

735 Riverside Drive

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**MISSISSIPPI HOME CORPORATION (MHC)**

**HOME INVESTMENT PARTNERSHIPS (HOME) PROGRAM**

**CARES ACT EVICTION MORATORIUM-**

**EVICTION PREVENTION FOR AT RISK TENANTS**

**PROGRAM BULLETIN** **#20-008**

TO: For Profit and Non-Profit Organizations, Developers and Other Interested Parties

FROM: MHC /Federal Programs

SUBJECT: CARES Act Eviction Moratorium-Eviction Prevention for At Risk Tenants

DATE: August 6, 2020

MHC is issuing Bulletin #20-008 to provide Landlords and Tenants tools to assist with the challenges being faced due to expiration of the Cares Act Temporary Eviction Moratorium. The primary federal eviction moratorium for HUD-assisted housing mandated by the CARES Act expired on July 24, 2020. This Act was passed into law on March 27, 2020 in response to the COVID-19 pandemic. The Temporary Eviction Moratorium Provision addressed the non-payment of rent for most federal housing programs.  In addition, the Act limited owners from filing new evictions for non-payment of rent during the 120-day moratorium period and prohibited landlords from charging any fees, penalties or other charges related to non-payment during the same period.

MHC strongly encourages all grantees and owners of HUD-assisted housing to work with tenants at-risk of eviction to negotiate rent repayment plansto help them stay housed. HUD provided the following tools to help grantees and project owners to help identify and engage at-risk tenants, as well as to inform and guide tenants seeking a rent repayment plan:1.Tools for Landlords with Tenants Impacted by COVID-19 and 2. Tenant Guidance: Rent Repayment Plans.

Property Management and Landlords should make every effort to circulate this information to tenants, post this information for public reviewing on development sites, websites, local news media and any other means of communication. These tools are available and may be downloaded from MHC’s website at www.mshomecorp.com/.

If you have questions or concerns, please contact lillie.naylor@mshc.com or derrick.lee@mshc.com at 601-718-4658 or 601-718-4642.