

Programs

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Proud Ground Land Trust Preserves Affordable Home Buying Market

The Land Trust, a non-profit corporation, purchases properties and then rolls them into a contractual agreement – a “trust” – that prohibits buyers and sellers of that property from raising the cost of the land for 100 years. The idea is to keep prices stable so that wage-earners on the low end of the spectrum can afford to buy homes.

Proud Ground has served more than 160 first-time homebuyers making it the largest organization of its kind in the Northwest.

More on their work at www.proudground.org.

REACH Tackles Housing, Education, Community Livability

Since 1982, REACH has pioneered affordable housing and supportive programs that address complex challenges facing communities across the greater Portland metropolitan region.

REACH has gained local, state and national acclaim for innovation and responsiveness to difficult urban issues. Their work began with revitalization efforts in the neighborhoods of

inner Southeast Portland, where we bought and renovated single family homes.

Today, REACH owns and manages a portfolio of 1,852 units of affordable housing across the metropolitan region, including properties of Affordable Community Environments (ACE), located in Vancouver, Wash.

REACH’s portfolio includes new and renovated plexes, apartment buildings and mixed-use developments. REACH does not provide rental assistance but rather is a nonprofit property management company that owns and manages affordable and low-income housing.

In addition to building and maintaining affordable housing, REACH offers several programs to help residents stay in their housing, raise their standard of living, and connect to local resources and opportunities.

If you’re interested in renting housing from REACH, please visit <http://reachcdc.org> and click on “Search Homes.” You’ll find photos, locations, eligibility criteria and “Frequently Asked Questions.” Call 503-231-0682 with any questions.

Fair

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prohibition against discriminatory advertising applies to single-family and owner-occupied housing that is otherwise exempt from the Fair Housing Act.

3) Additional Protection if You Have a Disability

If you or someone associated with you:

- Have a physical or mental disability (including hearing, mobility and visual impairments, chronic alcoholism, chronic mental illness, AIDS, AIDS Related Complex and mental retardation) that substantially limits one or more major life activities
 - Have a record of such a disability or
 - Are regarded as having such a disability
- your landlord may not:
- Refuse to let you make reasonable modifications to your dwelling or common use areas, at your expense, if necessary for the disabled person to use the housing. (Where reasonable, the landlord may permit changes only if you agree to restore the property to its original condition when you move.)
 - Refuse to make reasonable accommodations in rules, policies, practices or services if necessary for the disabled person to use the housing.

If You Think Your Rights Have Been Violated

HUD is ready to help with any problem of housing discrimination. If you think your rights have been violated, the Housing Discrimination Complaint Form is available for you to download, complete and return, or complete online and submit, or you may write HUD a letter, or telephone the HUD Office nearest you. You have one year after an alleged violation to file a complaint with HUD, but you should file it as soon as possible.

Step 1: What to Tell HUD:

- Your name and address
- The name and address of the person your complaint is against (the respondent)
- The address or other identification to the housing involved
- A short description to the alleged violation (the event that caused you to



PHOTO BY JERRY FOSTER

believe your rights were violated)

- The date(s) to the alleged violation

Step 2: Where to Write or Call:

- Send the Housing Discrimination Complaint Form or a letter to the HUD Office nearest you or you may call that office directly.

If You Are Disabled HUD also provides:

- A toll-free TTY phone for the hearing impaired: 1-800-927-9275.
- Interpreters
- Tapes and braille materials
- Assistance in reading and completing forms



WHAT'S THE DIFFERENCE BETWEEN THESE TWO HOMES?

HINT: IT HAS TO DO WITH SAVING ENERGY AND MONEY.

Though two homes may look alike, energy-efficiency upgrades can make a big difference in terms of maximizing comfort and reducing energy use and cost.

Energy Trust of Oregon can help you find a trade ally contractor and provide cash incentives that help offset the cost of qualifying energy improvements. With upgrades to your water heater, appliances and lighting, you could save up to 20 percent on your home energy costs while not having to scale back on comfort.



Start getting more from your energy today. Call us at **1.866.368.7878** or visit www.energytrust.org/residential

Serving customers of Portland General Electric, Pacific Power, NW Natural and Cascade Natural Gas.

503-208-3797
www.DwellRealtyPdx.com

For Your Buying, Selling, and
Property Management Needs

dwell, (dwel) verb.-
“To reside, live within or inhabit, to call home.”