return

Mediation Request

17. Would you like to schedule private mediation for this rent increase?
(This service is provided free of charge.)

☐ No ☒ Yes

Declaration

I declare (or certify) under penalty of perjury under the laws of the State of California that:

1. The information in this form is true and correct to the best of my knowledge and belief.
2. Any and all attachments I have included herewith are either the originals or true and correct copies of the originals.
3. This declaration (certification) was executed on June 3, 2019
at Alameda, California.

Gerrina Miles
Print Name (Tenant)

[Signature]
Signature (Tenant)