



Who we are:

LAWM is a nonprofit law firm. We provide free legal help to eligible clients in 17 West Michigan counties. **We handle many kinds of civil legal problems, including housing.** Our services range from brief legal advice to full representation, depending on the case type and available resources. We do not handle criminal cases.

We help clients with these housing issues:

- Evictions, where a tenant:
 - disputes the reason for eviction
 - faces a significant property condition problem
 - is in a subsidized project-based property or has a section 8 housing choice voucher
 - is being sued for substantial damages
- Federal housing subsidies
 - termination / denial of tenancy at a subsidized project-based property
 - termination / denial of a section 8 housing choice voucher
 - admission process questions / problems
- Mortgage foreclosures & predatory mortgage lending practices
- Problems with land contract forfeitures and option contracts

Our primary goals:

- ➔ Prevent homelessness
- ➔ Maintain housing stability & access
- ➔ Improve housing safety & quality

- Mobile home park litigation
- Property tax foreclosures
- Other unfair housing practices

Who is eligible for legal help? Generally:

Income: We help people with household income at or below 125% of the federal poverty level. We can help some people with a total household income up to 200% if they have other qualifying expenses. We can also help some seniors (60+), veterans, and people with either federal tax or mortgage issues, even if their income is over our normal criteria.

Assets: We have some asset limitations, similar to public benefits programs.

Restrictions: Due to federal funding rules:

- We cannot represent people without citizenship or legal residency, although there may be exceptions for some visa statuses and in domestic violence cases
- We cannot represent people who are incarcerated

Not sure if a client is eligible? Ask us or send your client to us! We serve all language groups.

Can we work together?

We partner with service providers on:

- Trainings for your staff on legal issues
- Community education events

Contact: Steve Grumm, Dir. of Community Engagement,
sgrumm@lawestmi.org 616-608-8061

Client intake:

Apply for help online or by phone:

- <https://lawestmi.org/i-need-help> (includes regional office phone #s)
- Grand Rapids area phone: 616-774-0672