

Dear Stewart Partners,

We wish all of you a happy and healthy 2022! The start of the new year has brought with it increased COVID infections around New England and the country. This rise has caused some government offices to implement new rules and guidelines about in-person access and virtual operations. As we learn of changes that may impact you and your business, we'll include them in our mid-week update.

In this week's update, you will find information released by the Probate Court relative to requesting that a scheduled in-person event be converted to a virtual event. Also, as has been reported in the news, the City of Boston is implementing a new vaccine mandate for access to certain venues, beginning January 15, 2022. For details on the new requirements, check out the link below. Additionally, for those of you whose practice involves landlord/tenant representation, new regulations on emergency rental aid have been implemented as of January 1. On the title education front, we want to alert you to two upcoming webinars on the new 2021 ALTA owner and loan policies that our local underwriting team is hosting. Registration links are included below.

- *Probate Courts Offers Form Motion to Request Virtual Hearings*

The Probate Court has added a new form for parties to request that an in-person hearing be converted to a virtual event. The form is called an "Assented to Motion for All Parties to Appear Remotely." This form is to be used when the request is assented to by all the parties and will be reviewed administratively. For more information, see Probate and Family Court Standing Order 1-2022 here: <https://www.mass.gov/doc/probate-and-family-court-standing-order-1-2022/download>

To access a copy of this form, follow this link: <https://www.mass.gov/doc/assented-to-motion-for-all-parties-to-appear-remotely-cjd-424/download>

To view the court's collection of all Miscellaneous Probate and Family Court Forms, follow this link: <https://www.mass.gov/lists/miscellaneous-probate-and-family-court-forms>

- *City of Boston Vaccine Requirements*

Effective January 15, 2022, new rules promulgated by the Boston Public Health Commission go into effect which require patrons 12 years and older to demonstrate that they have received at least 1 dose of a vaccination against COVID to enter the premises covered by the order. These include bars, restaurants, gyms, movie theatres, commercial event and party venues, museums, and convention centers. By February 15, 2022, patrons over the age of twelve will need to demonstrate a completed series of vaccinations in order to enter. The requirements for children ages 5 and older will be phased in on March 1. Schools through grade twelve and childcare programs are exempt from the Order. To read the complete Order and for all the details, follow this link: <https://www.boston.gov/sites/default/files/file/2021/12/BPHC-Indoor-Vaccination-Order-12-20-21.pdf>

- *Rental Aid Rule Changes of January 1, 2022*

The rental assistance programs made available to tenants as a result of COVID have new rules as of January 1 which may make it more difficult for tenants to obtain the assistance. A new application process has been implemented and most tenants will need to be at least one month behind in their payments to qualify, according to a news article published by WBUR. To read the full article, follow this link: <https://www.wbur.org/news/2021/12/28/new-regulations-rental-aid>

- *Upcoming Education from Your Local Stewart Underwriters*

We will be hosting two upcoming webinars on the NEW ALTA 2021 owner and loan policy forms.

- Date: January 19, 2022 at 10 AM
Topic: **2021 Basic Owner's and Homeowner's Policy Forms – What You Need to Know**
Speakers: Christine Provost and Tracie Kester
To register for this webinar, follow this link: <https://stewart.webex.com/stewart/k2/j.php?MTID=t9e9f0cd61c43477c029e567b0009cbd3>
- Date: February 9, 2022 at 10 AM
Topic: **2021 Basic and Expanded Loan Policy Forms – What You Need to Know**
Speakers: Jutta Deeney and Shannon Coleman
To Register for this Webinar, follow this link: <https://stewart.webex.com/stewart/k2/j.php?MTID=tbe0abc309eb773f482d774b752b577fb>

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