

NCMLP Patients-to-Policy Learning Collaborative

Part 4: Evictions and Local Ordinances

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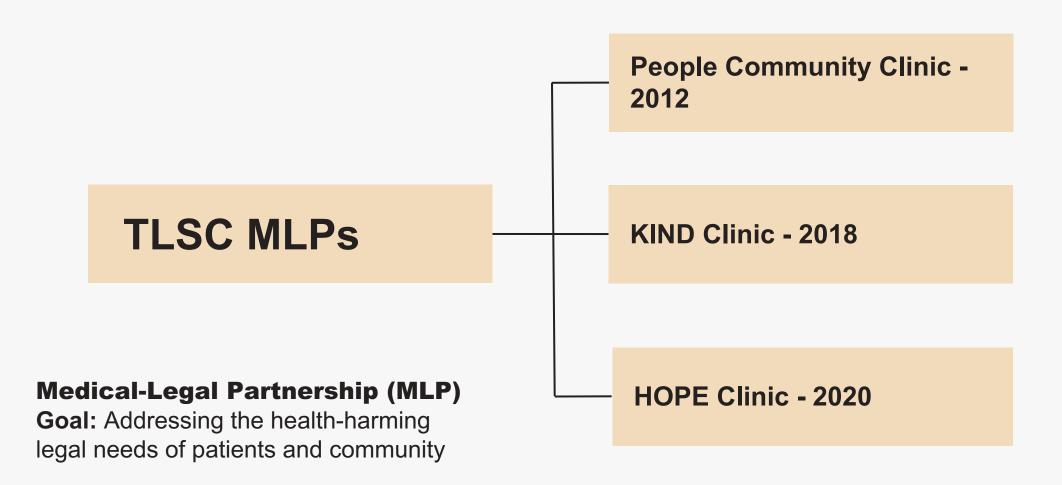


About TLSC

Founded in 1977, Texas Legal Services Center is a statewide nonprofit organization that provides legal advice, advocacy, representation, and education to underserved people across the state. With more than a dozen practice areas, our work touches almost every aspect of civil law that impacts low-income Texans.

THE TLSC MISSION

To ensure equal justice for all Texans by educating, empowering, and representing vulnerable people while reshaping the greater legal system that impacts us all.



A Tale of Two Cities

Problems & Protections Eviction

Problems & Protections Utilities

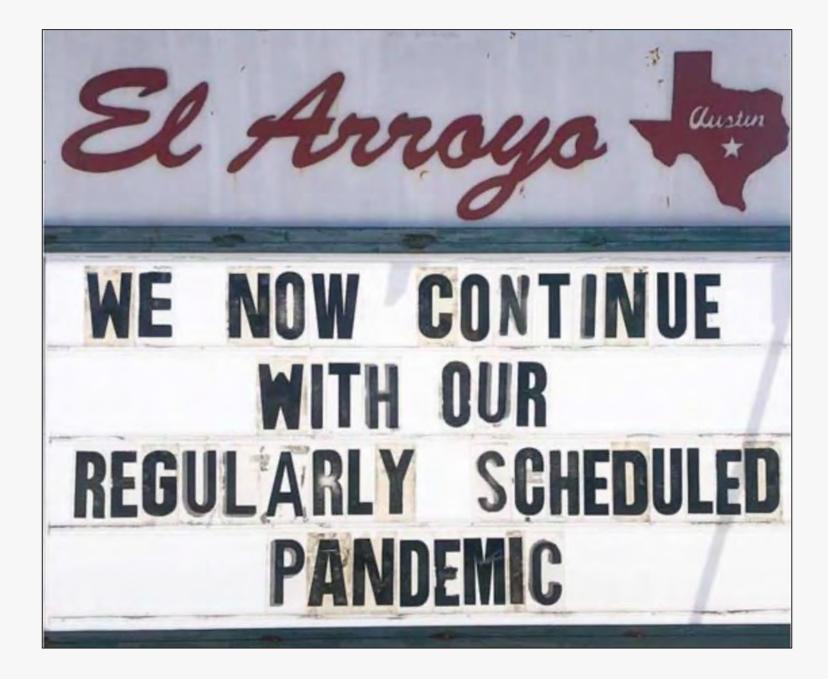
Problems & Protections Habitability

Policy & Awareness Strategies

A TALE OF TWO CITIES



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PROBLEMS & PROTECTIONS: EVICTION

Problems: Loss of income, inability to pay housing costs, inability to remain housed

Protections: Eviction moratoria, rent assistance programs

Eviction filings between March 15, 2020 and January 28, 2021 Austin (local moratoria in place): 818 Ft. Worth (no local moratorium): 11,841 Houston (no local moratorium): 22,357

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PROBLEMS & PROTECTIONS: UTILITIES

Texas Legal Services Center, along with other state legal aid organizations, worked on an emergency petition to the Texas Public Utilities Commission. **The petition resulted in a state-wide moratorium on utility shut-offs.**

TEXAS LEGAL SERVICES

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Petition emphasized the importance of utilities for health population groups.

- Children / Adolescents
- Elderly
- LGBTQ+ Community
- Individuals with Disabilities

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Policy & Awareness Strategies

PROBLEMS & PROTECTIONS: HABITABILITY

Problems: Tenants unable to exercise rights to habitable housing because of rent delinquency

Protections: ??

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Policy & Awareness Strategies

POLICY & AWARENESS STRATEGIES

Using local moratoria and be creative in areas where there are no local moratoria

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Encourage civic engagement. Example: <u>City of Austin re-routing funds from law</u> enforcement to housing support.



Direct advocacy with local authorities

Legislative education and advocacy



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GENERAL QUESTIONS & ANSWERS

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RESOURCE LISTS



Information on how legal services interventions can address needs at the intersection of health, housing and justice

The links below focus on legal services interventions:

- <u>https://papers.ssrn.com/sol3/papers.cfm?abstract_id=2711902</u>
- <u>https://www.usnews.com/news/cities/articles/2019-01-22/cities-provide-lawyers-to-tenants-facing-eviction</u>
- <u>https://www.pewtrusts.org/en/research-and-</u> analysis/blogs/stateline/2017/10/27/how-free-legal-help-can-prevent-evictions
- https://furmancenter.org/files/UAC_Policy_Brief_12_11-18.pdf
- <u>https://medical-legalpartnership.org/mlp-resources/housing-stability/</u>
- https://medical-legalpartnership.org/mlp-resources/keeping-children-safe-fromlead-poisoning/

Information on how evictions impact health needs/coverage/access

There is a growing body of evidence documenting the links between evictions and health, health care access, and insurance coverage; here is a representative sample:

- https://nlihc.org/sites/default/files/MEMO_Health_Effects_of_Eviction_on_Young_Adults.pdf
- <u>https://scholar.harvard.edu/files/mdesmond/files/desmondkimbro.evictions.fallout.sf2015_2.pdf</u>
- <u>https://pediatrics.aappublications.org/content/141/2/e20172199</u>
- https://www.healthaffairs.org/doi/full/10.1377/hlthaff.2018.05071
- <u>https://www.durhamdisrupted.com/eviction-health</u>
- https://www.enterprisecommunity.org/download?fid=5703&nid=4247
- https://childrenshealthwatch.org/wp-content/uploads/JAMA_Sandel_2017_HousingHealth.pdf
- <u>https://www.healthaffairs.org/do/10.1377/hblog20200730.190964/full/#:~:text=Among%20adults%2C%20evictions%20have%20been,hospitalization%2C %20suicides%2C%20and%20depression.</u>
- <u>https://www.sciencedirect.com/science/article/abs/pii/S0277953617300102</u> (abstract only; full report needs to be downloaded individually)
- <u>https://bipartisanpolicy.org/wp-content/uploads/2019/03/HUD-HHS-Partnerships-A-Prescription-for-Better-Health.pdf</u>
- <u>http://arizonahealthycommunities.org/research/place-matters-housing-health/</u>

Information on creating affordable housing for low-income seniors who are not considered "low-income" enough

- <u>https://www.huduser.gov/portal/IWISH_Evaluation.html</u>
- <u>https://www.huduser.gov/portal/periodicals/em/summer17/highlight1.html</u>
- <u>https://www.hud.gov/program_offices/housing/mfh/progdesc/eld202</u>
- <u>https://medical-legalpartnership.org/mlp-resources/older-adults/</u>

