

## Americans with Disabilities Act (ADA) Lawsuits WHAT TO DO WHEN YOU'VE BEEN SUED



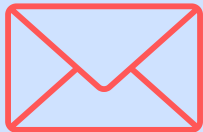
### Seek Legal Help

Lawsuits are complex. A lawyer will help you understand what steps to take, help you respond to the ADA complaint, and possibly help you settle the complaint (come to an agreement outside of court).



### Investigate the Claims

After sending the complaint to the lawyer, the next step is to figure out exactly what the problems are and how serious they might be. Read the complaint carefully to determine where the issues are on the property.



### Respond to the Lawsuit

If the lawsuit was filed in California Superior Court, you have 30 days to respond from when you were served; if it was filed in U.S. District Court (federal court), you have 21 days. If you do not respond, the plaintiff (the person who filed the lawsuit) can obtain default (automatic) judgment against you because you failed to respond.



### Review Your Lease

If you are a tenant, your lease may specify that certain repairs are the landlord's responsibility, such as: maintaining common areas, the sidewalk in front of the building, and the parking lot. If the landlord is responsible for the area where the ADA violation occurs, the business may ask the landlord to cover the costs or help the business in resolving the lawsuit. Talk to a lawyer to get help reviewing your lease.



### Address the Property Issues

If the ADA violations are legitimate and fixable without being too expensive or difficult, the business owner should plan when and how to make these fixes. In many cases, the business does not have to wait for the lawsuit to be resolved before making the necessary changes.

**FOR MORE INFORMATION CONTACT  
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