

Denton Housing Authority

April 21, 2022

NOTICE TO ALL OWNERS, LANDLORDS and PROPERTY MANAGERS

Please be advised that the Denton Housing Authority's (DHA) Rental Increase Request Form has been updated. In order to ensure that current families remain assisted, we are requesting landlords to delay rent increase requests due to budget.

Please be mindful that you **cannot** charge the tenant any increases that are not approved by DHA. The total rent collected from DHA and the tenant cannot exceed the DHA approved contract rent **(please refer to Part B of HAP Contract, 7c & 8d; Part C of HAP Contract, 5e)**

We thank you in advance for your cooperation. Please contact us at 940-383-1504 if you have any questions or concerns.

Thank you for being a Landlord on our Program! 😊

Sincerely,



LeMaya Woods,
HCV Director
Denton Housing Authority

DENTON HOUSING AUTHORITY

RENT INCREASE REQUEST & VERIFICATION OF UTILITIES



In order to process your Rent Increase this form must be filled out in its entirety and sent to DHA at s8@dentonhousingauthority.com or fax to (940) 383-2035 at least 60 days prior to the voucher anniversary date.

Apartment or Owner Name: _____
(if apartment, please put apartment name)

Address of Unit: _____ Apt #: _____ Zip Code: _____

Number of Bedrooms: _____ Number of Baths: _____ Sq Feet: _____ Year Built: _____

Single Family Detached Duplex-Sixplex Multifamily Apt Manufactured Home

Client Name: _____ Client Number: _____

Current Unit Contract Rent: _____ Requested Unit Rent: _____

This portion **MUST** be filled out.

****Please provide documentation to justify the rental increase.**

Please specify the appliances:

List Amenities: _____

Cooking: Gas Electric Heating: Gas Electric Water Heater: Yes No If yes: Gas Electric

Tenant **CURRENTLY PAYS:** (Check all that apply)

Electric Gas Water Trash Sewer None

CHANGE to tenant pays: (Check all that apply)

Electric Gas Water Trash Sewer None

Owner's Certifications: A. The program regulation requires the PHA to certify that the rent charged to the DHA tenant is not more than the rent charged for other unassisted comparable units. **Owners of properties with more than 4 units MUST complete the following section for most recently leased comparable unassisted units within the premises.**

Address and unit number	Date Rented	Rental Amount
1.		
2.		
3.		

A rent reasonable survey will be conducted to ensure the rent amount approved is in accordance to HUD regulations. If the rent is not rent reasonable, a denial letter will be sent to the landlord and client.

Note: The client may relocate at their anniversary date if proper notice is given to the landlord and DHA. If the new rent amount creates a burden to the client, the client has the right to give the landlord proper notice to relocate. Effective date of the increase will be either the anniversary date or 60 days after the 1st of the month following the receipt of the increase request. The client may contact the case specialist if there are any questions.

Landlord's signature: _____

Date: _____

DHA OFFICE USE ONLY

Approved: _____ Denied: _____ New Rent: _____ Start Date: _____

DHA Staff: _____



Revised April 20, 2022