

Important! Landlords: do not make any changes to this form! Fill out page 1 completely and correctly with all the information that you know. Send the completed form to the tenant **and** email a copy to the Dispute Resolution Center and Housing Justice Project in the county where your property is located (see page 2).



Behind on rent? Here is a chance to resolve the dispute with your landlord

Superior Court Eviction Resolution Program (ERP)

Respond by (date): _____!
(14 days after notice given to tenant)

To:

Tenant Name:	
Property Address:	
Tenant's Phone:	Tenant's Email:

From:

Landlord's Name:	
Landlord's service address:	
Landlord's Phone:	Landlord's Email:
Landlord's Lawyer (if any) Name:	
Lawyer's Address:	
Lawyer's Phone:	Lawyer's Email:



Your landlord is asking you to take part in the Eviction Resolution Program

What is the Eviction Resolution Program (ERP)?

Your county's Superior Court uses this program. ERP requires landlords to try to reach agreements with tenants about unpaid rent before they can ask for eviction in court.

If you participate in the ERP, your landlord must meet with you and a specialist from your local **Dispute Resolution Center (DRC)**. If that solves the problem, great! If not, the DRC will offer free mediation. Mediation is voluntary – it only happens if both sides agree to do it.

You have the right to a **payment plan** that works for you. You can get help from a free lawyer if you are not sure what to do. (See page 2.)

Why should I participate now?

Failure to respond to this notice within 14 days may result in the filing of a summons and complaint for an unlawful detainer action with the court.






Do not wait! You can get help.

- Rent assistance
- Free mediation
- Free legal help

What is mediation? It is when a trained person (a mediator) helps you solve a problem or reach an agreement with someone else. You can ask for mediation at your local **Dispute Resolution Center**. Mediators are impartial and help all participants reach resolution.

Get help now! Contact these free resources in your county.

 Rent Assistance	Community Action of Skagit County	Any Skagit County Resident By Phone: 360-416-7588 Monday, 8:30am-12:30pm Online: Add your name to an appointment waitlist: communityactionskagit.org/eviction-prevention/
	CCS Farmworker Center	Indigenous and Latino Farmworkers By Phone: (360) 424-8655, Monday – Friday 8:30am – 4:30pm
	Housing Authority of Skagit County	Section 8 Voucher Holders & Housing Authority Tenants By Phone (English): 360-428-1959 ext. 202 By Phone (Spanish): 360-428-1959 ext. 200 Monday-Friday, 8:00am-4:30pm
	Northwest Youth Services	Young Adults Ages 18-24 By Phone: 360-336-1988
 Dispute Resolution Centers	Volunteers of America of Western Washington	
 Lawyers	Statewide Eviction Defense Screening Line and Local Housing Justice Projects (HJP)	
	Statewide Eviction Defense Screening	Phone at 855-657-8387 Apply Online at https:// nwjustice.org/apply-online
	Skagit Legal Aid	Phone at (360) 230-8100, Skagit County Housing Justice Project Apply Online at https:// nwjustice.org/apply-online



Free interpreter services are available at all these programs

Get this form in Spanish, Chinese, Vietnamese, Korean, Russian, or Tagalog at www.courts.wa.gov/ERPTranslations. The Washington state office of the attorney general has this notice in multiple languages on its website. You will also find information there on how to find a lawyer or advocate at low or no cost and any available resources to help you pay your rent. Alternatively, you may find additional information to help you at <http://www.washingtonlawhelp.org>.

**I want to take part in in the Eviction Resolution Program.
What do I do now?**

You can start the process by doing one of these things:

- Contact the Dispute Resolution Center in your county.
- Fill out and return this form to your landlord at the address on page 1. Keep a copy.

You can also get a lawyer, whether or not you participate in the Eviction Resolution Program (ERP).

<input checked="" type="checkbox"/> Yes, I want help resolving my unpaid rent. Contact me at:	
Tenant's Name:	
Tenant's Address:	
Tenant's Phone:	Tenant's Email: