San Francisco Rent Board

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ALLOWABLE ANNUAL RENT INCREASES

A landlord may increase the tenant's base rent once every 12 months by the amount of the allowable annual rent increase without filing a petition at the Rent Board. **Effective March 1, 2027 through February 29, 2028, the allowable annual increase amount is 2.3%.**

To calculate the dollar amount of the 2.3% annual rent increase, multiply the tenant's base rent by .023. For example, if the tenant's base rent is $2,000.00, the annual increase would be calculated as follows: $2,000.00 x .023 = $46.00. The tenant's new base rent would be $2,046.00 ($2,000.00 + $46.00).

Effective Period	Amount of Increase
3/1/27 – 2/29/28	2.3%
3/1/26 – 2/28/27	1.6%
3/1/25 – 2/28/26	1.4%
3/1/24 – 2/28/25	1.7%
3/1/23 – 2/29/24	3.6%
3/1/22 – 2/28/23	2.3%
3/1/21 – 2/28/22	0.7%
3/1/20 – 2/28/21	1.8%
3/1/19 – 2/29/20	2.6%
3/1/18 – 2/28/19	1.6%
3/1/17 – 2/28/18	2.2%
3/1/16 – 2/28/17	1.6%
3/1/15 – 2/29/16	1.9%
3/1/14 – 2/28/15	1.0%
3/1/13 – 2/28/14	1.9%
3/1/12 – 2/28/13	1.9%
3/1/11 – 2/29/12	0.5%
3/1/10 – 2/28/11	0.1%
3/1/09 – 2/28/10	2.2%
3/1/08 – 2/28/09	2.0%
3/1/07 – 2/29/08	1.5%
3/1/06 – 2/28/07	1.7%
3/1/05 – 2/28/06	1.2%
3/1/04 – 2/28/05	0.6%

Effective Period	Amount of Increase
3/1/03 – 2/29/04	0.8%
3/1/02 – 2/28/03	2.7%
3/1/01 – 2/28/02	2.8%
3/1/00 – 2/28/01	2.9%
3/1/99 – 2/29/00	1.7%
3/1/98 – 2/28/99	2.2%
3/1/97 – 2/28/98	1.8%
3/1/96 – 2/28/97	1.0%
3/1/95 – 2/29/96	1.1%
3/1/94 – 2/28/95	1.3%
3/1/93 – 2/28/94	1.9%
***12/8/92 – 2/28/93**	**1.6%**
***3/1/92 – 12/7/92**	**4.0%**
3/1/91 – 2/29/92	4.0%
3/1/90 – 2/28/91	4.0%
3/1/89 – 2/28/90	4.0%
3/1/88 – 2/28/89	4.0%
3/1/87 – 2/29/88	4.0%
3/1/86 – 2/28/87	4.0%
3/1/85 – 2/28/86	4.0%
3/1/84 – 2/28/85	4.0%
3/1/83 – 2/29/84	7.0%
4/1/82 – 2/28/83	7.0%

***Caution: Only ONE of these two increases may be imposed for the period from March 1, 1992, through February 28, 1993, based on the tenant's anniversary date or date of last increase.**