

## High Plains Fair Housing Center

*Working with you to ensure equal access  
to housing for all.*



**High Plains Fair  
Housing Center**

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## Remedies For Housing Discrimination

Victims of housing discrimination are entitled to seek justice for themselves and others by bringing the discrimination to the attention of relevant government agencies and asking that steps be taken to end it.

Victims also can seek reimbursement of expenses caused by having to fund other housing and may be awarded money to compensate them for humiliation and emotional distress resulting from the discrimination.

Those found guilty of discrimination may be assessed penalties and made to change their business practices.

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## Fair Housing and College Living



## What is Fair Housing???

As a student, you are likely entering the housing market for the first time. Before you begin apartment hunting or begin living in a dorm, it is important to know your rights under the law and recognize unlawful discrimination. The federal Fair Housing Act protects people looking for housing from discrimination on the basis of race, color, national origin, religion, sex, familial status (e.g., the fact you have children), or disability (42 U.S.C. 3604).

The state of North Dakota has added further protections, including age, source of income (e.g., Section 8 or housing choice voucher holders) and marital status. If you feel like you have been denied housing for an unlawful reason, you may have a fair housing claim.

## Volunteering—Testers Wanted

High Plains Fair Housing Center needs a diverse group of dependable, conscientious people to assist in gathering information about housing practices. You can help advance civil rights in your community.

Volunteers are provided with:

- Training
- Paid stipend for time and expenses

## Living in Student Housing

Living in the dorms is a great experience that most college students have. While there are certain restrictions you must follow while living in university housing, you are still under the same fair housing protections at your university as you would have renting from a private entity.

Students may still ask for reasonable accommodation and modifications in university housing if a tenant has a disability as they could at any other rental property.

### Such Reasonable Modifications or Accommodations could include...

- Adding grab bars to tubs
- Allowing a therapeutic animal to live with a tenant in a dormitory
- Designated parking spot
- Allowing a student a room with single occupancy without charging additional fees
- Steering students of one ethnicity to one floor or building

Additionally, when applying for a reasonable accommodation or modification the university you are attending is only allowed to ask certain questions. For example, the housing provider MAY NOT ask you your diagnosis or the severity of your disability. However, they can ask you to provide documentation from a medical professional to verify there is a disability present. This documentation must show a relationship between the disability and the reasonable accommodation/modification you are requesting.

## Bring Social Justice to Your Social Network!

In the age of social media, your social network likely contains people of all colors, persuasions, and backgrounds. Many of these people may fall into protected classes under the federal Fair Housing Act and North Dakota law. Your network may contain people with disabilities, friends with children, and friends from different ethnic and religious backgrounds. Bring the fight for fair housing to your social network. With a simple post, you can help bring social justice to your social network. Let your friends and contacts know their rights. If they are seeking housing, let them know they are protected from landlords who may discriminate against them simply because of who they are. Don't just follow your friends - lead!



## High Plains Fair Housing Center

High Plains Fair Housing Center advocates for persons who have been discriminated against in violation of the fair housing laws. We also have trained individuals who can conduct tests to determine if discrimination has occurred. If you feel like you have been discriminated against please call us we can help: 701-203-1077.