

# REASONABLE MODIFICATIONS

*Reasonable modifications are physical changes to an apartment or house that make the unit accessible to someone with a disability.*

Under the law, a person with a disability must be permitted to have reasonable modifications made to their housing unit or to public or common-use areas as needed to provide equal access.

Examples of reasonable modifications include wheelchair ramps, supporting bars, wider doorways and hallways, and automated doors. This list is not exhaustive; the physical modification should be tailored to allow individuals to have access to their homes.

Pursuant to the *New York State Human Rights Law*, all housing providers, real estate licensees and property managers must provide each prospective tenant with a “Notice of Tenants Rights to Reasonable Modifications and Accommodations for Persons with Disabilities” at first substantive contact.

This notice sets forth the rights a person with a disability has to request reasonable modifications or accommodations. Housing providers must post the notice in a well-lit area in the building where an individual is seeking the accommodation or in any leasing office, and they must display a link to the notice on the homepage of any website they create or maintain. Real estate licensees are also required to post the notice in their office in a conspicuous well-lit area and display a link to the notice on the homepage of their websites.

The New York State Association of REALTORS® (NYSAR) has developed [two sample notices](#), one where the managing agent information is known and one where the managing agent information is unknown.

