

	HB1217/SB5222	California	Oregon	New York	District of Columbia	Maryland (Montgomery County)	Minnesota (St. Paul)
Rent Increase	7%	5% + CPI or 10%	7% + CPI or 10%	Inflation or 10% (5%+CPI)	CPI or 10%	CPI+3% or 6%	3% (RRI exception)
Rent Increase Notice Period	180 Days	30 Days	90 Days	30-90 Days	300 Days	90 Days	60 Days
Decontrol	Maybe	Yes	Yes	Yes	Yes*	No	Yes* (Just Cause)
Exemption	10 Years	15 Years	15 Years	245% FMR	> 1975	23 years	20 years
Single Family Exemption	No	Yes	No	<10 units	<4 units	<2 units	No
Preemption	No	No	No	Yes (except NYC)	Yes	No	No
Sunset	No	10 years (2030)	No	10 years (2034)	No	No	No
Eviction Rate (v. pre-pandemic)	60%	18%	70%		14%	N/A	50%
Up For Growth Underproduction (2012/2021)	*6/6	*1/1	*8/5	*9/19	*4/13	*12/11	*7/7

Rent Cap Policies Compared

