

UNITED STATES DISTRICT COURT
DISTRICT OF PUERTO RICO

IN RE:

CORONA VIRUS (COVID19) PUBLIC
EMERGENCY

Misc. No. 20-0088 (GAG)

**AMENDED STANDING ORDER STAYING FEDERALLY GUARANTEED
MORTGAGE EVICTION AND FORECLOSURE CASES UNTIL JULY 30, 2021**

On May 4, 2021, the Court issued a *Standing Order Staying Federally Guaranteed Mortgage Eviction and Foreclosure Cases Until June 30, 2021*, Misc. No. 20-088 (GAG) (Docket No. 34), staying all federally-guaranteed mortgage eviction and foreclosure cases before United States District Court of Puerto Rico until June 30, 2021. The Order also denied without prejudice all filed and pending motions in said foreclosure cases.

Consistent with the renewed moratorium on evictions and foreclosures issued by the United States Department of Housing and Urban Development (“HUD”),¹ the Federal Housing Finance Agency (“FHFA”),² the United States Department of Agriculture (“USDA”),³ and the Center for Disease Control and Prevention (“CDC”),⁴ and to ensure that no persons are evicted during this ongoing worldwide crisis, all federally-guaranteed mortgage eviction and foreclosure cases before United States District Court of Puerto Rico will continue to be **STAYED** until **July 30, 2021**. All motions filed and pending judicial action in said foreclosure cases are denied without prejudice at this time. This stay order **does not** apply to vacant or abandoned properties and shall be reviewed on a case by case basis.

As to the remaining eviction and foreclosure cases before United States District Court of Puerto Rico, the presiding judge in each case shall determine the appropriate course of action.

¹ See Extension of the Foreclosure and Eviction Moratorium in Connection with the Presidentially Declared COVID-19 National Emergency, Further Expansions of the COVID-19 Forbearance and the COVID-19 Home Equity Conversion Mortgage (HECM) Extensions, and Establishment of the COVID-19 Advance Loan Modification (COVID-19 ALM) (HUD Mortgage Letter 2021-15 of June 25, 2021), https://www.hud.gov/press/press_releases_media_advisories/HUD_No_21_108.

² See FHFA Extends COVID19 Foreclosure and REO Eviction Moratoriums (June 24, 2021), <https://www.fhfa.gov/Media/PublicAffairs/Pages/FHFA-Extends-COVID-19-Foreclosure-and-REO-Eviction-Moratoriums.aspx>.

³ See Biden-Harris Administration Extends Foreclosure Moratorium to Provide Relief to Homeowners (June 24, 2021), <https://www.usda.gov/media/press-releases/2021/06/24/biden-harris-administration-extends-foreclosure-moratorium-provide>.

⁴ See Media Statement from CDC Director Rochelle P. Walensky, MD, MPH, on Extending the Eviction Moratorium for 30 days (June 24, 2021), <https://www.cdc.gov/media/releases/2021/s0624-eviction-moratorium.html>.

In Re. Corona Virus (COVID19) Public Emergency
Page - 2

The stay will be automatically **renewed**, as long as the federal government continues to extend its foreclosure and eviction moratorium.

IT IS SO ORDERED.

In San Juan, Puerto Rico, this June 29, 2021.

A handwritten signature in blue ink, appearing to read "Gustavo A. Gelpí", written over a horizontal line.

Gustavo A. Gelpí
Chief, US District Judge