What practices are not allowed?

Effective August 1, 2019, landlords with rental properties in the City of San Diego cannot take the following actions based only on a person’s source of income:

1. Advertise or state a preference for certain sources of income
2. Refuse an application from a prospective tenant, charge a higher deposit, or treat them differently in any other way based on their source of income
3. Refuse to enter into or renew an agreement for tenancy
4. Interrupt or terminate any tenancy
5. Falsely represent that a rental-unit is not available for tenancy
6. Require any clause, condition or restriction in the terms of an agreement for tenancy
7. Restrict a tenant’s access to facilities or services on real property associated with tenancy, or refuse repairs or improvements to real property associated with the tenancy

What could happen if a housing provider does not follow the new law?

A lawsuit may be filed for any violation that occurs on or after August 1, 2019. Any lawsuit must be brought within one year from the discovery of the violation and may seek monetary damages as well as an injunction against the landlord. If a court determines the landlord has violated the ordinance, it must award damages equal to three-times the monthly rent that the tenant pays or other financial standard.

Where can I receive training on the new law?

The Legal Aid Society of San Diego, Inc. will be providing a series of training sessions throughout the year. Please see www.lassd.org for the training calendar. If you have questions about the Source of Income Ordinance in San Diego please call the LASSD Source of Income Information line at (833) 801-4420 or email sourceofincome@lassd.org.