

Recipient's Plan to Further Fair Housing

Grantee: Rutherford County

**Recipient's Address: 289 N. Main Street,
Rutherfordton, NC 28139**

Contact Person: Steve Lockett

Contact Phone #: 828-351-2373

Contact Email: slockett@regionc.org

TDD #: 800-735-2962

- I. Indicate if the Recipient will be affirmatively furthering fair housing for the first time or has implemented specific activities in the past.**

First Time _____

Past Activities ____X____

- II. Identify and analyze obstacles to affirmatively furthering fair housing in recipient's community. (Use additional pages as necessary)**

One of the primary problems in Rutherford County is the lack of affordable housing for lower income individuals. Many of the rental properties located inside the county are often neglected and do not meet the minimum housing standards or the decent units have rents that are too expensive for lower income individuals. Another problem in Rutherford County is that due to 2008 downturn in the economy more homeowners became renters due to the inability to retain ownership of their homes, or they can't get a loan due to the reduced availability of mortgage loans. As a result, many may not be aware of the fair housing laws pertaining to rental properties. The best way to remedy this is to provide information in the form of brochures and posters regarding fair housing laws and where to find assistance should an individual feel that they are a victim of discrimination.

- III. Will the above activities apply to the total municipality or county?**

Yes__X__ No_____

If no, provide an explanation.
(Use additional pages as necessary)

- IV. Briefly describe the quarterly activities that the recipient will undertake over the active period of the grant to affirmatively further fair housing in their community. A time schedule and estimated cost for implementation of these activities must be included. *Activities must be scheduled for implementation at least on a quarterly basis.* (Use attached table)**

Grantee Name:

Quarterly Fair Housing Activity	Months	Year	Estimated Cost	Actual Cost
<i>Example: Establish FH policy, Complaint Procedure</i>	<i>Jan-Mar.</i>	<i>20xx</i>	<i>\$xxxx</i>	<i>\$xxxx</i>
Establish a Fair Housing Plan and Complaint Procedure	July - Sept	2019		
Post Fair Housing Complaint Procedure in Rutherford County Administrative Offices	Oct. – Dec.	2019		
Place Fair Housing Ad in local newspaper	Jan - Mar	2020		
Post Fair Housing Public Announcement on County Local access TV station	Apr - June	2020		
Post Fair Housing posters in English and Spanish at Rutherford County Public Library	July - Sept	2020		
Post Fair Housing posters in English and Spanish at Rutherford County Administration Offices	Oct – Dec	2020		
Place Fair Housing ad in local newspaper	Jan - Mar	2021		
Have a Fair Housing Fair at the IPDC Administrative Offices	Apr - June	2021		
Place Fair Housing Complaint procedure at the Administrative office of Rutherford County	July – Sept	2021		
Place Fair Housing posters and brochures in the local Section 8 Housing Office	Oct – Dec	2021		

V. **Describe recipient's method of receiving and resolving housing discrimination complaints. This may be either a procedure currently being implemented or one to be implemented under this CDBG grant. Include a description of how the recipient informs the public about the complaint procedures.**

Any person or persons wishing to file a complaint of housing discrimination in Rutherford County may do so by contacting Debra Conner, Human Resources Officer for Rutherford County at 828-287-6145, or in writing at 289 North Main Street, Rutherford, NC 28139. Mrs. Conner will then assist the complainant by giving them the contact information for the North Carolina Human Relations Commission for investigation, conciliation and resolution.

- 1) Any person or persons wishing to file a complaint of housing discrimination in the county may do so by **informing the Rutherford County Human Resource Officer** of the facts and circumstance of the alleged discriminatory acts or practice.
- 2) Upon receiving a housing discrimination complaint, the *town/city/county administrator* shall acknowledge the complaint within **10 days in writing** and inform the Division of Community Assistance and the North Carolina Human Relations Commission about the complaint.
- 3) The County Human Resource Officer shall **offer assistance** to the Commission in the investigation and reconciliation of all housing discrimination complaints which are based on events occurring in the *town/city/county*.
- 4) The County Human Resource Officer shall **publicize** in the local newspaper, with the TDD#, who is the local agency to contact with housing discrimination complaints.

Approved By:

Name and Title of Chief Elected or Executive Officer	Signature	Date
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