



Proposed Modification to City of Fayetteville's Fair Housing Ordinance

**City Council Work Session
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Proposed Modification to Fayetteville's Fair Housing Ordinance

Relationship To Strategic Plan:

- Goal 4: Desirable Place to Live, Work and Recreate

Outcomes for Residents

- Creates parity between Fayetteville's Ordinance and several similarly situated local governments in North Carolina.
- Facilitates operational expediency in responding to complaints
- Allow the City to apply for federal grants in support of the City's Ordinance.

Background

- Ordinance reviewed by the Human Relations Department in collaboration with the City Attorney's Office and the National Community Reinvestment Coalition (NCRC).
- The City's Fair Housing Ordinance is not substantially equivalent to federal law.
- Local government fair housing ordinances substantially equivalent to federal law include Durham, Greensboro, Winston-Salem, Charlotte, and Orange County.

Proposed Modifications

- Department tasked with the investigative process
- Director may initiate a complaint
- Determination reached by the director of the Human Relations Department in consultation with the City Attorney's Office, based on the final investigative report
- No requirement for investigation determinations to be debated/voted on by council
- Hearing held by the Fair Housing Board unless either party elects a hearing in district court.

Budget Impact

- Ordinance modification allows Fayetteville to apply for the federal fair housing assistance program (FHAP) funds that the afore-mentioned governments receive for the same work.
- FHAP funds can be as much as \$100,000+ per year for a minimum of three years to be spent for enforcement, capacity building, outreach, education and training, staff professional development and additional personnel.
- After the three year period, additional funding can be received that can still reach or exceed \$100,000 annually.

Recommendation

The Fair Housing Board and City Staff recommend that the City Council move to approve the proposed modifications to the City's Fair Housing Ordinance as presented by the staff.

The proposed modification is consistent with the intent and spirit of the current ordinance in which works to ensure that Fayetteville residents are free from discrimination in housing while allowing for improved operational expediency and the opportunity for federal funding in support of the City's efforts.