

## **Do not accept Housing Discrimination as a part of growing older !**

As you grow older, you may have a harder time taking care of yourself or your home. For example, you may find it harder to move around, to see, to use your hands or to talk. You may find it harder to do mental chores, like paying bills. You may have memory loss. These problems may be caused by medical conditions that become more common as you age – such as bad hips or knees, stroke, arthritis, Parkinson's disease, Alzheimer's or hardening of the arteries. Some housing providers may not want you as a resident if you have difficulties doing your daily activities or if you are frail:

- ◆ If you are renting, the landlord might ask you to leave or refuse to renew your lease.
- ◆ If you want to move into an apartment or condominium, the building management might ask you for your medical records, refuse to rent or sell to you, or try to steer you to an assisted living center.

Even some operators of housing for seniors discriminate against those with disabilities. For example, a retirement community may seek to keep out people who need assistance in the activities of daily living. They may say they are “helping” seniors or acting in their best interests, but in fact they are breaking the law. If this happens, the housing provider may be breaking the law by discriminating against you.

There are 2,200,000 residents in our service area (Citrus, Flagler, Hernando, Lake, Marion, Orange, Putnam and Sumter counties) and 26% of them are 65 or older. Looking for housing options for an aging parent, relative, friend, or for yourself can be a very difficult task. Many older persons living in government-subsidized housing in Florida are female, over the age of seventy-five (75), living alone, often are African American or Hispanic and in many cases poor.

One problem is the need for the elderly to have humane housing. Another, more serious problem, is the high cost of housing for seniors who are living on fixed incomes or limited assets.

After careful research, you need to determine what type of housing you can afford, what kind of assistance or living arrangements you need, and what items, if any, your health insurance might cover. The elderly deserve to live with dignity and independence without compromising their safety.

The Fair Housing Initiative Project can help seniors of central Florida face their housing challenges. Contact us to learn more about:

- \* Your rights to fair housing
- \* Information concerning government assisted housing as well as assisted living residences
- \* Enhancing your understanding of a reverse mortgage
  - ◆ Learning more about home modification and repair to promote independence and to prevent accidents\*
  - ◆ Fighting predatory mortgage lending practices against the elderly

## **What is Housing For Older Persons?**

- ◆ Housing provided under any State or Federal program that is designed and operated to assist elderly persons
- ◆ Housing intended for, and solely occupied by, persons 62 years of age or older
- ◆ Housing intended and operated for occupancy by persons 55 years of age or older



## **Under the Fair Housing Act, housing for older persons is exempt from familial status discrimination if:**

- ~ 80% of the occupied units house at least one person who is 55 years of age or older;
- ~ the community publishes and adheres to policies and procedures specifically intended for older persons; and
- ~ the community complies with rules for verification of occupancy.

## **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, Hernando, 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.

CLSMF's FAIR HOUSING PROJECT is made possible by a Fair Housing Initiative Program grant from the US Department of Housing and Urban Development.

If you feel that you have been discriminated against, contact us by phone, fax, mail or e-mail:

Phone: 352-629-105 ext. 2909  
Fax: 352-629-8877 or 866-428-0105  
FairHousing@clsmf.org

2300 S.E. 17 St., Ste. 201  
Ocala, FL 34471

## **Community Legal Services of Mid-Florida Offices:**

**\*BREVARD: 1-866-469-7444**

**CITRUS & SUMTER**  
106 N. Osceola Ave., Inverness, FL 34450  
(352) 726-6592 — CITRUS  
1-800-984-2918— SUMTER

**FLAGLER: 1-800-405-1417**

**HERNANDO: 1-866-801-5566**

**LAKE— (352) 343-6351**  
226 West Main St., Tavares, FL 32778

**MARION— (352) 629-6257**  
2300 SE 17th St. Suite 201  
Ocala, FL 34471

**\*ORANGE — (407) 841-7777**  
122 E. Colonial Drive, Suite 200  
Orlando, FL 32801

**OSCEOLA — (407) 933-1791**  
800 North Main St., Kissimmee, FL 34744

**PUTNAM: (386) 385-0928**  
216 S. 6th Street, Palatka, FL 32177

**\*SEMINOLE: (407) 322-6673**

**VOLUSIA — (386) 258-5600**  
128 Orange Ave., Suite 100,  
Daytona Beach, FL 32114  
Client toll-free number: 1-800-363-2357

**Florida Relay TTY calls Dial 711**

**ADMINISTRATIVE OFFICE:**  
(386)506-5396

[info@clsmf.org](mailto:info@clsmf.org)  
[www.clsmf.org](http://www.clsmf.org)

**\*Offices currently not offering  
Family Law services**

## **FAIR HOUSING PROJECT**



## **Community Legal Services of Mid-Florida**

# **Are You A Victim Of Age Discrimination in Housing?**

