




MONTGOMERY COUNTY COUNCIL
ROCKVILLE, MARYLAND

EVAN GLASS
COUNCILMEMBER
AT-LARGE

TRANSPORTATION AND ENVIRONMENT COMMITTEE
HEALTH AND HUMAN SERVICES COMMITTEE,
LEAD FOR VULNERABLE COMMUNITIES AND HOMELESSNESS

MEMORANDUM

TO: Montgomery County Renters
FROM: Evan Glass, Councilmember 
DATE: March 30, 2020
SUBJECT: *Eviction Notices- Guidance for Renters*

While the unpredictable nature of the novel coronavirus crisis can be unnerving, I want you to know that here in Montgomery County we are working to protect the health and safety of every resident, paying particular attention to our most vulnerable communities, including renters. Montgomery County recently collaborated with the District Court, Sherriff's Office and the Office of Landlord-Tenant Affairs to issue a moratorium on all evictions and foreclosures.

While the moratorium is in effect, it has been brought to my attention that landlords are continuing to issue eviction notices. Based on constituent inquiries, I've compiled an FAQ to provide clarification for renters and landlords.

Frequently Asked Questions (FAQ)

1. *Is there currently an eviction moratorium in place here in Montgomery County?*

- Yes. The eviction moratorium currently in place prohibits landlords from physically removing renters from their homes for any reason.

2. *I received an eviction notice from my landlord. Do they have the legal right to issue an eviction notice?*

- Yes. Landlords are permitted to issue paper or electronic notices in accordance to their contracts / leases with tenants.

3. *If I receive an eviction notice, can I be evicted during this public health crisis?*

- No. While landlords are still permitted to issue eviction notices pursuant to their lease agreements, no court action will be administered during this crisis. If a landlord attempts to physically evict a tenant during this moratorium, the tenant should call the police non-emergency number.

4. *Who can I call if my landlord attempts to evict me during this moratorium?*

- Please call the police non-emergency number: 301-279-8000.

5. *Once the moratorium is lifted, do renters have the opportunity to pay back owed rent?*

- Yes, renters have the right to pay owed rent. If outstanding rent is paid, the landlord must accept it and cancel the eviction process.

My office continues to be fully operational while using social distance practices. We are holding all meetings, casework and constituent concerns by phone, email and through virtual platforms.

Please call my office at (240) 777-7966, or you can email me at Councilmember.Glass@montgomerycountymd.gov if you have additional questions. For casework, you can fill out our constituent services request form and fill out the privacy release form. Someone from my team will be in touch with you.

We are all in this together.