



San Francisco Residential Rent Stabilization and Arbitration Board

A landlord who served a notice to vacate on or after January 1, 2018 pursuant to Rent Ordinance Section 37.9(a)(8) (owner or relative move-in) must complete a Statement of Occupancy and file it with the Rent Board within 90 days after the date the notice to vacate was served on the tenant, and shall file an updated Statement of Occupancy every 90 days thereafter; provided, however, if the Statement of Occupancy discloses that the landlord has recovered possession of the unit (i.e. the tenant(s) moved out), the landlord shall then be required to file updated Statements of Occupancy once a year for five years, no later than 12 months, 24 months, 36 months, 48 months and 60 months after the date the landlord recovered possession of the unit.

Rent Board Date Stamp

STATEMENT OF OCCUPANCY FOLLOWING SERVICE OF OWNER OR RELATIVE MOVE-IN EVICTION NOTICE [Pursuant to Rent Ordinance §37.9(a)(8)(vii); Rules And Regulations §12.14(f)]

↓Rental Unit Information↓

_____ San Francisco, CA 941 _____
(Street Number of Unit) (Street Name) (Unit Number) (Zip Code)

(Full Property Address) (Name of Building Complex, if applicable) (# of Units in Building)

↓Owner Information↓

Owner's Name: _____
(First) (Middle Initial) (Last)
Owner's Mailing Address: _____
(Street Number) (Street Name) (Apt./Suite Number) (City & State) (Zip Code)
Primary Phone: _____ Other Phone: _____
Email: _____ Rent Board Case No.: M _____
(If Known)

↓Declaration↓

I declare under penalty of perjury under the laws of the State of California that every statement in this Statement of Occupancy and every attached document is true and correct to the best of my knowledge and belief. I also acknowledge that the Rent Board will make all reasonable efforts to send a copy of this Statement of Occupancy to the tenant(s) within 30 days of filing, and if it's not filed by the due date, the Rent Board will make all reasonable efforts to send the tenant(s) a notice that it wasn't timely filed.

Signature of Owner

Date

NOTE: Any landlord who fails to timely file a completed Statement of Occupancy with the supporting documentation required by Rules and Regulations §12.14(f)(4) (if applicable) will be subject to an administrative penalty in the following amounts: \$250 for the first violation, \$500 for the second violation, and \$1000 for every subsequent violation. See Rules and Regulations §12.14(f)(6) for more information. In addition, the Rent Board is required to send to the District Attorney a random sample of 10% of all Statements of Occupancy each month, as well as a list of units for which the required Statement of Occupancy was not filed with the Rent Board. In cases where the District Attorney determines that Ordinance Section 37.9(a)(8) has been violated, the District Attorney shall take whatever action he or she deems appropriate under the Rent Ordinance or state law.

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↓ Landlord Has Not Recovered Possession of the Unit ↓

ATTACH FORM A – STATEMENT OF OCCUPANCY if the following statement applies:

I am filing a Statement of Occupancy because I served the tenant(s) with a notice to vacate based on an owner or relative move-in pursuant to Ordinance §37.9(a)(8), and I have not recovered possession of the unit.

The notice to vacate was served on: _____.

Please check one of the following:

- I am filing this as a first Statement of Occupancy which is due within 90 days of the date of service of the notice to vacate on the tenant(s). I missed the filing deadline.
- I am filing this as an updated Statement of Occupancy which is due 80-90 days after I filed the most recent Statement of Occupancy, because I still have not recovered possession of the unit. I missed the filing deadline.
- I am no longer endeavoring to recover possession of the unit, the tenant(s) did not move out, I notified the tenant(s) in writing that the notice to vacate has been rescinded AND the Rent Board has granted my Request for Rescission of the Owner Move-In Eviction Notice.

↓ Landlord Has Recovered Possession and the Owner or Relative is Occupying the Unit ↓

ATTACH FORM B – STATEMENT OF OCCUPANCY if the following statement applies:

I am filing a Statement of Occupancy because I served the tenant(s) with a notice to vacate based on an owner or relative move-in pursuant to Ordinance §37.9(a)(8), I have recovered possession of the unit, and the owner or relative for whom the tenant(s) was evicted is currently occupying the unit as that person's principal residence.

The notice to vacate was served on _____ . I recovered possession on: _____ .
(Date Tenant(s) Moved Out)

Please check one of the following:

- I am filing this as a Statement of Occupancy which is due within 90 days of the date of service of the notice to vacate on the tenant(s) or within 80-90 days after I filed the most recent Statement of Occupancy. I missed the filing deadline.
- I am filing this annual Statement of Occupancy no later than (check one): 11-12 months 23-24 months
 35-36 months 47-48 months 59-60 months AFTER the date the tenant(s) moved out.
 I missed the filing deadline for this year's annual Statement of Occupancy.

↓ Landlord Has Recovered Possession and the Owner or Relative is NOT Occupying the Unit ↓

ATTACH FORM C – STATEMENT OF OCCUPANCY if the following statement applies:

I am filing a Statement of Occupancy because I served the tenant(s) with a notice to vacate based on an owner or relative move-in pursuant to Ordinance §37.9(a)(8), I have recovered possession of the unit, and the owner or relative for whom the tenant(s) was evicted is NOT occupying the unit as that person's principal residence.

The notice to vacate was served on _____ . I recovered possession on: _____ .
(Date Tenant(s) Moved Out)

Please check one of the following:

- I am filing this as a Statement of Occupancy which is due within 90 days of the date of service of the notice to vacate on the tenant(s) or within 80-90 days after I filed the most recent Statement of Occupancy. I missed the filing deadline.
- I am filing this annual Statement of Occupancy no later than (check one): 11-12 months 23-24 months
 35-36 months 47-48 months 59-60 months AFTER the date the tenant(s) moved out.
 I missed the filing deadline for this year's annual Statement of Occupancy.

After filing Form C for the first time, the next Statement of Occupancy (either an annual Form B or an annual Form C) will be due 11-12 months after the date the tenant(s) moved out.

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FORM C – STATEMENT OF OCCUPANCY

Use this form if you have already recovered possession of the unit AND the owner or relative for whom the tenant was evicted is NOT currently occupying the unit.

Please complete the information requested below. DO NOT LEAVE ANY BLANKS. Failure to provide all of the requested information may subject the owner to administrative penalties.

1. Have you recovered possession of the unit?
 Yes No (STOP! You must complete FORM A.)
2. Is the owner or relative for whom the tenant was evicted currently occupying the unit as their principal residence?
 Yes (STOP! You must complete FORM B.) No
3. If the owner or relative for whom the tenant was evicted NEVER occupied the unit as that person's principal residence, state the reasons why occupancy has not yet commenced.
4. If the owner or relative for whom the tenant was evicted EVER occupied the unit as that person's principal residence, provide the dates of such occupancy and state the reasons why the unit is no longer occupied by that person.
5. If the owner or relative for whom the tenant was evicted moved out of the unit within five years after the service of the notice to vacate, was the unit offered to the displaced tenant for re-rental?
 No
 Yes (Please attach a copy of the offer to re-rent the unit.)
6. Has the unit been re-rented?
 No
 Yes. The unit was re-rented to: the displaced tenant someone other than the displaced tenant.

The amount of rent paid by the current tenant is: \$ _____

NOTE: After filing Form C for the first time, the next Statement of Occupancy (either an annual Form B or an annual Form C) will be due 11-12 months after the date the tenant(s) moved out.