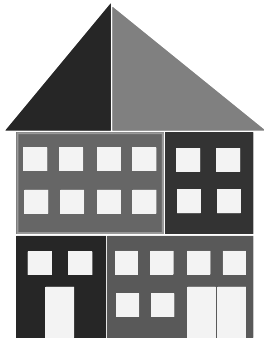


USEFUL TIPS

What you should do if you believe you have experienced housing discrimination:

- Contact the Fair Housing Project and report the discrimination to us.
- Keep a journal of incidents of discrimination.
- Write down what you experienced, including names, dates, addresses, rental terms, and any other details about your interaction.
- Keep any documents related to the discrimination, including all emails and text communications.
- Following the incident, you have one year to file an administrative complaint or two years to file a lawsuit in court.



THE FAIR HOUSING PROJECT

The Fair Housing Project of Legal Aid of North Carolina is available to provide information concerning a person's rights under the federal Fair Housing Act. If you believe you are a victim of housing discrimination, contact us for assistance at **1-855-797-3247**. A project staff person will discuss the situation with you and help you to decide what to do next. Your response to us will be kept confidential.

When necessary, our staff can assist you in filing a complaint with the U.S. Department of Housing and Urban Development (HUD), local human relations commissions, or in court.

Fair Housing Project

LEGAL AID OF NORTH CAROLINA

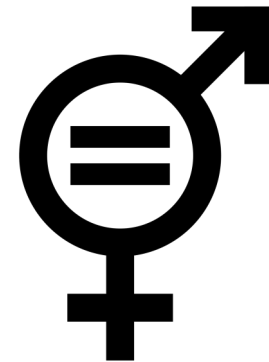
(855) 797-FAIR
(855) 797-3247

www.fairhousingnc.org

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HOUSING DISCRIMINATION

Fair Housing & Sex Discrimination



Fair Housing Project

855-797-3247

info@fairhousingnc.org



HOUSING DISCRIMINATION

The federal Fair Housing Act (FHA) prohibits discrimination in housing based on a person's race, color, religion, national origin, sex, familial status, and disability.

SEX DISCRIMINATION

Discrimination includes refusing to rent or sell, charging more, or offering different terms to someone because of their sex or sex-based stereotypes. Even if a landlord or other housing provider does not intend for a policy to treat someone differently because of their sex, policies that have a negative effect based on sex may also violate the FHA.

Housing providers are prohibited from making discriminatory statements or publishing discriminatory advertising based on sex, as well as from making false statements about availability of housing.

Harassing, retaliating against, or interfering with someone who is attempting to exercise their fair housing rights is also prohibited.

WHAT PROPERTIES ARE COVERED?

The FHA covers most residential units, such as: houses, apartments, condominiums, group homes, shelters (homeless & domestic violence), migrant housing, and long term transient housing. There are limited exceptions for *some* housing, including owner-occupied buildings of 4 or fewer units and some single-family homes.

EXAMPLES OF POSSIBLE DISCRIMINATION

There are many forms of sex discrimination. Examples of conduct that may violate the FHA include:

Refusing to rent or charging a higher rent to single mothers, while accepting single fathers.

Sexual harassment by a housing provider or their employee(s).

Refusing to rent because the applicant is gay, lesbian, or transgender.

Refusing to make a mortgage loan because a woman is pregnant or on maternity leave.

Refusing to rent because an applicant is a survivor of domestic violence.

Seeking to evict a tenant for calling the police to the home for protection from domestic violence or shortly after an incident of domestic abuse in the home.

Making statements based on stereotypes about gender or survivors of domestic violence.

Advertising that indicates a preference for women or men. (Advertisements for housemates of the same sex may be permitted when housemates share common living areas).

SURVIVORS OF DOMESTIC VIOLENCE

Housing providers that deny housing to survivors of domestic violence may be violating the fair housing laws if they treat women differently than similarly situated men or if the provider's policies disproportionately impact women more than men.

The Violence Against Women Act ("VAWA") provides additional protections to victims of domestic violence, dating violence, and sexual assault who reside in or apply for subsidized housing.

If a landlord evicts or denies housing to an individual because he or she is a survivor of domestic violence or sexual assault, it may constitute sex discrimination.

LGBTQ+ STATUS

Every person is protected under the FHA, regardless of the person's sexual orientation, gender identity, or gender expression. If a housing provider refuses to rent or sell to someone, or treats someone differently, because of their sexual orientation, gender identity, or gender expression, it may constitute sex discrimination.

In addition, discrimination based on sexual orientation, gender identity, and marital status is illegal in housing operated or funded by HUD, including public housing and HUD-subsidized "FHA" loans. Contact the Fair Housing Project for more information.