



Press Release
April 28, 2017

San Antonio Fair Housing Organization Files Federal Lawsuit Against Local Landlords

On April 28, 2017, the Fair Housing Council of Greater San Antonio (“FHCOGSA”) filed a federal housing discrimination lawsuit in the United States District Court of the Western District of Texas against Ana and Michael Litofsky, who, based on FHCOGSA’s investigation, own and manage hundreds of properties in the San Antonio-area. The lawsuit alleges that Ana and Michael Litofsky refused to show or rent available housing units to prospective tenants who indicated that they had children. The federal Fair Housing Act makes it illegal to discriminate on the basis of familial status.

FHCOGSA is a private, non-profit corporation dedicated to promoting fair housing and eliminating discriminatory housing practices. Beginning in early 2015, FHCOGSA received complaints that Ana and Michael Litofsky had discriminated against a number of individuals for a variety of reasons, including by refusing to rent housing to families with children. In response to these complaints, FHCOGSA conducted testing in which it instructed individuals posing as prospective tenants—both with children and without—to contact properties owned by Ana and Michael Litofsky to inquire about rental housing. FHCOGSA’s testing confirmed that Ana and Michael Litofsky discriminate against families with children by refusing to show or rent housing to them. In a related investigation by the Texas Workforce Commission—Civil Rights Division (“TWCCRD”), Defendants admitted that they had refused to rent housing to individuals because they had children, including one instance in which they admittedly denied a tenant’s application because one of the children in the household used a wheelchair. Based upon FHCOGSA’s testing, and its own investigation, TWCCRD has already found that there is reasonable cause to believe that Ana and Michael Litofsky discriminated on the basis of familial status.

The Complaint further alleges that Defendants falsely represented that housing was unavailable to families with children and made discriminatory statements regarding their refusal to rent to families with children, in violation of the federal Fair Housing Act. Regarding the lawsuit, Sandra Tamez, the Executive Director of the FHCOGSA, stated that “we have filed this lawsuit to ensure that San Antonio housing providers meet their obligation to treat all applicants the same and to prevent other families from being denied the opportunity to rent a home of their choice just because they have children.”

The FHCOGSA is represented by Relman, Dane & Colfax, a civil rights firm headquartered in Washington, D.C.

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