



LAWS OF DELAWARE
VOLUME 85
CHAPTER 358
153rd GENERAL ASSEMBLY
FORMERLY
SENATE BILL NO. 235

AN ACT TO AMEND TITLE 25 OF THE DELAWARE CODE RELATING TO RENT INCREASES.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF DELAWARE:

Section 1. Amend § 7052, Title 25 of the Delaware Code by making deletions as shown by strike through and insertions as shown by underline as follows:

§ 7052. Rent justification; when §§ 7052A and 7052B of this title do not apply [For application of this section, see 79 Del. Laws, c. 304, § 7].

(a)(1) This section applies to rent increases for all single-year and for all multiple-year leases entered into or renewed upon expiration of a prior lease after November 30, 2013, if notice of a rent increase was provided before July 1, 2022.

(2) ~~This section also applies to a lease when notice of a rent increase is provided on or after July 1, 2027, if § 7052A of this title does not apply. [Repealed.]~~

Section 2. Amend § 7052A, Title 25 of the Delaware Code by making deletions as shown by strike through and insertions as shown by underline as follows:

§ 7052A. Rent increase; justified base rent increase calculations.

(a)(1) This section applies to a lease when notice of a rent increase is provided on or after July 1, 2022, until July 1, 2027. 2022.

(2) ~~Any of the following may continue beyond July 1, 2027:~~

~~a. A phased rent increase in effect under paragraph (d)(3) of this section.~~

~~b. An agreement under paragraph (b)(1)c. of this section. [Repealed.]~~

(3) ~~After July 1, 2027, this section continues to apply to rent increased under this section, including an additional rent increase under § 7052B of this title, until the end of the period for the rent increase. [Repealed.]~~

Approved July 23, 2026