



April is fair housing month

Did you know?

Everyone is entitled to equal rights under the fair housing law. The fair housing law covers those persons who feel they may have been discriminated against due to their race, color, national origin, religion, sex, disability or familial status, according to the release.

Here are the **prohibited practices** under the law if one of the seven covered classes are effected:

In the sale and rental of housing:

- Refuse to rent or sell housing
- Refuse to negotiate for housing
- Make housing unavailable
- Deny a dwelling
- Set different terms, conditions or privileges for sale or rental of a dwelling
- Provide different housing services or facilities
- Falsely deny that housing is available for inspection, sale, or rental
- For profit, persuade owners to sell or rent (blockbusting) or
- Deny anyone access to or membership in a facility or service (such as a multiple listing service) related to the sale or rental of housing.

In mortgage lending:

- Refuse to make a mortgage loan
- Refuse to provide information regarding loans
- Impose different terms or conditions on a loan, such as different interest rates, points, or fees
- Discriminate in appraising property

- Refuse to purchase a loan or
- Set different terms or conditions for purchasing a loan.

In addition, it is illegal for anyone to:

- Threaten, coerce, intimidate or interfere with anyone exercising a fair housing right or assisting others who exercise that right
- Advertise or make any statement that indicates a limitation or preference based on race, color, national origin, religion, sex, familial status, or handicap. This prohibition against discriminatory advertising applies to single-family and owner-occupied housing that is otherwise exempt from the Fair Housing Act. There are additional protections if you have a disability.

If you or someone associated with you:

- Have a physical or mental disability (including hearing, mobility and visual impairments, chronic alcoholism, chronic mental illness, AIDS, AIDS Related Complex and mental retardation) that substantially limits one or more major life activities
- Have a record of such a disability or
- Are regarded as having such a disability

your landlord may not:

- Refuse to let you make reasonable modifications to your dwelling or common use areas, at your expense, if necessary, for the disabled person to use the housing. (Where reasonable, the landlord may permit changes only if you agree to restore the property to its original condition when you move.)
- Refuse to make reasonable accommodations in rules, policies, practices or services if necessary, for the disabled person to use the housing.

If you feel you have been discriminated against, please contact:

Marenda Carter, Pike County grants administrator. You will be asked to complete and return a complaint referral form; this information will be held confidential. Visit the Pike County Community & Economic Development website: www.pikecountydevelopment.com under: Community Development tab, then click on fair housing.

Who Can Help:

- Pike County Fair Housing Office, 740.947.4107 ext. 7 (Marenda Carter)
116 S. Market Street, Suite 103, Waverly, Ohio 45690
www.pikecountydevelopment.com or marenda@pikecountydevelopment.com
- Southern Ohio Legal Services, 740.773.0012 or 800.686.3668
73 East Water Street, Chillicothe, Ohio 45601
www.seols.org or chillicothe@seols.org
- Ohio Civil Rights Commission, 888.278.7101 or 614.466.2785
30 East Broad Street, Fifth Floor, Columbus, Ohio 43215
<https://crc.ohio.gov>
- U.S. Department of Housing and Urban Development, 800.669.3669 or
800.927.9275 www.hud.gov

Pike County is dedicated to affirmatively furthering fair housing in all housing related activities and encourages other housing providers, organizations and realtors to do the same. To promote fair housing, the county does the following:

- April is Fair Housing Month.
- The county makes available a fair housing brochure and information in the Office of Community & Economic Development and all are available on our website www.pikecountydevelopment.com.