



City Clerk Council and Public Services &lt;clerk.cps@lacity.org&gt;

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**Fwd: Public comment for CF 210042S3 Emergency Rental Assistance Program (ERAP) / Waitlist / Eviction Moratorium / May 2023 Rental Repayment / COVID-19 Pandemic**

1 message

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**Office of the City Clerk** <cityclerk@lacity.org>

Mon, Sep 26, 2022 at 12:22 PM

To: City Clerk Council and Public Services &lt;clerk.cps@lacity.org&gt;

----- Forwarded message -----

From: **Susan Hunter** <heysuzhunter@gmail.com>

Date: Sun, Sep 25, 2022 at 3:51 PM

Subject: Public comment for CF 210042S3 Emergency Rental Assistance Program (ERAP) / Waitlist / Eviction Moratorium / May 2023 Rental Repayment / COVID-19 Pandemic

To: &lt;CityClerk@lacity.org&gt;

Good afternoon,

I am sending this email as public comment regarding the Eviction Moratorium. I would stress that any committees or full city council wishing to outline rules on lifting the eviction protections should keep in mind that already existing law regarding tenant eviction clearly states the eviction is nullified should the landlord accept rent after the posted date of the eviction. This also applies to Ellis Act evictions.

Therefore any evictions (including Ellis) that were in process prior to the COVID protections being in place, and in any cases where rent was paid and accepted after the original eviction date had passed, will have to be started over. This means the property owner will have to file any Ellis evictions with the housing department again. They can not simply start the clock where they left off, and evict people 60 days after the lifting of the order. By accepting rent after the date they stated that rent would no longer be accepted, they have nullified all eviction attempts. Rent will also have to include any paid or future payments of any rent subsidies for any local or state programs.

This needs to be codified and recognized in any recommendations or procedures moving forward.

Thank you for your time,  
Susan Hunter