

## Do you want to participate in Fair Housing Contact Service?

### Who is protected by the law?

The Federal Fair Housing Law defines a “disability” as “a physical or mental disability which substantially limits one or more major life activities; a record of such an impairment; or being regarded as having such an impairment.”

### This definition includes:

#### 🏠 People with:

- o Physical Disabilities
- o Mental Disabilities
- o Sensory Impairments
- o Developmental Disabilities
- o HIV/AIDS
- o Conditions such as autism, epilepsy, muscular dystrophy, and cerebral palsy.

#### 🏠 Recovering Alcohol/Drug Users

#### 🏠 And others

## The right to equally enjoy your home

People with disabilities are entitled to enjoy their homes just as fully as people without disabilities might. In order to fully enjoy your home, it may be necessary to change a rule or policy or to make a physical adjustment to the property.

### Fair Housing Contact Service Board of Trustees

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*At Fair Housing Contact Service, we believe that everyone deserves to live in the safe, affordable housing of their choice.*

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### Fair Housing Contact Service

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Akron, Ohio 44311  
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## Fair Housing For People with Disabilities



Fair Housing Contact Service strives to prevent and eliminate housing discrimination and to promote equal housing opportunity.

### FAIR HOUSING CONTACT SERVICE

441 Wolf Ledges Parkway, Suite 200  
Akron, Ohio 44311

*This brochure provided with assistance from the Community Outreach Partnership Center and the University Park Alliance.*

To help ensure that your rights are protected, we offer the following services **FREE of Charge:**

- 🏠 Tenant/Landlord Counseling
- 🏠 Assistance with Housing Discrimination Issues
- 🏠 Comprehensive Housing Counseling
  - o Home Refinance
  - o Loan Document Review
  - o First-Time Home Buyers
  - o HECM Reverse Mortgage
  - o Default/Foreclosure
- 🏠 Educational Training Seminars
- 🏠 Interpreting for Clients who are Deaf or Hard of Hearing or who speak a language other than English
- 🏠 Literature available in large print

## THE FAIR HOUSING ACT

Prohibits Discrimination on the basis of:

- |                 |                 |
|-----------------|-----------------|
| Race or Color   | Sex             |
| National Origin | Disability      |
| Religion        | Familial Status |

### We also offer:

- 🏠 Informative Booklets:
  - o Tenant/Landlord Handbook
  - o A Tenant's Guide to Repairs
  - o Security Deposits
  - o What Fair Housing Means for People with Disabilities
- 🏠 Professional Training
- 🏠 Membership

## Modifications & Accommodations

People with disabilities have the right to request reasonable modifications to their homes and to request a reasonable accommodation needed to enjoy their home.

An accommodation or modification may be necessary before moving in, while living in the home, or to prevent eviction or foreclosure.

### Examples of Modifications Include:

- 🏠 Building a ramp over or next to a staircase
- 🏠 Installing grab bars in showers
- 🏠 Installing flashing lights for door bells and smoke detectors for Deaf and/or Hard of Hearing tenants

### Examples of Accommodations Include:

- 🏠 Meeting a potential tenant who uses a wheelchair in a location other than the leasing office if the leasing office is not wheelchair accessible
- 🏠 Permitting a service or companion animal in a unit with a "no pet" policy at no additional charge to the tenant
- 🏠 Providing a sign language interpreter to view available units and discuss the terms of the lease for a potential tenant who is Deaf

## We provide FREE assistance

### Requests for Accommodation/Modification

Contact our office if you would like more information on how to request a modification or accommodation that would enable you to more fully enjoy your current home or potential future home.

**Note:** When you sign a lease or rental agreement, get all promised or agreed-upon accommodations or modifications in writing.

### Filing a Housing Discrimination Complaint

If you feel that you have experienced discrimination based on your disability during your search for housing, while in your housing, or upon leaving your housing Fair Housing Contact Service can provide assistance and information on filing a complaint.



Notifying our agency and/or filing a complaint when you experience unequal treatment is important. Even if you choose not to file a complaint yourself, Fair Housing Contact Service may file a complaint to see that the discriminatory behavior is corrected. We can also provide information and/or training to the landlord to help ensure equal housing opportunities for all applicants protected under the law.