

RENTAL RELIEF FRAMEWORK **GUIDE FOR TENANTS**



Prior to the issuance of IRAS notice of cash grant: *Share information with your landlord*

- If you know you are eligible for the rental waivers*, share the proof (e.g. financial statements for the relevant period) with your landlord.
- Moratorium is in place for tenant-occupiers. If you are a tenant-occupier and cannot pay rent, your landlord cannot take enforcement action against you, e.g. terminating the lease, eviction.

**If you are ineligible for the rental waivers, but choose not to pay your rent, you will be required to comply with the terms in the contract, e.g. paying accrued rent plus any applicable interest and charges.*



From August 2020: IRAS issues notices to property owners

IRAS will start issuing notices of cash grant to qualifying property owners.

Once your property owner receives IRAS notice: *Rent is waived*

- **The applicable rent and any interest payable on it is waived.* You do not need to do anything.**
- Your landlord should serve a copy of the notice on you (in person, via registered post or email) within 4 working days of them receiving it.
- If you already paid rent, your landlord should apply the waivers to the next immediate month(s). If that is not possible, you may ask for a refund.
- Your landlord has the right to ask you in writing to show proof of your eligibility. You should do so within 5 working days of their request.
- The moratorium ends for tenant-occupiers, unless you have filed a Notification for Relief (in which case the moratorium will end on 19 October 2020).

**The amount waived will exclude maintenance and service fees payable to the landlord during the rental relief period. Your landlord may also offset any amounts (payments, reductions of amounts due under the lease agreement) provided from 1 February 2020 as relief, as well as any passing down of Property Tax Rebate for Year 2020 in respect of the property.*

Within 10 working days of landlord receiving IRAS notice: *Landlord may apply for assessment*

The property owner and any intermediary landlords may apply:

- For an independent assessment of the tenant-occupier's eligibility for the rental waivers
- To provide half the Additional Rental Relief, on the basis of financial hardship

During/after the Application process, you may have to:

- Provide documentation to the Assessor to prove your eligibility
- Repay the amounts waived and/or pay a larger share, if the Application(s) are successful



From 21 August – 21 October 2020: *Apply to IRAS if no notice received*

- If you are eligible for the rental relief and you and your landlord have not received the IRAS notice, either of you can make an application at www.go.gov.sg/governmentcashgrant.



Before 19 October 2020: *Inform your landlord if you are taking up repayment scheme*

- If you qualify for Additional Rental Relief and wish to take up the repayment scheme for rental arrears, you must inform your landlord in writing.



By 1 November 2020: *Pay first instalment*

- If you are on the repayment scheme, you must pay the first instalment.