

UTAH ECONOMIC RESPONSE TASK FORCE



Utah Leads Together to Keep People in Their Homes

ON APRIL 1, 2020 GOVERNOR GARY HERBERT signed an executive order, “suspending certain statutes governing eviction proceedings.” This order provides protection to residential tenants most impacted by COVID-19 against eviction through May 15, 2020. Such time will allow those most affected by COVID-19 to obtain and utilize government and community resources to meet obligations.

Conditions of eligibility for eviction protection for residential tenants

- This executive order applies to residential renters only.
- Renter was current on rent as of March 31, 2020.
- Renter has tested positive for COVID-19 or suffered a loss of wages or job loss as a result of COVID-19 or has been subjected to a mandatory quarantine order by the Utah Department of Health.

Paying rent

- Those who are able to pay their rent now should do so.
- Those who cannot currently pay rent and are eligible for eviction protection should work with their landlord—as soon as possible—on a written agreement to pay April and May rent payments by May 15, 2020.
- Evictions for reasons not related to COVID-19 impacts are not affected.



Free Mediation

The Department of Workforce Services offers free mediation assistance to landlords and tenants when there is a dispute whether the tenant meets the criteria. If there is a dispute, please email mediationassistance@utah.gov with the following documentation:

- Documentation showing rent was current as of March 31, 2020
- And documentation of ONE of the following:
 - Job or wages lost due to COVID-19
 - Subjected to a mandatory quarantine order by the Utah Department of Health or local health department
 - Tested positive for COVID-19

**Must have required documentation before receiving mediation assistance.*

Utilizing the safety net

The CARES Act provides enhanced unemployment benefits, which can be accessed by applying at jobs.utah.gov. These resources will help affected workers to meet their obligations—including rent—through a period of economic hardship.

- **Increased Unemployment Compensation Benefits**
Provides most individuals an additional \$600 per week on top of traditional unemployment insurance benefits through July 31, 2020.
- **Pandemic Emergency Unemployment Compensation**
Provides an additional 13 weeks of emergency unemployment insurance for those who remain unemployed and have exhausted their traditional unemployment benefits.
- **Pandemic Unemployment Assistance**
Provides up to 39 weeks of unemployment insurance benefits to those not otherwise eligible, including the self-employed and those who have exhausted their regular and extended benefits.

If eligible for unemployment benefits, processing and payment may take 21-30 days. The first payment will include back payments from the time of job loss.

Renters should plan to make April and May rent payments by May 15.

Assistance with other expenses

- Food, medical and financial assistance: jobs.utah.gov
- United Way of Utah resource and service referrals: www.211utah.org
- HEAT Utility Assistance program: 866-205-4357
- REACH Utah Utility Assistance: 800-328-9272
- Utahns Against Hunger: 800-453-3663

Landlord assistance

Utah Community Action provides landlord/tenant mediation and can help work with landlords to develop a payment plan, establish a move out schedule and mediate evictions. Services can be accessed by calling 801-214-3109 or at www.utahca.org.

Legal help

The Utah State Courts' Self-Help Center (SHC) provides free legal help to people who do not have a lawyer. Services can be accessed at www.utcourts.gov/selfhelp/.



Together we win

The unprecedented challenges resulting from the spread of COVID-19 require each of us to do our part by acting responsibly to protect public health and to support each other. This includes meeting our obligations when possible and working in good faith to make alternate arrangements when it's not.

By utilizing the unemployment safety net and other resources, those who are most affected by COVID-19 can get back on their feet while also meeting their obligations—minimizing further economic disruption. Leaders from the finance, real estate and other community advocates have come together to signal support for those affected and work to help them, because Utah Leads Together.