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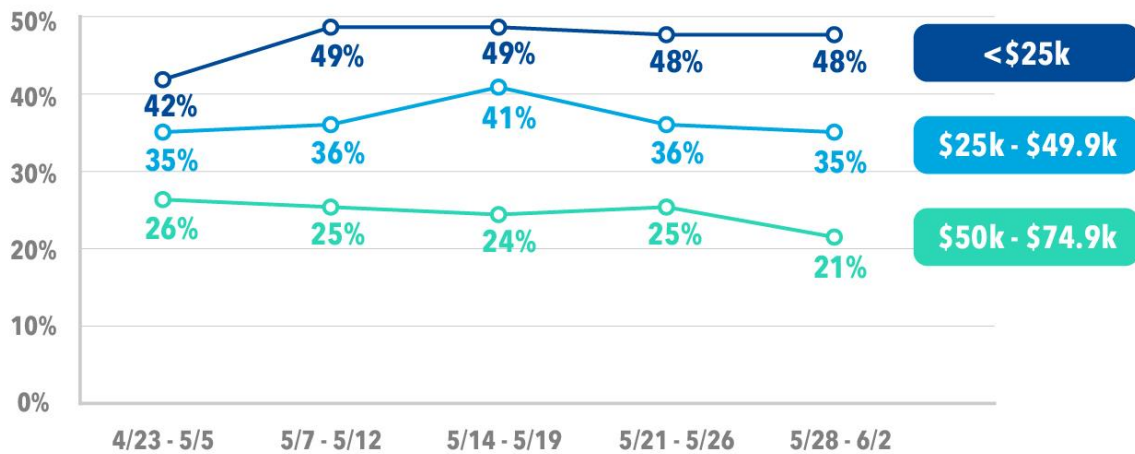
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Coronavirus, Homelessness, and Housing- Fact of the Week

Nearly Half of Lowest-Income Renters Lack Confidence about Next Month's Rent

Percent of Renters Reporting Slight or No Confidence in Being Able to Pay Next Month's Rent, By Income



Source: U.S. Census Bureau, Household Pulse Survey

Source: U.S. Census Bureau, Household Pulse Survey.

Coronavirus, Homelessness, and Housing

Join NLIHC's National Call on Coronavirus, Housing and Homelessness Today at 2:30 pm ET

Join today's (June 15) [national call on coronavirus, housing and homelessness](#) at 2:30-4:00 pm ET to hear from our guest speaker, Congresswoman Deb Haaland (D-NM), one of the first Native American women to serve in Congress. We will also share information about ensuring federal resources are used to serve all protected classes, communication strategies for discussing the need for emergency rental assistance, get updates on HUD funding, receive field updates from service providers across the country, and more. Register for the national call at: <https://tinyurl.com/ru73qan>

See the full agenda [here](#).

NLIHC and National Partners Release Framework for Equitable Homelessness Response During COVID-19

NLIHC, the National Alliance to End Homelessness, the Center on Budget and Policy Priorities, and the National Health Care for the Homeless Council collaborated on a [Framework for an Equitable COVID-19](#)

[Homelessness Response](#) to provide communities with guidance on strategic use of federal funds across a range of public health and economic recovery stages. These strategies incorporate a racial justice and equity lens and are aimed at helping communities meet public health goals, increase housing stability, and prevent future increases in homelessness that result from an economic downturn.

The public health and economic crisis created by the global COVID-19 pandemic has disproportionately impacted people experiencing homelessness, communities of color, and people with disabilities. Homelessness assistance systems have struggled to meet demand and to become integrated into community-level public health and economic recovery activities. The CARES Act and other funding sources, such as FEMA Public Assistance, has provided significant new funding to help make it possible for communities to conduct emergency protective measures and plan for an equity-focused recovery. To address the urgent needs of disproportionately impacted groups, these resources must be coordinated.

Communities can become overwhelmed by the range of strategies they need to implement, and the Framework provides guidance on how they can move forward. Due to the ever-changing nature of this crisis, we will regularly update the Framework as new information on strategies, funding sources and implementation tools emerge.

Find the latest version of *The Framework for an Equitable COVID-19 Homelessness Response* here: <https://bit.ly/2UBxvvd>

Coronavirus – Congress

House Financial Services Subcommittee Holds Hearing on Inclusive Banking and Equitable Stimulus Payment Delivery

The House Financial Services Subcommittee Task Force on Financial Technology held a remote hearing entitled “Inclusive Banking During a Pandemic/Stimulus Payment Delivery.” The June 11 hearing included testimony from Mehrsa Baradaran, professor of law at the University of California, Irvine School of Law; Chris Giancarlo, senior counsel at Willkie Farr & Gallagher and former chairman of the U.S. Commodity Futures Trading Commission; Jodie Kelley, CEO of the Electronic Transactions Association; and Morgan Ricks, professor of law at the Vanderbilt University Law School. After their testimonies, the speakers answered questions concerning inclusive digital banking interventions for [Economic Impact Payment](#) (EIP) delivery, and gave recommendations to distribute EIPs more efficiently in the future.

The [Committee Memorandum](#) states that 30-35 million EIPs have yet to be issued. EIPs have been most quickly and widely allocated through direct deposit, a method unavailable to the over 25% of the American population who are “unbanked” or “underbanked.” This population either does not have access to a bank account or may have a checking or savings account but uses financial services outside the banking system, such as payday loan companies. Many stimulus payments were also distributed by mailing checks, a method particularly problematic for people experiencing homelessness who have no home address to receive the check and are likely unbanked. In response to these issues, Treasury began distributing EIPs on prepaid debit cards, but “some recipients of the EIP Prepaid card [were] unfamiliar with how prepaid cards work . . . thought the card was fraudulent or had never used a prepaid card before.”

House Financial Services Committee Chairwoman Maxine Waters (D-CA) introduced in late March the “Faster Stimulus Payments and FedAccounts Act” ([H.R.6321](#)), [a bill proposing](#) to provide monthly stimulus payments to the unbanked through creation of a new, basic bank account backed by the Federal Reserve and facilitated by

the U.S. Postal Service called “FedAccounts.” The idea of a FedAccount builds upon research by Professor Baradaran, which was expanded upon by Professor Ricks and others. The professors’ [testimonies](#) provided an in-depth explanation of this policy and argued that expanding accessibility to the Federal Reserve through the U.S. Postal Service would greatly expand access to digital currency while circumventing issues with internet access. The initiative was met with bipartisan enthusiasm during the hearing.

Watch a recording of the hearing at: <https://tinyurl.com/y7n29ba2>

Read a copy of the “Fast Stimulus Payments and FedAccounts Act” at: <https://tinyurl.com/yd58ezas>

Read witness testimonies at: <https://tinyurl.com/ydf2nlf7>

Learn more about ways to help people experiencing homelessness access Economic Impact Payments at: <https://tinyurl.com/yys392gq>

House Financial Services Subcommittee Hold Hearing on Renters, Eviction, and COVID-19

The House Financial Services Subcommittee on Housing, Community Development and Insurance held a [remote hearing](#), “The Rent Is Still Due: America’s Renters, COVID-19, and an Unprecedented Eviction Crisis,” on June 10. Speakers included Louisiana Fair Housing Action Center Executive Director Cashauna Hill, Up for Growth Executive Director Mike Kingsella, Center on Budget and Policy Priorities Visiting Senior Fellow Ann Oliva, and Brookings Institution Fellow Jenny Schuetz. Presenters offered testimony and answered questions about the current state of the rental market and solutions to the looming eviction crisis. Each witness indicated that Congress must act quickly to allocate additional aid for renters in order to prevent a surge in evictions and homelessness.

In her opening remarks, Financial Services Committee Chairwoman Maxine Waters (D-CA) acknowledged that the current public health crisis is exacerbating a rental crisis that existed long before the pandemic. Cashauna Hill then emphasized the disproportionate impact of COVID-19 on Black households: “In a state where 32% of the population is Black, African Americans make up 54% of COVID-19 deaths. New Orleans’ pre-COVID eviction rate of 5.2% was double the national average and in some majority-Black neighborhoods, the eviction rate was as high as 10.4%...without additional federal assistance, we expect the reopening of eviction courts to only deepen this disparity.”

Ann Oliva described the stark racial disparities in COVID-19 infection and death rates, stating that “early state and local data [show] that Black and Hispanic people are dying of complications from COVID-19 at higher rates than white people. The Indian Health Service also reports concerns due to lack of testing and outbreaks during the pandemic’s early stages within the Navajo Nation...these health disparities exist because people of color have experienced years of economic hardship, receive lower-quality health care, and have been segregated into neighborhoods that lack access to nutritious food, green space for exercise, clean air, and jobs that pay enough for families to have the money or time for recreational outlets such as belonging to a gym.” She emphasized the need for short-, medium-, and long-term rental assistance options for communities to build a comprehensive response to urgent housing needs in the wake of COVID-19.

Representative Denny Heck (D-WA) spoke about the importance of emergency rental assistance and submitted into the Congressional Record a sign-on letter spearheaded by the NLIHC. [The letter](#) is signed by 640 organizations that support and urge enactment of the “Emergency Rental Assistance and Rental Market Stabilization Act,” [H.R.6820/S.3685](https://www.congress.gov/bills/116/house/6820/sponsor/1/1).

Watch the full hearing at: <https://tinyurl.com/y776dcc7>

Read written testimony at: <https://tinyurl.com/ycu36too>

Senate Banking Committee Holds Hearing on Housing Regulation During COVID-19

The Senate Committee on Banking, Housing, and Urban Affairs held a [virtual hearing](#) entitled “Oversight of Housing Regulators” on June 9. HUD Secretary Ben Carson and Federal Housing Finance Agency (FHFA) Director Mark Calabria offered testimony and answered questions on the efficacy and implementation of financial programs created by the CARES Act and FHFA in response to the COVID-19 pandemic.

In his opening remarks, Ranking Member Sherrod Brown (D-OH) described racial disparities in the economic impact of COVID-19. “Nearly half of Black and 40 percent of Latino renters report that they’re unlikely to be able to make their next payment. We’re in the middle of a crisis,” the senator stated. “Our emergency rental assistance bill provides \$100 billion to help with rent and utility bills, so we can help renters avoid impossible choices – between rent and groceries, or prescriptions, or draining their savings, or going to a payday lender. It already passed the House. But it is sitting on the majority leader’s desk collecting dust. For millions of families, the bills keep coming and the clock keeps ticking and the stress keeps mounting.”

Senator Bob Menendez (D-NJ) asked Secretary Carson about the timeline for the release of Community Development Block Grant (CDBG) funds allocated to HUD under the CARES Act, emphasizing that these funds are critical and time-sensitive. Secretary Carson stated that HUD had released its first round of CDBG funding in record time and had already distributed \$9.1 billion of the \$12.4 billion allocated to HUD in the CARES Act. When pressed on an exact timeline for the administration of the remaining funds, Secretary Carson indicated that all funds would be distributed by October 1. Senator Brian Schatz (D-HI) continued to press Secretary Carson on the timeline, asking whether he could accelerate the process. Secretary Carson indicated that HUD was working as quickly as possible to try to get the funding allocated before the October 1 deadline.

Senator Jon Tester (D-MT) pressed Director Calabria on what the FHFA was doing to address illegal evictions that are taking place despite the current moratorium, especially those occurring in housing that benefits from the agency’s forbearance policies. Director Calabria explained that the FHFA has little enforcement power but was trying to raise awareness of the issue. Senator Martha McSally (R-AZ) expressed concern about the potential uptick in evictions after the CARES Act moratorium expires and back-rent is owed. Secretary Carson urged all renters to proactively reach out to their landlords and public housing authorities.

Watch a webcast of the hearing at: <https://tinyurl.com/y7v573wb>

Coronavirus – HUD

HUD HOME Program Provides Sample Cares Act Eviction Moratorium Materials for Tenants and Owners

The Office of Affordable Housing Programs (OAHP) in HUD’s Office of Community Planning and Development (CPD) posted on June 9 a [sample flyer for tenants and a sample letter to owners](#). Participating Jurisdictions (PJs) can use the flyer to notify tenant and property owners about the temporary eviction moratorium established by the CARES Act for properties that have “covered dwelling units” assisted by the

HOME Investment Partnerships Program (HOME). OAHP posted a May 1 document on [Frequently Asked Questions](#) (FAQ) providing guidance specific to the HOME Program regarding the CARES Act temporary eviction moratorium (see *Memo*, [5/11](#)).

The CARES Act created a federal moratorium on evictions of tenants living in certain types of housing, including housing supported with HOME funds (see *Memo*, [4/13](#)). The federal moratorium took effect on March 27 and extends until July 25, 2020. (NOTE: The flyer and sample letter state that the last day is July 24, apparently because July 25 is a Saturday.) During this 120-day period, landlords cannot file new eviction actions for nonpayment of rent, nor can they charge late fees, penalties, or other charges related to nonpayment of rent.

The flyer for tenants and the letter for owners explain circumstances in which tenants can be evicted for not paying rent before March 27 or for lease violations not related to nonpayment of rent. In both situations, owners must still give tenants a written notice 30 days before evicting them, and owners must still comply with HOME requirements, including notifying the PJ.

The tenant flyer adds that if someone loses a job or has a significant loss of income, they should notify their landlord or property manager as soon as possible and ask about available options, such as an extended payment plan. The flyer adds that resources may be available in from public assistance programs or charities to assist with rental payments. The letter for owners suggests that they provide the tenant flyer to residents.

The sample flyer for tenants and letter for owners is at: <https://bit.ly/3dR8W5C>

More information about the HOME Program is on [page 5-5](#) of NLIHC's *2020 Advocates' Guide*.

HUD Posts Second Round ESG-CV Supplemental Allocation of \$2.96 Billion from CARES Act

HUD's Office of Community Planning and Development (CPD) on June 9 posted [amounts allocated](#) to states and localities from the second round of CARES Act supplemental funding for the Emergency Solutions Grant (ESG) program (ESG-CV). A total of \$2.96 billion was allocated based on a formula created by HUD as required in the CARES Act. Another \$40 million is committed to technical assistance recipients. CPD has now allocated the entire \$4 billion Congress appropriated for supplemental ESG funding. Additionally, HUD posted an [explanation of the formula](#) HUD created to make the allocations.

The purpose of the supplemental ESG funding is to prevent, prepare for, and respond to the coronavirus among individuals and families who are homeless or receiving homeless assistance, and to support additional homeless assistance and homelessness prevention activities to mitigate the impact of the coronavirus.

Of the \$4 billion supplemental allocation, *up to* \$2 billion was to be distributed using the same formula used to distribute the regular, annual FY20 ESG allocations. Only \$1 billion was allocated on April 1 (see *Memo*, [4/6](#)).

The CARES Act requires the funds not allocated using the regular FY20 formula to be allocated directly to a state or unit of local government by a formula to be developed by HUD. That formula must allocate amounts for the benefit of unsheltered homeless, sheltered homeless, and those at risk of homelessness, to geographic areas with the greatest need based on factors to be determined by HUD. These factors may include risk of coronavirus transmission, high numbers or rates of sheltered/unsheltered homeless, and economic and housing market conditions.

The formula devised by HUD uses four variables:

1. The share of all homeless people. HUD used the Total Homeless Count from the 2019 Point-in-Time count, which is a sum of sheltered and unsheltered homeless people. HUD gives this variable 50% of the formula's weight.
2. Share of unsheltered homeless. HUD notes that this double counts the unsheltered population in the variable above but provides additional funding to help places with particularly high numbers and percentages of unsheltered homeless people. This variable has a weight of 10%.
3. Share of at risk for homelessness, based on the total number of very low-income (VLI) renter households. HUD defines a community's rate of VLI renter households as total VLI renter households divided by all households in the community. HUD states that this variable is intended to identify poorer communities in metropolitan areas where an economic downturn is likely to leave the most households at-risk for homelessness. However, HUD states that it does not necessarily identify the places with the greatest risk of having unsheltered homeless households. This variable is given a weight of 15%.
4. Share of at risk for unsheltered homelessness, as measured by VLI renters living in an overcrowded home or in a home that does not have a kitchen or complete plumbing. HUD explains that it wanted to identify economically strong locations with an at-risk population, and that in such locations VLI renters make ends meet by living in overcrowded homes. HUD assigns this variable a weight of 25%.

The second round allocations of ESG-CV are at: <https://bit.ly/2AVgK7U>

Methodology for Round 2 allocations of ESG CARES Act funds is at: <https://bit.ly/2Ao5wZq>

More information about ESG is on [page 4-82](#) of NLIHC's *2020 Advocates' Guide*.

Coronavirus – Other

Join June 22 *Tenant Talk Live!* Webinar for Residents: Race, Housing, and Hope

Join NLIHC's next *Tenant Talk Live!* – a webinar with and for residents and resident leaders - on Monday, June 22 at 6 pm ET (5 pm CT, 4 pm MT, and 3 pm PT) to discuss race, housing, and hope. Our guest speakers will be Pittsburgh artist and community activist Vanessa German and Shriver Center racial justice attorney Rasheedah Phillips. Register at: <https://bit.ly/3dNekGP>

Vanessa German is a Pittsburgh based artist and community activist who creates works that explore the power of transformation and healing. Her work is held in numerous permanent collections and has been featured in NPR, *New York Times*, and *Oprah Magazine*. Vanessa uses her art to address hate in the world while also expressing hope for the future.

Rasheedah Phillips is a senior advocate resources and training attorney at the Shriver Center, a leading national organization leading the fight for economic and racial justice. Previously, Rasheedah served as managing attorney of the Landlord-Tenant Housing Unit at Community Legal Services of Philadelphia, where she led a right to counsel campaign resulting in the significant expansion of legal services for tenants. Also an artist and author, Phillips is based in Philadelphia.

We will also discuss how resident leaders can engage in securing critically important housing and homelessness provisions and resources in the next coronavirus response package.

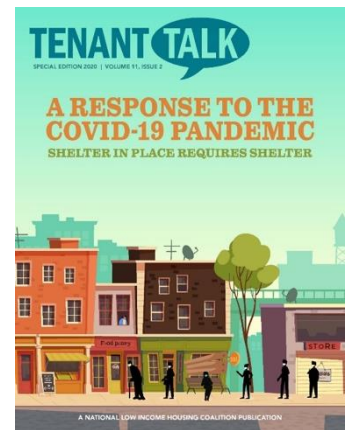
Register for the webinar at: <https://bit.ly/3dNekGP>

NLIHC Releases *Tenant Talk: A Response to the COVID-19 Pandemic – Shelter in Place Requires Shelter*

NLIHC released a special edition of [*Tenant Talk: A Response to the COVID-19 Pandemic – Shelter in Place Requires Shelter*](#). The June 10 special edition of *Tenant Talk*, a publication dedicated to low-income residents and their allies, focuses on the unique challenges faced during the pandemic by low-income renters and people experiencing homelessness, including those in public and other assisted housing. The issue addresses how municipalities, states, and the federal government are responding or failing to respond, and how advocates are mobilizing for solutions.

This issue of *Tenant Talk* delves into such issues as how people experiencing homelessness are at especially high risk for COVID-19 and the health challenges with congregate shelters and how states are using hotels to deconcentrate shelters and homeless encampments. It also addresses how high unemployment is disproportionately impacting low-income people, especially low-income people of color. Additional topics include the increase in domestic violence during the pandemic and where victims can get help, and the impact of school and university closures; the impacts of COVID-19 on immigrants.

This edition also describes the housing and homelessness provisions and resources in the “CARES Act,” how much more is needed, and how low-income advocates and their allies can take action to ensure the essential housing components of the House-passed “HEROES Act” are enacted.



Tenant Talk is available online at: <https://bit.ly/2XNZ0E8>. If you would like to receive a free hard copy by mail, please fill out [this quick and easy form](#) to let us know how many copies you would like. Please share the form with others who might be interested.

We encourage all low-income residents and resident leaders to join NLIHC’s regular *Tenant Talk Live!* webinars. *Tenant Talk Live!* provides opportunities for residents and resident leaders to **connect** with NLIHC and one another; **share** best practices; and **learn** how to be more involved in influencing federal housing policies and leading in their community. NLIHC is hosting these webinars every two weeks during the COVID pandemic and is focusing on resident actions in response to the crisis. The next session is on June 22 at 6 pm to 7:15 pm ET and will focus on racial equity in housing and homelessness. Register at: <https://bit.ly/37rKOUw>

Recording Available of NLIHC’s June 2 National Call on “Coronavirus, Housing, and Homelessness”

NLIHC’s most recent national call on “[Coronavirus, Housing, and Homelessness](#)” took place on June 8. The call featured an opening conversation with Senate Minority Leader Chuck Schumer (D-NY), an address on anti-Blackness and achieving racial equity in housing justice work from CEO of Funders Together to End Homelessness Amanda Andere, and updates from national, state, and local advocates and service providers working to assist people experiencing homelessness, low-income households, and members of marginalized communities. Register for today’s call (June 15 at 2:30 pm ET) at: <https://tinyurl.com/ru73qan>

On the June 8 call, Leader Schumer offered a compelling call to action and urged advocates to pressure their senators to include the critical housing provisions in the “HEROES Act.” He provided a list of 21 Republican senators to target for advocacy, explaining that “\$100 billion in rental assistance is absolutely essential. We cannot afford to wait.”

Amanda Andere, CEO of Funders Together to End Homelessness, addressed anti-Blackness and achieving racial equity within individual organizations and the broader movement to end housing poverty and homelessness. The call also included field updates from Sarah Owsley of Empower Missouri, Lauren Frederick of the West Virginia Coalition to End Homelessness, and Mike Basford of the Wisconsin Interagency Council on Homelessness. NLIHC’s Vice President of Public Policy Sarah Saadian and Director for Field Organizing Joey Lindstrom gave Congressional updates and outlined needed advocacy actions. NLIHC’s Kim Johnson and Noah Patton relayed updates about [NLIHC’s Working Group Calls](#).

NLIHC hosts national calls on the Coronavirus, Housing, and Homelessness every week. On today’s call (Monday, June 15 at 2:30 pm ET), we will be joined by Congresswoman Deb Haaland (D-NM). Register at: <https://tinyurl.com/ru73qan>

Watch a recording of the June 8 call at: tinyurl.com/ybfb2kw5

View June 8 presentation slides at: tinyurl.com/ycmkxe5n

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

Additional Coronavirus Updates – Monday, June 15, 2020

National Updates

Congress

Senator Elizabeth Warren (D-MA) and Representative Adriano Espaillat (D-NY) sent a [joint letter](#) to Senate Majority Leader Mitch McConnell (R-KY) and Senate Minority Leader Chuck Schumer (D-NY) in which they discuss the urgent need to pass the “Housing Survivors of Major Disasters Act” (S. 1605, H.R. 2914).

During the Senate Committee on Banking, Housing, and Urban Affairs [June 9 hearing](#), [Senator Sherrod Brown \(D-OH\) asked HUD Secretary Ben Carson](#), “How many people are going to be homeless? How many people are going to lose their homes, and what are you as an administration going to do about it?”

Senate Minority Leader Chuck Schumer (D-NY) is [increasing pressure](#) on Senate Majority Leader Mitch McConnell (R-KY) to approve the “Emergency Rental Assistance and Rental Market Stabilization Act,” as included in the HEROES Act, in the next coronavirus relief package.

Department of Housing and Urban Development

The Department of Housing and Urban Development (HUD) [announced](#) on June 9 the second allocation of Emergency Solutions Grants - Coronavirus (ESG-CV) funding totaling \$2.96 billion.

FEMA

FEMA [announced](#) on June 10 that it has developed [guidance](#) to assist state, tribal, and territorial governments in planning mass care delivery.

FEMA's National Preparedness Directorate is [conducting webinars](#) that provide emergency managers an opportunity to discuss how FEMA's Pandemic Operational Guidance for the 2020 Hurricane Season can assist jurisdictions review and modify their response and recovery plans given the constraints of the ongoing pandemic. The next webinar is [Tuesday, June 23 at 11 am-12 pm ET](#).

Federal Housing Finance Administration

FHFA is [extending several loan origination flexibilities](#) currently offered by Fannie Mae and Freddie Mac. These flexibilities are designed to help borrowers during the COVID-19 national emergency.

Advocacy

The [Urban Institute released a report](#) examining new data suggesting that COVID-19 and its economic fallout are widening housing disparities by race and income.

On NLIHC's national call on June 8, Funders Together to End Homelessness CEO Amanda Andere spoke about the work of addressing anti-Blackness and achieving racial equity within our organizations and our movement to end housing poverty and homelessness. Read her full remarks [here](#).

Reporting

[Politico](#) reported on the threat of evictions as the federal moratorium on evictions and supplemental unemployment benefits expire. The article discusses the disproportionate impact this will have on Black Americans. "Unless Congress intervenes soon, the coming tsunami of evictions and homelessness will disproportionately harm black and brown people," said NLIHC President and CEO Diane Yentel.

A piece in the [Washington Post](#) discusses the pandemic's impact on a family of four who is living in their car after having to leave their home and running out of money for a motel room.

[Forbes](#) reported on the Housing Subcommittee on Housing, Community Development, and Insurance virtual hearing on June 10, discussing how the hearing elevated the need for \$100 billion in emergency rental assistance.

[CNBC](#) discusses experts' concerns about a housing 'apocalypse' in the coming months. "Now more than ever, housing is health care. Ensuring housing stability for all is both a moral imperative and a public health necessity," said NLIHC President and CEO Diane Yentel.

The [Wall Street Journal](#) examines the impact of the coronavirus on large, multigenerational homes. The virus has spread more widely in areas with the most crowded households, not necessarily areas with the densest or largest populations.

[USA Today](#) highlights advocates' concerns that the United States will face a surge of evictions and a spike in homelessness if Congress does not intervene. "Even before COVID, we were in the middle of a severe housing crisis. We had eight million of our lowest-income renter households spending at least half of their income on rent. And when you have such limited income to begin with, you're always one financial emergency away from not being able to pay the rent. COVID is that emergency," said NLIHC President and CEO Diane Yentel.

An article in [Grow](#) discusses how millions of people are struggling to pay rent due to loss of unemployment as a result of COVID-19. “People are really struggling. Even before the pandemic, we had a shortage of 7 million homes for low-income people,” said NLIHC President and CEO Diane Yentel.

While overall June rent payments are encouraging, according to the National Multifamily Housing Council’s tracker, [Real Page](#) reports deterioration in the ability to afford rent among lower-income households.

[Stateline](#) examines how COVID-19 is forcing local governments to make challenging decisions about rental assistance, including how to prioritize funds given the overwhelming and unprecedented need for assistance that far exceeds the supply. The article cites [NLIHC’s research note](#) on emergency rental assistance needs.

An article in [Vox](#) says that while overall unemployment rates dropped in May, the unemployment rate for Black Americans increased slightly. The article describes how the same structural racism that enables police brutality against Black Americans is also responsible for the pandemic’s disproportionate impact on Black people’s health and economic well-being.

[CNN Business](#) discusses the disproportionate impact of COVID-19 on Black and Latino renters and homeowners. The pandemic is exacerbating longstanding racial disparities in health, jobs, and housing.

A [BuzzFeed News article](#) discusses the economic catastrophe that will come in August, as the federal eviction and foreclosure moratoriums and the supplemental unemployment insurance benefits expire at the end of July.

The [Wall Street Journal](#) discusses a recent report from Coalition for the Homeless, an NLIHC state partner, finding that the coronavirus is disproportionately impacting people experiencing homelessness in New York City. Advocates are calling on New York City and state officials to protect people experiencing homelessness.

The [Los Angeles Times](#) examines the pandemic’s impact on farmworkers, many of whom are unable to practice social distancing at job sites and home due to overcrowded situations.

An op-ed in the [Philadelphia Inquirer](#) argues that our country finds resources to house people experiencing homelessness only when they pose a public health threat, but that homelessness itself is a public health crisis and should be addressed with the same urgency.

State and Local News

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

Alaska

Alaska has established a [\\$10 million mortgage and rental assistance program](#) funded through federal CARES Act and administered by the Alaska Housing Finance Corporation. Alaskans who have been financially impacted by COVID-19 and meet certain eligibility requirements can apply for one month of rental or mortgage assistance.

Arizona

The [Arizona Housing Coalition](#), an NLIHC state partner, is advocating for additional funding for critical housing resources, including vouchers and a state tax credit program to fund affordable housing development. Arizona was facing an affordable housing crisis before the pandemic, and advocates worry about a rise in evictions and homelessness due to COVID-19.

Arkansas

A [nonprofit in El Dorado](#) is increasing outreach efforts to people experiencing homelessness by assembling care packages containing food and personal items that will be distributed twice a week.

California

The San Francisco Board of Supervisors passed a [COVID-19-related eviction ban](#) on June 9. The legislation, which passed 10-1, will permanently bar landlords from evicting tenants if they cannot pay rent due to pandemic-related issues. [NextCity](#) also reported on San Francisco's legislation.

California's Department of Housing and Community Development released Notices of Funding Availability for [\\$61 million in federal CARES Act funding](#) through the Emergency Solutions Grants program and the Community Development Block Grant program.

The number of [people experiencing homelessness across Los Angeles County](#) increased 12.7% over the past year to more than 66,400, and advocates are concerned that the figure will rise again due to COVID-19.

The [Apartment Association of Greater Los Angeles filed a federal lawsuit](#) against the city on June 11, arguing that the city's efforts to prevent evictions for tenants who cannot pay rent due to the pandemic violate landlords' Fifth Amendment right against government seizing their property without compensation.

The Alameda County Board of Supervisors unanimously [approved spending \\$23.3 million in state and federal COVID-19 funding to purchase Oakland's former Lake Merritt Lodge](#) to transform it into a shelter for medically vulnerable people experiencing homelessness. Local advocates are devising strategies for turning COVID-19 emergency measures into programs that help people experiencing homelessness beyond the pandemic.

[LAist](#) discusses advocates' concerns about what will happen to the 9,400 people who are temporarily residing in hotel rooms after the Project Roomkey hotel contracts expire.

Nevada County's housing resource manager said that the county has [placed more than 60 people](#) experiencing homelessness in local motels since March 18, using funds from pre-existing programs and California's Project Roomkey initiative.

Hundreds of people experiencing homelessness in San Francisco received [COVID-19 testing](#) last weekend as part of the University of California, San Francisco's widespread testing effort.

A [new report released by the UCLA Luskin Center](#) warns that evictions and homelessness will rise precipitously once COVID-19 protections are lifted. The [study](#) estimates that at least 365,000 households in Los Angeles are unlikely to be able to pay rent due to loss of income and lack of access to income assistance like unemployment insurance.

Connecticut

[Housing and homelessness advocates in Connecticut](#) are working to find permanent housing for people experiencing homelessness as the temporary housing acquired due to the pandemic is set to expire at the end of June. The goal is to find permanent housing for 1,000 people in the next 120 days.

Florida

Recipients of Supplemental Nutritional Assistance Program (SNAP) benefits in Florida will continue to receive the [COVID-19 maximum monthly allotment supplement](#) for the month of June, according to the Department of Children and Families.

Hawaii

[Hawaii's rate of homelessness](#) was among the highest in the country before the pandemic, and researchers project increases in homelessness due to loss of employment and wages and the inability to afford rent.

Illinois

[Chicago Mayor Lori Lightfoot proposed a plan](#) that would prohibit landlords from evicting tenants who have been impacted by COVID-19 without first trying to negotiate with them. The City Council's Housing Committee will likely approve the plan on June 15, followed by a full Council vote on June 17.

Chicago proposed spending nearly \$40 million in federal CARES Act funding on homelessness services, including prevention strategies and emergency rental assistance. The city earmarked \$15.7 million for 1,250 'shield housing' units to protect older or medically vulnerable people experiencing homelessness. [Advocates argue that additional rental units](#), at least 500 more than the city's proposal, are needed to protect Chicagoans experiencing homelessness. [The Chicago Homelessness and Health Response Group for Equity released a report](#) on developing effective cross-sector partnerships to address the pandemic among people experiencing homelessness and housing instability.

Indiana

The [Hoosier Housing Needs Coalition released a statement](#) that state and federal policymakers are not taking adequate steps to protect renters impacted by COVID-19. The coalition continues to urge Governor Holcomb to [enact a comprehensive plan](#) to prevent a surge of evictions and a rise in homelessness.

Louisiana

The director of the Acadiana Regional Coalition for Homelessness and Housing is concerned about a [rise in homelessness](#) as Louisiana's eviction moratorium and the federal moratorium expires in the coming months.

Maryland

[Baltimore County](#) started accepting applications for its COVID-19 Eviction Prevention Program on June 9. The county has partnered with the Maryland Consumer Rights Coalition's Fair Housing Action Center to provide residents with additional rental needs, including financial coaching and counseling, referrals to legal services, and renters' tax credit applications and assistance.

[Baltimore City's outgoing mayoral administration](#) outlined a plan on June 9 to serve people experiencing homelessness and address the added challenges brought on by COVID-19.

Massachusetts

A survey found that [29% of Massachusetts' renters](#) have missed a payment during the pandemic, with younger and non-white renters most likely to have fallen behind on rent.

Michigan

The [Detroit City Council](#) will vote on June 8 to approve a plan to direct millions in coronavirus relief funding toward rental assistance, eviction prevention, and homeless programs. Under the plan, Detroit would receive \$10.5 million in Emergency Solutions Grants to respond to the coronavirus among people experiencing homelessness. The city would also receive \$20.8 million in Community Development Block Grant funds for housing counseling, tax-filing assistance, rental assistance, and tenant legal aid.

Michigan courts are bracing for [as many as 75,000 landlord/tenant filings](#) since the state's eviction moratorium expired on June 11.

A piece in the [Detroit Free Press](#) examines life inside the city's "homeless coronavirus isolation centers."

Missouri

The director of advocacy for Legal Services of Eastern Missouri wrote an op-ed in the [St. Louis Post-Dispatch](#) discussing the importance of helping tenants – and the individuals and agencies who work with them – understand the tenant protections included in the CARES Act.

New Hampshire

Governor Chris Sununu authorized expenditure of [\\$35 million from the federal Coronavirus Relief Fund](#) to provide rental assistance. Of the \$35 million, \$20 million will be spent initially, with \$15 million held in reserve, for rent stabilization and housing support. Governor Sununu also announced an [additional \\$15 million in CARES Act funding](#) for homeless shelters.

New York

A [coalition of low-income legal service providers sent a letter](#) to the Chief Administrative Judge of the Court State of New York urging the state court system to halt the reopening of the courts to stop the spread of the coronavirus and prevent mass evictions. Read the letter [here](#).

The Ithaca Common Council [narrowly passed a resolution](#) that would allow the mayor to forgive all outstanding rental debt accrued by tenants and small businesses over the last three months. The resolution, which appears to be the [first of its kind in the United States](#), must be approved by the New York State Department of Health (DOH).

North Carolina

A homeless services [organization in Jackson County](#) is working to prevent a surge in homelessness by recruiting landlords and prioritizing rehousing efforts.

Ohio

The Coalition on Homelessness and Housing in Ohio is inviting companies, organizations, and public officials to sign a [letter urging Governor Mike DeWine](#) to dedicate at least \$100 million from Ohio's federal Coronavirus Relief Fund to emergency rental assistance.

The [Dayton City Commission](#) passed legislation providing tenants with extra protections against being evicted because they are unable to pay rent during the pandemic. The legislation requires landlords to provide a receipt for rent paid with cash or money orders and to set a cap on late fees.

[Housing advocates in Ohio](#) are concerned about a surge in COVID-19-related evictions and homelessness. They are urging Congress to provide emergency rental assistance. According to the Coalition on Homelessness and Housing in Ohio, an NLIHC state partner, most of the 1.3 million Ohioans who have filed for unemployment since the pandemic began are renters, many of whom are severely cost-burdened.

Oregon

The Oregon Legislature approved [\\$75 million of federal Coronavirus Relief Funds](#) for rental assistance. The Housing and Community Services Department will use \$55 million to provide rental assistance for tenants at or below 80% of area median income, and \$20 million to provide operating support to owners of affordable rental housing projects who have long-term affordability contracts with HCSD.

[Oregon Public Broadcasting aired an interview](#) with Andrea Bell, the director of housing stabilization with Oregon Housing and Community Services, and Tim Orr, education and support hotline manager for Community Alliance of Tenants. They discuss how \$55 million in federal funds recently allocated for rental assistance will be distributed.

Pennsylvania

The Philadelphia City Council's Committee on Housing, Neighborhood Development, and the Homeless [approved five of the six bills](#) included in the Emergency Housing Protection Act (EHPA). The EHPA will be up for a full vote in City Council by June 18.

Tennessee

The City of Knoxville announced the launch of the [COVID-19 Housing Assistance Program](#), which will provide rental and mortgage assistance to residents impacted by the pandemic. The city received \$1.55 million in federal coronavirus relief funding, including Community Development Block Grant (CDBG-CV) and Emergency Solutions Grants (ESG-CV). A portion of these funds will be used for the emergency housing assistance program, and some will be used for emergency homeless shelter services and mobile meals.

Texas

The Austin City Council unanimously approved [\\$24 million in rental assistance](#). City leaders had previously allocated \$1.2 million for emergency rental assistance.

The [San Antonio City Council approved a \\$191 million](#) COVID-19 recovery plan that will allocate \$50.5 million to increase housing security, including rental assistance, fair housing counseling, homeless shelters, domestic violence prevention, and other strategies. Funding will be provided by \$96.3 million in federal funding, primarily through the Coronavirus Relief Fund (CRF) and \$94.6 million from the city's general fund.

Utah

[Housing advocates in Utah](#) are warning of a spike in evictions as the federal eviction moratorium and additional CARES Act benefits expire in July. The state's \$4 million rental assistance program has received nearly 1,093 requests for aid. The Utah Housing Coalition, an NLIHC state partner, and other advocates are urging Congress to include \$100 billion in rental assistance in the next relief package.

Vermont

The [Vermont Coalition to End Homelessness](#) reported that 1,110 Vermonters experienced homelessness on a one-day count on January 22, 2020. As of May 31, 1,489 people were residing in state-funded General Assistance motels.

[Vermont's Office of Economic Opportunity](#) is working with local organizations to find permanent, affordable housing for people currently residing in hotels. While Vermont may have to rely on shelters as reopening begins and the hotel voucher system expires, the goal is to find permanent housing for those experiencing homelessness. [Governor Phil Scott's proposed COVID-19 recovery package](#), which needs to be approved by the Legislature, includes \$42 million in rental arrearage assistance and \$8 million for the state's rehousing recovery fund.

Guidance

Department of Housing and Urban Development

[COVID-19 Homeless System Response: Five Things to Consider When Investing ESG in Homelessness Prevention](#)

[CARES Act Emergency Solutions Grants Round 2 Funding](#) - June 9

[Methodology for Round 2 Allocations of ESG CARES Act Funds](#) - June 9

[HOME CARES Act Eviction Moratorium - Sample Letter to Owners and Sample Tenant Flyer](#) - June 10

[Planning a Housing Surge to Accelerate Rehousing Efforts in Response to COVID-19](#)

[Rehousing Activation and Racial Equity Part 1: Equity as the Foundation](#)

FEMA

[Mass Care/Emergency Assistance Pandemic Planning Considerations Guide](#) - June 10

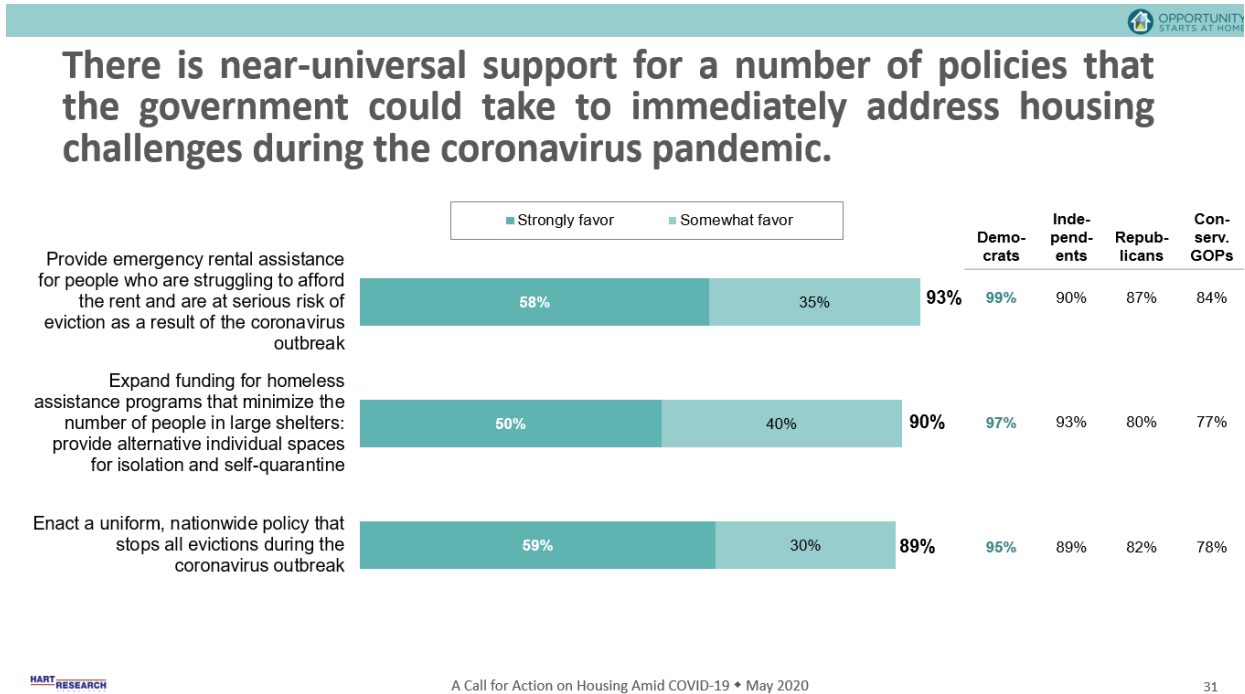
National Health Care for the Homeless Council

[Upcoming Webinar - Testing for COVID-19 in Homeless Shelters and Encampments: Discussing CDC's New Health Department Guidance & NHCHC's Newest Issue Brief](#) - June 19 at 1 pm ET

Opportunity Starts at Home

Campaign Releases Full Results of Public Opinion Poll

The [Opportunity Starts at Home](#) multisector affordable homes campaign released the topline results of a national opinion poll last month that assessed the extent to which the public is concerned about housing stability during the COVID-19 outbreak and whether they expect action from elected officials. The full disaggregated poll results are now available on the campaign’s website and include breakdowns by age, race, gender, party affiliation, homeowner/renter, income, and more. To access the full findings, [click here](#).



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

Absentee Voting Contributes to High Voter Turnout in June Primaries

Nine states and Washington, DC held [presidential primaries on June 2](#). State and local election officials and advocates closely monitored these elections as a test case for November around what voting looks like during a pandemic. While voters faced some challenges, these elections were largely successful, and numerous states experienced high voter turnout. Idaho, Iowa, and Montana all broke records for the most votes ever cast in a primary election—in addition, New Mexico, South Dakota and Washington DC all had significantly more primary turnout in 2020 as compared with 2016. Multiple factors may have driven high turnout, including the competitiveness of the races and increased availability of mail voting. [Absentee](#) voting was more common than in-person in all locations, and Maryland, Montana and Idaho saw almost all ballots cast absentee (Idaho did not open polling places).

Few clear best practices emerged for vote-by-mail elections. Iowa, New Mexico, Rhode Island, South Dakota, and DC sent all voters absentee ballot applications (not a ballot), and their absentee-voting rates ranged from

58% to 83%. By contrast, Pennsylvania, which sent voters a postcard with instructions on how to request a ballot, still saw 62% of ballots cast by mail.

Vote-by-mail also had challenges. Some voters reported not receiving ballots, and some ballots were delayed in the mail. In [Pennsylvania](#), thousands of mail ballots failed to reach voters in time. At the last minute, Governor Tom Wolf extended the mail-in deadline so that these votes could still be counted, potentially delaying final results for weeks as votes are counted. Still, state and local election officials and advocates say that this primary was a test case and can smooth the process ahead of November's general election when turnout is expected to be higher.

More information about state election rules, including information on absentee voting, is available on the *Our Homes, Our Votes: 2020* [state profiles](#). [Our Homes, Our Votes: 2020](#) is NLIHC's nonpartisan voter and candidate engagement project.

“Overcoming Obstacles to Voting” Webinar on June 18

Join the NLIHC *Our Homes, Our Votes 2020* webinar on “Overcoming Obstacles to Voting,” taking place on June 18 at 3 pm ET. Register for this webinar and NLIHC's entire 15-month “[Third Thursdays at Three](#)” webinar and podcast series on nonpartisan voter and candidate engagement, free to the public, at: <https://bit.ly/2UKXmS4>

Low-income renters are disproportionately impacted by common barriers to voting, such as prior felony convictions, disabilities and inaccessible polling locations, and language barriers. This webinar will review laws governing these common obstacles and present tactics for overcoming them.

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

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:

- 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 (Watch recording at: <https://bit.ly/338Ydho>)
- **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 at: <https://bit.ly/2UKXmS4>

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

Research

New Research Highlights Lessons Learned from Landlord Voucher Recruitment Efforts

A report released by the Poverty & Race Research Action Council, “[Recruiting Opportunity Landlords: Lessons from Landlords in Maryland](#),” investigates landlord motivations and hesitations to participating in housing voucher programs. The researchers describe measures taken by the Baltimore Housing Mobility Program (BHMP) to improve landlord recruitment in high-opportunity neighborhoods. The report concludes with policy recommendations to increase landlord recruitment and retention in Housing Choice Voucher (HCV) mobility programs. Recommendations include streamlining administrative processes, instituting landlord incentive programs, and increasing enforcement of source-of-income protection laws.

A growing body of research demonstrates that moving children from low-opportunity to high-opportunity neighborhoods can have significant impacts on their health, economic opportunities, academic outcomes, and well-being. While the traditional HCV program provides rental assistance to increase affordability, it has not been shown to help recipients move to high-opportunity neighborhoods. To foster mobility for HCV recipients, 20 programs have been established across the country to help families move into higher opportunity neighborhoods. This report focuses on lessons learned from the Baltimore Housing Mobility Program (BHMP), administered by the Baltimore Regional Housing Partnership (BRHP). Specifically, the study examined what landlords perceived to be benefits and barriers to participating in housing voucher programs.

To assess landlord perceptions of housing voucher programs, the researchers conducted 40 in-depth interviews with landlords who own properties in high-opportunity neighborhoods and who qualify for BHMP. The interviews included 30 landlords who participated in BHMP and 10 landlords who did not. To gather additional program context, the researchers held two meetings with BHMP staff.

Landlords shared perceived benefits of participating in the HCV program. They felt that HCV recipients were more likely to become long-term tenants, staying in their units for longer than one year. This is beneficial to landlords because long-term tenancy prevents costly and time-intensive activities such as ad postings, property showings, and tenant screenings. Landlords also appreciated the guaranteed monthly rent payments from HCV recipients. These payments are reliable and largely prevent landlords from having to negotiate with tenants about past due rent. Finally, several landlords spoke positively of voucher recipients, dispelling negative stereotypes associated with families who participate in rent subsidy programs.

Landlords also identified barriers and hesitations to participating in voucher programs. Some landlords felt that they should not be responsible for paying for apartment repairs mandated by the program's unit inspections, especially when tenants were responsible for the damage. Some felt there was too much paperwork and not enough technical support from program staff. Finally, nonparticipating landlords worried about tenant quality, including fears that voucher recipients would not take care of their property and would be a threat to the neighborhood. The authors note that these fears were largely rooted in racist stereotypes.

BHMP has taken steps to overcome many of these barriers. In conversations with landlords, BHMP staff debunk commonly held stereotypes of voucher holders by providing detailed information about the types of assistance provided to tenants and the infrequency of property damage. Staff has also worked to simplify paperwork and communication processes by appointing one point of contact for all landlords, creating a customized online landlord portal, and limiting property inspections to once every two years.

The researchers conclude with additional policy recommendations not yet implemented by BRHP. These include streamlining administrative and communication processes by creating a 24-hour landlord hotline, upgrading technical systems, and conducting routine landlord outreach and information sharing. The researchers recommend damage payment incentives, a system where landlords can receive supplemental program funds if the cost of property damage exceeds the security deposit. This could help quell apprehensions about property damage and high-cost repairs for landlords that are hesitant to participate. Finally, the researchers note the importance of enforcing and expanding source-of-income protection laws, which make it illegal for landlords to discriminate based on voucher receipt.

The report can be found at: <https://bit.ly/37g21jL>

Webinar

National Housing Law Project to Hold Webinar on Housing Rights for Survivors of Domestic Violence Who Have Disabilities

The National Housing Law Project (NHLP) will hold a [webinar](#) to address the housing rights for survivors of domestic violence who have disabilities. NHLP staff will provide a review of the law regarding reasonable accommodations and how such accommodations can be used to assist survivors who have a disability in obtaining and maintaining housing. The presentation will include scenarios to walk attendees through the process of requesting a reasonable accommodation for a survivor of domestic violence. The webinar will take place on Monday, June 22 at 1:30 pm ET and will be closed captioned.

Domestic violence survivors with disabilities face barriers to housing access and continued occupancy due to housing providers' rules, policies, or practices. Survivors may seek reasonable accommodations that require a housing provider to change a rule, policy, or practice, in order to give survivors with a disability an equal opportunity to access housing.

Register for the June 22 webinar at: <https://adobe.ly/2XvBNXf>

From the Field

New Jersey Officials Create \$100 Million Short-Term Rental Assistance Program to Respond to COVID-19

New Jersey Governor Phil Murphy and Lieutenant Governor Sheila Oliver announced the creation of a \$100 million COVID-19 Short-Term Rental Assistance Program on May 29. The program will be funded by CDBG-CV and will offer short-term rental assistance to low- and moderate-income residents who have a substantial reduction in income as a result of the pandemic, including those who are homeless or at risk of homelessness. The Housing and Community Development Network of New Jersey (the Network), an NLIHC state partner, has been instrumental in moving the New Jersey legislature and the governor to expand rental assistance, including this program.

“New Jersey has had a housing crisis and deep need for rental assistance even before this pandemic,” said Network President and CEO Staci Berger. “This program is a complement to a legislative proposal from Assemblywoman Britnee Timberlake’s (LD-34) and other legislative champions that will provide relief for homeowners and tenants, by creating a compassionate forbearance process and establishing consumer protections. We thank our state leaders for all their efforts to make sure our residents are able to stay in their homes.”

The Network was instrumental in getting policymakers to begin to address rental needs through a short-term rental assistance program. Since March, the Network has been in regular communication with elected officials, sharing what their members have been witnessing in the field. They have convened weekly webinars to update members on how New Jersey residents have been affected by the pandemic. On each webinar, members are encouraged to mobilize and advocate policies that meet the needs of the lowest income residents, including short term rental assistance supported by federal funding.

The COVID-19 Short Term Rental Assistance Program will be administered by the Department of Community Affairs (DCA) and will start accepting applications July 15. Rental assistance payments will begin by September. Eligible applicants include New Jersey residents who have income of up to 80% of Area Median Income, have been current in rental payments as of March 1, 2020, can provide proof of impact of Covid-19 beginning on March 9, 2020, and were laid off, had work hours reduced, had to take unpaid leave, or needed to self-quarantine for 14 days which resulted in a loss of income.

The program will devote 20 % of the funding to serve those who are homeless, at risk of homelessness, or very low-income. These households will be selected by DCA through the Coordinated Entry process and will receive up to one year of rental assistance. The remainder of the applicants will be selected through an online lottery. If selected, applicants will be eligible to receive up to six months of short-term rental assistance. DCA will provide payment directly to landlords and will encourage landlords not to evict tenants for past due rent accumulated prior to the start of the rental assistance, nor to evict due to unpaid rent for six months post rental assistance.

Read more about the New Jersey COVID-19 Short-Term Rental Assistance Program at:
<https://www.nj.gov/dca/news/news/2020/approved/20200529a.html>

NLIHC News

NLIHC Seeks Operations Manager

NLIHC seeks an operations manager to work closely with the NLIHC chief operating officer (COO) and the director of administration to ensure effective and efficient NLIHC operations in support of the Coalition's mission to achieve socially just public policy to ensure the lowest-income people in the U.S. have decent, affordable homes. The operations manager will manage key functions related to organizational financials, contracting and granting; meetings and events; hiring, staffing and HR management; and other matters. The policy analyst will report to the COO.

Responsibilities/Duties:

Financials, Contracts and Grants:

- Prepare monthly financial Excels for NLIHC's 501(c)(4) and monthly tracking of outside donor financials.
- Prepare drafts of monthly financial narrative reports for review by COO.
- Assign general ledger codes to revenue receipts (grants, donations, memberships, and other payments).
- Assist the COO with annual audit and tax filings.
- Assist director of admin with transitioning previous years financial documents into storage (on and off-site) and updating the system to receive the new/current years financial documents.
- Play a key role in contracting and granting with NLIHC vendors/partners – preparation of grants/contracts, tracking deliverables, invoicing/payments, etc.

Meetings and Events:

- Manage the planning and operational execution of the NLIHC annual Housing Policy Forum under the guidance of the COO – preparing/updating the Forum planning guide, managing food and beverage/banquet event orders (F&B/BEOs), preparing onsite staff assignments, etc. Prepare weekly drafts of Forum and Leadership Reception e-mail blasts and articles for *Memo to Members and Partners* from January-March.
- Coordinate operations components of other smaller events – facility contracts, F&B/BEOs, audio-visual, etc. – including for the fall NLIHC state partner and board meetings.
- Manage the annual low-income resident lodging scholarship process for the Housing Policy Forum in close coordination with the director of administration and the Field team.

Hiring/Staffing/HR:

- Post vacancy position announcements, review resumes, schedule interviews, conduct reference checks.
- Prepare new staff on-boarding orientation schedules
- Ensure intern postings on Idealist and university websites each semester (with executive assistant).
- Prepare intern on-boarding orientation schedules and complete the administrative orientation for interns.
- Assist new staff in enrolling in 403b retirement plan.
- Compile annual NLIHC workplan and mid-year workplan revisions with inputs from each NLIHC work team.

Board:

- Prepare minutes for finance committee, investment committee, and personnel committee meetings for review by COO.
- Assist COO in preparation of Board documents.

Other Operations:

- Conduct annual equipment inventory.
- Manage document organization and destruction in the NLIHC storage facility once a year.
- Coordinate annual update of the NLIHC Disaster Preparedness/Business Continuity Plan.
- Coordinate with NLIHC staff the regular updating of the NLIHC Standard Operating Procedures – 4-5 functional areas each year.
- Operations manager may provide some communications support such as preparing first draft of NLIHC *Annual Report* from the Program Summary Report for the COO’s review and scanning NLIHC website for out-of-date information and ensuring corrections are made by comms team.

Qualifications

Applicants must have a bachelor's degree and at least two years of experience in nonprofit operations and/or financial management (additional years of experience preferred; exceptional candidates with fewer may be considered). Applicants should have a strong commitment to social justice. Candidates should have strong analytical, writing, and organizational skills, as well as a keen attention to detail. Applicants should also be proficient in the Microsoft Office suite and must have at least an intermediate level of proficiency in Excel (common formulas, understanding/calculating percentages, linked workbooks, etc.).

An equal opportunity, affirmative action employer, NLIHC offers a competitive salary and a generous benefits package. This is a full-time position located in Washington, DC, but NLIHC will be flexible about location for the first 6-12 months (depending on the pandemic).

Interested candidates should submit a resume, cover letter with salary requirement, one writing sample, and one Excel sample to Paul Kealey, chief operating officer at: pkealey@nlihc.org

NLIHC in the News

NLIHC in the News for the Week of June 7

The following are some of the news stories that NLIHC contributed to during the week of June 7:

- “Black community braces for next threat: mass evictions,” *Politico*, June 12 at: <https://tinyurl.com/yddh29km>
- “Housing in brief: no evictions ever for pandemic-related rent loss in San Francisco,” *Next City*, June 12 at: <https://tinyurl.com/y9ldqnv5>
- “Evictions expected to spike as states end moratoriums that offered relief during COVID-19,” *USA Today*, June 10 at: <https://tinyurl.com/y7emxmr4>
- “A housing ‘apocalypse’ is coming as coronavirus protections across the country expire,” *CNBC*, June 10 at: <https://tinyurl.com/y79mzz6g>
- “What to do if you cannot pay rent during an economic crisis,” *Medium*, June 7 at: <https://tinyurl.com/ycptahle>

- “When shelter comes down to the luck of the draw,” *The Nation*, June 5 at: <https://tinyurl.com/y9ztu8w2>
- “COVID-19: Why 400,000 Coloradans may be at eviction risk through fall,” *Westworld*, June 5 at: <https://tinyurl.com/yccc84rl>

NLIHC Staff

Kyle Arbuckle, Housing Advocacy Organizer, x227
 Xavier Arriaga, Policy Analyst, x231
 Andrew Aurand, Vice President for Research, x245
 Abigail Barton, Policy Intern, x241
 Victoria Bourret, Housing Advocacy Organizer, x244
 Alayna Calabro, Policy Analyst–COVID-19 Response, x252
 Josephine Clarke, Executive Assistant, x226
 Emma Foley, Research Intern, x249
 Dan Emmanuel, Senior Research Analyst, x316
 Ed Gramlich, Senior Advisor, x314
 Emma Jewel, Field Intern
 Kim Johnson, Housing Policy Analyst, x243
 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
 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
 Shuting Zhou, Graphic Design/Communication Intern, x240