



# Equality for Flatbush Rent History, Repairs, and Overcharges APP

This resource document lists where you can:

1. request your rent history,
2. file for a rent reduction for lack services /repairs or
3. file for a complaint if you believe you being overcharged your rent stabilized apartment

Here are the current guidelines for a rent increases for rent-stabilized apartments:

<https://portal.311.nyc.gov/article/?kanumber=KA-03296>

## 1.

### Info on the Division of Housing and Renewal to obtain your rent history

<http://www.nyshcr.org/AboutUs/contact.htm>

**First Option:** You can access your rent history by email, to [rentinfo@nyshcr.org](mailto:rentinfo@nyshcr.org). The rent history will be printed and mailed directly to the apartment/building address.

**Second Option:** Call the Rent Infoline at 718-739-6400. The rent history will be mailed directly to the apartment/building address.

**Third Option:** Visit a [Borough/District Rent Office](#) in person. The **Brooklyn Borough Rent Office** is located at: 55 Hanson Place, Room 702 Brooklyn, NY 11217. Phone: 718-722-4778.

When visiting, please bring proof of identity (photo ID) and proof of tenancy (copy of lease, rent receipt or utility bill). You can get will be required to complete an Access to Records form and the rent history will be printed and given to you at the office.

**Forth Option:** Mail an Access to Records form to the attention of "Records Access Officer" at Gertz Plaza, 92-31 Union Hall Street Jamaica, New York 11433 or by email to [orafoil@nyshcr.org](mailto:orafoil@nyshcr.org). You must include proof of tenancy (see above). The rent history will be printed and mailed to you.

# To schedule an in person appointment with HCR Office of Rent Admin (Borough and District) updated as of 6/20/2021

<https://hcr.ny.gov/system/files/documents/2020/06/bro-notice-of-reopening.pdf>

## Phone numbers:

Lower Manhattan: 212-480-6238  
Upper Manhattan: 212-961-8930  
Westchester: 914-948-4434  
Queens: 718-482-4041  
Brooklyn: 718-722-4778  
Bronx: 718-430-0880

For rent history through the DHCR website: email [ORARecords@nyshcr.org](mailto:ORARecords@nyshcr.org) or submit a request through [Portal.HCR.NY.gov/app/ask](https://portal.hcr.ny.gov/app/ask)

## 2.

### Form to file for a rent reduction for lack of services and/or repairs

[https://hcr.ny.gov/system/files/documents/2021/05/ra-81-fillable\\_0.pdf](https://hcr.ny.gov/system/files/documents/2021/05/ra-81-fillable_0.pdf)

## 3.

### Form to file if you are a rent-stabilized tenant and you are being overcharged :

<https://hcr.ny.gov/system/files/documents/2021/05/ra-89-fillable.pdf>

Info about MCI (Major Capital Improvements) and how landlords can use them to justify permanent or temporary rent increase:

<https://hcr.ny.gov/system/files/documents/2021/01/operational-bulletin-2021-1-01-2021.pdf>

Guide to Rent Increases in Rent Stabilized Apartments:

[https://hcr.ny.gov/system/files/documents/2020/11/fact-sheet-26-09-2020\\_0.pdf](https://hcr.ny.gov/system/files/documents/2020/11/fact-sheet-26-09-2020_0.pdf)

Guide to Collecting over charges: <https://hcr.ny.gov/system/files/documents/2020/11/fact-sheet-16-09-2020.pdf>

Also if you want to become more involved in our campaigns and **join other residents fighting to save affordable housing in NYC** - Please feel free to join our B4G Volunteers list:

<https://groups.google.com/d/forum/b4g-volunteers>