

## MINI CASE STUDIES

1. Jerry rents his apartment on a month-to-month basis. In September, Jerry's landlord tells him that she is raising his rent on October 1<sup>st</sup>. Jerry ignores her rent increase notice and on October 1<sup>st</sup> pays the same rent he was paying in September.
  - a. Was this rent increase legal? Why or why not?
  
  
  
  
  
  
  
  
  
  
  - b. Was Jerry within his rights to withhold the extra rent?
  
2. Ferne rents an apartment for \$1200 a month, plus \$50 a month for her parking spot. Her landlord decides he will raise the rent on her parking spot to \$75 dollars a month, and gives her twelve months' notice.
  - a. Was this parking space rental increase legal?
  
  
  
  
  
  
  
  
  
  
  - b. What process should the landlord have followed if he wished to increase the rent on the parking spot?
  
3. Nala's apartment building has a laundry room on each floor. It costs \$1 per load. One day, Nala goes to do some washing and discovers the machines are gone. There is a sign that says the machines cost too much to operate. They have been removed, and tenants can instead go to the laundromat around the corner to wash clothes.
  - a. Was the removal of the machines legal?
  
  
  
  
  
  
  
  
  
  
  - b. What should the landlord have done in this case?