



City of Los Angeles Housing Department
 Mercedes M. Márquez, General Manager
RENT STABILIZATION PROGRAM

NOT VALID WITHOUT LAHD RECEIPT STAMP

NOTICE TO LANDLORD: The filing of this form satisfies the legal requirements of LAMC §151.09 C.6. If this eviction action is based upon documented information provided by a law enforcement or prosecutorial agency, in accordance with LAMC §151.09 C.7., use the *Declaration of Intent to Evict for Alleged Drug-related Nuisance, Illegal Drug Activity, or Gang-related Crime*.

Pursuant to CA Code of Civil Procedure §1161(4), landlords may serve a 3-day Notice to Quit for alleged nuisance activity.

DO NOT SERVE THIS DECLARATION ON THE TENANT.

APN: _____ - _____ - _____ C.D.: _____ #: _____

**DECLARATION OF INTENT TO EVICT FOR ALLEGED
 ILLEGAL DRUG ACTIVITY**

Rental Unit Address:	<u>STREET ADDRESS</u>	<u>UNIT No.</u>	<u>CITY</u>	<u>ZIPCODE</u>
Current Tenant Name(s):				
Current Monthly Rent:		Date of Last Rent Increase:	____ / ____ / ____	

<p>Is this rental unit currently registered with the City under Rent Stabilization? <i>No landlord shall demand or accept rent for a rental unit without first serving a copy of a valid registration or annual registration renewal statement on the tenant of that rental unit [LAMC §151.05 A.]. In any action by a landlord to recover possession of a rental unit the tenant may raise as an affirmative defense the failure of the landlord to comply with §151.05 A. [LAMC §151.09 F.].</i></p>	<input type="checkbox"/> Yes <input type="checkbox"/> No
<p>Are any Code Enforcement fees currently delinquent? <i>A tenant may withhold the payment of any rent otherwise lawfully due and owing if any Code Enforcement fees are delinquent. Once the fees have been paid, the tenant becomes obligated to pay the current rent and any back rent withheld [LAMC §161.903.3.1.]. The tenant may assert as an affirmative defense to any unlawful detainer action that the landlord has failed to pay required fees pursuant to this article [LAMC §161.903.3.2.].</i></p>	<input type="checkbox"/> Yes <input type="checkbox"/> No
<p>Is this rental unit currently subject to the Rent Escrow Account Program (REAP) or has it been subject to REAP within the past year? <i>Until a unit is removed from REAP and for one year thereafter, the landlord shall have the burden of proving that any action to recover possession, other than one based on nonpayment of rent, is not brought for the purposes of retaliation [LAMC §162.09 A.3.-4.].</i></p>	<input type="checkbox"/> Yes <input type="checkbox"/> No

SPECIFIC FACTS CONCERNING THE ALLEGED ILLEGAL DRUG ACTIVITY

Date of Incident:	____ / ____ / ____	Place of Alleged Activity:	_____
Names of Witnesses:			
Police Report filed?:	<input type="checkbox"/> Yes <input type="checkbox"/> No	Copy Attached?:	<input type="checkbox"/> Yes <input type="checkbox"/> No
Circumstances:			

**SPECIFIC FACTS CONCERNING ADDITIONAL INCIDENTS OF ALLEGED
ILLEGAL DRUG ACTIVITY**

Date of Incident: / / Place of Alleged Activity: _____

Names of Witnesses: _____

Police Report filed?: Yes No Copy Attached?: Yes No

Circumstances: _____

Please attach additional sheets, following the format used above, to document additional incidents.

DECLARATION OF LANDLORD

I hereby declare that I am evicting the tenant(s) at the rental property identified on this form because of alleged illegal drug activity. I understand that the rent for any subsequent tenant(s) is not decontrolled and therefore must be established at the rental amount indicated above plus any increases or decreases allowed by the Rent Stabilization Ordinance in accordance with LAMC §151.06 C.

<u>LANDLORD SIGNATURE</u>	<u>LANDLORD PRINTED NAME</u>	<u>DATE</u>
<u>LANDLORD MAILING STREET ADDRESS</u>	<u>LANDLORD CITY, STATE, ZIP CODE</u>	<u>LANDLORD PHONE</u>
<u>LANDLORD'S AGENT'S SIGNATURE</u>	<u>AGENT'S PRINTED NAME</u>	<u>DATE</u>
<u>AGENT COMPANY & STREET ADDRESS</u>	<u>AGENT CITY, STATE, ZIP CODE</u>	<u>AGENT PHONE</u>

Any person who willfully or knowingly with the intent to deceive makes a false statement or representation, or knowingly fails to disclose a material fact in this form shall be guilty of a misdemeanor [LAMC §151.10 B.].