



Omaha Housing Authority

1823 Harney Street ~ Omaha, NE 68102 ~ 402.444.6900 ~ <https://ohauthority.org>

HCV RENT INCREASE REQUEST CRITERIA/INFORMATION SHEET

An Owner/Agent may receive ONE INCREASE PER TWELVE (12) MONTH PERIOD after the initial lease term. If the tenant has lived in the unit for less than one year or has not satisfied their initial lease term, then the Owner/Agent must submit a request sixty (60) days prior to be effective on the anniversary of the HAP Contract.

To request a rent increase please complete and return the OHA Rent Increase Form.

- Must have proposed effective date beginning the first day of the month
- Must have proposed total contract rent
- Signature of Owner/Agent and completion of tenant acknowledgement
- NSpire Inspection Compliance: If the OHA determines that your unit is not in compliance with NSpire, then your request will be denied, and you will be notified. You may submit another request after the unit passes inspection.

* Please note these procedures do NOT include the PVB and MOD Rehab Programs

REQUEST MUST BE RETURNED BY EMAIL: rentincrease@ohauthority.org
(Please ensure all information and signatures have been completed to avoid processing delays)



Omaha Housing Authority

Housing Choice Voucher (HCV) Program
Phone: 402.444.6900 Fax: 402.444.7543

**All fields must be completed and requests must be submitted at least sixty (60) days prior to the effective date of the rent increase.
Please return completed form with signatures
rentincrease@ohauthority.org**

Property and Participant Information

Owner/Agent Name _____ Property Address _____
Owner Agent's Email _____ Tenant Name _____
Address _____ City _____ Zip _____
Square Feet _____ Number of Bedrooms _____ Number of bathrooms _____ Year Constructed _____
Residence Type: (select one) Single Multi Row/Town/Duplex Low Rise (4 Stories and under) High (5+ Stories) Other
Accessibility: (select one) Flat Entry Steps Ramp Door Width: 31"/less 32"/more

Amenities and Facilities and Utilities Provided by Property Owner

Porch	Front	Back	Utilities Included in Rent	Appliances and Utility Types			
Lawn Maintenance			Electricity	Refrigerator			
Garage		Garbage Disposal	Gas	Stove	Gas	Electric	Other
Carpport		Dishwasher	Water	Water Heater	Gas	Electric	Other
Off Street Parking		Microwave	Sewer	Heater	Gas	Electric	Other
Patio		Ceiling Fans	Trash	Air Conditioner	Central	Window	
Deck		Pest Control		Washer/Dryer	W/D Hookup		
Fenced Yard							
Pool							

Rent Increase Request and Tenant Acknowledgment

New Contract Rent Request: \$ _____ Effective Date of Rent Increase: _____
starts the 1st of the month

I do acknowledge and confirm my tenant has received notification of this requested increase.

Signature: _____ Date: _____

OHA Rent Determination

Omaha Housing Authority (OHA), has reviewed your rent increase request to determine if the rent requested is reasonable and that it does not exceed other comparable market rate rents.

***Please note this rent increase form is NOT intended for our Project Based Voucher or MOD Rehab Programs.**

YES Your rent increase request is reasonable with other market rate rents and will be effective on _____

ADJUSTED Your rent increase request has been determined not to be reasonable with other market rate rents at this time but has been adjusted to a rate that is reasonable. The adjusted rent amount is \$ _____, effective on _____

NO The rent amount will remain the same at this time.

OHA Staff: _____ Date: _____

(If you disagree with this decision, please contact OHA within ten days)

Please return completed forms to:
rentincrease@ohauthority.org