Kansas Rent Increase Notice

Existing month-to-month residential tenancy

Fill out online

Notice and rental home

Notice date

Tenant names

Street address and unit

City, state, ZIP

Monthly rent change

Current monthly rent (USD)

New monthly rent (USD)

Monthly increase (USD)

Effective date

Beginning on the effective date shown above, the monthly rent will change from the current amount to the new amount. All other rental agreement terms remain unchanged. This notice does not terminate the tenancy or demand possession.

Payment and explanation

Payment instructions

Explanation (optional)

Landlord or authorized agent

Name

Email / phone

Mailing address

Landlord / agent signature

Keep a copy and record delivery.

Fill out online

Scan to open the Kansas notice online.

Kansas Rent Increase Guide

State rules, local requirements and practical examples

Reviewed November 13, 2026 | General information for landlords

Print only the pages you need
Print page 1 for the notice. Print pages 2-3 for this guide.

For an existing private residential tenancy. Fixed-term changes, assisted housing, mobile-home spaces and required local forms need a separate review. This guide explains selected rules; it is not a coverage determination or legal advice for a particular property.

Thirty days and the periodic rental date

Kansas §58-2570 provides for termination of a month-to-month tenancy by written notice at least 30 days before the periodic rental date specified in the notice. It also makes clear that a tenancy longer than a month does not become monthly merely because rent is paid in monthly installments. Read the agreement's own change and renewal provisions before proposing a new price.

The online planner uses 30 days and a full future rental cycle as a planning floor. The cited termination provision is not presented as a separate statute approving any rent increase. Where the agreement does not provide a clear change procedure, obtain the necessary agreement or advice rather than relying on a calculator alone.

[1] Kansas Statutes §58-2570 - periodic tenancy notice

Explain the proposed monthly obligation

Record the present amount and the proposed amount in dollars. Identify utility, parking or other changes separately; do not state all other terms remain unchanged if the proposal changes those responsibilities. Keep a copy of the lease provision on which you rely and any signed amendment.

Check whether the unit has a subsidy, affordability covenant or other program limitation. An ordinary monthly notice is not a substitute for the program's approval or required documents. Similarly, a rent proposal is different from nonrenewal or an eviction process.

[1] Kansas Statutes §58-2570 - periodic tenancy notice

Example: the fifteenth is the rental date

Assume a true monthly rental period begins on the fifteenth. Delivering a proposal on June 20 does not provide 30 days before July 15. Plan for a later eligible fifteenth and confirm the lease permits the change. A change from $1,100 to $1,155 is $55 or 5%; keep that calculation in the file so the new total cannot be confused with an added fee.

[1] Kansas Statutes §58-2570 - periodic tenancy notice

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Scan to return to the Kansas notice.

Read the full guide and official sources online

Records that make a disagreement easier to resolve

Keep the agreement, effective-date calculation, signed notice and evidence of delivery together. Note whether the tenant accepted a new agreement, requested clarification or disputed the change. If the payment system uses calendar months but the lease uses the fifteenth, reconcile that mismatch before sending the notice. Do not let software defaults silently shorten the tenant's contractual period.

[1] Kansas Statutes §58-2570 - periodic tenancy notice