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June 24, 2020

WHEREAS, on June 17, 2020, City Council was briefed on the Coronavirus Aid, Relief and Economic Security Act (CARES) funds to facilitate assistance to eligible communities and households economically impacted by COVID-19; and

WHEREAS, on April 22, 2020, City Council authorized the City Manager to spend funds in compliance with the CARES Act and in accordance with guidance from the U.S. Department of Treasury for the Coronavirus Relief Fund; take all necessary actions to apply for and receive funds for which the City is eligible from state and federal sources; transfer appropriations, expenses, or cash between funds established for COVID-19 response; and execute any grant agreements necessary to receive COVID-19 funding from federal and state sources by Resolution No. 20-0644.

WHEREAS, the City desires to assist low- and moderate-income tenants at or below 80 percent Area Median Income (AMI) in need of rental assistance due to COVID-19.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Council authorizes the **(1)** adoption of an emergency Short-Term Rental Assistance Program (Program) as described in **Exhibit A** due to Novel Coronavirus (COVID-19) to provide up to two months of rental assistance payments for low- and moderate-income persons at or below 80 percent AMI; and **(2)** execution of all documents and agreements necessary to implement the programs, including but not limited to agreement(s) to administer the programs through an open application process, approved as to form by the City Attorney.

SECTION 2. That the City Manager is authorized to execute all documents and agreements necessary to implement the Program, including but not limited to agreement(s) to administer the program, approved as to form by the City Attorney.

SECTION 3. That the funding for the Program was authorized by City Council on April 22, 2020 through the CARES Act and in accordance with guidance from the U.S. Department of Treasury for the Coronavirus Relief Fund. On June 17, 2020 further allocations of the funding were briefed to City Council.

SECTION 4. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.



Short-Term Rental Assistance Program Statement

Description

Short-term rental assistance to help persons/households who are at-risk of homelessness regain stability in permanent housing. Assistance will be provided for up to 2 months.

This program may also utilize partnerships through an open application process for program administration throughout the city limits of Dallas to reach more eligible participants.

Eligible Participants

Residents of the City of Dallas, with incomes at or below 80% of the area median income, whose income was adversely affected by COVID-19. Participants must provide documentation of the impact of COV-19 to their circumstance, including but not limited to the following:

- proof of job/income loss, temporary or permanent
- reduction in work hours/income
- increased healthcare or household expenses that attributed to insufficiency of rent payments (i.e. increased child-care expenses due to school closures)

Participants must complete an application for assistance and provide proof of household composition and income. Copy of current lease or mortgage statement must also be provided.

(Participants must not have been in default on rent payments prior to the Novel Coronavirus (COVID-19) public health pandemic).

Ineligible Participants

- Public Housing/Housing Choice Voucher/Project Based Voucher Program Participants – however will be referred to DHA for assistance.
- Applicants already receiving rental assistance funded by the CARES Act through another agency.
- Tenants who are occupying units owned by an immediate family member.

Eligible Uses

Rental assistance must be used for rent payments. Funding can be used to pay for all or part of eligible expenses.

Eligible Properties

Residential properties, publicly or privately-owned, located within Dallas City limits.

Assistance

Up to \$1,500/month per unit with maximum 2-month total assistance provided per household to be used towards arrears amount or future delinquency (qualifying arrears

must not have occurred prior to March 2020); funds will be issued in the form of a grant with no repayment obligation or affordability period requirement. Funds will be paid directly to landlord on behalf of the beneficiary household.

Funding

Various funding types may be used under this program and must follow the requirements of the funding types.

This program statement may be amended by the City Manager or designee to include amendments as appropriate to meet funding requirements.