

New York City Rent Guidelines Board

Rent Guidelines Order No. 44

The following summarizes New York City Rent Guidelines Board Rent Guidelines Order No. 44 for leases commencing **between October 1, 2012 through September 30, 2013:**

RENEWAL GUIDELINES:

One-year lease.....2% or \$20, whichever is greater

Two-year lease.....4% or \$40, whichever is greater

VACANCY ALLOWANCE*:

The vacancy allowance is provided by State law:

One-year lease.....18%

Two-year lease.....20%

in addition to any other lawful rent increases

*Under State law, one vacancy allowance permitted per apartment per calendar year.

SPECIAL GUIDELINE:

The MBR plus 30% or the HUD FMR as adjusted, whichever is greater

SUBLET ALLOWANCE:

In the event of a sublease governed by subdivision (e) of section 2525.6 of the Rent Stabilization Code, the allowance authorized by such subdivision shall be 10%.

LOFTS:

One-year lease.....2% or \$20, whichever is greater

Two-year lease.....4% or \$40, whichever is greater

HOTELS AND ROOMING HOUSES:

0% increase for all classes of hotels and rooming houses