

FAIR HOUSING PROJECT

COMMUNITY LEGAL SERVICES OF MID-FLORIDA, (CLSMF)

Our mission is to create equal opportunity in housing for all persons through education, investigation, and enforcement. CLSMF provides a full range of fair housing services in Citrus, Flagler, Herando, Lake, Marion, Putnam, Sumter, and Orange Counties.

- Community education presentations which explain the rights and responsibilities of renters and home buyers under fair housing laws;
- Investigations of discriminatory housing practices;
- Assistance with processing fair housing complaints;
- Referrals of discrimination cases to attorneys for legal representation.

This brochure is a publication of CLSMF's FAIR HOUSING PROJECT, which is made possible by a Fair Housing Initiative Program grant from the US Department of Housing and Urban Development. The information in this brochure is for general education only, and is not intended to be used to solve individual problems, nor should it replace the advice of an attorney. The law which supports conclusions contained herein is subject to change.

The mission of CLSMF is to provide access to justice through high quality legal assistance to low-income persons.



BREVARD*: 866-469-7444

CITRUS & SUMTER

106 N. Osceola Avenue, Inverness, FL 34450

CITRUS: (352) 726-6592 | **SUMTER**: 800-984-2918

FLAGLER: 800-405-1417

HERNANDO: 866-801-5566

LAKE: (352) 343-6351

226 West Main Street, Tavares, FL 32778

MARION: (352) 629-6257

1610 SE 36th Avenue, Ocala, FL 34471

ORANGE*: (407) 841-7777

122 E. Colonial Drive, Suite 200, Orlando, FL 32801

OSCEOLA: (407) 933-1791

800 North Main Street, Kissimmee, FL 34744

PUTNAM: (386) 385-0928

216 S. 6th Street, Palatka, FL 32177

SEMINOLE*: (407) 322-6673

VOLUSIA: (386) 258-5600

128 Orange Avenue, Suite 100,

Daytona Beach, FL 32114

ADMINISTRATIVE OFFICE: (386) 523-9181

Client toll-free: 800-363-2357

Florida Relay TTY calls Dial 711

Via email: info@clsmf.org

Apply for help online: applyforhelp.clsmf.org

**Certain legal services not provided*

All CLSMF offices are wheelchair accessible.

www.clsmf.org

CLSMF is a HUD-approved Housing Counseling Agency.



FAIR HOUSING PROJECT



Housing Discrimination

Are You A Victim?



Fair Housing

Fair Housing refers to laws and regulations that make it illegal to discriminate on the basis of a protected class in many activities which relate to the sale, lease, or rental of housing.

It Is Illegal To Discriminate In Housing Based On The Following:

- Race
- Color
- National Origin
- Sex
- Religion
- Physical or mental disability
- Familial status (the presence of children under the age of 18 or a pregnant female)

Federal and state laws protect you against housing discrimination and intimidation within the home. These laws apply to activities which include the following:

- Renting
- Buying
- Advertising
- Financing
- Purchasing property
- Insurance
- Building accessible housing

Harassment of a person enforcing fair housing rights is prohibited.

It May Be Housing Discrimination If...

- you are told the apartment is not available to inspect, but a "for rent" sign is displayed.
- the owner tells you that your children must have separate bedrooms.
- the manager takes your application and promises to call you, but your phone never rings.
- you have a service animal (such as a guide dog) and you are told "No pets allowed."
- the landlord explains why another place would be better for you.
- the real estate agent steers you away from the neighborhood you requested.
- your condo or homeowners association won't let you make physical modifications to your unit to meet your disability.
- you are told that all first floor units are rented and children aren't allowed on the upper floors.
- a lender imposes different terms and conditions on a mortgage loan (such as interest rates or application procedures).
- the landlord refuses to rent to you because you are a victim of domestic violence

What To Do If You Experience Housing Discrimination

- Keep a written record of all attempted and actual contacts and conversations with the manager, landlord, owner, real estate agent, loan officer, mortgage officer, insurance agent, and others involved.
- Keep all documents, including leases, receipts, applications, letters of denial, and other materials related to the discrimination.

You may contact:

Community Legal Services of Mid-Florida

(352) 629-0105

e-mail: fairhousing@clsmf.org

Florida Commission on Human Relations

800-342-8170

e-mail: chrinfo@fchr.myflorida.com

web site: <http://fchr.state.fl.us>

HUD Fair Housing Hotline

1-800-669-9777

e-mail: Fheowebmanager@hud.gov

web site: www.hud.gov/offices/fheo

Is discrimination keeping you out of the home of your dreams?



"You might be more comfortable living elsewhere."

"I'll show you neighborhoods with mosques."

"We only take people who speak English clearly."

If you feel that you've been denied the sale, rental or financing of a home because of race, color, religion, national origin, sex, familial status or disability, report it to HUD or your local fair housing center.

Fair Housing Is Your Right. Use It.

Visit www.hud.gov/fairhousing or call the HUD Hotline
1-800-669-9777 (English/Español) **1-800-927-9275** (TTY)



SCAN HERE FOR
MORE INFO

A public service message from the U.S. Department of Housing and Urban Development in partnership with the National Fair Housing Alliance. The federal Fair Housing Act prohibits discrimination because of race, color, religion, national origin, sex, familial status or disability. For more information, visit www.hud.gov/fairhousing.



Alicia W.
Iraq and Afghanistan
War Veteran



SCAN HERE FOR
MORE INFO

HOUSING DISCRIMINATION. IT'S **UNLAWFUL,** **UNFAIR AND UN-AMERICAN.**

She fought overseas for her country and shouldn't have to fight housing discrimination based on her race here at home. The federal Fair Housing Act prohibits housing discrimination because of race, color, sex, religion, national origin, familial status or disability. If you suspect housing discrimination, contact HUD or your local fair housing center.

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UNLESS YOU REPORT HOUSING DISCRIMINATION, IT WON'T STOP.



Discrimination isn't always this obvious. But it is just as hurtful and illegal. Here are possible signs you might hear from a landlord:

- “There's a lot of traffic. It isn't safe for kids.”
- “The apartment I told you about on the phone has already been rented.”
- “My insurance won't cover a ramp if you get hurt.”
- “We only take English speaking people.”
- “The ad is wrong. The rent is really \$75 higher per month.”
- “Steps are what we have. We can't accommodate a walker.”

IF YOU SUSPECT HOUSING DISCRIMINATION, PLEASE REPORT IT.

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NFHA
National Fair Housing Alliance