

The Honorable Nancy Pelosi
Speaker
United States House of Representatives
Washington, DC 20515

The Honorable Mitch McConnell
Majority Leader
United States Senate
Washington, DC 20510

The Honorable Kevin McCarthy
Minority Leader
United States House of Representatives
Washington, DC 20515

The Honorable Charles Schumer
Minority Leader
United States Senate
Washington, DC 20510

The Honorable Steven Mnuchin
Secretary
U.S. Department of the Treasury
1500 Pennsylvania Avenue, NW
Washington, DC 20220

The Honorable Ben Carson
Secretary
U.S. Department of Housing and Urban Development
451 7th Street, SW
Washington, D.C. 20210

The Honorable Mark Meadows
Chief of Staff
Executive Office of the President
The White House
Washington, DC 20500

The Honorable Lawrence Kudlow
Director
National Economic Council
The White House
Washington, DC 20500

August 21, 2020

Dear Speaker Pelosi, Majority Leader McConnell, Minority Leaders McCarthy, Minority Leader Schumer, Secretary Mnuchin, Secretary Carson, Mr. Meadows and Mr. Kudlow:

We, the undersigned organizations, representing a broad cross-section of the housing industry and advocacy communities, are writing to urge the Administration and Congressional Leaders to immediately return to the negotiating table and reach compromise on stimulus legislation to protect our nation's renters, property owners and the stability of our nation's rental housing stock.

The need for action on behalf of America's renters is urgent. According to the latest information from the U.S. Census bureau, nearly 21% of renter households were behind on their rent payment. With the expiration of the enhanced unemployment benefits, enacted under the CARES Act, the percentage of households who fall behind on their rent and face eviction is sure to increase.

Renters impacted by the COVID-19 pandemic already owe an estimated \$25 billion in back rent and could owe up to \$70 billion by the end of the year. Without federal rental assistance, these debts will be unsustainable and financially ruinous for renter households across the nation. Failure to act will put tens of millions of renters at risk of being evicted, undermine the stability of our rental housing system, and needlessly prolong our nation's ability to fully recover from the economic damage that has been wrought by this pandemic.

In early May, a broad coalition of organizations – representing lenders, property owners, developers, state and local housing agencies, affordable housing advocates, consumer groups and local governments, [sent a letter](#) to House and Senate leadership urging action on this issue. Our message was clear: we are united behind the need for assistance that helps those in need and does so in the quickest, most effective manner possible.

We recognize that disagreements exist between the House, Senate and Administration on the details of a broader package, but the challenges we face as a nation are far too great not to work them out. We implore you to immediately return to the negotiating table and reach agreement on rental assistance and broader relief legislation that keeps people in their homes.

Sincerely,

California Housing Consortium
CCIM Institute
Consumer Federation of America
Council of Large Public Housing Authorities
Enterprise Community Partners
Habitat for Humanity International
Housing Assistance Council
Institute of Real Estate Management
LISC - Local Initiatives Support Corporation
Low Income Investment Fund
Mortgage Bankers Association
National Affordable Housing Management Association
National Alliance to End Homelessness
National Apartment Association
National Association of Affordable Housing Lenders
National Association of Home Builders
National Association of Housing Cooperatives
National Association of Real Estate Brokers
National Association of REALTORS®
National Community Stabilization Trust
National Council of State Housing Agencies
National Housing Conference
National Housing Resource Center
National Leased Housing Association
National Low Income Housing Coalition
National Multifamily Housing Council
National NeighborWorks Association
New York Housing Conference
Stewards of Affordable Housing for the Future
ULI Terwilliger Center for Housing
Up for Growth Action