

HOUSE No.

The Commonwealth of Massachusetts

PRESENTED BY:

James K. Hawkins

To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:

The undersigned legislators and/or citizens respectfully petition for the adoption of the accompanying bill:

An Act to provide relief and promote fiscal stability.

PETITION OF:

NAME:	DISTRICT/ADDRESS:	DATE ADDED:
<i>James K. Hawkins</i>	<i>2nd Bristol</i>	<i>5/5/2020</i>
<i>Lindsay N. Sabadosa</i>	<i>1st Hampshire</i>	<i>5/5/2020</i>
<i>Aaron Vega</i>	<i>5th Hampden</i>	<i>5/8/2020</i>
<i>Maria Duaine Robinson</i>	<i>6th Middlesex</i>	<i>5/6/2020</i>
<i>José F. Tosado</i>	<i>9th Hampden</i>	<i>5/6/2020</i>
<i>Steven S. Howitt</i>	<i>4th Bristol</i>	<i>5/9/2020</i>
<i>Carmine Lawrence Gentile</i>	<i>13th Middlesex</i>	<i>5/10/2020</i>
<i>Kay Khan</i>	<i>11th Middlesex</i>	<i>5/11/2020</i>
<i>Brian M. Ashe</i>	<i>2nd Hampden</i>	<i>5/11/2020</i>
<i>Christina A. Minicucci</i>	<i>14th Essex</i>	<i>5/11/2020</i>

HOUSE No.

By Mr. Hawkins of Attleboro, a petition (subject to Joint Rule 12) of James K. Hawkins and others relative to certain financial obligations and forbearance for the duration of the COVID-19 outbreak. Financial Services.

The Commonwealth of Massachusetts

**In the One Hundred and Ninety-First General Court
(2019-2020)**

An Act to provide relief and promote fiscal stability.

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:

1 SECTION 1. Notwithstanding any law, rule, or regulation, mortgages of residential and
2 commercial property, inclusive of non profit organizations, which provides rental income that in
3 whole or in part supports that payment of mortgage obligations shall provide forbearance relative
4 to such obligations for the duration of the outbreak of the 2019 novel coronavirus, also known as
5 COVID-19, and the governor’s March 10, 2020 declaration of a state of emergency plus thirty
6 days after the conclusion of the governor’s March 10, 2020 declaration of a state of emergency,
7 if and to the extent the provisions of this act are met.

8 SECTION 2. In order to be eligible for the forbearance prescribed in section 1, a
9 mortgagor shall demonstrate that rental income from the property secured by the subject
10 mortgage has not been received as a result of the public health emergency caused by the COVID-
11 19 virus. Said demonstration shall be in a written affidavit which shall attest, under the pains and
12 penalties of perjury, to the amount of rent required by an existing lease or other rental agreement,

13 and any amounts received and/or projected to be received during the period for which
14 forbearance is being sought. A copy of such lease or agreement shall be attached to said
15 affidavit.

16 SECTION 3. Any forbearance provided pursuant to this act shall not, give rise to a
17 subsequent assessment of interest, penalties, or other similar assessments, and shall not be
18 subject to state taxation.

19 SECTION 4. The commissioner of banks to the extent feasible and practicable in
20 facilitating the timely implementation of this act, may develop and promulgate standardized
21 forms for the written documentation required in section 2; provided, however, that the absence of
22 such forms shall not render the provisions of this act inoperable.

23 SECTION 5. The provisions of this act shall expire, unless otherwise extended, modified,
24 or terminated, 30 days following the expiration of the governor's March 10, 2020 declaration of
25 a state of emergency or any extension thereof.