Interim Rent Control Measures
Until August 2020
History and Next Steps

On August 12, 2019, the City Council adopted an urgency ordinance establishing interim rent control measures for a 12-month period in Culver City.

During the 12-month interim period, City Council directed City staff to further study and analyze whether a permanent rent control program is warranted. Such study will include, but not be limited to:

- Peer jurisdiction rent control and tenant protection programs
- Rental market analysis (including impacts of current rent cap on “mom and pop” landlords and renovation thresholds that may constitute grounds for no-fault evictions)
- Rent control/tenant protection program administration
- Landlord and tenant grievances
- Hearing and due process procedures
- Staffing and costs
What Everyone Needs to Know

• For all rental units in Culver City built on or before February 1, 1995 (except as noted), there is now a rent cap of 3% above the rent that was in place on June 11, 2019.

• The rent cap does not apply to single-family homes, separately owned condos & townhouses, owner-occupied mobile homes, or Section 8 housing.

• “For cause” and “no-fault” grounds are required for evictions.

• Relocation assistance (three times monthly rent, plus $1,000) may be available for no-fault evictions.

• From now until August 2020, the City Council will study whether these and/or other rent control measures should become permanent.
What Tenants Need to Know

The 3% rent increase cap includes both the payment required for occupying the unit as well as other “housing services” such as storage and parking.

If you have received notice of a rent increase that exceeds the 3% cap, you are being unlawfully evicted, or you have not received the required relocation assistance, you should immediately:

1. Contact your landlord and notify them that you believe they are not in compliance with the Interim Ordinance. Try to work it out with them.

2. If you are not able to work it out with your landlord, complete and submit the appropriate tenant’s complaint form. Complaint forms are available online at culvercity.org/rent or by contacting the Housing Division.

3. If you have questions at any point along the way, call the Housing Division at (310) 253-5790 or email rent.control@culvercity.org.
What Landlords Need to Know

Please Register Your Rental Units

The Interim Rent Control Ordinance requires all landlords to register with the City. Use the online registration system at culvercity.org/rent.

After receipt of a completed form, the City will issue the landlord a Rent Registration Certificate for each unit. The Certificate must be served on the tenant or displayed in a conspicuous place.

Please Post the Rent Control Notice

All landlords must post the Interim Rent Control Ordinance Notice in a conspicuous location in the common area, at the entry or entries to the building or units, or other similar location or locations as necessary to provide tenants a reasonable opportunity to view the notice, at all properties where a Rent Registration Certificate is required.

The Interim Rent Control Ordinance Notice is written in both English and Spanish and provides tenants with information about Rent Control in Culver City. This one-page form can be obtained online at culvercity.org/rent or from the Housing Division.
Contact Us

If you have questions or would like more information, please:

- Visit culvercity.org/rent
- Email the Housing Division at rent.control@culvercity.org
- Call the Housing Division at (310) 253-5790

Llame a la División de Vivienda al (310) 253-5790 si necesita información en Español.