

## **NOTE ON RENT REVIEWS**

The management of a tenancy is the sole responsibility of the Landlord in accordance with the Residential Tenancies Act 2004, in addition a landlord is obliged to register the tenancy every year on the anniversary of the date that tenancy began for so long as the tenancy exists.

For a rent review to be valid, landlords must give tenants at least **90 days' notice in writing** using the prescribed 'Notice of Rent Review Form' of a change in rent (an email or text is not considered appropriate notice of a rent review) to serve it on the tenant. This notice must be signed and dated by the landlord, state the amount of the new rent and the date the new rent will take effect.

Notice of Rent Review prescribed forms are available to download on the RTB's website, [www.rtb.ie](http://www.rtb.ie)

Landlords are advised to copy Fingal County Council on the date of issue, of the prescribed Notice of Rent Review Form to the tenant. This will enable Fingal County Council to process the Rent review prior to the effective date.

Any queries in relation to this should be emailed to [HAP@fingal.ie](mailto:HAP@fingal.ie)