

Volume 25, Issue 17
April 27, 2020

In This Issue:

Coronavirus, Homelessness, and Housing

- Join NLIHC's Weekly "Coronavirus, Housing and Homelessness" Call Today at 2:30 pm ET!

Coronavirus – Congress

- Congress Passes "Interim" Coronavirus Relief Package
- Members of Congress Send Letter to Treasury and IRS Urging Action to Address Barriers to Accessing Economic Impact Payments for People Experiencing Homelessness
- Senators Push Funding for Rural Housing Assistance in Next Emergency Package
- CHCDF Urges Congress to Provide Additional Housing Resources

Coronavirus – HUD

- NHLP and NLIHC Send Letter to HUD Secretary Carson Urging Tenant Protections
- NHLP Summarizes and Provides Recommendations for Public Housing and Voucher Waivers
- Two-Page Explanation of CARES Act Eviction Moratorium Posted by HUD's Office of Multifamily Housing
- Section 108 Loan Guarantee Relief Could Reduce CDBG Used for Housing
- HUD PIH Posts Example Charts for Tracking CARES Act Waivers
- HUD PIH Posts Guidance about CARES Act Eviction Moratorium
- HUD PIH Posts COVID-19 FAQs for Public Housing Agencies, Version 3

Coronavirus – New Resources

- Advocates Create Materials for Residents about CARES Act Eviction Moratoriums
- Recording Now Available of NLIHC's April 20 National Call on "Coronavirus, Housing, and Homelessness"
- Recording of NLIHC Webinar on CARES Act Implementation Now Available

Coronavirus – Other

- NLIHC Joins Sign-On Letter Urging Treasury to Eliminate Deadline for Social Security Beneficiaries to Claim Eligible Children for Economic Impact Payments
- *Tenant Talk Live* Webinar for Residents: Responding to Coronavirus, April 27
- Additional Coronavirus Updates - Monday, April 27, 2020

Opportunity Starts at Home

- Multi-Sector Advocates Send Letters to Congress Urging Housing Investments in Next COVID-19 Relief Package

Our Homes, Our Votes: 2020

- New *Our Homes, Our Votes: 2020* Website Features Key Resources for Voter Engagement
- Learn How to Get Housing Issues and Ballot Initiatives into the Elections - Webinar, May 21

Research

- Growing Number of Assisted and Unassisted Seniors
- In New Survey, Half of Lower-Income Americans Report Lost Household Income Due to COVID-19

Fact of the Week

- Majorities of Lower-Income and Hispanic Households Experience Job Loss or Pay Cut Due to COVID-19

From the Field

- Idaho Passes Fair Warning Act to Protect Renters from Abrupt Displacement

NLIHC in the News

- NLIHC in the News for the Week of April 19

Coronavirus, Homelessness, and Housing

Join NLIHC's Weekly "Coronavirus, Housing and Homelessness" Call Today at 2:30 pm ET!

NLIHC is hosting national calls on "Coronavirus, Homelessness, and Housing" every Monday at 2:30 pm ET. Calls feature leaders from Congress, the administration, state and national partners, local homeless services and housing providers, and NLIHC staff. The call will include the latest on how federal, state, and local governments are responding to the COVID-19 pandemic; the pandemic's impact on people experiencing homelessness and low-income households; and how you can advocate for needed resources.

Today's (April 27) call at 2:30 to 4 pm ET will feature former presidential candidate and former HUD Secretary Julián Castro; Federal Housing Finance Agency Director Mark Calabria; and attorneys general from Minnesota and the District of Columbia, plus field updates from Texas, Florida, Georgia, and more. Register at: <https://tinyurl.com/ru73qan>

The NLIHC-led Disaster Housing Recovery Coalition (DHRC) continues to advocate for a broad array of resources and protections, including emergency rental assistance and eviction prevention assistance, a national moratorium on evictions and foreclosures, and emergency funds for homelessness service providers, housing authorities, and housing providers, among other recommendations. For more information, see DHRC's [full list of recommendations](#).

NLIHC maintains a regularly updated COVID-19/Housing and Homelessness News and Resource page [here](#)

Coronavirus – Congress

Congress Passes "Interim" Coronavirus Relief Package

After weeks of negotiations, the House and Senate [passed](#) a nearly \$500 billion coronavirus relief package on April 23. The package, which passed the Senate unanimously and the House on a 388-5 vote, has been dubbed "[Phase 3.5](#)" to indicate its interim status. Conversations continue on a larger fourth stimulus package intended to assist Americans as the COVID-19 pandemic continues. While the latest bill to pass Congress includes more than \$360 billion in small business loans, a resource that may be helpful for some [affordable housing providers](#), it does not include resources to address the urgent housing and health needs of people experiencing homelessness or low-income renters.

"Rent is due next week, and millions of the lowest-income renters can't afford to pay," said Diane Yentel, president and CEO of the National Low Income Housing Coalition, in a statement released after the vote. "Some have short-term protection from federal, state and local eviction moratoriums, but the patchwork of policies protects only some renters and creates confusion for all. Congress must implement a uniform, national moratorium on evictions to assure each one of us that we will not lose our home in the midst of a pandemic. To prevent low-income renters from falling off a financial cliff when the moratoriums are lifted and to preserve our country's affordable housing infrastructure, Congress must provide at least [\\$100 billion in rental assistance](#)."

The next two weeks will be critical for advocates as we work to ensure that housing and homelessness resources are included in the next coronavirus relief package. House and Senate leaders are already debating the scope of the fourth coronavirus package. Senate Majority Leader Mitch McConnell is [questioning the fundamental need for the bill](#), citing concerns about deficit spending, while Democratic leaders are compiling their priorities for the bill.

Please continue to [contact your representatives and senators](#) and urge them to support a broad array of resources and protections, including \$11.5 billion to address the needs of people experiencing homelessness; \$100 billion in emergency rental assistance; and a uniform national moratorium on evictions and foreclosures. For more information, see DHRC's [full list of recommendations](#).

Read the text of the Phase 3.5 bill at: <https://bit.ly/2XZCtVH>

Find a fact sheet regarding small business loans for nonprofits here: <https://bit.ly/2xbrY6I>

Read NLIHC's statement on the vote here: <https://bit.ly/2KCO3hj>

Members of Congress Send Letter to Treasury and IRS Urging Action to Address Barriers to Accessing Economic Impact Payments for People Experiencing Homelessness

Representatives Lisa Blunt Rochester (D-DE) and Marc Veasey (D-TX) led 40 of their colleagues in drafting an April 22 letter to Treasury Secretary Steven Mnuchin and Internal Revenue Service (IRS) Commissioner Charles Rettig urging them to address barriers that prevent individuals experiencing homelessness from accessing their Economic Impact Payments.

The "Coronavirus Aid, Relief, and Economic Stability (CARES) Act" authorized one-time direct payments from the federal government known as [Economic Impact Payments](#) (EIPs). Eligible individuals can receive up to \$1,200 plus \$500 per eligible child under the age of 17. Individuals who filed taxes for 2018 or 2019, and recipients of certain benefit programs, will receive EIPs automatically. The IRS developed an online tool so people who did not file taxes can still receive EIP; as the letter points out, however, people experiencing homelessness have limited access to the internet, a problem exacerbated as public spaces like libraries close to mitigate the spread of coronavirus. People experiencing homelessness do not have permanent addresses and are likely unbanked, making it difficult to receive and deposit a physical stimulus check.

The letter urges the IRS to develop guidance to ensure people experiencing homelessness are able to access the money to which they are entitled. The letter also calls for a congressional report on barriers to accessing EIPs for people experiencing homelessness and encourages the IRS to work with local and national organizations to perform outreach to homeless communities and mitigate barriers to obtaining stimulus payments.

Read the letter at: <https://bit.ly/2xWiufL>

Senators Push Funding for Rural Housing Assistance in Next Emergency Package

Senator Tina Smith (D-MN) led a bipartisan group of 16 senators in a [letter](#) sent on April 17 to Senate Appropriations Chair Richard Shelby (R-AL) and Ranking Member Patrick Leahy (D-VT) urging them to include emergency funding to help rural renters in the next COVID-19 emergency relief package. The previous package, the CARES Act, failed to provide any funding for the USDA Rural Housing Service programs. These programs provide a vital source of affordable housing for low-income households, particularly seniors and individuals with disabilities, in rural areas. The letter notes that 86% of the persistently poor counties in the United States (defined as having a poverty rate of 20% or more over several decades) are in rural areas.

"Many of these rural households were already one crisis away from losing stable housing, and now residents' incomes are likely to decline due to illness or unemployment as a result of COVID-19," write the senators. "It is more important than ever to ensure that individuals and families living in small towns and rural areas are not

forgotten during this pandemic. We urge you to provide robust emergency funding for Section 521 Rural Rental Assistance in the next supplemental appropriations package to mitigate the impact of this crisis in rural communities."

View the letter here: <https://bit.ly/2XStK7E>

CHCDF Urges Congress to Provide Additional Housing Resources

The Campaign for Housing and Community Development Funding (CHCDF) sent a [letter](#) on March 23 urging congressional leadership to include resources for affordable housing and community development programs in the next coronavirus emergency response package. Although the previous package, the CARES Act, provided \$12 billion in housing and homelessness resources, additional resources are needed to address the immediate needs facing people experiencing homelessness and low-income renters. The letter calls for emergency rental assistance, funding to help people experiencing homelessness, resources for HUD- and USDA-funded housing providers, and other assistance for fair housing enforcement and housing counseling. Read the letter at: <https://tinyurl.com/y9ybkh6>

Coronavirus – HUD

NHLP and NLIHC Send Letter to HUD Secretary Carson Urging Tenant Protections

The National Housing Law Project (NHLP) and NLIHC sent a [letter](#) to HUD Secretary Ben Carson on April 21 urging HUD to take additional steps to protect tenants and maximize existing resources to house as many families as possible during the coronavirus pandemic. Responding to the Office of Public and Indian Housing's (PIH's) waiver notice ([Notice PIH 2020-05](#)) on April 10 (see *Memo*, [4/13](#)), the letter outlines key policies necessary to protect residents' health and safety. Because waivers are discretionary, a public housing agency (PHA) may choose not to use any of the waivers or to use only a few, leaving residents at risk of eviction or termination of subsidies.

NHLP and NLIHC write that HUD should issue policy directives to PHAs, owners of private Housing Choice Voucher-assisted properties, and owners of HUD-assisted multifamily properties in order to keep families housed and to lease up families as quickly as possible.

To keep families safely housed, HUD must:

1. Implement a uniform interim recertification rule for all HUD housing programs that:
 - a. States if rent is not paid when due for April and other months during and for a reasonable period after the emergency, PHAs and owners should presume that the cause is a reduction in income and begin the income recertification process;
 - b. Allows tenants to self-certify their change in income using a variety of methods; and
 - c. Requires PHAs to apply any decrease in rent due to loss of income to the month following the change in income, retroactively if necessary.
2. Direct PHAs and owners to establish a minimum rent of \$0.

3. Implement a uniform protocol to address emergency inspections for life-threatening conditions.
4. Halt most conversions, such as Rental Assistance Demonstration (RAD), demolitions/dispositions, and owner opt-outs of Section 8 Multifamily HAP contracts, due to shelter-in-place orders that preclude resident participation activities.
5. Require PHAs and owners to prohibit subsidy terminations due to a family's extended absence from the unit.

To help people obtain housing during the coronavirus pandemic, HUD should:

1. Require PHAs and owners to waive space standards, such as subsidy standards for the Housing Choice Voucher program that limit the number of people allowed to live in a family's unit;
2. Require PHAs and owners to lift tenant screening requirements for characteristics such as criminal and credit history when adding members to a household; and
3. Automatically toll (extend) the search period for all vouchers.

The letter is at: <https://bit.ly/2Ksf4nP>

More information about public housing is on [page 4-30](#) of NLIHC's *2020 Advocates' Guide*.

More information about Housing Choice Vouchers is on [page 4-1](#) of NLIHC's *2020 Advocates' Guide*.

More information about the Project-Based Rental Assistance program is on [page 4-61](#) of NLIHC's *2020 Advocates' Guide*.

NHLP Summarizes and Provides Recommendations for Public Housing and Voucher Waivers

The National Housing Law Project (NHLP) has prepared a comprehensive [summary](#) of [Notice PIH 2020-05](#) that provided waivers to certain statutory and regulatory requirements for public housing and the Housing Choice Voucher (HCV) program. For each waiver provision, NHLP offers recommendations that urge advocates to promote implementation of some waivers by their public housing agency (PHA) and to oppose others, explaining why some waivers could be harmful to residents.

NHLP makes four key recommendations:

1. **Interim Income Recertifications:** A waiver allows a PHA to implement its own interim income recertification rules to protect tenants in the event of loss of income, but HUD does not require PHAs to adopt these common-sense policies. Advocates should work with their PHAs to adopt an interim recertification rule that: (a) states if rent is not paid for April and other months during the emergency and for a reasonable period after, the PHA and owners should presume that the cause is a reduction in income, then begin the recertification process; (b) allows tenants to self-certify changes in income using a variety of methods; and (c) requires the PHA to apply any decrease in rent due to loss of income to the month following the change in income, retroactively if necessary. Advocates should also work with their PHAs to suspend minimum rents, which can be achieved without a waiver.
2. **Property conditions:** After a tenant reports unsafe conditions in a voucher-assisted home, a waiver allows a PHA to adopt a policy that allows landlords to self-certify via email or text that a life-threatening condition does not exist. An inspection by the PHA or a third party is not required. For

public housing, PHA inspections for physical conditions are postponed, except where there is a threat to life or property. HUD will therefore rely on residents' complaints and other sources to identify threats to health and safety, without identifying a specific process for resolving them. It is unclear how PHAs with limited operational capacity will be able to respond to such complaints. Advocates should note that the Multifamily FAQs provide that, where there is "an exigent circumstance or reason to believe that there is a threat to life or property," inspections will be conducted by HUD inspectors. Advocates can request that their PHAs utilize a similar process where there is a threat to health and safety.

3. **Adding household members:** A waiver makes it easier for families to add household members. For example, a PHA can adopt policies that disregard subsidy standards. For public housing, the waiver grants PHAs explicit authority to waive tenant-selection criteria, although a similar waiver is not listed for the voucher program. Advocates should work with their PHAs to lift discretionary screening requirements (e.g., most criminal history and credit history) to support the health needs of family members and family reunification for people exiting jails and prisons.
4. **Tenant notice requirements:** A waiver allows a PHA to change its policies and practices without prior notice to tenants. Notice to impacted tenants is required only "as soon as practicable" after the policy is revised. Advocates should work closely with their PHAs to learn what policy changes will take place, how they will impact residents, and how residents will be informed, so residents can help get the word out. Where Resident Advisory Boards exist, advocates should request that PHAs at minimum require timely (preferably advanced) notice of policy changes to the RAB.

NHLP urges advocates to ensure their PHAs do not adopt three specific waivers: HQS-6, HCV-8, and PH-9.

HQS-6: PHAs are normally required to conduct an onsite inspection within 24 hours if a tenant reports a life-threatening condition in their home, or within 15 days for non-life-threatening conditions. Waiver HQS-6 regarding interim inspections of voucher-assisted homes allows an owner to fix the life-threatening condition or self-certify that one does not exist within 24 hours. It allows an owner to fix a non-life-threatening condition and to self-certify that it is fixed (or does not exist) within 30 days of the PHA notification. Self-certification may be done by email or text. NHLP recommends that advocates convince their PHAs to not adopt this policy for life-threatening conditions because it puts the health and safety of residents at risk. Advocates should urge their PHAs to maintain a process whereby inspectors visit a property in the case of a life-threatening condition. When a PHA adopts this policy, it should provide an explicit opportunity for voucher families to contest a landlord's self-certification that a life-threatening condition does not exist. In this case, PHA staff should be required to investigate the condition of the unit.

HCV-8 and PH-9: These two waivers concern the review and revision of utility allowances in the voucher program and public housing program. The waivers allow a PHA to delay a review and revision of its utility allowance schedule. The rule allowed to be waived requires a PHA to review its utility allowance schedule annually and revise the schedule if there was a change of 10% or more in the utility rate. The waivers state that any outstanding review and revision obligations for calendar year 2020 must be completed by December 31, 2020. NHLP recommends that advocates convince their PHAs not to adopt this waiver because any increases in utility allowances that would have resulted in lower tenant contributions or higher utility reimbursements should be provided to tenants retroactively as of the date the regularly scheduled updated allowance would have gone into effect. The rationale for this request is that residents are likely to have higher utility usage due to stay-at-home orders during the pandemic.

NHLP's summary is at: <https://bit.ly/2x6uU4u>

More information about public housing is on [page 4-30](#) of NLIHC's *2020 Advocates' Guide*.

More information about housing choice vouchers is on [page 4-1](#) of NLIHC's *2020 Advocates' Guide*.

Two-Page Explanation of CARES Act Eviction Moratorium Posted by HUD's Office of Multifamily Housing

HUD's Office of Multifamily Housing Programs (Multifamily) posted a two-page explanation of the CARES Act eviction moratorium. It is designed for residents who have HUD-funded rental assistance and/or live in an FHA-insured property. "[Addressing Tenant Concerns During the COVID-19 National Emergency](#)" reminds residents who have rental assistance that they should continue paying rent if they can, but if their income has decreased they should contact property management right away and request an income recertification. If a resident does not have rental assistance but lives in an FHA-insured property, the resident is urged to contact their landlord right away and discuss a potential payment plan.

The paper explains that evictions for nonpayment of rent are suspended until July 25, and even after that an owner can only file for eviction if the owner provides the household a notice of intent to file for eviction. However, that notice cannot be given until after the moratorium ends.

If a resident is concerned about the condition of their home, they should contact their Project-Based Contract Administrator (PBCA) or Regional HUD Office. Attached to the two-page resource is a list of PBCAs and their phone numbers in each state.

The CARES Act protects tenants from eviction for not paying rent (or other fees or charges) for 120 days (between March 27 and July 25) if they live in certain properties, including Section 8 project-based housing, Section 202 Housing for the Elderly, Section 811 Supportive Housing for Persons with Disabilities, Section 236 multifamily rental housing, Section 221(d)(3) Below Market Interest Rate (BMIR) housing, and properties with an FHA-insured mortgage (see *Memo*, [4/13](#)).

"Addressing Tenant Concerns During the COVID-19 National Emergency" is at: <https://bit.ly/3bz3nHW>

More Information about the Section 8 project-based housing program is on [page 4-61](#) of NLIHC's *2020 Advocates' Guide*.

More Information about Section 202 Housing for the Elderly is on [page 4-67](#) of NLIHC's *2020 Advocates' Guide*.

More Information about Section 811 Housing for Persons with Disability is on [page 4-71](#) of NLIHC's *2020 Advocates' Guide*.

Section 108 Loan Guarantee Relief Could Reduce CDBG Used for Housing

HUD's Office of Community Planning and Development (CPD) has issued "[Relief for HUD Section 108 Borrowers Impacted by Coronavirus](#)" guidance that has the potential to reduce the amount of Community Development Block Grant (CDBG) funds that a jurisdiction uses to address housing needs in the community without public participation in the decision making.

The brief "question and answer" guidance document states that HUD will provide relief to a business that has received a CDBG Section 108-guaranteed loan if the business is experiencing revenue reductions due to the coronavirus pandemic. HUD will work with a borrower to restructure principal repayment terms by deferring the next scheduled principal payment on a promissory note that HUD has guaranteed under Section 108. The

next scheduled principal payment on all Section 108 notes is August 1, 2020. HUD cannot forgive loans or defer interest payments.

This arcane program and the ability for a business to seek relief from a Section 108-guaranteed loan might be of concern to advocates. The guidance states that Section 108 borrowers may use CDBG funds (or program income) to pay debt service that would otherwise have been paid from business loan repayments. The use of CDBG grant funds for Section 108 debt service can, at the discretion of the grantee, operate as either forbearance or forgiveness of a portion of the business loan up to the amount of principal due on August 1, 2020.

The guidance further states that if a jurisdiction uses CDBG money to pay Section 108 debt service, the jurisdiction does not have to carry out any additional public participation “since the activity for which the Section 108 funds were used has already been the subject of citizen participation.”

NLIHC believes that while a Section 108 guaranteed loan to a business may have been included in a previous public participation process, current housing needs, especially in light of the coronavirus pandemic, warrant serious public consideration. The CARES Act has eliminated the 15% cap on the use of CARES Act CDBG (which CPD is now calling “CDBG-CV”) and any FY19 and FY20 CDBG allocations for “public services.” Jurisdictions may use CDBG to make temporary rental assistance and utility assistance to providers of such services to families for up to three months. Many advocates are urging their jurisdictions to use CDBG funds for desperately needed emergency rental and utility assistance.

The Section 108 Loan Guarantee program involves a jurisdiction pledging up to five years of a community's entire CDBG entitlement amount as collateral for a larger loan. If estimated revenues are not sufficient for a project financed with a Section 108 guaranteed loan, then CDBG money that should be used to benefit low-income people would be used to make up the shortfall, resulting in reduction or elimination of housing rehabilitation, job creation projects, or other activities that would benefit lower-income people.

“Relief for HUD Section 108 Borrowers Impacted by Coronavirus” is at: <https://bit.ly/2KjX9zB>

CPD’s Section 108 Loan Guarantee website is at: <https://www.hudexchange.info/programs/section-108>

Information about the CDBG program is on [page 8-3](#) of NLIHC’s *2020 Advocates Guide*.

HUD PIH Posts Example Charts for Tracking CARES Act Waivers

HUD’s Office of Public and Indian Housing (PIH) posted “[Example Charts for Tracking Public Housing and HCV CARES Act Waivers and Alternative Requirements](#)” on April 23. Building on PIH [Notice PIH 2020-05](#) dated April 10, which describes waivers of statutory and regulatory requirements that public housing agencies (PHAs) may choose to use (see *Memo*, [4/13](#)), the example charts summarize waivers authorized under PIH Notice 2020-05 and the period of availability for each. These charts are for reference only and do not collect information. PIH is seeking approval from the Office of Management and Budget (OMB), as required by the “Paperwork Reduction Act of 1995,” for a form if and when PIH determines it will collect this information from PHAs.

Notice PIH 2020-05 requires PHAs to keep written documentation on the waivers they use, as well as the effective dates of the waivers. To fulfill these requirements, PHAs may but are not required to use the last two columns of the chart to record this information.

HUD PIH Posts Guidance about CARES Act Eviction Moratorium

HUD’s Office of Public and Indian Housing (PIH) posted “[Eviction Moratorium: COVID-19 FAQs for Public Housing Agencies](#)” on April 21. The FAQ document provides guidance about Section 4024 of the “Coronavirus Aid, Relief, and Economic Security Act (CARES Act).” Section 4024 protects tenants from eviction for not paying rent or other fees for 120 days (between March 27 and July 24) if they live in certain properties, including public housing and Housing Choice Voucher-assisted properties (see *Memo*, [4/13](#)). Starting on July 25, a landlord must give tenants a 30-day eviction notice if they did not pay rent between March 27 and July 24. PIH has incorporated these FAQs in version 3 of “[COVID-19 FAQs for Public Housing Agencies](#)” issued on April 22.

Some of the responses are similar to guidance provided by HUD’s Office of Multifamily Housing in a previous *Update of Coronavirus FAQs* (see *Memo*, [4/20](#)):

- Eviction Moratorium 1 (EM1) clarifies that the ban on evictions for nonpayment of rent applies to all tenants, not just those whose employment has been affected by the coronavirus pandemic. PIH adds that it encourages public housing agencies (PHAs) to alert residents that any rent missed during the moratorium will accumulate and still be due at the end of the 120 days. HUD will provide PHAs with a flyer that can be provided to tenants. PIH adds that for any unpaid rent during the moratorium, if a household continues to have difficulty repaying the back rent after the moratorium has ended, it may sign a repayment agreement to pay any amount owed.
- EM2 states that a PHA or owner of a voucher-assisted property may send a reminder notice for late rent. However, the reminder notice must not include fees/charges for nonpayment of rent, and the reminder notice cannot be a notice to vacate. EM2 reminds PHAs and owners that residents cannot be required to vacate for at least 30 days after the end of the moratorium, and a PHA cannot issue a notice to vacate until July 24, 2020 when the moratorium ends.
- EM3 reinforces the fact that PHAs and owners may undertake an eviction/termination-of-assistance action against a tenant for drug abuse and/or other criminal activities as well as for other lease violations. PIH encourages PHAs to delay initiation or completion evictions/terminations for non-drug or non-criminal reasons until state or local pandemic emergencies are over.
- EM4 addresses situations in which a home might appear to be abandoned because a household decided to quarantine with other family members, might be hospitalized, or might be prevented from returning to the home due to a state emergency declaration. In such a situation a PHA must take additional steps to ensure that the unit is in fact “abandoned” by the household.

Responses in the FAQ document specific to PIH include:

- EM5 and EM6 state that evictions can proceed if the late rent or fees were incurred by the tenant before March 27. However, PIH urges PHAs to delay completion for non-drug or non-criminal reasons until state or local pandemic emergencies are over.
- EM7 makes it clear that fees for late payments do not accumulate and cannot be charged after the moratorium. There should be no charges/fees or accrual of charges/fees for rent due the first of the month in April, May, June, and July 2020.

- EM11 notes that it is important for voucher households to report changes in income to the PHA so their rent portion can be adjusted based on their current income. This will help households keep up with their rent and avoid facing eviction and/or losing assistance after the eviction moratorium ends on July 24.

“Eviction Moratorium: COVID-19 FAQs for Public Housing Agencies” is available at: <https://bit.ly/3aq6dgT>

More about public housing is on [page 4-30](#) of NLIHC’s *2020 Advocates’ Guide*.

More about housing choice vouchers is on [page 4-1](#) of NLIHC’s *2020 Advocates’ Guide*.

HUD PIH Posts COVID-19 FAQs for Public Housing Agencies, Version 3

HUD’s Office of Public and Indian Housing (PIH) posted [COVID-19 FAQs for Public Housing Agencies, Version 3](#) on April 22. Some updates refer to [Notice PIH 2020-05](#), which offers public housing agencies (PHAs) the option of waivers for statutory and regulatory requirements (see *Memo*, [4/13](#)). The document includes new FAQs that address the [FAQs regarding the CARES Act eviction moratorium provisions](#) posted separately on April 21 (see summary in a separate article in this issue of *Memo*). Other new FAQs are only pertinent to PHA operations. This article highlights new FAQs likely to be of interest to residents and advocates.

Under the category of “Operational Concerns” (page 19) PIH states that Notice 2020-05 (the waiver notice) did not provide a waiver of the requirement for PHAs to conduct annual self-inspections of each public housing property. Future waiver guidance will be provided through a subsequent notice. In the meantime, PIH encourages PHAs to give priority to the safety of residents. PHAs should follow CDC and local social distancing recommendations and minimize risk to residents. PHAs are to be responsive, however, in addressing life-threatening deficiencies when reported or discovered. PHAs should consider using methods other than on-site visits, such as email or other remote technologies to assist residents in submitting and verifying emergency conditions. In addition, PHAs should exercise due care if onsite repair work is warranted.

Under the category of “Resident Health” (page 20), PIH notes that many survivors of violence, especially domestic violence, may be feeling trapped at this time. Because of job loss, sheltering in place requirements, and restrictions on public transportation, individuals who are in a violent residential situation may feel that they cannot leave. PIH encourages PHAs to provide notice to residents, including remotely through their website and phone messages, that the PHA can still process requests for protections under the Violence Against Women Act (VAWA). PIH also encourages publicizing the National Domestic Violence Hotline, funded by the U.S. Department of Health and Human Services (HHS), at: <https://www.thehotline.org>. PIH suggests reminding individuals that shelter-in-place policies do not require anyone to stay in a violent or unhealthy situation, and that police officers can still visit any facility in response to 911 calls. The guidance also encourages PHAs to reach out to local social services departments to learn of available resources.

Another health-related response (page 21) states that when responding to a report of a child with an elevated blood-lead level (EBLL), the PHA’s first step is to verify the report and to notify the public health department as described in [Notice PIH 2017-13](#). When communicating with the health department, a PHA or owner of a voucher-assisted home should request guidance on whether the environmental investigation should proceed during the pandemic. PHAs should follow local health guidance regarding next steps. If the state or local health department cannot provide guidance, contact Lead_Regulations@hud.gov with a courtesy copy to PIHCOVID@hud.gov.

Under the category Grant Administration, the document (page 25) notes that a PHA’s Choice Neighborhood Initiative grant team might be unable to convene partners, residents, and local citizens, and might be unable to

conduct group and door-to-door outreach for the Annual Survey, Transformation, Critical Community Plan development, and overall resident engagement. In such circumstances, PIH is willing to adjust deadlines for most deliverables. However, the statute does not allow extensions of Implementation Grant terms.

COVID-19 FAQs for Public Housing Agencies, Version 3 is at: <https://bit.ly/3bAicd2>

More about public housing is on [page 4-30](#) of NLIHC's *2020 Advocates' Guide*.

More about housing choice vouchers is on [page 4-1](#) of NLIHC's *2020 Advocates' Guide*.

Coronavirus – New Resources

Advocates Create Materials for Residents about CARES Act Eviction Moratoriums

Two brief summaries written for residents explain the eviction moratoriums included in the “Coronavirus Aid, Relief, and Economic Security (CARES) Act.” A two-page summary in both [English](#) and [Spanish](#) was prepared by the National Housing Law Project (NHLP), Alliance for Housing Justice (AHJ), and NLIHC. A [one-page summary](#) was prepared by the National Alliance of HUD Tenants (NAHT). The NAHT summary is also available in [Spanish](#) and [Russian](#).

The NAHT summary discusses the \$1 billion appropriated by the CARES Act for private owners of HUD-assisted multifamily properties (Project-Based Rental Assistance properties). NAHT reminds tenants in Project-Based Rental Assistance properties and those with Housing Choice Vouchers who have experienced reduced or lost income have the right to seek an immediate reduction in rent, effective the first day of the following month.

The NHLP, AHJ, NLIHC summary in English is at: <https://bit.ly/351TNe4>

The NHLP, AHJ, NLIHC summary in Spanish is at: <https://bit.ly/2S4b2pW>

The NAHT summary in English can be found at: <https://bit.ly/3eHwrPe>

The NAHT summary in Spanish can be found at: <https://bit.ly/2ytYrFE>

The NAHT summary in Russian can be found at: <https://bit.ly/2yAH8Cx>

More information about the Project-Based Rental Assistance Program is on [page 4-61](#) of NLIHC's *2020 Advocates' Guide*.

Recording Now Available of NLIHC's April 20 National Call on “Coronavirus, Housing, and Homelessness”

More than 2,000 organizers, advocates, reporters, and legislative staff attended the weekly “Coronavirus, Housing, and Homelessness” national call hosted by NLIHC and our Disaster Recovery Housing Coalition (DHRC) on April 20. The call featured updates from national, state, and local advocates and services providers working to assist people experiencing homelessness, low-income households, and members of marginalized communities, all of whom are disproportionately impacted by the coronavirus pandemic. Register for today's 2:30 pm ET call at: <https://tinyurl.com/ru73qan>

Last week, Matthew Desmond, award winning author of *Evicted: Poverty and Profit in the American City* and Principal Investigator at Princeton University's Eviction Lab, discussed the [COVID-19 Housing Policy Scorecard](#) developed by Eviction Lab and Columbia Law School Professor Emily Benfer. This policy scorecard distills the emergency orders, declarations, and legislation into a set of critical measures related to eviction and housing. Information available for each state can be found at: evictionlab.org/covid-policy-scorecard.

Elayne Weiss, senior counsel for the House Financial Services Committee, spoke about Chair Maxine Waters' (D-CA) push for additional funding and protections for renters in the next coronavirus stimulus package. Hunter Kurtz, assistance secretary of the Office of Public and Indian Housing at HUD, gave an overview of how HUD is working to get funding out to PHAs and tribal housing authorities as quickly as possible. John Gibbs, acting assistant secretary of Community Planning and Development at HUD, provided an update on the agency's efforts to allocate Emergency Solutions Grants (ESG) and Community Development Block Grant (CDBG) funding and ensure grantees can use it to meet the housing needs in their communities.

Denise Neunaber, executive director of the North Carolina Coalition to End Homelessness, broke down how nonprofits in North Carolina worked with FEMA and the state government to move individuals experiencing homelessness into non-congregant shelter. Brian Wilson, executive director of the Alaska Coalition on Housing and Homelessness, discussed efforts in Alaska to find sheltering locations for individuals experiencing homelessness before the pandemic reaches the state in force. Andreanecia Morris, executive director of Housing NOLA, gave an overview of how COVID-19 is impacting the greater New Orleans area. Staci Berger, president and CEO of the Housing and Community Development Network of New Jersey, reviewed the nonprofit and government response to the COVID-19 pandemic in that state.

NLIHC will host national calls on the Coronavirus, Housing, and Homelessness every week on Mondays at 2:30 pm ET. Register for today's call at: <https://tinyurl.com/ru73qan>.

Watch a recording of the April 20 call at: <https://tinyurl.com/y6v32pfb>

View April 20 presentation slides at: <https://tinyurl.com/yb2y8efa>

Stay up to date on COVID news and housing resources at: <https://bit.ly/3dwCSEm>

Recording of NLIHC Webinar on CARES Act Implementation Now Available

The Campaign for Housing and Community Development Funding (CHCDF) and Disaster Housing Recovery Coalition (DHRC), two NLIHC-led groups, hosted an April 23 webinar on the implementation of "Coronavirus Aid, Relief, and Economic Stability (CARES) Act" funding. More than 500 attendees attended this discussion on the inequitable impact of COVID-19 on marginalized communities, and opportunities to use CARES Act funding to meet the immediate and long-term housing needs of disproportionately impacted communities, including low-income renters, people experiencing homelessness, people of color, people with disabilities, and formerly incarcerated people. The recording is available at: <https://youtu.be/KBRnUhMRRK4>

Diane Yentel, president and CEO of NLIHC, offered opening remarks and noted the importance of centering marginalized communities in coronavirus response, and NLIHC Policy Analyst Kim Johnson gave a brief overview of the housing provisions in the CARES Act. Shamus Roller, executive director of the National Housing Law Project, described the eviction and foreclosure moratoriums established in the CARES Act and provided suggestions for how Congress can implement a national eviction moratorium to ensure people will not lose their housing in the midst of the pandemic. Steve Berg, vice president for programs and policy at the National Alliance to End Homelessness, provided an overview of how Emergency Solutions Grants funding can be used to address the needs of people experiencing homelessness and housing instable households. Marion

McFadden, senior vice president for public policy at Enterprise Community Partners, detailed both Community Development Block Grant and Unemployment Insurance provisions in the CARES Act.

Mike Wallace, legislative director of community and economic development at National League of Cities described new guidance on how Coronavirus Relief Funds can be used. Peggy Bailey, vice president for housing policy at the Center on Budget and Policy Priorities, addressed the disproportionate impact of coronavirus on communities of color – particularly Black communities – urging attendees to center the needs of marginalized communities in their response to coronavirus. Dara Baldwin, director of national policy at the Center for Disability Rights, shared insights on how the needs of people with disabilities have been overlooked in disaster response. Her comments shed light on the housing needs of formerly incarcerated people as prisons and jails move to release people during the pandemic. Sarah Saadian, NLIHC’s vice president of policy, closed the webinar by describing CHCDF’s list of asks for subsequent COVID relief bills and suggesting ways attendees could engage their members of Congress to ensure the housing needs of marginalized communities are met.

View a recording of the webinar at: <https://youtu.be/KBRnUhMRRK4>

Coronavirus – Other

NLIHC Joins Sign-On Letter Urging Treasury to Eliminate Deadline for Social Security Beneficiaries to Claim Eligible Children for Economic Impact Payments

NLIHC joined a [sign-on letter](#) on April 21 urging Treasury Secretary Steven Mnuchin, Social Security Administration Commissioner Andrew Saul, and Veterans Affairs Secretary Robert Wilkie to eliminate a sudden deadline for Social Security beneficiaries to file taxes or use a new web tool from the Internal Revenue Service (IRS) to claim Economic Impact Payments for eligible children.

The “Coronavirus Aid, Relief, and Economic Stability (CARES) Act” authorized one-time direct payments from the federal government known as [Economic Impact Payments](#) (EIPs). Eligible individuals can receive up to \$1,200, plus \$500 per dependent child under the age of 17. Guidance from the Treasury noted that people who filed taxes in 2018 or 2019 and recipients of Social Security retirement benefits, Social Security Disability Insurance, survivor benefits, Supplemental Security Income, Railroad Retirement benefits, or Veteran Administration benefits would have their EIPs sent directly into their account or mailed to the address on-file with the government.

However, benefits recipients who had not filed taxes in 2018 or 2019 and who have eligible children must register their eligible children using an [online filing tool](#) from the IRS. On April 20, the IRS announced that Social Security and Railroad Retirement benefit recipients who have not filed a tax return must register their eligible children by April 22 in order to receive the \$500 per child to which they are entitled. Recipients who missed this deadline will still receive their \$1,200 EIP but will need to file a tax return for 2020 to claim their additional \$500 per eligible child.

The letter, authored by the Consortium for Citizens with Disabilities (CCD), points out that the IRS’s web tool “is not useable via most cell phones and...is not compatible with some screen-reader programs used by people who are blind or have visual impairments.” Moreover, the web tool “is an internet-only solution that has not taken into account the needs of people who do not have regular access to the internet.” The letter asserts that the sudden, short deadline “[fails] people with disabilities, their children, and other Social Security beneficiaries with eligible children,” and urges the agencies to eliminate the April 22 deadline and instead make payments on a rolling basis as people are able to submit their information to the web tool.

Read the CCD's letter at: <https://bit.ly/2yG8SFW>

Read the IRS press release at: <https://bit.ly/3asZgf2>

Read NLIHC's fact sheet on EIPs at: <https://bit.ly/2VM4EEA>

Tenant Talk Live Webinar for Residents: Responding to Coronavirus, April 27

[Join](#) resident leaders and NLIHC staff for the next *Tenant Talk Live* webinar to discuss the impacts of the coronavirus/COVID-19 pandemic and how you can advocate for needed resources and other protections for people experiencing homelessness and low-income renters in your community. *Tenant Talk Live* is a bimonthly call/webinar with resident leaders from across the country. The next webinar will take place on Monday, April 27 at 6 pm ET (5 pm CT, 4 pm MT, 3 pm PT).

NLIHC staff will provide updates on federal actions to address the pandemic and what residents should know about their rights. Presenters will explore efforts around the country, share ways you can [take action](#), and answer questions. The NLIHC team will also share a new resource for renters to know if they live in a property protected by federal eviction moratoriums. We will also hear from resident leaders on the work they are doing in their communities: Mindy Woods from Resident Action Project in Seattle; Dee Ross from the Dee Ross Foundation in Indianapolis, Indiana; and Danny Barber from the Citywide Council of Presidents in New York City.

Tenant Talk Live provides opportunities for residents to connect with NLIHC staff and with one another, share best practices, and learn how to influence federal and local housing policies. NLIHC is committed to connecting and engaging with resident leaders in new, more robust ways. If you are a low-income resident and have a topic you would like to propose for peer-sharing, or if you would like to be a speaker on an upcoming webinar, please email us at: karbuckle@nlihc.org or rwillis@nlihc.org

Register for *Tenant Talk Live* at: <https://bit.ly/2vEFS0o>

Additional Coronavirus Updates - Monday, April 27, 2020

NLIHC will be hosting weekly national calls on COVID-19 and housing/homelessness on Monday afternoons. The next call is this coming Monday, April 20 at 2:30 to 4 pm ET. Participants include former presidential candidate and HUD Secretary Julian Castro; Federal Housing Finance Agency Director Mark Calabria; Minnesota Attorney General Keith Ellison; District of Columbia Attorney General Karl Racine; Director of A Way Home America Megan Gibbard Kline; and updates from Texas, Florida, and Georgia! Register at: <https://tinyurl.com/ru73qan>

In addition to the weekly national calls, NLIHC is conducting smaller, more focused working group calls related to coronavirus, housing and homelessness: a biweekly "Tenant Talk Live" call for [resident leaders](#) on Mondays at 6 pm ET (April 27 is the next call); a weekly [Legislative Working Group](#) call on Tuesdays at 12:30 pm ET; a weekly [Working with FEMA Working Group](#) call on Tuesdays at 3 pm ET; a weekly [State and Local Implementation Working Group](#) call on Wednesdays at 3 pm ET; a biweekly [Puerto Rico Working Group](#) call on Thursdays at 3 pm ET (April 30 is the next call); and a weekly [Long-Term Solutions Working Group](#) call on Fridays at 3 pm ET (beginning May 8). Learn more and join these working groups at the links above or at: <https://nlihc.org/covid-19-working-groupcalls>

The NLIHC-led Disaster Housing Recovery Coalition (DHRC) continues to advocate for a broad array of resources and protections, including emergency rental assistance and eviction prevention assistance; a national moratorium on evictions and foreclosures; and emergency funds for homelessness service providers, housing authorities, and housing providers, among other recommendations. For more information, see our [full list of recommendations](#), which will continue to be expanded and refined. Additionally, NLIHC has compiled a list of regulatory [recommendations](#).

NLIHC maintains a COVID-19/Housing and Homelessness News and Resource page [here](#)

National Updates

FEMA

FEMA and the U.S. Department of Health and Human Services (HHS) are collecting and sharing [best practices](#) for responding to COVID-19.

FEMA announced that it will conduct [remote home inspections](#) for disaster survivors to protect the health and safety of all Americans during the COVID-19 pandemic.

Housing and Urban Development

HUD awarded [\\$1.5 million in Partnership and Special Enforcement Effort funds](#) to HUD Fair Housing Assistance Program (FHAP) partner agencies. The funds, provided through the CARE Act, will support COVID-related educational activities.

HUD Secretary Ben Carson, Federal Housing Commissioner and Assistant HUD Secretary Brian Montgomery, and Vice President Mike Pence participated in a [phone call](#) with mortgage and business leaders to discuss existing programs assisting borrowers and prohibitions on eviction as a prerequisite for mortgage forbearance. NLIHC staff participated on the call.

Department of Agriculture

USDA [announced](#) that emergency benefit increases have reached \$2 billion per month for Supplemental Nutrition Assistance Program (SNAP) households across all 50 states, the District of Columbia, Guam, and the U.S. Virgin Islands. Prompted by COVID-19, these emergency benefits represent a 40% increase in overall monthly SNAP benefits.

Advocacy

The NLIHC-led Disaster Housing Recovery Coalition (DHRC) continues to advocate a broad array of resources and protections, including emergency rental assistance and eviction prevention assistance; a national moratorium on evictions and foreclosures; and emergency funds for homelessness service providers, housing authorities, and housing providers, among other recommendations. For more information, see DHRC's [full list of recommendations](#), which will continue to be expanded and refined. NLIHC has compiled a list of regulatory [recommendations](#).

The Eviction Lab and Emily Benfer of Columbia Law School have developed a [COVID-19 housing policy scorecard](#) for 50 states and Washington, DC to evaluate each state's response and identify best practices in housing policy. The scorecard allows quick comparison of states' homelessness prevention policies during the coronavirus pandemic.

The Turner Center published a new analysis [Estimating COVID-19's Near-Term Impact on Renters](#) to examine the extent to which renter households may be impacted by the initial economic effects of the pandemic.

The [Center on Budget and Policy Priorities](#) argued that the upcoming COVID-19 relief package should fund at least 500,000 new Housing Choice Vouchers and large-scale funding for short-term emergency rental assistance.

Urban Institute's [Urban Wire Blog](#) explores how public housing authorities are supporting at-risk residents during COVID-19. *Reporting*

A new [Pew Research Center survey](#) finds that the economic fallout from COVID-19 is impacting lower-income adults the hardest. In addition to being more likely than higher-income adults to have lost a job or taken a pay cut due to COVID-19, lower-income adults are less prepared to withstand the financial shock. Only 23% of lower income adults reported having emergency funds to cover their expenses for three months, compared to 48% of middle-income and 75% of upper-income adults.

Housing advocates interviewed by [USA Today](#) discuss the need for permanent affordable housing solutions rather than pushing people experiencing homelessness into temporary, makeshift housing. The advocates express frustration at the federal government's slow response to addressing the needs of people experiencing homelessness during COVID-19.

Isabel Solange Munoz, an assistant professor of geography at the University of Tennessee, describes how COVID-19 is exacerbating the nation's housing crisis and how it will lead to greater inequality. Read the [Business Insider article](#).

In *The Hill*, Mary Cunningham and Laurie Goodman of the [Urban Institute](#) discuss the urgent need for emergency rental assistance.

[VICE](#) interviewed shelter workers across the country. Employees reported that they are understaffed and overworked, and that they lack personal protective equipment (PPE). Staff at shelters revealed that their workplaces were not adhering to CDC guidelines concerning social distancing space and protective equipment.

[CityLab](#) examines the difference between how the federal government and cities across the country are addressing homelessness during the pandemic. While cities like New York and California are moving shelter residents to hotels, the Federal COVID-19 Homelessness Workgroup has offered guidance to faith-based shelters on how to resist moving residents to hotel rooms.

The [Washington Post](#) reports on how a New York facility for low-income seniors is demonstrating that vulnerable citizens are being left behind during COVID-19. Advocates express frustration at New York's slow response to requests for moving residents of supportive housing and shelters to hotel rooms and dormitories.

Mỹ Dzung Chu, a member of Dorchester Not for Sale, writes in an opinion piece about how [COVID-19 has exposed the limitations of our existing housing safety nets](#). Dorchester Not for Sale is a grassroots coalition of more than 100 residents organizing for affordable housing, employment, community safety, and preserving ethnic-specific services in Dorchester, Massachusetts.

State News

A list of local eviction and foreclosure moratoriums is available [here](#) from NLIHC.

A list of state and local emergency rental assistance programs is available [here](#) from NLIHC.

A list of local shelter closings is available [here](#) from NLIHC.

Alabama

[Thrive Alabama](#) healthcare services offered COVID-19 [testing to people experiencing homelessness](#) in Huntsville last week.

Alaska

Governor Mike Dunleavy issued the [State of Alaska's COVID-19 Health Mandate 014 on Non-Congregate Sheltering](#). Alaska state officials [announced a plan](#) to use hotels, university dormitories, and other buildings to temporarily quarantine health care workers and homeless families with at least one member who has tested positive for COVID-19 or requires quarantine.

Arkansas

An *Arkansas Democrat-Gazette* report uncovered [at least 300 evictions](#) filed under the state's unlawful-detainer law since March 11. Law Professor Lynn Foster identified more than 60 unlawful detainer eviction suits filed throughout Arkansas [between March 27 and April 17](#). Arkansas is the only state that classifies nonpayment of rent as a criminal offense.

Little Rock awarded nearly [\\$30,000 in grants to assist local homeless service providers](#) in responding to COVID-19. Fifteen provider organizations received funds to purchase disinfecting supplies, personal items, thermometers, tents, and other supplies.

Arizona

The [Phoenix City Council](#) unanimously approved the allocation of nearly \$18 million of federal funding to address homelessness and housing insecurity and provide grants for local small businesses and nonprofit organizations. The vote marks the city's largest Community Development Block Grant investment in addressing homelessness.

Despite heightened risk in Phoenix encampments, [local governments have not yet taken up a CDC recommendation](#) to encourage people to set up tents with at least 12-by-12 feet of space per individual.

In Phoenix, Circle The City, a community health nonprofit, has turned its [employee parking lot into a temporary medical camp](#) to care for individuals experiencing homelessness who test positive for COVID-19.

California

Governor Gavin Newsom provided an update on Project Roomkey, a program to house people experiencing homelessness during the pandemic. He announced that [California has acquired 10,974 hotel rooms and 5,025 motel rooms](#), including rooms provided by Motel 6 at 47 locations in 19 counties across California. Newsome said that more than 4,000 sheltered and unsheltered people have moved into motel rooms so far.

U.S. District Judge David O. Carter [overruled](#) cities' objections to Governor Newsom's emergency order to house people experiencing homelessness at local hotels. Several cities, including Bell Gardens and Lawndale, made efforts to prevent local hotels from contracting with Los Angeles County as part of Project Roomkey.

People experiencing homelessness who have not tested positive for COVID-19 and do not have symptoms will have access to a [new isolation site](#) at a LaQuinta Inn in Berkeley, making it the third known site for people experiencing homelessness in Alameda County.

Health officials announced that [43 residents and staff](#) of the Union Rescue Mission, a homeless shelter in Los Angeles, have tested positive for COVID-19. More than 200 tests were administered at the shelter within the past week.

Governor Newsom charged some municipalities of resisting the conversion of hotels and motels into emergency housing, accused the cities of [allowing NIMBY politics to interfere with a public health imperative](#).

After a [COVID-19 outbreak at San Francisco's largest homeless shelter](#) infected at least 105 people as of last Friday, the city is shifting its approach to addressing homelessness during the pandemic. San Francisco's city council unanimously passed an [emergency ordinance mandating the city to acquire 8,250 hotel rooms](#) by April 26 for people experiencing homelessness.

Colorado

More than [250 Colorado National Guard members](#) are helping the city and county of Denver to shelter people experiencing homelessness.

Rather than enacting a statewide eviction moratorium, Colorado Governor Jared Polis has only issued guidance to limit evictions. With courts and local governments left to make decisions on evictions, [thousands of Colorado renters](#) face uncertainty about possible evictions.

Connecticut

[Yale students, faculty, and alumni](#) are demanding that the university convert unused facilities into emergency shelter for people experiencing homelessness. Read the sign-on letter [here](#)

[Connecticut legislators responded to questions asked by University of Connecticut students](#), in which the students raised concerns about people experiencing homelessness during COVID-19. Representative Gregory Haddad (D-CT) responded that the state has identified additional housing opportunities in motels across Connecticut.

Florida

A coalition of advocates led by University of Miami physician Armen Henderson held a press conference on April 17 to announce plans [to serve people experiencing homelessness in Miami-Dade County](#). These efforts include expanded COVID-19 testing, portable showers and toilets, and distribution of masks and tents to those in need.

Florida's eviction ban during COVID-19 [does not protect people living in hotels and motels](#). Orlando's Channel 9 asked Orange County's mayor's office if he would issue an ordinance to protect the families living in hotels and motels. The mayor's office responded that such an ordinance is not under consideration at this time.

Georgia

Atlanta has [tested more than 2,000 people experiencing homelessness](#), discovering approximately 30 new positive cases in shelters. As of April 20, the total number of people experiencing homelessness who have tested positive in Atlanta is at least 55.

Hawaii

Doctors in Hawaii have expressed concern that the state is not taking necessary steps to prevent a COVID-19 outbreak in homeless shelters. On Oahu, officials [scrapped plans](#) to provide walk-in testing at Iwilei Center for 4,400 residents experiencing homelessness. Instead, the city and state direct people experiencing homelessness with coronavirus-related concerns to contact its CARES hotline.

Illinois

Congressman Jesus “Chuy” Garcia (IL-4) and more than two dozen public health experts and elected officials launched the [Illinois Latino COVID-19 Initiative](#), which seeks to improve outreach about the coronavirus to the state’s Latino communities. Latinos comprise [60% of the population](#) in the ten zip codes in Illinois with the fastest growing number of new cases.

A Safe Haven, a Chicago homeless shelter, opened a [100-bed isolated shelter for COVID-19 patients experiencing homelessness](#). Rush University Medical Center and Heartland Alliance will provide medical and behavioral health care.

Increased COVID-19 testing in [Chicago homeless shelters](#) has indicated varying levels of infection. At some shelters, half of staff and residents tested positive for the coronavirus.

Advocates urged the Chicago Housing Authority to open its [2,042 vacant units](#) to people experiencing homelessness during the coronavirus pandemic.

[Housing Action Illinois](#) has received \$340,000 through NLIHC and the Illinois COVID-19 Response Fund to distribute to partners throughout the state who are addressing the urgent COVID-19-related needs of people experiencing homelessness or at-risk of becoming homeless.

Indiana

Seventeen housing organizations and advocacy groups including [Prosperity Indiana](#) (an NLIHC state partner) sent a [letter](#) to Senator Todd Young (R-IN) urging him to include \$100 billion in emergency rental assistance in the next coronavirus response bill.

Kansas

The Coalition to Protect Missouri Tenants organized a [demonstration](#) on I-70 to call attention to the pandemic’s impact on the state’s housing and homelessness crisis. The coalition intended to raise awareness of its demands for Governor Mark Parson to protect Missouri tenants.

Louisiana

A report issued by HousingNOLA and the Greater New Orleans Housing Alliance found that New Orleans fell short of the affordable housing goals it set in 2016. The [ongoing shortage of affordable housing in New Orleans](#) has been exacerbated by COVID-19, which is contributing to widespread housing insecurity.

The [Washington Post](#) discusses New Orleans’ project to move people experiencing homelessness into hotels. The project is overseen by state and local entities, including the New Orleans Office of Community and Economic Development and the Louisiana Housing Corporation.

Maine

Governor Janet Mills signed an [executive order](#) protecting tenants from eviction during the COVID-19 pandemic and [establishing a rental assistance relief program](#). Governor Mills, in partnership with MaineHousing, established the \$5 million COVID-19 Rent Relief Program to provide eligible households with a one-time rental assistance payment of up to \$500.

A resident of the Hope House shelter in [Bangor](#) has tested positive for COVID-19. This marks the first reported case of COVID-19 in an individual accessing the city’s homelessness services. City officials and community health partners are seeking a quarantine space for people experiencing homelessness who test positive.

Maryland

Kevin Lindamood, CEO of Health Care for the Homeless in Baltimore, and Dr. Adrienne Trustman, Chief Medical Officer, argue that emerging awareness of the asymptomatic spread of COVID-19 in homeless shelters demands an [immediate response](#) from state and federal officials.

Advocates disrupted Baltimore Mayor Bernard “Jack” Young’s COVID-19 media briefing to demand that the city take [urgent action](#) to protect people experiencing homelessness during the pandemic. Young’s deputy chief of staff, Cheryl Goldstein, reported that Baltimore city has moved about 200 healthy individuals over the age of 62 experiencing homelessness into hotels. Another 100 people experiencing homelessness who have tested positive for COVID-19 or are awaiting results are isolated in a separate hotel.

After learning of a second outbreak at a city shelter, [Baltimore](#) officials have plans to move 150 more people experiencing homelessness into hotels. Housing providers and advocates argue that officials need to fill vacant permanent housing units to protect people experiencing homelessness during the pandemic.

Massachusetts

Governor Charlie Baker signed a bill [blocking all eviction and foreclosure proceedings](#) in the state for the duration of the COVID-19 crisis.

The [Baker Administration](#) announced its ongoing strategy to address homelessness during the coronavirus pandemic. The strategy involves five key initiatives, including opening isolation and recovery sites for people experiencing homelessness who test positive for COVID-19 and expediting distribution of personal protective equipment to shelters.

John Yazwinski, president and CEO of a nonprofit that operates homeless [shelters in Quincy and Brockton](#), discussed his organization’s strategy to depopulate its shelters and expressed the need for a statewide shelter plan during COVID-19.

Michigan

Michigan Governor Gretchen Whitmer’s executive order halting evictions, now extended until May 15, [does not protect people living in hotels, motels, and Airbnbs](#). While acknowledging that hotels follow different laws than landlords, housing advocates and attorneys expressed concern about families excluded from Michigan’s eviction ban.

With funding from United Way’s Disaster Relief Fund, [100 hotel rooms in Battle Creek have been acquired](#) to use as quarantine space for people experiencing homelessness who are symptomatic or who have tested positive for COVID-19.

Minnesota

The Minnesota Heading Home Alliance released a [map](#) estimating the number of isolation and protection beds needed at the county/tribal level using 2019 “point-in-time” counts of shelter beds and unsheltered individuals.

Nevada

Nevada Attorney General Aaron Ford announced that Aaron’s Inc. will [donate 500 mattresses to homeless shelters](#), domestic violence shelters, and families fostering children across the state.

New Jersey

Last week, the Trenton City Council approved a [\\$500,000 contract for emergency homeless shelters](#) during the COVID-19 pandemic. The emergency shelters will be for people experiencing homelessness who need to be

quarantined or who are at risk of being infected. Trenton, which has more than 300 people experiencing homelessness, established plans to [open four shelters](#), including one designated for women and children fleeing domestic violence.

Nonprofit organization Bridges has collaborated with the city of Newark to move [150 people experiencing homelessness](#) into separate hotel rooms to self-isolate or receive critical medical attention. Over the past four weeks, Bridges has housed people experiencing homelessness in a hotel near Newark Airport.

[Eva's Village](#), a nonprofit social service organization in Paterson, has made adjustments to its facilities to strengthen its capacity to serve clients who are battling homelessness, substance abuse, and the coronavirus.

New York

New York City's Department of Homeless Services reported that [51 people](#) using its services have died due to COVID-19. The coronavirus has spread to more than one-third of the city's 450 shelters.

The New York City Council introduced a [virus relief package](#) that included measures to protect tenants and people experiencing homelessness. The legislation would prohibit collection of debts from and eviction of tenants impacted by COVID-19 until April 2021. Another bill included in the relief package would require the city to provide single adults experiencing homelessness with private rooms until the pandemic ends. The City Council also voted on measures to create and preserve [over 2,000 units](#) of affordable housing.

New York City [fell short of its goal](#) of moving 2,500 people experiencing homelessness to hotel rooms by April 20. The Department of Homeless Services has moved approximately 1,050 people experiencing homelessness into hotel rooms since the onset of COVID-19. The agency is aware of 617 positive COVID-19 cases among people in shelters or lacking stable housing.

Four people experiencing homelessness in New York who are staying in hotel rooms crowdfunded through the "Homeless Can't Stay Home" campaign shared their experiences with [The City](#).

More than 500 New York-based doctors, nurses, and social workers sent a letter to city officials, including Mayor Bill de Blasio and Governor Andrew Cuomo [urging the city to take immediate actions to protect people experiencing homelessness](#). Read the letter [here](#)

New York's Department of Housing Preservation and Development (HPD) requested that developers of nearly completed affordable housing projects [increase the number of apartments allocated for people experiencing homelessness](#). While this would not be a legal requirement, HPD would use city rental voucher money to pay for the units allocated for the people who are formerly homeless.

The [Coalition for the Homeless](#) and allies continue to urge elected officials to protect homeless New Yorkers during COVID-19. The number of single adults in New York City's homeless shelter system reached a [record high](#) last week. According to the Coalition for the Homeless, nearly 17,700 single men and women slept in shelters last Thursday.

Pennsylvania

[Families experiencing homelessness in Philadelphia](#) are struggling to find shelter even as hotel rooms in the city's quarantine sites remain vacant. City officials reported that roughly two-thirds of the 150 rooms in the city-leased Holiday Inn were vacant last week. However, the facility does not admit families and only individuals who have tested positive for COVID-19 or are awaiting test results are eligible to stay there.

Texas

City, county, nonprofit organizations, and faith-based partners in Austin created “[Eating Apart Together](#),” a coordinated food delivery system for people experiencing homelessness. The city also established a contract to provide 1,000 refrigerated ready-to-eat meals per day for people experiencing homelessness.

Virginia

Richmond will spend [\\$5.8 million in federal and local funds](#) to address housing instability and homelessness during the coronavirus pandemic. Mayor Levar Stoney announced that he intends to supplement \$4.2 million from the CARES Act with another \$1 million from the city’s Affordable Housing Trust Fund.

Washington

According to data released by the Department of Human Services, COVID-19 is impacting how [Seattle’s Navigation Team is approaching homelessness](#). Acting under a policy that restricts sweeping encampments during the pandemic, the Navigation Team is focused on a public health approach rather than moving people into shelters.

Approximately 11,100 people in the Seattle area do not have homes. In many cases, they lack access to basic hygiene services. City and county efforts have [focused on three areas](#): (1) opening new overnight shelters to decrease crowding in existing shelters; (2) creating isolation, quarantine and recovery units; and (3) installing additional hygiene services for people living outside.

Washington DC

According to Washington D.C.’s Department of Human Services, [approximately 250 people](#) experiencing homelessness were staying at hotels as of April 22. Officials reported that the city is leasing rooms at five hotel sites, including one location for elderly and medically vulnerable people who have not tested positive for COVID-19 or experienced probable exposure.

West Virginia

The American Civil Liberties Union of West Virginia (ACLU-WV) is considering filing a lawsuit after the [City of Wheeling cleared a homeless encampment](#). The ACLU-WV demanded that the city stop dispersing encampments and develop housing options for those who have been displaced.

Wisconsin

Shelter providers in Wisconsin are collaborating with local governments to [move temporarily into larger facilities](#) to accommodate social distancing requirements during the coronavirus pandemic. Ice rinks, recreation centers, and hotels have been transformed into temporary shelters for people experiencing homelessness.

Policy and Guidance

Federal Guidance

Administration for Children and Families

[State Perspectives on the Impact of COVID-19 on the Impact of COVID-19 on Child Trafficking and Safe Harbor Programs](#) webinar on April 16

Center for Disease Control

[CDC Resources in Languages Other than English](#)

FEMA

[FEMA: Ensuring Civil Rights During the COVID-19 Response](#)

Housing and Urban Development

[Infections Disease Toolkit for CoCs \(now in \[Spanish\]\(#\)\)](#)

USICH

[Federal Programs that Support Individuals Experiencing Homelessness](#)

Additional Guidance

SchoolHouse Connection: [COVID-19 and Homelessness – Strategies for Schools, Early Learning Programs, and Higher Education Institutions](#)

State and Local Guidance

Illinois

[Chicago Illinois Heartland Alliance: COVID Homeless Screener with Temperature and Screening Supply List](#)

Opportunity Starts at Home

Multi-Sector Advocates Send Letters to Congress Urging Housing Investments in Next COVID-19 Relief Package

Over the past two weeks, advocates sent 850 letters to Congress through the [Opportunity Starts at Home](#) multi-sector affordable homes campaign. The letters urge Congress to include housing investments in the next COVID-19 relief package. Through the campaign's platform, advocates across the country can send pre-formatted letters that outline specific recommendations for what their federal elected officials should include in future legislation. Please encourage people in your networks to [send a letter](#) if they have not already done so.

The letters include recommendations that have been endorsed by nearly 50 leading national organizations that represent a range of sectors including education, healthcare, civil rights, faith, criminal justice, food security, municipal governance, child welfare, social work, gender and LGBTQ equity, environmental, domestic violence, and more. In some [cases](#), these organizations have incorporated the campaign's housing recommendations into their own congressional priorities.

Follow the *Opportunity Starts at Home* campaign on social media: [Twitter](#), [Instagram](#), [Facebook](#), and [LinkedIn](#). Be sure to [sign up](#) for our e-newsletter to get the latest updates about the campaign, including new multi-sector partners, [calls to action](#), events, and [research](#).



Our Homes, Our Votes: 2020

New *Our Homes, Our Votes: 2020* Website Features Key Resources for Voter Engagement

The 2020 elections are right around the corner. A number of states will hold their primaries and other local elections in late spring; and the 2020 presidential election is just months away. While the COVID-19 pandemic casts a shadow over voting in-person, *voting remains a right—and a critical civic duty*. *Our Homes, Our Votes: 2020*, NLIHC's nonpartisan candidate and voter engagement project, has redesigned its website with new resources to support voters in the weeks ahead.

State and national policymakers have started to explore how voters can safely exercise their right to vote without having to go to the polls—a protection that is crucial as the nation continues to combat the coronavirus pandemic. Such solutions include expanding absentee—or vote by mail—options which make it easier and safer to vote. The new *Our Homes, Our Votes: 2020* website has state-specific pages with resources to help navigate your state's unique voting environment. The site also features our candidate and voter engagement guides with tips, best practices and templates for advocates and voters to use with their local, state and national candidates.

NLIHC will continue to provide an array of tools to assist organizations working to engage candidates and low-income renters leading up to the 2020 elections. During the primaries and throughout the 2020 elections, engaging candidates during town halls, forums, roundtables and more on affordable housing and registering, educating, and mobilizing low-income residents are of the utmost importance.

Learn How to Get Housing Issues and Ballot Initiatives into the Elections -Webinar, May 21

Learn about advancing housing issues and ballot initiatives in the 2020 elections during a NLIHC webinar on May 21 at 3 pm ET. Register for this webinar and NLIHC's entire 15-month "[Third Thursdays at Three](#)" *Our Homes, Our Votes 2020* webinar and podcast series on nonpartisan voter and candidate engagement, free to the public, at: <https://tinyurl.com/y3t9gfr2>

In communities throughout the U.S., voters often show greater leadership on housing issues than do their elected officials. Twenty-two ballot initiatives on housing affordability issues passed in 2018, and more are expected in 2020. While taking issues directly to the voters can be a challenging endeavor, it can also produce powerful results. This *Third Thursday at Three* session will discuss how to place housing items on the ballot through the legislative process or through signature gathering. Presenters will discuss what works in conceptualizing and building broad support for ballot initiatives.

NLIHC provides [an array of nonpartisan resources, tools, and training](#) on increasing voter registration and turnout among low-income renters, and on engaging candidates in the 2020 elections. These webinars and podcasts feature experts and advocates with frontline experience who cover many facets of voter and candidate engagement.

The presentations take place at 3 pm ET on the third Thursday of each month. All sessions are recorded and posted to the *Our Homes, Our Votes: 2020* website for those who cannot attend the live broadcasts. The full list of webinar topics includes:

- Session 1: Legal Considerations for Election Engagement for 501 (c3) organizations, September 19. (Watch recording at: <https://bit.ly/338Ydho>)
- Session 2: Developing an Effective Plan for Voter Engagement Work, October 17. (Watch recording at: <https://bit.ly/338Ydho>)

- Session 3: Helpful Tools and Partners for Election Engagement, November 21 (Watch recording at: <https://bit.ly/338Ydho>)
- Session 4: Voter Registration Part 1 – Messaging, Events, and Canvassing, December 19 (Watch recording at: <https://bit.ly/338Ydho>)
- Session 5: Voter Registration Part 2 – Finding and Registering Residents of Subsidized Housing, January 16 (Watch recording at: <https://bit.ly/338Ydho>)
- Session 6: The Role of Housing Providers in Registering and Mobilizing Voters, February 20 (Watch recording at: <https://bit.ly/338Ydho>)
- Session 7: Getting Candidates on the Record, March 19 (Watch recording at: <https://bit.ly/338Ydho>)
- Session 8: Educating Voters, April 16 (Watch recording at: <https://bit.ly/338Ydho>)
- **Session 9: Housing Issues and Ballot Initiatives, May 21**
- Session 10: Overcoming Common Obstacles to Voting, June 18
- Session 11: The Challenge of Voting While Homeless, July 16
- Session 12: Voter Mobilization Part 1 – Early Voting and Vote-by-Mail, August 20
- Session 13: Voter Mobilization Part 2 – Protecting Low Income People from Voter Intimidation and Voter Caging Tactics, September 17
- Session 14: Election Day! Getting Out the Vote, October 15
- Session 15: After the Vote – Holding Candidates to their Promises, November 19

Register once for all webinars/podcasts and receive reminders at: <https://tinyurl.com/y3t9gfr2>

Watch recordings of previous webinars at: <https://bit.ly/338Ydho>

Research

Growing Number of Assisted and Unassisted Seniors

The Public and Affordable Housing Research Corporation (PAHRC) released “[2020 Housing Impact Report: Seniors](#),” which finds that 2.9 million seniors lived in publicly supported housing in 2019, a 2.9% increase since 2018. PAHRC estimates that 3.6 million additional seniors likely qualify for rental assistance but do not receive it, and that between 2017 and 2018, the number of eligible seniors grew by 5.6%.

The report examines the senior population living in public housing and in units funded by the Housing Choice Voucher program (HCV), project-based Section 8, Low-Income Housing Tax Credit (LIHTC), Federal Housing Administration (FHA) loans with affordability restrictions, special-purpose voucher programs, and state programs. The analysis is based on resident demographic data gathered from HUD’s *Picture of Subsidized Households*, HUD’s *Resident Characteristics Report*, USDA’s *Multifamily Housing Occupancy Report*, and NLIHC and PAHRC’s National Housing Preservation Database.

The authors document that one-third of households in publicly supported housing are headed by seniors, and in nearly half of these senior-headed households, the head of the household has a disability. The share of older households admitted to public housing and the HCV program has risen in recent years: from 2013 to 2017, the percentage of senior-headed households admitted to public housing grew from 16% to 20%. Housing subsidies lifted 665,000 people over the age of 65 out of poverty in 2018, an increase of 1.7% over the previous year.

While housing subsidies are serving more seniors, the number of low-income seniors who are eligible but unserved has increased. The share of eligible seniors who receive housing assistance declined from 41% to 40% from 2017 to 2018. Similarly, the length of time senior households spent on public housing and HCV waiting lists increased by 18% between 2016 and 2017.

The report also examines how housing assistance serves “pre-seniors” (adults between age 55 and 61). Many households nearing senior status face health challenges and decreased employment. Low-income pre-seniors receiving housing assistance have rates of food and healthcare insecurity that are slightly higher than assisted seniors. PAHRC estimates that publicly supported housing assists more than 950,000 low-income pre-seniors. The authors observe that many housing providers are now collaborating with healthcare providers to offer in-home health services to seniors and that many pre-senior households could benefit from similar programs.

The full report can be accessed here: <https://bit.ly/2Kp86Qi>

In New Survey, Half of Lower-Income Americans Report Lost Household Income Due to COVID-19

The Pew Research Center released a [summary of a national survey](#) conducted April 7-12, which found that 52% of lower-income Americans report that they or someone in their household has lost a job or taken a pay cut due to COVID-19. Overall, 43% of adults in the U.S. report lost household income, up from 33% in the last two weeks of March. The data show racial disparities, with Black and Hispanic respondents more likely than their white counterparts to experience job loss or pay cut.

The survey is part of Pew’s Americans Trends Panel, a nationally representative sample of randomly selected adults stratified by age, ethnicity, and education. A total of 4,917 panelists, or 81% of those sampled, completed the survey in April. The report divides respondents into three income tiers: lower-income households with incomes below two-thirds of area median income (AMI); middle-income households with incomes between two-thirds and 200% of AMI; and upper-income households with incomes above 200% AMI.

Among all respondents, 28% reported that they or someone in their household had been laid off or lost a job due to COVID-19, while 33% reported that they or someone in their household had to take a cut in pay. Forty-three percent reported experiencing at least one of the two. Among lower-income households, job loss and pay cuts were more common: 39% reported job loss, 41% reported a pay cut, and 52% had experienced at least one. Job disruption varied by race: 38% of white respondents had experienced a job loss or pay cut, compared to 44% of Black respondents and 61% of Hispanic respondents.

The survey asked respondents how they planned to use stimulus money and whether they had a rainy-day fund for emergencies. Lower-income households were more likely to be using a stimulus check to pay bills or essential needs: 71% of lower-income households planned to use the majority of the money for bills, compared to 49% of middle-income households and 34% of upper-income households. Only 23% of lower-income households reported having a rainy-day fund that could cover expenses for three months. Emergency savings rates varied by race: 53% of white respondents affirmed they had a rainy-day fund, compared to only 29% of Hispanic respondents and 27% of Black respondents.

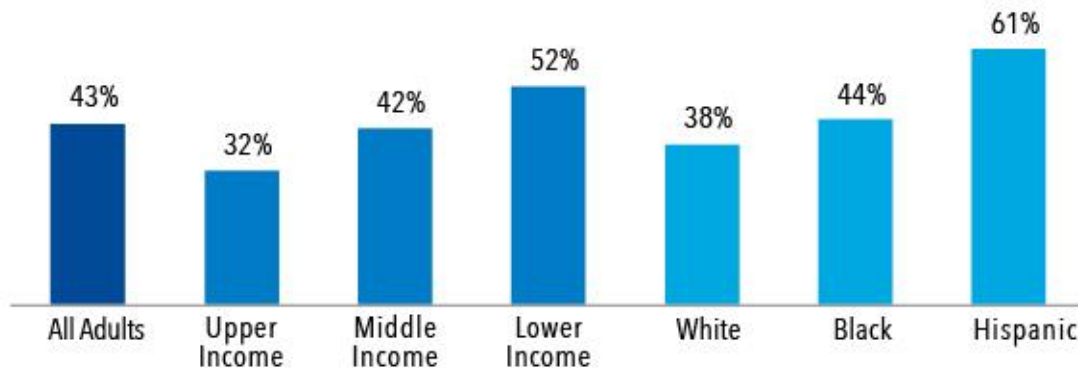
When asked about their financial concerns, lower-income respondents were twice as likely as upper-income respondents to worry regularly about making ends meet. Among lower-income respondents, 59% reported worrying daily about paying their bills, 51% worried daily about their debt, and 47% worried daily about the cost of health care for their families. These concerns are not new.

The full report can be accessed here: <https://pewrsr.ch/2VuXOod>

Fact of the Week

Majorities of Lower-Income and Hispanic Households Experience Job Loss or Pay Cut Due to COVID-19

Share of Households Experiencing Job Loss or Pay Cut Due to COVID-19



Source: Pew Research Center, 2020. Survey conducted April 7-12, 2020. "Lower-income" households defined as having incomes less than two-thirds of the area median income (AMI), "middle-income" households have incomes of two-thirds to 200% AMI, and "upper-income" households have incomes greater than 200% AMI.

Source: Pew Research Center, 2020.

From the Field

Idaho Passes Fair Warning Act to Protect Renters from Abrupt Displacement

The past month has seen small but significant steps towards housing justice in Idaho. The "Fair Warning Act" was signed into law on March 24 by Idaho Governor Brad Little (R). The act requires a 30-day notice for all rent increases or intent to terminate an annual or month-to-month residential lease. The Fair Warning Act is the first tenant rights bill enacted by the Idaho State Legislature in many years and is viewed as an important sign of progress by housing advocates in the state.

Idaho's Fair Warning Act (House Bill 594) was introduced by House Minority Leader Ilana Rubel (D) and Representative Jarom Wagoner (R) before passing both chambers of the state legislature with bipartisan support after negotiations that resulted in making the bill less strenuous on landlords.

The Idaho Asset Building Network's (IABN) Housing Working Group participated in discussions around the development of the Fair Warning Act during its early stages and working group members played a pivotal role in securing bipartisan sponsorship. The group continued to advocate for the bill's passage during the legislative session as members consistently showed support through testimony during committee hearings, sending letters of support to lawmakers, and mobilizing constituents.

With rapidly rising rents throughout Idaho, especially in the Boise metropolitan area, renters increasingly face exorbitant rent increases and little time to arrange a move to new housing. The Fair Warning Act is seen as a reasonable first step toward increasing housing stability for renters.

“We are excited by the passage of the Fair Warning Act,” said Kendra Knighten, who leads the IABN Housing Working Group. “The rental market is difficult for virtually every current and prospective renter in Idaho right now. Finding a home that is affordable and available is becoming more difficult, time-consuming, and expensive as applicants submit one rental application after another. Although more needs to be done to address the shortage of affordable homes, House Bill 594 will help families being priced out of their homes by giving them a better opportunity to land on their feet.”

Not long after passage of the act, the Idaho Supreme Court initiated a COVID-19 eviction moratorium that has been extended to the end of April. These successes and the growing momentum for more change stem largely from the emergence of the IABN Housing Working Group as a leading voice on housing policy matters at the state capitol.

For more information about the Fair Warning Act and efforts to advance tenants’ rights in Idaho, contact Kendra Knighten at kknighnten@jannus.org

NLIHC in the News

NLIHC in the News for the Week of April 19

The following are some of the news stories that NLIHC contributed to during the week of April 19:

- “Our homelessness crisis is urgent, tragic — and completely solvable” *The Seattle Times*, April 24 at: <https://tinyurl.com/y83ho5pb>
- “No money, but rent is due: In Colorado, few eviction protections as coronavirus spreads,” *NBCNews.com*, April 22 at: <https://tinyurl.com/ycvu8dvw>
- “Thousands of Texans are protected from eviction until Aug. 23. Here's how to find out if you are.,” *Chron.com*, April 22 at: <https://tinyurl.com/y88ghe7n>
- “Ignoring the federal ban, landlords continue to evict people during the coronavirus pandemic.” *Salon.com*, April 19 at: <https://tinyurl.com/yau3jp5y>
- “Ilhan Omar unveils bill to cancel rent and mortgage payments amid pandemic,” *Yahoo News*, April 17 at: <https://tinyurl.com/ybr9dm29>
- “The Race to Save Homeless Shelters from Coronavirus,” *CityLab*, April 17 at: <https://tinyurl.com/yaspreky>

NLIHC Staff

Sonya Acosta, Policy Analyst, x231
Jordan April, Research Intern, x249
Kyle Arbuckle, Housing Advocacy Organizer, x227

Andrew Aurand, Vice President for Research, x245
Victoria Bourret, Housing Advocacy Organizer, x244
Alayna Calabro, Policy Analyst–COVID-19 Response, x252
Josephine Clarke, Executive Assistant, x226
Dan Emmanuel, Senior Research Analyst, x316
Ed Gramlich, Senior Advisor, x314
Kim Johnson, Housing Policy Analyst, x243
Mia Juliana, Graphic Design/Communication Intern, x240
Paul Kealey, Chief Operating Officer, x232
Mike Koprowski, Director, Multisector Housing Campaign, x317
Joseph Lindstrom, Director, Field Organizing, x222
Mayerline Louis-Juste, Communications Specialist, x201
Lisa Marlow, Manager, Media Relations and Communications, x239
Tyra Reed, Policy Intern, x241
Sarah Saadian, Vice President, Public Policy, x228
Khara Norris, Director of Administration, x242
Noah Patton, Housing Policy Analyst, x227
Ikra Rafi, Creative Services Specialist, x246
Catherine Reeves, Development Coordinator, x234
Brooke Schipporeit, Housing Advocacy Organizer, x233
Dan Threet, Research Analyst, x202
Chantelle Wilkinson, Housing Campaign Coordinator, x230
Renee Willis, Vice President for Field and Communications, x247
Diane Yentel, President and CEO, x225