



Illinois Department of Housing, State Supreme Court Collaborate on Rental Assistance \$\$\$

Jerry Cavanaugh
CBAI General Counsel

On September 14, 2021, the Illinois Supreme Court announced a new program in coordination with the Illinois Department of Housing ("Department") to provide financial assistance to individuals who are in court facing eviction ("the Program"). The Program begins immediately (September 15, according to the announcement). The Department will initially allocate \$60 million to establish the program, which will exclude Cook County eviction cases because Cook County has a separate program beginning in early October with federal funding. Only tenants who are already in court facing eviction are eligible for the Program's assistance.

Tenants /Defendants who qualify may be eligible for up to 12 months of past due rent and three months of future rent "to prevent eviction and homelessness," according to the Supreme Court's announcement.

Landlords suing for eviction that will receive payment under the Program and/or other rental assistance programs that fund rent payments for past due tenants "agree not to evict the tenant for nonpayment of the rent that is repaid."

Any future summons served upon a tenant for eviction must be accompanied by a copy of a notice to the tenant advising her/him of possible assistance under the Program, while requiring the tenant to supply the following: government-issued photo ID; proof of address; proof of household income; proof of public assistance (if applicable); amount of past due rent; eviction court papers (i.e., Complaint or Summons) and a valid e-mail address. The notice must also include the toll-free number which can be called by a tenant/Defendant who might have questions.

Feel free to contact General Counsel [Jerry Cavanaugh](#) or CBAI Paralegal [Levette Shade](#) if you want any additional information.