



LOS ANGELES COUNTY
**CONSUMER &
BUSINESS AFFAIRS**

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Last Updated 3.1.17



- Wage Enforcement
- Consumer Counseling
- Complaint Investigations
- Small Claims Court Assistance
- Mediation
- Foreclosure Prevention Assistance
- Small Business Assistance
- Consumer Education and Outreach
- Financial Empowerment

Serving Los Angeles County consumers and
businesses since 1976.



OUR MISSION

To promote a fair and vibrant marketplace, we serve consumers, businesses, and communities through education, advocacy, and complaint resolution.



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Rent Control, Rent Increases & Late Fees

FACTS FOR RENTERS





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Rent Control

Most rent-control laws:

- Limit how much and how often rent can be increased;
- Limit charges for late fees; and
- Require landlords to give a reason when asking a tenant to move.

The following cities in Los Angeles County have rent control. Cities enforce their own rent-control laws. For more information or to file a complaint, call:

- The city of Los Angeles, including the San Fernando Valley: (866) 557-7368
- Santa Monica: (310) 458-8411
- West Hollywood: (323) 848-6450
- Beverly Hills: (310) 285-1119

Rent Increases

If you live in a city with rent control, that city's rent control law limits rent increases.

If you do not live in a city with rent control, a landlord may raise rents by any amount. Before raising your rent, your landlord must give you a:

- 30-day written notice if the increase is 10% or less.
- 60-day written notice if the increase is over 10%.

If you have a lease, the landlord cannot raise your rent until the lease expires.

Discrimination and Retaliation

A landlord cannot discriminate on the basis of:

- Race
- Sex
- Age
- Disability
- Marital Status
- Religion
- Source of Income
- Sexual Orientation
- National Origin
- Sexual Identity
- Familial Status

Complaints of discrimination are handled by the State of California, Department of Fair Employment and Housing. Their number is (800) 884-1684.

Landlords do not have to rent to tenants who have bad credit, or who have used previous rentals for illegal purposes.



If a landlord refuses to rent to you because of your credit history, ask for a copy of the credit report. You are entitled to one.

A landlord may not be able to raise your rent, evict you, or decrease services if you complain to a government agency about the landlord or take part in a tenants' organization. This protection is good for 180 days from the date you filed your complaint.

Late Fees

Some landlords charge a late fee if you do not pay your rent on time. Your landlord can only charge a late fee if your written rental agreement allows for it.

Late fees of 5% or less of the monthly rent are considered reasonable. If the landlord requests a late fee that you feel is too high, ask for a lower fee.

FOR MORE INFORMATION



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