

NOTICE OF CHANGE IN TERMS OF TENANCY 2026

TO: _____

tenant(s) in possession

_____, Santa Monica, CA _____
 address unit number zip code

According to Santa Monica Rent Control Regulation 3035 and Board Resolution 26-001, you are hereby notified that thirty days after serving you with this notice (but not before September 1, 2026), the monthly rent for the unit you occupy will be increased as indicated below.

Owners: Enter amounts in columns 1, 2 and 3 on the MAR Report on Lines 1, 2, and 3 below.

A OLD MAR - Enter the 2025-2026 Maximum Allowable Rent (MAR)

Do not include fees and surcharges from last year.

1 \$ _____ .00

GENERAL ADJUSTMENT (GA) Not applicable if the tenancy started 9/1/25 or after.

- If Line **1** is less than \$2,674, multiply amount on Line **1** by 0.026 (2.6%).
- If Line **1** is \$2,674 or more, enter \$70.

2 \$ _____

NEW 2026-2027 MAR - Add Lines 1 and 2: (*round up 50¢ and above*)

3 \$ _____ .00

B RENT CONTROL FEE PASS-THROUGH - \$10.00 (\$0.00 if fee waiver is in effect)

4 \$ _____

C SURCHARGES FROM PROPERTY TAX BILL*

- **Do not include if tenancy began or property was reassessed on or after 3/1/18**

Line Item on 2025 Tax Bill	Amount		Total # of Units on Property	\$ Annual Per Unit	Monthly	\$ Monthly Per Unit
5a COMMNTY COLLEGE ⁱ		÷			÷12	
5b UNIFIED SCHOOLS ⁱ		÷			÷12	
5c SMMUSD–MEAS–R ⁱⁱ		÷			÷12	
5d SM STRMH20 FEE ⁱ		÷			÷12	
5e SM CLN BEACH TAX ⁱ		÷	Subtract # of unit(s) with waiver(s)		÷12	
 *Regulation 3120 prohibits an owner from passing through surcharges if a tenancy began or the property was reassessed on or after 3/1/2018.				5f Total (5a,5b,5c,5d,5e)		
				5g Multiply Line 3 by 0.04 (4%)		
Enter only one of 5f, 5g or \$35, whichever is less 5						

D 2026/2027 MAXIMUM LAWFUL RENT:

Add Lines **3** + **4** and **5** \$ _____

The undersigned hereby verifies that the 2026-2027 Santa Monica Rent Control registration fees as well as all past fees and penalties have been paid in full as required by Regulation 11200. The undersigned further certifies that this unit and the property's common areas are not subject to any uncorrected citation or notice of violation of any state or local housing, health or safety law issued by a government official or agency.

By: _____ / _____

print owner/agent name

signature of owner/agent

Date: _____, 2026

address of owner/agent

ⁱ When it is permissible to pass through these taxes, a copy of the property tax bill must be provided to the tenant. Amounts for the Community College Bond, Unified School Bond, Stormwater Management User Fee, and Clean Beaches & Ocean Parcel Tax may change each January. See Regulations 3105, 3106, 3108 and 3120.

ⁱⁱ This is a flat fee of \$529.76 ("SMMUSD-MEAS-R" on tax bill). See Regulation 3109.