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## FAIR HOUSING STATEMENT

The Ashford Housing Authority will operate its programs within the Fair Housing regulations under Section 8-37ee-1 through Section 8-37ee-17 and Section 8-37ee-300 through Section 8-37ee-314 of the Regulations of Connecticut State Agencies and in compliance with the state and federal fair housing laws found at 42 U.S.C. §3604ff and C.G.S. 46a.-64c.

This Authority shall not on account of age, ancestry, color, sex, race, creed, marital status, national origin, religion, lawful source of income, familial status, learning disability, physical or mental disability, sexual orientation, gender identity or expression, or veteran's status.

- Deny to any family the opportunity to apply for housing, nor deny to any qualified applicant the opportunity to lease housing suitable to its needs;
- Provide housing which is different from that provided others;
- Subject a person to segregation or disparate treatment;
- Restrict a person's access to any benefit enjoyed by others in connection with the housing program;
- Treat a person differently in determining eligibility or other requirements for admission;
- Deny a person access to the same level of services;
- Deny a family a reasonable accommodation/modification.

The Authority will identify and eliminate situations or procedures that create a barrier to equal housing opportunity for all. In making reasonable accommodations or modifications to an otherwise qualified person with a disability, the Authority/Agency is not required to:

- Take any action that would result in a fundamental alteration in the nature of the program;
- Take any action that would result in an undue financial and administrative burden on the Authority/Agency.

The Authority office, community rooms, common laundry rooms, meeting rooms and all common areas must be accessible and available for use by residents with a full range of disabilities to the greatest extent possible.

## FAIR HOUSING STATEMENT

Protected Classes	Federal or CT. Law	Property not covered <sup>1</sup>	Remedy
Race	<b>Federal:</b> 42 U.S.C. §1982 (Civil Rights Act of 1866)	None	Federal court
	<b>State:</b> Con.Gen.Stat. 46a-58a	None	State court or CHRO <sup>2</sup>
Race, Color, National Origin, Ancestry, Sex, Religion	<b>Federal:</b> 42 U.S.C. §3604	<b>Federal:</b> Owner occupied bldgs. with 4 units or less; single family homes	Federal court or HUD <sup>3</sup>
	<b>State:</b> Con.Gen.Stat. 46a-64c	<b>State:</b> Owner occupied bldgs. with 2 units or less; owner occupied rooming house	State court or CHRO
Familial Status or the presence of children	<b>Federal:</b> 42 U.S.C. §3604	<b>Federal:</b> Owner occupied bldgs. with 4 units or less; single family homes	Federal court or HUD
	<b>State:</b> Con.Gen.Stat. 46a-64c	<b>State:</b> owner occupied 4 units or less; elderly housing	State court or CHRO
Disability	42 U.S.C. §3604	<b>Federal:</b> Owner occupied bldgs. with 4 units or less; single family homes	Federal Court or HUD
	29 U.S.C. §794	<b>Federal:</b> All housing <u>not</u> receiving federal money	Federal court
	<b>State:</b> Con.Gen.Stat. 46a-64c	<b>State:</b> Owner occupied bldgs. with 2 units or less; owner occupied rooming house	State court or CHRO
Marital Status (except an unmarried unrelated man and woman)	<b>State:</b> Con.Gen.Stat. 46a-64c	<b>State:</b> Owner occupied bldgs. with 2 units or less; owner occupied rooming house	State court or CHRO
Sexual Orientation	<b>State:</b> Con.Gen.Stat. 46a-81e	<b>State:</b> Owner occupied bldgs. with 4 units or less	State court or CHRO
Age (except minors), Veteran status	<b>State:</b> Con.Gen.Stat. 46a-64c	<b>State:</b> Owner occupied bldgs. with 2 units or less; owner occupied rooming house; elderly housing	State court or CHRO
Lawful source of income	<b>State:</b> Con.Gen.Stat. 46a-64c	<b>State:</b> Owner occupied bldgs. with 2 units or less; owner occupied rooming house	State court or CHRO
Gender identity or expression	<b>State:</b> Con.Gen.Stat. 46a-64c	<b>State:</b> Owner occupied bldgs. with 2 units or less; owner occupied rooming house	State court or CHRO

<sup>1</sup>The exemptions from the law are complicated, and properties which are listed as exempt under fair housing laws may be covered by other civil rights laws.

<sup>2</sup> Connecticut Commission on Human Rights and Opportunities

<sup>3</sup> Department of Housing and Urban Development