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RICHMOND HEIGHTS,
OHIO**

Complete to March 8, 2005

CHAPTER 749
Housing Delivery System

749.01 Prohibition of discrimination in housing.	749.03 Prohibition of real estate steering.
749.02 Prohibition of blockbusting.	749.99 Penalty.

CROSS REFERENCES

Unlawful discriminatory practices - see Ohio R.C. 4112.02

749.01 PROHIBITION OF DISCRIMINATION IN HOUSING.

No person, firm, corporation, partnership or other entity shall discriminate against any person in the sale, lease or rental of any residential dwelling unit by reason of such prospective purchaser's or renter's race, creed, religious belief, sex or national origin. Discrimination as used in this chapter means a difference in treatment solely because of such person's race, creed, religious belief, sex or national origin.

(Ord. 86-94. Passed 9-13-94.)

749.02 PROHIBITION OF BLOCKBUSTING.

No person, firm, corporation, partnership or other entity shall induce or solicit or attempt to induce or solicit a housing listing, sale or transaction by representing that a change has occurred or may occur with respect to the racial, religious or ethnic composition of the block, neighborhood or area in which the property is located or induce or solicit or attempt to induce or solicit such sale or listing by representing that the presence or anticipated presence of persons of any race, color, religion, ancestry or national origin in the area will or may have results such as the following:

- (a) The lowering of property values;
- (b) A change in the racial, religious or ethnic composition of the block, neighborhood or area in which the property is located;
- (c) An increase in criminal or anti-social behavior in the area;
- (d) A decline in the quality of the schools serving the area.

(Ord. 86-94. Passed 9-13-94.)

749.03 PROHIBITION OF REAL ESTATE STEERING.

No person, firm, corporation, partnership or other entity which receives or expects to receive pecuniary gain from the sale or rental of real property shall:

- (a) Influence or attempt to influence any other person who purports or represents himself to be a prospective purchaser, occupant or tenant of real property to refrain from purchasing or renting real property by referring to race, color, religion or national origin of occupants or prospective occupants of other real property in the neighborhood.
- (b) Influence or attempt to influence, by any words, acts or failure to act, any person who purports or represents himself to be a prospective seller, purchaser, occupant, landlord or tenant of real property, in connection with the sale or rental of real property, so as to promote or tend to promote the continuance or maintenance of racially segregated housing or so as to retard, obstruct or discourage racially integrated housing on or in any street, block or neighborhood.
- (c) Discriminate against any person who purports or represents himself to be a prospective seller, purchaser, occupant, landlord or tenant of real property by any influence, suggestion, act or failure to act, or accord any differential treatment among such persons, in connection with the sale or rental of real property or in the furnishing of information, services, or facilities relative thereto, because of race, color, religion or national origin of any person.
- (d) Nothing herein contained shall prohibit any person, subject to the terms of this section, from answering questions directed to him from any prospective purchaser or renter, concerning the racial, religious or national origin of people then residing in a neighborhood, in a truthful and straightforward manner.
(Ord. 86-94. Passed 9-13-94.)

749.99 PENALTY.

Whoever is convicted in the municipal court of violating any provision of this chapter shall be guilty of a misdemeanor of the first degree.

(Ord. 86-94. Passed 9-13-94.)