



# Sample Rent Repayment Pledge

---

## *Rent Repayment*

Supportive housing tenants may require assistance with rent payment. Property managers may want to consider offering this assistance in the form of a payment pledge — a tenant's commitment to make a series of rent or debt payments (e.g. unit damage beyond normal wear and tear, attorney's fees and court costs). Payment plans offer the tenant an opportunity to avoid legal action by consenting to pay a portion of past-due rent each month until fully repaid. Payment plans are sometimes offered in conjunction with money management to prevent eviction for tenants with histories of non-payment. Only the authorized manager should be authorized to approve or deny proposed payment pledges.

When a tenant is out of compliance with the terms of the payment pledge, the manager should send the tenant a final notice of late rent, before initiating legal action to terminate tenancy. The notice should remind the tenant that he/she is in default on the payment plan, and that property management will legally terminate tenancy if the default is not resolved promptly.

Regardless of the terms of the payment pledge policy, the manager should consistently follow the policy in compliance with fair housing regulations, the rental agreement or legal agreement

The property manager should send copies of payment pledges to the designated support services staff. Support services should help the tenant comply with the terms of the payment pledge or other stipulated agreement.



## *Sample Past-due Rent Repayment Pledge*

I, \_\_\_\_\_ (tenant's name), agree to the following payment schedule to ensure payment of my delinquent rent.

The total delinquent rent due is \$\_\_\_\_\_. The payment schedule is as follows:

Date Due	Amount Due

I further understand that the above-listed payments are in **addition** to my regular monthly rent payment of \$\_\_\_\_\_.

If any single payment stated above is late, all unpaid sums shall immediately become due and payable.

This document has been read to me and I fully understand my obligations.

Recommended by: \_\_\_\_\_  
Support Staff signature Date

Accepted by: \_\_\_\_\_  
Tenant signature Date

Approved by: \_\_\_\_\_  
Property Manager signature Date

Cc: Support Services Supervisor  
Tenant file