

SHUTDOWN-AFFECTED EMPLOYEE GUIDANCE

If you are a federal employee temporarily not working due to the government shutdown, you have specific rights.

Mortgage Rights

- **No Foreclosure:** If you can't pay your mortgage due to the shutdown, a foreclosure sale (including sales by a homeowners association) cannot be started against you during the shutdown and for *90 days* after it ends.
- **Damages:** If a foreclosure sale begins during this period, you may be entitled to damages.

Renting a Home

- **Eviction Notice:** If you receive a notice to vacate during the shutdown, you have the right to request to stay in the property until *30 days* after the shutdown ends.
 - This request must be made in writing, and you must provide proof of your employment.
 - After the 30-day period, the landlord can ask the court to enforce the notice to vacate.
- **Rent Payment:** If you can't pay your rent due to the shutdown, you must pay the outstanding rent within *30 days* of the shutdown ending.
- **No Penalties for Unpaid Rent:**
 - Your landlord *cannot* terminate your lease for unpaid rent if it's due to the shutdown.
 - Your landlord *cannot* charge you late fees if you're unable to pay your rent.
- **Protection Against Landlord Retaliation:** Your landlord cannot punish you for using your rights during the shutdown. They are specifically prohibited from:
 - Retaliating against you.
 - Raising your rent.
 - Cutting essential services.
 - Ending your lease or refusing to renew it.

Vehicle Repossession

- **No Repossession:** Your vehicle cannot be repossessed during the shutdown and for *30 days* after the shutdown ends.
- **Damages:** If repossession occurs during this time period, you may be entitled to damages.

Unemployment

- **Eligibility:** You may be eligible for unemployment benefits. You can apply at nui.nv.gov.
- **Information and Requirements:** Find guidance from DETR through bit.ly/detrshutdown.
- **Repayment:** Once the federal government authorizes backpay, you will be required to *repay* any unemployment benefits received during the shutdown.

For up-to-date info and other resources, scan the QR code or visit www.lacsn.org/shutdown



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