

# NEW LANDLORD OBLIGATIONS IN DENVER AS OF JANUARY 1, 2022

The information provided in this handout does not, and is not intended to, constitute legal advice; instead, all information is for general informational purposes only. You should contact an attorney to obtain advice with respect to any particular legal matter. Last updated 1/21/2022.

## New leases

If a landlord is entering into a new rental agreement (“lease”) with a tenant for more than 30 days, they must:

1. Put the lease in writing
2. Provide the tenant with a signed copy of the lease before the tenant moves in (and within 7 days of both parties having signed the lease)
3. Provide the tenant with [this Tenant’s Rights & Resources guide](#)

## Demand for Rent

If a landlord serves a Demand for Rent to any tenant, they must also provide the tenant with [this Tenant’s Rights & Resources guide](#)

## Penalties for violation

If the landlord does not comply, the city of Denver may issue administrative citations up to \$999 per day of the violation.

Violations can be reported to the city of Denver. A tenant can fill out a [complaint](#) and email it to [licenses@denvergov.org](mailto:licenses@denvergov.org) or call 311.