



District of Columbia
Department of Housing and Community Development
 Rental Accommodations Division (RAD)
 1800 Martin Luther King, Jr. Avenue, SE
 Washington, DC 20020
 (202) 442-4610

Tenant Petition / Complaint

Petition filed under provisions of DC Official Code, Title 42, Chapter 35 § 42-3501 et seq. (DC Law 6-10 § 216)
 Please type or print clearly, complete all areas, and make sure to sign the form.

DHCD Use

Case number	Intake Representative	Date Filed	Any Petitions Previously Filed with RAD (September 1, 1983 to present)		
<input type="checkbox"/> Walk-in <input type="checkbox"/> Mail	Approved by	Date	Petition Number	Filing Date	Final Decision Date
<input type="checkbox"/> Original filed <input type="checkbox"/> Copy 1 to tenant <input type="checkbox"/> Copy 2 to examiner <input type="checkbox"/> Copy 3 to housing provider <input type="checkbox"/> Copy 4 for record	TENANT(S) MUST PROVIDE <input type="checkbox"/> Proof of tenancy, including rent receipts, cancelled checks, copy of lease. <input type="checkbox"/> Copy of any Notice to Vacate <input type="checkbox"/> Original & 4 copies of all documents submitted in support of petition				

Part 1 – Tenant Information

Who is filing this petition?

- Tenant
 Tenant Representative
 Tenant Association
 Group of unassociated tenants

Name of tenant	Home Phone		Work Phone		
Cell phone	Email		Language Preferred		
Street Address	Unit	City	State	ZIP	
<i>Current Address (if different from above)</i>					
Street Address	Unit	City	State	ZIP	
Name of representative, if applicable	Home Phone		Work Phone		
Cell phone	Email		Language Preferred		
Street Address	Unit	City	State	ZIP	
Date when you became tenant of property on this petition			Current monthly rent you are charged		

Part 2 – Landlord Information

Owner/Property Manager	Owner/Property Manager's Phone				
Owner/Property Manager's Street Address	Unit	City	State	ZIP	

Part 3 – Tenant Complaint

I/We believe that these violations of the Rental Housing Act of 1985, as amended, (the Act) have occurred:

Rent Increase

- A. The building where my/our rental unit(s) is located is not properly registered with the RAD.
- B. The rent increase was larger than the increase allowed by any applicable provision of the Act.
- C. There was no proper 30-day notice of rent increase before the increase was charged.
- D. The landlord (housing provider) did not file the correct rent increase forms with the RAD.
- E. A security deposit was demanded after the date when I/we moved in. No security deposit had been demanded before.
- F. The rent increase was made while my/our units were not in substantial compliance with DC Housing Regulations.
- G. The rent charge filed with the RAD exceeds the legally-calculated rent for my/our unit(s).

Services and Facilities

- H. Services and/or facilities provided as part of rent and/or tenancy have been permanently eliminated.
- I. Services and/or facilities provided as part of rent and/or tenancy have been substantially reduced.
- J. Services and/or facilities, as set forth in a Voluntary Agreement filed with and approved by the Rent Administrator, under Section 215 of the Act, have not been provided as specified.

Retaliation/Notice to Vacate

- K. The landlord (housing provider), manager, or other agent has taken retaliatory action against me/us in violation of Section 502 of the Act.
- L. A Notice to Vacate has been served on me/us, which violates Section 501 of the Act.
- M. Housing provider, manager, or other agent for housing provider has taken action in violation of the Act.

Use this space to describe in detail the events, dates, experiences, and observations that cause you to file this/these complaint(s).

Complaint Details (additional space is available on page 3)

Part 4 – Certification

I/we understand that:

- It is my/our responsibility to report any substantive changes in the information provided here, while this Complaint is pending before the Rent Administrator.
- Any Tenant Petition/Complaint filed with the Rent Administrator must result from a true and valid impression that a violation of the Rental Housing Act of 1985, as amended, has occurred.
- A Tenant Petition/Complaint must contain a description or explanation of the alleged violation of the Act.
- Any person who willfully makes a false statement in any document filed under the Rental Housing Act of 1985, as amended shall be subject to a fine of not more than \$5000 for each violation.

I/We hereby certify that the information that I/we will give on this form, according to the best of my/our knowledge and belief is correct.

Signature of Tenant/Tenant Representative

Date

Signature of Tenant Association

Date

Use this space to describe in detail the events, dates, experiences, and observations that cause you to file this/these complaint(s).

Complaint Details (continued)

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