

**THE CITY OF LOS ANGELES 2021 EMERGENCY RENTAL ASSISTANCE PROGRAM  
OPENS MARCH 30TH**

*to assist low-income renters who have been economically impacted by COVID-19*

**LOS ANGELES** – The City of Los Angeles’ Housing + Community Investment Department (**HCIDLA**) announced today that the City’s Emergency Rental Assistance Program (**ERAP**) will be accepting new applications **beginning at 8:00 AM on March 30th, and closing at 11:59 PM on April 30, 2021.**

**ABOUT**

The City of Los Angeles, in partnership with the federal government and the State of California, has created a new emergency rental assistance program to assist low-income renters who have been unable to pay their rent due to the COVID-19 pandemic.

The City’s 2021 **ERAP** is for LA renters and rental property owners, and will be administered by **HCIDLA**. The program is providing \$235,500,000 in federal and state emergency rental assistance funds to support low income households in paying rent arrears for renters impacted by the COVID-19 pandemic. The program is open to all low income renters **living in the City of Los Angeles**, regardless of immigration status.

**ELIGIBILITY**

Eligible tenants are those whose household income is at or below 50% of the area median income (AMI). Households must meet the following program requirements to qualify for renters assistance:

- 1)** Residents of the City of Los Angeles, regardless of immigration status.
- 2)** One or more adults within the household have experienced unemployment or a reduction in household income, incurred significant costs, or experienced other financial hardship due directly or indirectly to the COVID-19 pandemic;
- 3)** The household income is at or below 50% of the area median income (**AMI**). Priority will be given to households with incomes at or below 30% of AMI.

**2020 HUD Very Low Income Limits for Los Angeles (30%, 50% AMI)\***

	Family Size							
Income Level	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons
Extremely Low (30%)	\$23,700	\$27,050	\$30,450	\$33,800	\$36,550	\$39,250	\$41,950	\$44,650

Very Low (50%)	\$39,450	\$45,050	\$50,700	\$56,300	\$60,850	\$65,350	\$69,850	\$74,350
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Table: Qualifying Maximum Income Levels Based on Family Size

Income qualification for the Emergency Rental Assistance Subsidy Program: the combined household incomes of all adults (18 and over) must be 50% or less of the Area Median Income, adjusted for household size. [These figures](#) are defined by the U.S. Department of Housing and Urban Development. (Effective April 2020).

## APPLYING

**Option A:** A cooperative approach for tenants and landlords to participate in the COVID-19 Emergency Rent Relief Program together. Program payments will be made to landlords to reimburse 80% of eligible renters' unpaid rent accrued between April 1, 2020 and March 31, 2021, however, the landlord must agree to waive the remaining 20% of the unpaid rent for that same period of time.

**Option B:** Available to eligible renters after their landlords have declined to participate, payments will be limited to 25% of the unpaid rent that was accrued between April 1, 2020 and March 31, 2021, as well as financial assistance to pay 25% of up to three months' future rent from April - June 2021.

City of Los Angeles renters, and landlords applying on behalf of their tenants, are encouraged to apply online at the HCIDLA website ([hcidla.lacity.org](http://hcidla.lacity.org)). **The ERAP application for new applicants will be available starting:**

**March 30th at 8 AM through April 30th, 2021 at 11:59 PM**

A call center number will be announced to apply by phone (for persons with limited online access), **starting** March 30th through April 30th. TTY will also be available for persons with hearing or speech impairments. Applications and phone support will also be available in multiple languages.

## PROCESS

**MARCH 15 - The ERAP opens to waitlist applications.** Beginning March 15, renters who completed applications for the City's 2020 Emergency Rental Assistance Subsidy but did not receive rental assistance may update their applications to be reviewed for the 2021 ERAP.

**MARCH 30 - The ERAP will open for new applications at 8:00 AM at [hcidla.lacity.org](http://hcidla.lacity.org).** Applications received between March 30 and April 9 will be selected through a randomized process to determine the order of review. Applications received from April 10th through April 30 will be selected through a second randomized process. The last day to apply for the City's ERAP will be **April 30, 2021.**

**Priority will be given to tenants who earn less than 30% of the area median income and to households who have experienced long-term unemployment.**

Landlords can initiate applications for tenants in arrears. Assistance amounts will be based on the amount of back rent owed. Program funds will be paid directly to the tenant's landlord on behalf of the tenant, provided the landlord agrees to the program terms.

#### **ADDITIONAL INFORMATION**

Regardless of participation in any rental assistance program, **all** tenants impacted by COVID-19 are still protected by both city and state emergency renter protections currently in effect.

To verify that an address is in the City of Los Angeles, visit: [neighborhoodinfo.lacity.org](https://neighborhoodinfo.lacity.org)

The ERAP is for City of L.A. residents only. Tenants who live in the greater LA County area (87 cities), but do not live in the City of L.A., can apply for rental assistance with the State of California at: [housingiskey.com](https://housingiskey.com).

For more information and "Frequently Asked Questions" about the program, please visit [hcidla.lacity.org](https://hcidla.lacity.org).

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