

# Golden Valley Housing & Redevelopment Authority

## Fair Housing Policy

### I. Purpose and Vision

It is the policy and commitment of the City of Golden Valley, through its Housing and Redevelopment Authority, to ensure that fair and equal housing opportunities are available to all persons in all housing opportunities and development activities funded by the City regardless of race, color, religion, immigration status, gender, gender identity, sexual orientation, marital status, status with regard to public assistance, creed, familial status, national origin, cultural background, age, or disability. Title VIII of the Civil Rights Act establishes federal policy for providing fair housing throughout the United States. The intent of Title VIII is to assure equal housing opportunities for all people.

The Housing and Redevelopment Authority in and for the City of Golden Valley (the “HRA”) is dedicated to advancing inclusion and equity for all residents by developing this Fair Housing Policy to further the goal of creating a safe, healthy, and accessible community where all residents will thrive.

The HRA is also committed to upholding the federal Fair Housing Act and the Minnesota Human Rights Act, both of which prevent discriminatory practices in housing. As a recipient of federal community development funds under Title I of the Housing and Community Development Act of 1974, the City, through its HRA certifies that it will affirmatively further fair housing.

### II. External Practices

#### a. Intake and Referral

The HRA has designated the HRA Director or their designee as the responsible authority for the intake and referral of all fair housing inquiries. At a minimum, the responsible staff member will be trained in state and federal fair housing laws, the complaint process for filing discrimination complaints under state and federal law, and the state and federal agencies that handle such complaints. The HRA will document the date, time, and nature of the fair housing inquiries it receives and any referrals or information given in response to such inquires. The responsible staff person will maintain relevant supporting information according to the HRA’s Document Retention Schedule. The HRA may use the information collected to inform their decisions with respect to programs, policies, issues, and concerns relating to fair housing. The HRA will not represent or provide legal advice to any members of the public.

#### b. Meaningful Access

##### i. Online Information

The HRA will clearly display information about fair housing on its website, including the contact information for relevant HRA staff to receive fair housing inquiries. The website will include links to various fair housing resources, including the Department of Housing and Urban Development, Minnesota Department of Human Rights and others as well as links to state and federal fair housing complaint forms.

##### ii. In-Person Information

HRA staff will provide in-person fair housing information to community members including:

- A list of fair housing enforcement agencies;
- Frequently asked questions regarding fair housing law; and
- Fair housing complaint forms for enforcement agencies.

**c. Languages**

The HRA is committed to providing information in the native language of its community members. The HRA will provide information in languages other than English to individuals with limited English proficiency.

**III. Internal Practices**

The HRA commits to the following steps to promote awareness and competency regarding fair housing issues in all of its government functions.

- a. Training.** The HRA will train its staff and officials on fair housing considerations.
- b. Housing Analysis.** The HRA will review its housing stock periodically to examine the affordability of both rental and owner-occupied housing to inform future HRA actions.
- c. Code Analysis.** The HRA will review its municipal code periodically, with specific focus on ordinances related to zoning, building, and occupancy standards, to identify any potential for disparate impact or treatment.
- d. Project Planning and Analysis.** HRA planning functions and development review will consider housing issues, including whether potential projects may perpetuate segregation or lead to displacement of protected classes.
- e. Community Engagement.** The HRA will seek input from underrepresented populations in the community and the community at large. Conversations regarding fair housing, development, zoning, and land use changes may be facilitated by the City or the HRA.
- f. Affirmatively Furthering Fair Housing.** As a recipient of federal funds, the HRA agrees to participate in the Regional Analysis of Impediments, as organized by the regional Fair Housing Implementation Council (FHIC), an ad hoc coalition of Community Development Block Grant (CDBG) entitlement jurisdictions and others working together to affirmatively further fair housing. The HRA will review the recommendations from the analysis and, where appropriate, recommend integration into City planning documents, including the Consolidated Plan, the Comprehensive Plan, and other related documents.
- g. Fair Housing Review.** The HRA will monitor city activities affecting fair housing and raise issues and concerns where appropriate. The HRA may also expand the list of protected classes of citizens to be included under its Fair Housing Policy.