

ACTIONS TO AFFIRMATIVELY FURTHER FAIR HOUSING

A FAIR HOUSING PLAN



CHENANGO COUNTY, NEW YORK

ADOPTED: July 2018

TABLE OF CONTENTS

	Page
1. Introduction.....	2
2. Availability of Information.....	2
3. Discrimination Complaints.....	3
4. Attachments.....	5
a. Resolution Adopting Fair Housing Plan	
b. Proclamation from Board of Supervisors	
c. Fair Housing Letters to Banks, Realtors and Other Organizations	

1. Introduction:

Chenango County understands the importance of taking action to further fair housing in the community and is committed to meeting its responsibilities in this respect as a recipient of Federal Community Development Block Grant funds. To ensure that residents are aware of fair housing provisions under Federal and State law and of the processes and assistance available to obtain compliance with existing statutes, the County has developed the Fair Housing Plan. The Plan describes the procedures developed to further fair housing in the community.

What is Fair Housing? It is the intent of Chenango County to ensure that no person searching for housing opportunities, whether renting or purchasing, determining eligibilities, or in the conduct of transactions, shall be subjected to discrimination because of race, color, religion, sex, disability, age, familial status, or national origin.

2. Availability of Information:

The County's Fair Housing Plan recognizes that public knowledge of fair housing provisions is the first step in expanding equal opportunity. Toward that end, the County has taken, or will take the following actions:

A. *Appoint a Fair Housing Officer*

The Fair Housing Officer, who holds the title of Director of Planning, appointed by the County Board of Supervisors has the following responsibilities:

- a) Maintain Federal and State fair housing information on the County Planning Department website including brochures issued by the U.S. Department of Housing and Urban Development (HUD) and the New York State Division of Human Rights.
- b) Record initial information regarding housing discrimination complaints on a standard form.
- c) Forward copies of all complaints to and, as appropriate, consult with the Fair Housing/Equal Opportunity Division of the applicable HUD Office.

B. *Provide Information*

The County will make available, upon request, copies of applicable Federal and State laws which contain anti-discrimination provisions, including: Title VI of the Civil Rights Act of 1964, Title VIII of the Civil Rights Act of 1968, Fair Housing Amendments Act of 1988 and the Human Rights Law (Executive Law, Article 15 of the State of New York)

C. *Promote Fair Housing Activities and Available Resources*

1. The County will designate the month of April as *Fair Housing Month* and will promote said designation through County Legislature proclamation.
2. The County will further promote fair housing and housing resources by posting Fair Housing posters in visible locations within all County buildings.
3. The County will actively pursue Federal and State funding sources that primarily assist low and moderate income persons to achieve affordable housing opportunities. The County will carefully monitor the activities of agencies and contractors engaged in these programs to ensure that the funds are primarily benefiting low to moderate income persons and benefiting the target population of the program. The County will require agencies to report data and performance statistics to the County as part of any contract the County enters into with an agency performing housing services as a condition of receiving payment from the County.
4. The County shall have a representative at meetings of the Chenango County Housing Oversight Committee to advocate for affirmatively furthering fair housing practices in the community and require that the Chenango County Housing Oversight Committee take affirmative steps to promote fair and equal access to housing, regardless of the type of grant.
5. The County will require contractors and/or agencies who the County contracts with to administer CDBG funded housing programs to:
 - a) Demonstrate they afford equal employment opportunities to all persons.
 - b) Take affirmative steps to ensure that all segments of the community, regardless of economic, racial or ethnic status, are informed of grant opportunities.
 - c) Demonstrate that their program benefits are not awarded in ways that discriminate.
 - d) Take affirmative steps to promote fair and equal housing.
 - e) In addition to equal access, affirmatively further fair housing accessibility for persons with disabilities.
6. All CDBG funded projects for which the County is the recipient, whether it is for housing, infrastructure, or economic development, attention to the civil rights, fair housing, and equal opportunity for the CDBG project must be all inclusive, from the project design phase to the final progress report.
7. The County shall incorporate and promote fair housing opportunities in the County's Comprehensive Plan.
8. The County shall notify local banks and realtors of any fair housing activities and enlist their support and active participation.

3. Discrimination Complaints:

The County will provide information and assistance to individuals who feel that they have been the victims of discrimination in regard to housing.

A) *Discriminatory Housing Practices*

For the purpose of this Plan, a discriminatory housing practice means an act that is unlawful under sections 804, 805, 806 or 818 of the Fair Housing Act (Title VIII of the Civil Rights Act of 1968, as amended). Such discriminatory housing practices include discrimination in the sale or rental of housing, discrimination in the provision of brokerage services, or interference, coercion, or intimidation, as defined under the Act, on the basis of race, color, religion, national origin, sex, disability or familial status.

B) *Receiving Complaints*

The Fair Housing Officer will record information on a standard form to ensure that a complete file is established. Following this, the Fair Housing Officer will then contact the Department of HUD and/or the New York State Division of Human Rights to review the particulars of the complaint and request guidance in the formal filing of the complaint in cases where the individual decides to use this method.

Copies of all complaints will also be forwarded to the Fair Housing and Equal Opportunity Division of the HUD Office in Buffalo, New York. If the complainant decides to take his/her case directly to Federal Court, the County will refer the complainant to the Lawyer Referral and Information Service Hotline, sponsored by the New York State Bar Association (1 800 342-3661), for securing affordable legal services if the individual is of low- or moderate-income.

4. Attachments

Documents related to fair housing and evidence of actions taken by the County are attached and incorporated into this Fair Housing Plan.

RESOLUTION #135-18P

**ADOPTION OF CHENANGO COUNTY
FAIR HOUSING PLAN**

The Planning & Economic Development Committee offered the following, and moved its adoption:

RESOLVED, That the following Chenango County Fair Housing Plan be and hereby is adopted by the Chenango County Board of Supervisors.

Seconded by Supervisor Canor.

Results of a roll call vote on the Preferred Agenda were: Yes – 1592, No – 0, Absent – 135

Absent: Supervisor Evans.

Chairman Wilcox declared the Preferred Agenda Resolutions duly adopted.

State of New York)
County of Chenango)

I hereby certify that the foregoing is a true and correct transcript of a resolution duly adopted by the Board of Supervisors of Chenango County on the 9th day of July, 2018 and of the whole thereof.

Dated, Norwich, N.Y.

July 11, 2018



Clerk of the Board

CHENANGO COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT

Room 209, County Office Building, 5 Court Street, Norwich, NY 13815 (607) 337-1640 Fax: (607) 336-6551

Shane H. Butler
Planning Director

Rena M. Doing
Senior Planner

Corey Katusha
Planner

TO: Banks, Realtors, and Housing Organizations

RE: Fair Housing in Chenango County

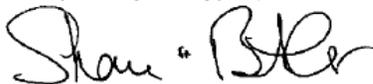
At the July 9, 2018 meeting of the Chenango County Board of Supervisors, a revised Chenango County Fair Housing Plan was adopted. A copy of the plan is attached.

We would like to enlist your cooperation in the maintenance of a fair housing environment in Chenango County. Specifically, we ask for your cooperation to ensure that no person searching for housing opportunities, whether renting or purchasing, determining eligibilities, or in the conduct of transactions, shall be subjected to discrimination because of race, color, religion, sex, disability, age, familial status, or national origin.

For more information about Fair Housing, please visit the U.S. Department of Housing and Urban Development website, here: https://www.hud.gov/program_offices/fair_housing_equal_opp.

If you know of any cases of discrimination in the sale or rental of housing, or in the provision of financing for housing, please do not hesitate to contact our office by phone, (607) 337-1640, or by email, shaneb@co.chenango.ny.us.

Thank you for your support,



Shane H. Butler, Planning Director
Chenango County Department of Planning & Development