

INFORMATION FOR TENANTS



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ST. JOSEPH COUNTY

COVID-19 EMERGENCY RENTAL ASSISTANCE PROGRAM

St. Joseph County's Emergency Rental Assistance (ERA) is designed to decrease evictions, increase housing stability, and prevent homelessness by helping tenants whose income has been negatively impacted by COVID-19 with rent and utility payments.

ERA can provide eligible tenants with up to twelve (12) months of rental assistance. Utility assistance may also be provided to qualifying applicants for past due utilities (electric, gas, water, sewer, and trash) and home energy (fuel oil, wood, coal, pellets, and propane) expenses.

What should I do now?

STEP 1 – Speak to your landlord and let them know you intend to apply

STEP 2 – Review the ERA FAQ and Assistance Examples

STEP 3 – Go to sjcindiana.com to locate a Partner Agency near you

A Tenant Should Know:

- You must be a resident of St. Joseph County.
- Up to twelve months of rent and utility assistance may be provided (including past due balances accrued after April 1, 2020)
- The full amount of monthly rent may be paid up to the published limits
- ERA will pay the lower of either the amount of the lease OR the published rental amount
- Past due utilities and/or home energy expenses may be paid in full for balances accumulated after April 1, 2020 through the date of application
- Any un-paid rent, including deposits, is the responsibility of the tenant
- Any un-paid utility and/or home energy obligation, including disconnect or reconnect, is the responsibility of the tenant
- Utility and/or home energy assistance may not be provided for costs included in the lease
- A landlord's refusal to participate in ERA will not prevent a tenant from participating
- A utility and/or home energy provider's refusal to participate in ERA will not prevent a tenant from participating in the program

To participate in the program, a tenant should:

- Go to sjcindiana.com to locate a Partner Agency near you
- Apply using an email address that the tenant can access easily and frequently
- Check your email often after applying and respond to requests as quickly as you are able
- Work with ERA Staff & Partner Agencies to provide requested documentation and proof of income and COVID-19 impact

Please Note: Submission of an Application does not guarantee approval; applications will be approved based upon eligibility criteria in the enabling statute. The program will be administered in a manner that treats all applicants equally regardless of race, color, national origin, sex, familial status, age, and disability, and in a manner compliant with federal, state, and local laws. This project is being supported, in whole or in part, by CFDA 21.023 awarded to St. Joseph County, Indiana by the U.S. Department of the Treasury.