



Mayor's Office of Housing & Community Development

San Francisco's Emergency Rental Assistance Program

March 23, 2022

CITY AND COUNTY OF
SAN FRANCISCO

MAYOR LONDON N. BREED

Committee Actions

7. Ordinance to Amend the Admin Code

- Revise the COVID-19 Rent Resolutions and Relief Fund
- Direct assistance to low-income tenants
- Grants to nonprofit CBOs to administer funds

8. Resolution to deploy funds

- Authorizes MOHCD to enter into grant agreements
- Grants to nonprofit CBOs to administer emergency rental assistance funds



SF Emergency Rental Assistance Program (ERAP)

Program Structure

- COVID-19 Legal Protections
- COVID-19 Emergency Rental Assistance
 - State Program
 - Local Program

Program Eligibility

- Annual household income at or below 80% Area Median Income (AMI)
- Experienced financial hardship during the pandemic (March 2020 – present)
- At risk of homelessness or housing instability



State Program

CA COVID-19 Rent Relief Program

- **18,500 applications submitted** since March 2021
- **9,230 households have received \$106M**
- All eligible tenant applications submitted by March 31 deadline will receive up to 18 months of assistance (per SB 115)
- Extensive outreach campaign



Local Program

SF Emergency Rental Assistance Program (ERAP)

- **3,000 households have received \$21M**
- Application period opened June 2021 and closed September 2021
- Application period to reopen when state program application period closes: April 1
- **SF ERAP is a safety net for the state program**
 - Tenants who need help covering post-April 2022 rent
 - Vulnerable tenants for whom state program's barriers are too high
 - Tenants in eviction court



Landscape of COVID-19 Tenant Protections

- **AB 832 “recovery period” expires April 1**
 - Courts will resume issuing eviction lawsuits and ordering lockouts, regardless of the status of rent relief applications
- **Local Ordinance No. 34-22 goes into effect April 1**
 - Nonpayment eviction moratorium for rent that comes due on or after 4/1 during the local state of emergency
 - No late fees, penalties or similar charges



SF ERAP Program

Program Design

- Low-Barrier
- Community-Based
- Culturally Responsive
- Practitioner-Informed
- Leverages Tenant Right to Counsel

Program Outcomes

- Stabilize households
- Stabilize communities
- Prevent foreclosures
- Accelerate recovery



- [Emergency Rental Assistance](#)
- [Eviction Protections](#)
- [Other Resources for Tenants and Landlords](#)

