

If you are disabled it is illegal to discriminate....

In the sale or rental, or to otherwise make unavailable or deny a dwelling.

In the terms, conditions, or privileges of the sale or rental.

In the provision of services or facilities in connection with such dwelling.

It is unlawful to.....

Make an inquiry to determine if an applicant for a dwelling, or a person intending to reside in the dwelling, or any person associated with that person has a handicap.

Refuse to permit at the expense of the disabled person, reasonable modifications of the existing premises, if the modifications will allow for full enjoyment of the dwelling.

Refuse to make reasonable accommodations in rules, policies, practices, or services, when such accommodations may be necessary to afford a disabled person equal opportunity to use and enjoy a dwelling unit, including public and common use areas.

All properties built after March 13, 1991, are required to be in compliance with design and construction requirements of the Federal and Texas Fair Housing Acts.



**EQUAL HOUSING
OPPORTUNITY**



**Greater Houston
Fair Housing Center, Inc.**

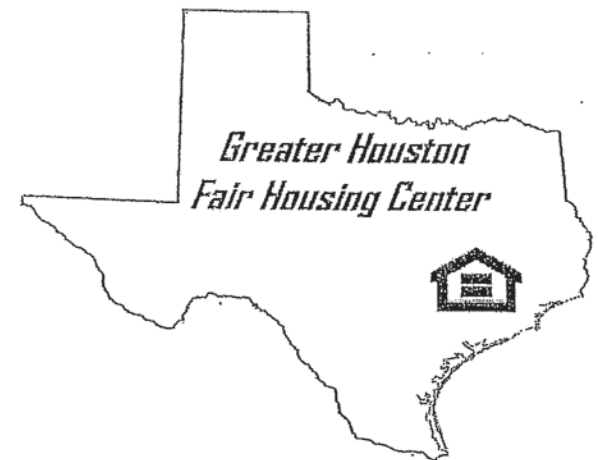
**P.O. Box 292
Houston, Texas 77001-0292**

**Phone: (713)641-3247
Fax: (713)862-0909**

**Fair Housing!
It's The law!**

***Housing Discrimination
Is Illegal!***

**Know
Your
Rights!**



**(713) 641-FAIR
(713) 641-3247
FAX (713) 862-0909**

Discrimination Is Illegal!

According to Federal Law it is unlawful to intimidate, threaten or interfere with any person in their pursuit or enjoyment of rights protected by the Federal Fair Housing Act of 1968.

This act was amended by the Federal Fair Housing Amendment Act of 1988 to make it illegal to discriminate in housing based on these factors:

- RACE
- COLOR
- NATIONAL ORIGIN
- RELIGION
- SEX
- FAMILIAL STATUS (Families with children under the age of 18, or who are expecting a child)
- HANDICAP (If you or someone close to you has a disability)

Discrimination based on the reasons listed above is prohibited in the rental, sale, financing, appraisal, and insurance of housing. This means more than an outright refusal to deal with you. It means you should not be treated differently in any way for any reasons listed above.

The Greater Houston Fair Housing Center (GHFHC) assists persons in the Houston metropolitan area who have been discriminated against in housing. If you feel you are a victim of unlawful housing discrimination, the GHFHC will document your complaint and explain your remedies under the fair housing laws. The GHFHC can also assist you in filing a complaint with the U.S. Department of Housing and Urban Development (HUD) or the Texas Workforce Commission Civil Rights Division for investigation and potential enforcement.

The GHFHC provides mediation services if a discrimination complaint is the result of a lack of education on the part of the discriminator and can be resolved through education and outreach.

Eligibility: Must be a resident of the Greater Houston metropolitan area. (Counties: Harris, Fort Bend, Brazoria, Galveston, Chambers, Liberty, Montgomery, Waller)

Fees: None

Procedure: Call (713) 641-3247 for an initial phone interview and/or to schedule an appointment.

THE MANY FACES OF HOUSING DISCRIMINATION

"We don't rent to your kind."

"You're just not the kind of person we want here."

"Only five people can rent a three bedroom apartment under our rules."

"Congratulations on the new baby, but since you're in a one bedroom you'll need to move into a two bedroom unit."

"I'm sorry but we'll have to charge a pet deposit for your guide dog."

"We have a separate waiting list for people in wheelchairs."

"Families with children can only live in the back of the complex."

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Fair Housing for People with HIV/AIDS

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." People with HIV/AIDS are protected from housing discrimination under this definition.

Did you know the Fair Housing Law...

prohibits a landlord or property manager from inquiring about a tenant's or a potential tenant's disability unless the information is required to verify the need for a requested accommodation or modification. Even when permitted to verify the need for an accommodation, landlords' inquiries cannot require tenants to specify their particular condition or diagnosis. Landlords may only verify that the tenant has a disability, and that the request they are making is necessary and will enable the tenant to more equally enjoy their home.

Modifications & Accommodations

People with HIV/AIDS 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 if a tenant uses a wheelchair
- Installing grab bars in the shower or bathtub

Examples of Accommodations Include:

- Providing an additional assigned parking space in the parking lot for an aide if one is needed
- Permitting tenant to mail rental payment to office if delivering it is difficult
- Permitting a service or companion animal in a unit with a "no pet" policy at no additional charge to the tenant
- Waiving a "guest fee" or "additional person fee" for a live-in aide if one is medically necessary

Greater Houston Fair Housing Center
713.641.3247
713.862.0909 fax
houstonfairhousing@swbell.net

¡Ley de Equidad de Vivienda- Reconozca Sus Derechos!

¡Discriminación en la vivienda es ilegal!

- Bajo la ley federal es ilegal discriminar en la vivienda.
- Discriminar por su Raza, Color, Origen Nacional, Religión, Sexo, Estado Familiar, o Incapacidad.
- Usted tiene derecho de alquilar, comprar, financiar, asegurar, y evaluar su casa sin discriminación.

¡Acciones Prohibidos!

- Representación falsa
- Demoras intencionadas y retardos
- Diferencias injustas en términos
- Prejuicio en información y presentaciones
- Discriminación en préstamos
- Limitar la disponibilidad de seguro
- Desanimar rentas o ventas con alegaciones falsas
- Violencia, amenazas raciales o sexuales

¡Tiene derecho de ser tratado con igualdad y obtener vivienda sin.....

- Tener que hablar Inglés!
- Importar el numero de niños que tenga!
- Ser amenazado o obligado!
- Ser víctima de insinuación sexual!
- Importar su incapacidad!
- Sin importar de donde viene!

¡Si Fue Discriminado.....

- Debe presentar una queja por escrito!
- Debe hacer la queja dentro de un año!
- Escriba o llame a

Centro Pro Justicia En Vivienda
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