



**CCH Continuum of Care Landlord Obligations & Prohibited Lease Provisions Form (2017)**  
(For further clarification please see the CCH HAP Contract Parts A, B, C)

As the landlord, I understand and agree that I am responsible for:

- Enforcing the terms of the lease and for all property management issues which may arise with the unit.
- Maintaining the unit in accordance with Housing Quality Standards.
- Leasing the unit only to the approved tenant and family members.
- Ensuring that the contract rent and security deposit does not exceed private market practice.
- Notifying CCH immediately when a family vacates the premises, abandons the unit, dies, or is no longer residing in the unit.
- Providing CCH with copies of any notices or evictions served to the tenant.
- Providing a 60-day written notice of a rent increase to the tenant and CCH.

As the landlord, I understand and agree that I cannot:

- Make a side agreement with the tenant for additional rent monies nor charge/accept any additional rent from the tenant beyond the contract rent.
- Evict the tenant for nonpayment of the Housing Assistance Payment while the CCH HAP Contract is active.
- Have the following six prohibited provisions or clauses in the rental lease;
  - Waiver of Legal Notice
  - Waiver of Legal Proceedings
  - Confession of Judgment
  - Exculpatory Clauses (Excusing Landlords from Responsibility)
  - Tenant Chargeable with Cost of Legal Actions Regardless of Outcome of Lawsuit
  - Rent Increases Before the Term of the Lease Has Expired

As the landlord, I understand and agree that

- I am not the parent, child, grandparent, grandchild, sister, or brother of the family renting my unit.
- CCH is not liable for any damages that might occur at or in the leased unit.
- The initial Housing Assistance Payment may be late, and thereafter, will be paid at the beginning of each month.
- Late fees cannot be charged if the Housing Assistance Payment is paid after the 5<sup>th</sup> day of the month.

My signature below signifies that I agree to the above and have signed the CCH HAP Contract Parts A, B, C.

\_\_\_\_\_  
Owner/Agent Signature

\_\_\_\_\_  
Date