



Executive Director
Hilary Lopez, Ph.D.

Reno Housing Authority, 1525 East 9th Street, Reno, NV 89512

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CONTRACT RENT INCREASE DISPUTE FORM

Unit Address: _____

Landlord Contact Name: _____

Tenant Name: _____

Landlord E-mail: _____

Date Submitted: _____

Rent Being Requested: _____

The Department of Housing and Urban Development (HUD) requires that all Public Housing Authorities conduct rent reasonableness determinations on all initial lease amounts and all contract rent increases.

The purpose of the rent reasonableness test is to assure that fair rents are paid for units selected for participation in the Section 8 Housing Choice Voucher (HCV) program. The Reno Housing Authority (RHA) utilizes specifically designed software through AffordableHousing.com in order to determine rent reasonableness and provide certifications that meet HUD regulatory requirements for rent comparisons.

If you do not agree with the rent reasonableness determination made by the RHA, please review the comparable units provided by the RHA and explain why these units are not a fair representation of your unit.

If you would like alternate comparable units used in determining rent reasonableness, please fully complete the information below. Units within your same complex cannot be used, and all 3 comparable units provided should be for different addresses. For the following comparable units to be considered in determining rent reasonableness of your unit, the RHA must have all of the following information:

	Comparable 1	Comparable 2	Comparable 3
Address:	_____	_____	_____
Beds/Baths/ Half Baths:	_____	_____	_____
Square Ft:	_____	_____	_____
Structure Type:	_____	_____	_____
Year Built:	_____	_____	_____
Utilities Paid By:			
Heat	_____	_____	_____
Hot Water	_____	_____	_____
Cooking	_____	_____	_____
Sewer	_____	_____	_____

If you are a person with a disability who requires a special accommodation in order to have equal access to any RHA program, please contact our office. If you are a person with limited English proficiency, contact our office to receive assistance in your preferred language.



Por favor contacte la Autoridad de Viviendas de Reno si usted necesita este documento traducido o si usted tiene alguna pregunta. Si usted es una persona discapacitada que necesita una acomodacion especial, para poder tener igual acceso a los Programas de RHA, por favor contacte a nuestra oficina. Si usted es una persona con limitado language en Inglés, por favor contacte nuestra oficina, para recibir asistencia en su language de preferencia.

Water	_____	_____	_____
Lights	_____	_____	_____
Heat Type (Y/N):			
Central	_____	_____	_____
Baseboard	_____	_____	_____
Boiler	_____	_____	_____
Heat Pump	_____	_____	_____
Radiator	_____	_____	_____
Space Heater	_____	_____	_____
Window/Wall	_____	_____	_____
Cooling Type (Y/N):			
Central	_____	_____	_____
Swamp	_____	_____	_____
Window/Wall	_____	_____	_____
None	_____	_____	_____
Maintenance Included in Rent (Y/N):			
Lawn	_____	_____	_____
Pest	_____	_____	_____
Trash	_____	_____	_____
Amenities (Y/N):			
Ceiling Fans	_____	_____	_____
Cable Included	_____	_____	_____
Refrigerator	_____	_____	_____
Stove	_____	_____	_____
W/D Hookup	_____	_____	_____
W/D in Unit	_____	_____	_____
Fenced Yard	_____	_____	_____
Covered Parking	_____	_____	_____
Assigned Parking	_____	_____	_____
Balcony/Patio	_____	_____	_____
Pool	_____	_____	_____
Gated Community	_____	_____	_____
Dishwasher	_____	_____	_____
Garbage Disposal	_____	_____	_____
Microwave	_____	_____	_____
1/2/3 Car Garage	_____	_____	_____
Asking Rent:	_____	_____	_____
Unit Rented for:	_____	_____	_____
Source of Listing:	_____	_____	_____

After the RHA has reviewed the above information, you will receive a written determination regarding rent reasonableness along with the approved contract rent amount. If all of the above information is not provided the RHA will not consider these units in determining rent reasonableness and the current rent reasonableness determination will stand. Thank you for your cooperation.

Jamie Newfelt
 Director of Rental Assistance
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