

LA COUNTY EVICTION MORATORIUM TENANT BILL OF RIGHTS



LA County Board of Supervisors enacted a temporary eviction moratorium for LA County. These protections went into effect March 4, 2020 and will continue until September 30, 2020, and may be extended upon review of the Board on a month-to-month basis. As a residential or commercial tenant in LA County, you have the following rights:

THE RIGHT TO DELAY PAYING YOUR RENT IF YOU HAVE BEEN FINANCIALLY IMPACTED BY COVID-19 OR PAY PARTIAL RENT, WITHOUT FEAR OF BEING EVICTED



THE RIGHT TO A 12-MONTH DEFERMENT PERIOD AFTER THE MORATORIUM ENDS TO PAY BACK ANY RENT OWED Tenants are required to pay any current rent due once the moratorium ends. **NOTE:** commercial tenants with 10 or more employees will have six (6) months to pay back any unpaid rent in equal payments, unless other agreements were made with the property owner.

THE RIGHT TO NOT BE CHARGED LATE FEES OR INTEREST ON UNPAID RENT DURING THE MORATORIUM PERIOD

Landlords are prohibited from charging late fees and interest for any rent unpaid during the moratorium period OR evict for nonpayment of these charges after the moratorium period ends.



THE RIGHT TO PROVIDE A SELF-CERTIFICATION TO YOUR LANDLORD AS PROOF OF YOUR INABILITY TO PAY RENT DUE TO COVID-19

Landlords are required to accept a self-certification. Your notice does not need to be in writing, however, DCBA recommends you do so and retain a copy for your records. **NOTE:** Commercial tenants with more than 9 employees must also provide written documentation to support their claim.

THE RIGHT TO NO RENT INCREASES DURING THE MORATORIUM PERIOD if you live in unincorporated Los Angeles County and are subject to the Rent Stabilization Ordinance or Mobilehome Rent Stabilization Ordinance, you are protected from rent increases during the moratorium period.



THE RIGHT TO BE FREE FROM HARASSMENT OR RETALIATION for exercising your rights as a tenant, regardless of your immigration status.

THE RIGHT TO ASSISTANCE if you believe that your rights have been violated, you can contact DCBA.



IF YOU HAVE ADDITIONAL QUESTIONS CONTACT US AT:

(833) 223-7368 or by email at rent@dcba.lacounty.gov

Message us @LACountyDCBA on Twitter, Facebook, and Instagram

LEARN MORE AT RENT.LACOUNTY.GOV