

REFERRAL LIST

Legal Referral-General

Boston Bar Association Referral Service.....	617-742-0625
Massachusetts Bar Association Referral Service.....	617-654-0400
National Lawyers Guild (Sliding fee scale).....	617-227-7008

Legal Referral-Free

Family Advocacy Project.....	617-414-7430
Legal Advocacy and Resource Center (L.A.R.C.).....	617-603-1700
Greater Boston Legal Services (GBLS).....	617-371-1234
Hale and Dorr Legal Services Center.....	617-390-2500
Shelter Legal Services.....	617-522-0623
Harvard Legal Aid Bureau (HLAB).....	617-495-4408
Tenant Advocacy Program (TAP).....	617-495-4394
Volunteer Lawyers Project.....	617-423-0648

Housing Search Assistance

Action Boston Community Development (ABCD).....	617-357-6000
Homestart	617-542-0338
Nuestra Comunidad Development Corp.....	617-427-3599

Housing - General

Attorney General's Office (Consumer Division).....	617-727-8400
Boston Housing Authority (BHA).....	617-988-4000
Boston Housing Court.....	617-788-8485
Child Lead Paint Poisoning Prevention Program.....	1-800-532-9571
Department of Housing & Community Development (DHCD).....	617-573-1100
Department of Housing & Urban Development (HUD).....	617-565-5234
Inspectional Services Dept. (ISD) (Boston).....	617-635-5322
Mass. Housing (formerly MHFA).....	617-854-1000
Metropolitan Boston Housing Partnership (MBHP).....	617-859-0400
Rental Housing Resource Center.....	617-635-4200

Community/Tenant Groups

Allston-Brighton Community Development Corp.....	617-787-3874
Boston Tenants Coalition.....	617-423-8609
CAPIC.....	617-884-4225
City Life / Vida Urbana.....	617-524-3541
Committee for Boston Public Housing.....	617-427-3556
Community Services Network.....	1-781-438-1977
East Boston - APAC.....	617-567-8857

East Boston Ecumenical Community Council.....	617-567-2750
Fenway Community Development Corp.....	617-267-4637
Mass. Alliance of HUD Tenants.....	617-267-2949
Mass. Senior Action Council (MSAC).....	617-442-3330
Mass. Union of Public Housing Tenants.....	617-825-9750
Roxbury Multi-Service Center.....	617-427-4470
Salvation Army.....	617-542-5420
United South End Settlements.....	617-536-8610
West End/North End Neighborhood Service Ctr.....	617-523-8125

Utilities

Department of Telecommunications and Energy.....	617-305-3500
Mayor's No Heat Hotline.....	617-635-5322
	617-635-4500 (after hours)

Elderly Resources

Boston Center for Independent Living.....	617-338-6665
Central Boston Elder Services.....	617-277-7416
HEARTH (CEEH).....	617-369-1550
City of Boston Elderly Commission.....	617-635-4366
Elders Living at Home.....	617-638-6139
ESAC (Ecumenical Services Action Center).....	617-524-2555
ETHOS.....	617-522-6700
Executive Office of Elder Affairs.....	617-922-2275
HOME (Homeowner Options for Mass. Elders).....	1-800-583-5337
	617-0451-0680

Homeless Assistance

Department of Transitional Assistance.....	617-348-8500
Massachusetts Coalition for the Homeless.....	781-595-7570
Traveler's Aid.....	617-542-7286

Discrimination

Boston Fair Housing Commission.....	617-635-4408
Lawyer's Committee for Civil Rights.....	617-482-1145
Mass. Commission Against Discrimination.....	617-727-3990
Mass. Developmental Disabilities Council.....	617-770-7676

Persons with Disabilities

AIDS Action.....	617-437-6200
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Abuse Protection


Safelink Hotline.....	1-877-785-2020
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Bilingual Attorneys List

Last updated July 2015

- Chu, Adam: 617-770-2221 (adam.chu@adamchulaw.com), Cantonese
- Lee, Mary K.Y: 617-426-1689 (marykylee@marylee-law.com), Mandarin & Cantonese
- Nguyen, Nina: 857-233-1229 (nina@hnnlaw.com), Vietnamese & Spanish
- Rice, Ed: 617-475-0909 (ed@EdRiceLaw.com), Spanish
- Rivera Lucinda: 617-266-6001 (lucyrivera2009@gmail.com), Spanish
- Roa William: 617-426-9001 (williamroaesq@gmail.com), Spanish
- Rosa Francisco: 978-458-0934 (help@attorneyrosa.com), Spanish
- Theophilis, Maria: 617-641-9907 (mt@broderick@bancroft.com), Spanish
- Warren, Robert M: 617-983-1441 (rmwarren53@gmail.com), Spanish

Eviction Time Line

	<p>Notice to Quit Tenant receives notice to quit, ending or terminating the tenancy. Tenant does not have to move out by the date on the notice. See page 212.</p>
	<p>Tenancy Terminates If tenant receives 14-day notice to quit, tenancy terminates 14 days later — unless tenant pays rent owed within 10 days. If tenant receives 30-day notice to quit, check page 213 to make sure it's OK. <i>Proof of receipt is required constable</i></p>
After tenancy terminates	<p>Service of Summons and Complaint Landlord can serve summons and complaint, but only after tenancy has been terminated.</p>
7 - 30 days from service of complaint	<p>Entry Date Landlord can file complaint in court. Must file it on a Monday at <u>least 7</u>, but no more than 30 days after she serves summons and complaint to tenant.</p>
3 days from entry date	<p>Motion to Dismiss Tenant may file a motion to dismiss the eviction case 3 days after the entry date.</p>
7 days from entry date	<p>Answer and Discovery Due Tenant must deliver (not mail) answer and discover forms to the landlord and the court 7 days after the entry date (which is the Monday after the entry date).</p>
3 days from answer date	<p>Pretrial Motion to Dismiss Tenant may file a motion to dismiss on the original trial date if she has not done so sooner. (Housing court allows these motions at any point.)</p>
3 days from answer	<p>Original Trial Date Eviction trial held unless tenant files discovery form or transfer form.</p>
10 days from answer date	<p>Landlord's Discovery Due Landlord's response to discovery due 10 days after the landlord receives request.</p>
5 days from failure to respond	<p>Motion to Compel Discovery Tenant must serve notice on landlord within 5 days after landlord's failure to respond or inadequate response to discovery.</p>
17 days from answer date	<p>Rescheduled Trial Date Eviction trial automatically rescheduled to this date if tenant files discovery forms. <i>2 wks after original trial date</i></p>
1 day after trial	<p>Entry of Judgment Judge can enter judgment day after court makes its decision.</p>
10 days from judgment	<p>Appeal Tenant or landlord must appeal within 10 days from entry of judgment.</p>
11 days from judgment	<p>Execution Landlord can get execution from the court and give this to sheriff or constable to serve.</p>
1 day after execution	<p>Notice of Eviction Sheriff can serve 48-hour notice of eviction on tenant.</p>
2 days after execution	<p>Sheriff can move tenant out</p>

THINGS TO SAY TO THE JUDGE

- I need an interpreter for _____ (language).
 - I live in subsidized housing or section 8 (circle one).
 - I am disabled or someone in my household is disabled and it relates to this eviction _____
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The landlord claims I owe money, but...

- I paid my rent.
 - My welfare check was late and/ or my rent is paid by welfare.
 - I have Section 8 and the Housing Authority *should* be paying the money or the Housing Authority stopped the rent because the landlord did not fix the conditions. _____
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I have bad conditions in my apartment(Give Judge pictures/ISD/BHA report) _____

The landlord did not put my security deposit in a separate bank account. _____

The landlord claims I did something wrong, but...

- I didn't do what the landlord claims I did.
- I could not control _____
- I did not know of _____
- I have been doing my best to keep _____ from entering the property (ie: restraining order, removal from a lease.) _____

I paid all of my rent, and...

- I need 6 months to find a new place to live.
 - I am elderly/disabled, I need 12 months to find a new place to live
 - _____
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