**The HEROES Act passed by the House on May 15, 2020 includes some important housing resources and protections, including:**

* implementing a broad, uniform moratorium on nearly all evictions and foreclosures, and
* providing $100 billion in emergency rental assistance for up to two years to keep low-income renters stably housed during and after the public health emergency (by incorporating the “Emergency Rental Assistance and Rental Market Stabilization Act”). This emergency rental assistance would be distributed through McKinney-Vento Emergency Solutions Grants (ESG) program for short- and medium-term rental assistance and rent-related costs.

**The House-passed version also includes, among other provisions:**

* $4 billion in Tenant-Based Rental Assistance
  + $1 billion funding 100,000 new emergency housing vouchers targeted to people who are homeless, at-risk of homelessness, or fleeing or attempting to flee domestic violence
  + $3 billion for tenant-based rental assistance to help public housing agencies (PHAs) maintain normal operations and respond to coronavirus
* $750 million for project-based rental assistance
* $200 million for Section 811 Housing for Persons with Disabilities
* $11.5 billion in ESG funds to respond to and prevent outbreaks among people experiencing homelessness (in addition to the $4 billion in the CARES Act)
* $75 billion Homeowner Assistance Fund
* $5 billion for Community Development Block Grants (CDBG) to cities and states
* $15 million for Housing for Persons with AIDS (HOPWA)
* $500 million for Section 202 Housing for the Elderly, including $300 million for service coordinators
* $100 million for housing counseling assistance
* $14 million for fair housing activities

The bill also directs FEMA to provide full reimbursement to states, local governments, territories, and tribes for Public Assistance (PA) emergency protective measures, including [non-congregate sheltering](https://nlihc.org/sites/default/files/Guidance_Working-with-FEMA.pdf) for people experiencing homelessness and other people living in congregate settings, including people with disabilities. Currently eligible entities are only reimbursed at 75% federal cost share. The bill also allows FEMA to provide PA funds in advance where failure to do so would prevent the state or locality from carrying out an eligible activity.

In addition to keeping these important provisions in this package, we must address the immediate need to save the lives of people with disabilities in congregate settings and the people who provide their supports, who are getting sick and dying at extremely high rates. To support states in using FEMA funds to decongregate nursing facilities and other institutional settings, the final bill should clarify that people in places intermediate care facilities, state psychiatric facilities and other congregate settings are eligible for ESG-funded programs, regardless of the person’s length of stay in the congregate setting. Congress must also ensure that people with disabilities coming from congregate settings and institutions are eligible for any emergency rental assistance, housing, and homelessness resources allocated for coronavirus relief. In the long-term, permanent affordable housing solutions and supports are key for people with disabilities to remain in the community and successfully transition from congregate settings.

[FAQ](https://nlihc.org/sites/default/files/FAQs_Disabilities.pdf) on the Housing Needs of People with Disabilities from National Low-Income Housing Coalition (NLIHC) and CCD

NLIHC [overview](https://nlihc.org/resource/overview-housing-and-homeless-provisions-heroes-act?ct=t%28cta_051420%29) of housing and homelessness provisions in HEROES Act and [budget chart](https://nlihc.org/sites/default/files/Coronavirus-Budget-Chart.pdf).