

## **Emergency Rental Assistance Program Rolls Out Across Pennsylvania Counties**

This week, the [Pennsylvania Department of Human Services](#) rolled out the Emergency Rental Assistance Program [approved under Act 1 of 2021](#). Funding for ERAP was provided by the second federal stimulus bill approved by Congress in late December.

The purpose of ERAP is to provide assistance to renters, landlords and utility providers who have been affected by the pandemic and economic insecurity. Under the program guidelines, eligible households may apply for assistance, with funding paid directly to the landlord or utility provider.

Pennsylvania DHS is administering the ERAP for those counties with a population of less than 200,000, while counties and cities with a population of 200,000 or more are administering their own programs with direct funding from the U.S. Treasury. It is expected that all 67 county programs will be up and running in the next few weeks.

Visit the [PAR COVID-19 resources page](#) for additional information and links to DHS and individual counties.

## **Private Roadway Maintenance Agreements Legislation Introduced**

[House Bill 523](#) (Day, R-Lehigh) has been introduced and referred to the House Transportation Committee. The bill would establish statutory provisions regarding the maintenance of private roadways for situations when a private agreement isn't in place. The legislation is necessary because banking regulations now prohibit federally-backed mortgages on properties accessed by private roads unless enforceable provisions are established, either private or statutory, for maintenance of the shared roadway.

PAR strongly supports the legislation. We are working closely with Rep. Day to advance the bill and advocating for its enactment.

## **First-time Homebuyer Savings Account Bill Introduced in House**

Both the Pennsylvania House and Senate have now put forth versions of the First-Time Homebuyer Savings Account bill. Sen. Bob Mensch (R-Montgomery) introduced [Senate Bill 157](#) earlier this year and the bill is currently in the Senate Urban Affairs and Housing Committee.

In the House, Reps. Rosemary Brown (R-Monroe) and Ryan Bizzarro (D-Erie) introduced [House Bill 730](#) earlier this week, and the legislation was referred to the House Urban Affairs Committee.

Both SB157 and HB730 would create a First-Time Homebuyer Savings Account program in Pennsylvania. If enacted, this program would allow first-time homebuyers to deposit money into a savings account, where it goes for the exclusive purpose of purchasing a first home, and the money can be deducted from their state income tax.

PAR strongly supports both bills and will continue to work closely with Sen. Mensch and Reps. Brown and Bizzarro.

## **Legislation Tracking**

To see a list of the state legislation the association is currently monitoring, visit [PARealtors.org](#).