

***Information for Individuals with Disabilities, U.S. Department of Housing and Urban Development***, includes definition of an individual with a disability, requesting reasonable accommodations, examples of reasonable accommodations and reasonable modifications, information about assistance animals, [additional](#) resources, etc.

**[Information for Individuals with Disabilities | HUD.gov / U.S. Department of Housing and Urban Development \(HUD\)](#)**

***Living in and using my housing (e.g., unit, single-family home, condominium, townhouse (includes some examples for those with hearing loss or visual loss )***

**[RA-RM Website Examples.pdf \(hud.gov\)](#)**

***Effective Communication, U.S. Department of Housing and Urban Development (contains examples of speech and hearing common circumstances)***

The following are examples of some common circumstances where an organization or individual will need to provide effective communication:

***Example:*** Recipients of HUD financial assistance and other housing providers must accept telephone relay calls and video relay calls from individuals with hearing and speech disabilities. Telephone and video relay services are provided to facilitate communication between people who are deaf, hard of hearing,

or have speech impairments and people without hearing impairments. These services are provided free of charge under federal law and can be accessed by calling 711.

**Example:** An assisted housing provider must provide written materials in the format preferred by individuals who are blind or have low vision, including braille, large print, audio recording, an accessible electronic format such as MS Word, etc.

**Example:** A CDBG recipient must ensure effective communications at public hearings by providing sign language interpreters, computer-assisted real time transcription (CART), and assistive listening devices when requested by individuals who are deaf or hard of hearing and must provide all written materials in accessible formats for persons who are blind or have low vision.

**Example:** A public housing agency must provide a sign language interpreter for an interview, meeting, or hearing with a deaf individual applying for public housing. Under the applicable laws, it is inappropriate for the agency to ask the deaf person's companion or child to serve as an interpreter.

**Example:** An assisted housing provider that is sponsoring a job skills training for residents of a development must provide a sign language interpreter to afford equal access to a resident who is deaf. An assisted housing provider that is sponsoring computer learning for residents must ensure access to the computer learning program for individuals who are blind.

**Example:** An assisted housing provider may be required to provide a talking thermostat for a resident who is blind or has low vision; tactile markings on microwaves, laundry equipment, and vending machines so they can be used by residents who are blind or have low vision; or visual alarms for residents who are deaf or hard of hearing.

**Example:** A HUD grantee's website must be accessible to individuals with disabilities, so text, images, buttons, and forms must be accessible to blind persons who use screen readers, individuals with low vision who rely on screen magnifiers, and deaf persons who require text captions to access the audible content of videos and individuals who are blind or have low vision who require video description to access the visual content of videos.

[Effective Communication | HUD.gov / U.S. Department of Housing and Urban Development \(HUD\)](#)

***NYS HCR's New Occupancy & Accessible Unit Policies, External HCR Training, November 1, 2023, New York State Homes and Community Renewal,***

***See Marketing and Leasing Accessible Units: Required Outreach, Accessible Unit Policy – Best Practices, Accessible Unit Policy – Monitoring***

***Accessible Unit Definition:*** All units that, pursuant to the terms of the Project's HCR funding, are fully accessible, adapted and

move-in ready for applicants with mobility or hearing/visual impairments. This term also refers to units that must be built pursuant to the 5% and 2% accessibility design requirements under Section 504 of the Rehabilitation Act.

<https://hcr.ny.gov/system/files/documents/2023/11/2023-occupancy-accessibility-policy-training-external-v.2.pdf>

***HCR (Homes and Community Renewal) DESIGN GUIDELINES  
SPRING 2022, [HCR.NY.GOV](https://www.hcr.ny.gov) Kathy Hochul, Governor RuthAnne  
Visnaukas, Commissioner/CEO***

***(mentions hard-of-hearing, deaf, vision impairments, 2% units  
to be accessible under HUD 504 and 2010 ADA, see also Fully  
Accessible and Adapted, Move-In Ready Units for hearing or  
visually impaired residents.)***

***Units with Communication Features Requirements of  
ICC/A117.1*** are similar to the requirements in the 2010 ADA Standards for units with communication features. For residents who are hard-of-hearing or deaf, the standards address unit smoke detection and building-wide fire alarms; unit entries with a means for visually identifying visitors without opening the unit door; and, where provided, entry systems that are capable of connecting to TTY's used for sending messages between a visitor at the building entry and an occupant within the unit. Although UFAS does not contain many requirements for communication features, HUD Section 504 regulations require

two percent of units to be accessible to persons who have hearing impairments or vision impairments. Similarly, the 2010 ADA Standards require two percent of the units to provide communication features. Unlike UFAS or the ICC/A117.1 requirement for units with communication features, the 2010 ADA Standards require the visible alarm appliances within the dwelling unit to be put in place and ready for use. Fully Accessible and Adapted, Move-In Ready Units for hearing or visually impaired residents, utilized by some programs administered by HCR, are based on units with communication features. See the definition in the applicable program funding announcement and as described below.

<https://hcr.ny.gov/system/files/documents/2022/05/design-guidelines-spring-2022.pdf>

***HOUSING RIGHTS FOR PEOPLE WITH DISABILITIES, Disability Rights New York***

<https://www.law.buffalo.edu/content/dam/law/restricted-assets/pdf/cle/190426/8-Disability%20Rights%20New%20York%20-%20Housing%20Rights%20for%20People%20with%20Disabilities.pdf>

***DISABILITY HOUSING RIGHTS AND BUILDING CODES OF NEW YORK by The Committee on Legal Issues Affecting People with Disabilities\*, NYC Bar Association, 2007 possibly? \*Edited by***

Dennis R. Boyd, Chair. Principally drafted by Kleo J. King (former chair of the Committee on Legal Issues Affecting People with Disabilities) and John Herrion, Dennis R. Boyd and Ted Finkelstein, current committee members

<https://www.nycbar.org/pdf/report/uploads/20072100-DisabilityHousingRightsandBuildingCodesofNewYork.pdf>

*Compiled 2024.7.2 by B Falkman*