



# **Movin' Out?? Getting a Place of My Own**

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**Syracuse University**  
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# Who is protected under the ADA and the Fair Housing Act?





# The ADA and Housing





# The Fair Housing Act (FHA) and Housing





# Where Does the Fair Housing Act Apply





# Fair Housing and Discrimination

It is a violation of the FHA to discriminate on the basis of race, color, national origin, sex, religion, **disability**, or because there are children in the family.







# Forms of Discrimination

- Intentional- purposeful discrimination against a person because of his or her disability
- Disparate Impact- an act considered to be discriminatory if it has the effect of discrimination even if it is not intended that way.
- Failure to provide reasonable accommodation
- Failure to allow reasonable modification
- Failure to meet design and construction accessibility requirements in multi-family housing



# What Questions Can a Landlord Ask?

## You Can be Asked

- Can you pay your rent on time?
- Can you keep your apartment clean?
- Are you an illegal drug user?





# What Questions are Illegal to Ask?

## You Cannot be Asked

- What is your disability?
- How did you become disabled?
- Is it getting worse or better?
- Can you care for yourself?





# Understanding Reasonable Accommodations



# Reasonable Accommodations





# Reasonable Accommodations

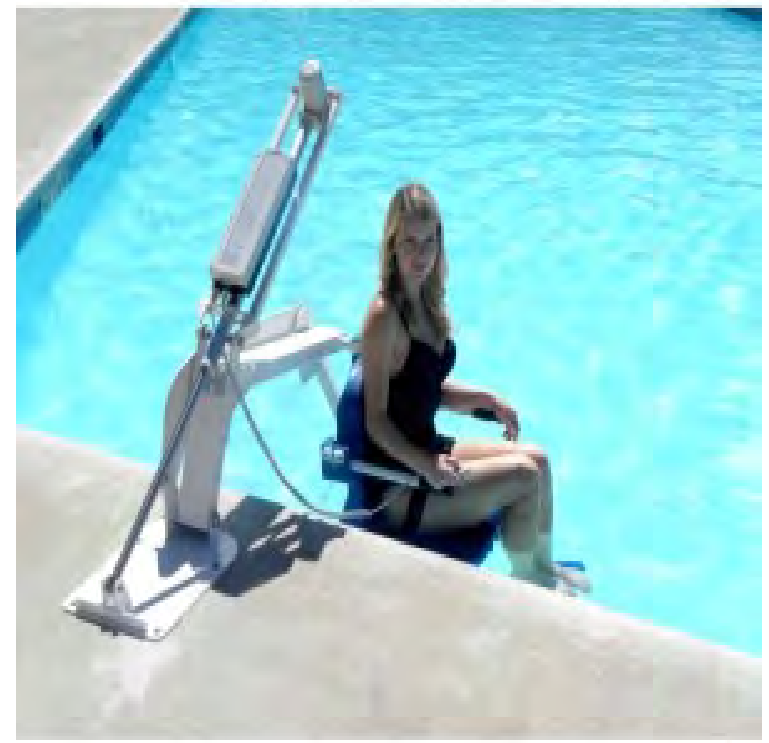




# Understanding Reasonable Modifications



# Reasonable Modifications







Ready to Move Out? *Awesome!*

But wait! What would you do with this  
obstacle?



# Want to Learn More?



- Southeast ADA Center [www.adasoutheast.org](http://www.adasoutheast.org)
- Web Courses: <http://www.adasoutheast.org/training.php>
- More ADA resources and information at <http://adata.org/>
- ADA Live! Radio Podcast – [www.adalive.org](http://www.adalive.org)
- ADA National Network 1.800.949.4232
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# Questions

