



TEXAS APARTMENT ASSOCIATION

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Texas Apartment Association Statement on the CDC's August 3 Eviction Moratorium Extension

The Texas Apartment Association opposes the latest CDC eviction moratorium, which is based on questionable legal authority. However, so long as it remains in effect, we will educate our members about its requirements.

Our members are in the business of providing housing. **Evictions are a last resort** but are the only remedy for rental property owners to regain possession of their property when a resident breaks their lease. Delays in the legal process only serve to “kick the can down the road” as renters continue to compile debt and rental property owners are forced to provide services without compensation.

Throughout the pandemic rental property owners have waived fees, offered payment plans and taken other action to help renters stay in their homes. However, **many property owners— particularly small ‘mom and pop’ operators— have struggled to pay taxes, mortgages and other operating expenses as rent has gone unpaid.** This situation has been exacerbated by dramatic increases in property taxes, insurance and building materials.

TAA strongly encourages anyone who is facing trouble paying their rent to communicate with the property owner or manager to see what options may be available. In addition, assistance may be available from a variety of sources, including the Texas Rent Relief and the Texas Eviction Diversion programs, as well as funds for tenant legal assistance.

Even if it is necessary for a property owner to file an eviction suit, it is important to keep in mind that this process is governed by state law to ensure all parties are treated fairly. **The eviction process takes several weeks (or more)** and includes notice before the case is filed, a hearing before a justice of the peace where both parties may be represented by legal counsel and the right to appeal any decision.

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For more information, contact:

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TAA provides exceptional advocacy, education and communication for the Texas rental housing industry

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