



San Francisco's Emergency Rental Assistance Program

On May 28, San Francisco will launch its local emergency rental assistance program targeted to the most vulnerable households affected by the COVID-19 pandemic.

If you need help with rental assistance for the period **April 2020 to March 2021** please apply to the State's emergency rental assistance program at housingiskey.com. The State's program can provide up to twelve months of assistance.

The City's program will provide rental assistance for the period **April 2021 and the following months**. The City's program can provide up to three months' back rent and forward rent for a total of six months.

Am I eligible to apply?

In order to be eligible to apply you must:

Have qualified for unemployment benefits or experienced a reduction in household income, incurred significant costs, or experienced other financial hardship during or due directly or indirectly to the coronavirus pandemic; and

Demonstrate a risk of experiencing homelessness or housing instability, which may include:

- a past-due rent notice or eviction notice;
- unsafe or unhealthy living conditions; or
- any other evidence of such risk.

You must also have a household income at or below 80% of the Area Median Income (AMI). 80% AMI for an individual is \$102,450 or 80% AMI for a family of four is \$146,350. Those above these incomes will not be eligible for rental assistance through the city or state program. The City's program will be prioritizing applicants with significantly lower incomes and other vulnerability factors.

Where do I apply to the City's program?

On May 28 the City will begin accepting applications. We strongly encourage you to apply online on your own if you can. Visit sf.gov/renthelp for more information.

If you previously applied for assistance prior to May 2021, you must submit a new application because this is new funding. Please only submit one new application. If you submit multiple new applications, the review process will be slowed due to duplicate applications.

Where can I go to get help completing my application?

If you need help completing your application, please visit a community partner organization. **There are trained community organizations that can provide assistance** and you can find them either by calling 311 or online at www.sfadc.org.

If I meet all the eligibility criteria am I guaranteed rental assistance?

The City is committed to ensuring that as many residents who need assistance receive assistance. However, during application review we will prioritize applications from those who are especially vulnerable to being unhoused due to certain economic and social factors.

Frequently Asked Questions (FAQ)

Please visit <https://sf.gov/information/about-local-and-state-emergency-rental-assistance-programs> if you have further questions. FAQ materials can be viewed in English, Spanish, Chinese and Filipino.

KNOW YOUR RIGHTS

I could not pay rent between March 1–August 31, 2020

[SB-91](#) prohibits evictions for nonpayment of rent for these months. The landlord cannot evict, but can take the tenant to small claims court starting August 1, 2021 for any rent that is still unpaid. The City is working with Bay Area Legal Aid and other legal services organizations to help with COVID-19 rental debt matters in small claims court starting August 1.

SB-91 requires the tenant to provide landlord a signed [declaration](#) in response to a 15-day notice.

I cannot pay rent between September 1, 2020 and June 30, 2021

For rent due between September 2020–June 2021, [SB-91](#) prohibits evictions for nonpayment of rent until July 1, 2021, and allows the landlord to take the tenant to small claims court starting August 1, 2021 for any rent that is still unpaid. SB-91 requires the tenant to give the landlord signed [declaration](#)(s) in response to 15-day notice(s), AND by June 30, 2021 to pay at least 25% of the missed rent from September–June rents (can be lump-sum).

There are currently no eviction protections after June 30, 2021. However, City and State leaders are working on extending these protections.