



We are advocates who stand for equality and justice and who celebrate diversity and inclusivity **for all people.**

Community members can count on our reliable, knowledgeable, passionate staff to not only answer their call, but go above and beyond to help them resolve their issue.

Striving to
prevent and
eliminate
housing discrimination
and to **promote**
equal housing
opportunity.

Interpreting available for clients who are deaf, hard of hearing, or who speak a language other than English.

Getting Help

Fair Housing Contact Service (FHCS) is a local, nonprofit, community-based organization that addresses issues of housing discrimination, tenant-landlord concerns, and provides housing counseling for home buyers and home owners. FHCS supports and encourages freedom of residence so that all persons can secure the housing they want, in the neighborhood of their choice.

We strive to prevent and eliminate housing discrimination by:

- Assisting clients in filing complaints
- Educating the public
- Investigating claims of discrimination
- Working with landlords and other housing providers so they understand their own rights and obligations

Fair Housing Contact Service does not provide legal advice. We provide information and education. Nothing in this brochure is intended as legal advice. Please contact an attorney for assistance if you require legal advice.



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Fair Housing for People with Disabilities

FAIR HOUSING CONTACT SERVICE, INC.



Because
everyone
deserves a place
to call home.

Who is protected by law?

The federal fair housing law defines a “disability” as a “physical or mental impairment 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:
 - Physical disabilities
 - Mental disabilities
 - Sensory impairments
 - Developmental disabilities
 - HIV/AIDS
 - 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. 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 for People with Disabilities



Accommodations and Modifications

People with disabilities have the right to request changes to the rules, policies and procedures (reasonable accommodations) and/or the physical structure of the property (reasonable modifications) if such changes are necessary to ensure equal access and enjoyment of their homes.

Examples of Accommodations:

- Meeting a potential tenant who uses a wheelchair in a location other than the leasing office if the office is not wheelchair accessible
- Permitting a service or emotional support 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

Examples of Modifications:

- 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

WE PROVIDE FREE ASSISTANCE

Requests for Accommodation and Modification

Contact our office if you would like more information on how to request an accommodation or modification 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 an 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 take action 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.