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Race Discrimination Costs Landlord \$21,461

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The legal newspaper San Francisco Daily Journal recently reported settlement of a housing discrimination case which was filed in federal court, in the Eastern District of California, which alleged a central California landlord discriminated against applicants for rental housing based on the applicants' race. Fair Housing Council of Central California (Fair Housing Council) v. Russell G. Smith, Inc., Miller Family LLC (Landlord), 05-CV-01132 (AWI).

The Fair Housing Council alleged that Landlord gave incomplete information to African-Americans who submitted applications to Landlord and that Landlord falsely told the applicants that no residential units were available.

The Fair Housing Council even sent "testers" to Landlord's apartment building to confirm rental applicants' claims of discrimination.

Rather than proceed to trial on plaintiffs' claims, Landlord agreed to settle the case for \$10,000, plus \$11,461 in attorney fees.

Earle Law Offices defends its California landlord/rental property owner clients who are sued by tenants, prospective tenants, and "fair housing" groups. Earle Law Offices also provides risk assessment and risk management services, including training seminars for California property owners and landlords, which are intended to prevent or minimize the risk of such claims.

Please contact Earle Law Offices today if you are a California rental property owner or landlord who is currently being sued, or if you would like to obtain risk assessment/risk management services.

Earle Law Offices provides litigation and non-litigation legal services in the areas of business law, family law, real estate law, tax law, and trusts and estates.

* Mr. Earle is licensed to practice law in all California state trial and appellate courts, the United States Supreme Court, the United States Court of Appeals for the Ninth Circuit, federal trial courts in the Northern District of California, and the United States Tax Court. He is also a licensed Real Estate Broker.

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