

Subject Requiring prorated rent; prohibiting early lease renewal

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Overview

Prohibits tenants from being charged full rent for the last month if they have to move out early, and prohibits a landlord from requiring a tenant to sign a new lease in the first four months the tenant lives in the apartment in order to stay in the apartment or have an option to renew.

Summary

Section	Description
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| 1 | Prorated rent required.
Prohibits the tenant from being charged more than the prorated amount of rent for the last month of rent if the lease requires the tenant to move out before the last day of the month. |
| 2 | Early renewal.
Prohibits a landlord from requiring a tenant to sign a new lease until at least four months have passed, when the existing lease is for at least ten months. This section is effective August 1, 2020, and applies to leases entered into on or after that date. |