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Title:	Rules and Forms | Unlawful Detainer: Forms to Reflect Existing Law and Implement Senate Bill 1017 and Assembly Bill 1726 (Action Required)		
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9/19/2023	1	Judicial Council	approved	Pass

Title

Rules and Forms | Unlawful Detainer: Forms to Reflect Existing Law and Implement Senate Bill 1017 and Assembly Bill 1726 (Action Required)

Summary

The Civil and Small Claims Advisory Committee recommends the approval of one and revision of five unlawful detainer forms. These new and revised forms (1) implement a new law creating a new procedure for partial evictions, (2) implement a new law providing additional time for certain defendants to respond to a summons for unlawful detainer, and (3) update the forms to reflect current law regarding COVID-19 rental protections.

Recommendation

The Civil and Small Claims Advisory Committee recommends that the Judicial Council, effective January 1, 2024:

1. Approve *Judgment--Unlawful Detainer Partial Eviction Attachment* (form UD-110P) for use when a partial eviction is ordered under new Code of Civil Procedure section 1174.27;
2. Revise *Summons--Eviction* (form SUM-130) to reference the additional time that somebody served through the Secretary of State's address confidentiality program has to respond to a summons;
3. Revise *Plaintiff's Mandatory Cover Sheet and Supplemental Allegations--Unlawful Detainer* (form UD-101) and *Answer--Unlawful Detainer* (form UD-105) to remove COVID-19 tenant protections that no longer apply, update other defenses, and make non-substantive formatting changes; and
4. Revise *Judgment--Unlawful Detainer* (form UD-110) and revise, retitle, and renumber *Judgment--Unlawful Detainer Attachment* (form UD-110S) to *Judgment--Unlawful Detainer Habitable Premises Attachment* (form UD-110H) to reflect the new partial eviction procedure and new form UD-110P and to make non-substantive formatting changes.