



**COLORADO**

Department of  
Regulatory Agencies

Colorado Civil Rights Division

# Colorado Law Prohibits Discrimination in: **HOUSING** C.R.S. § 24-34-501 et seq.

## **IT SHALL BE A DISCRIMINATORY OR UNFAIR HOUSING PRACTICE:**

For any person to REFUSE TO SHOW, SELL, TRANSFER, RENT, or LEASE, or REFUSE to RECEIVE and TRANSMIT any bona fide offer to buy, sell, rent, or lease, or OTHERWISE MAKE UNAVAILABLE or DENY or WITHHOLD FROM any person housing; or to discriminate in the TERMS, CONDITIONS, or PRIVILEGES pertaining to any housing.

## **BECAUSE OF:**

DISABILITY, RACE, CREED, COLOR, SEX, SEXUAL ORIENTATION (including TRANSGENDER STATUS), RELIGION, MARITAL STATUS, FAMILIAL STATUS, NATIONAL ORIGIN or ANCESTRY, or SOURCE OF INCOME\*

## **REASONABLE ACCOMMODATIONS FOR DISABILITIES:**

A person with a disability is entitled to a reasonable accommodation(s) and/or modification which is necessary to allow the person full and equal enjoyment of housing. An accommodation is not reasonable if its provision would result in an undue financial and administrative burden or a fundamental alteration of the housing provider's operation.

## **ASSISTANCE ANIMALS:**

Assistance animals include service animals and emotional support animals and are one form of a reasonable accommodation in housing. A person with a disability may request, as a reasonable accommodation, an exception to a no pet policy, or a policy that would otherwise prohibit their assistance animal from residing in their home.

Service animals are designated as a dog or miniature horse that are individually trained to perform task(s) or work related to a disability. Examples include a guide dog or medical alert dog.

Emotional support animals may be any type of animal that provides a therapeutic effect to alleviate a mental impairment.

## **RETALIATION PROHIBITED:**

It is a discriminatory act to retaliate against a person who opposes a discriminatory practice or who participates in a discrimination investigation, proceeding or hearing.

## **CROWN Act of 2020:**

Discrimination on the basis of one's race includes hair texture, hair type, or a protective hairstyle commonly or historically associated with race, such as braids, locs, twists, tight coils or curls, cornrows, Bantu knots, Afros, and headwraps. eff. 9/13/20.



**CCRD IS A FAIR HOUSING ASSISTANCE PROGRAM (FHAP) AND PARTNERS WITH HUD IN THE ENFORCEMENT OF FAIR HOUSING LAWS.**

**TO FILE A COMPLAINT OF DISCRIMINATION, OR FOR MORE INFORMATION CONTACT THE COLORADO CIVIL RIGHTS DIVISION; 1560 BROADWAY, LOBBY WELCOME CENTER, SUITE # 110, DENVER, CO 80202**

**MAIN PHONE: 303-894-2997; HOTLINE ESPANOL: 720-432-4294; TOLL-FREE: 800-262-4845; V/TTD RELAY: 711; FAX: 303-894-7830; EMAIL: DORA\_CCRD@STATE.CO.US**

**HOUSING DISCRIMINATION COMPLAINTS MUST BE FILED WITHIN ONE (1) YEAR AFTER THE ALLEGED DISCRIMINATORY ACT OCCURRED.**

\*eff. 1/1/21