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GENERAL NEWS

Treasury Posts New ERAP Resources

The U.S. Department of the Treasury ([Treasury](#)) has posted the following resource to the Emergency Rental Assistance Program ([ERAP](#)) website:

- The reallocation amounts for ERA2 [Quarter 1 Reallocation](#) and [Designated Voluntary Reallocations](#)

You can find more ERA resources on the [ERAP website](#).

DOJ Settles Racial Discrimination Suit Against MS Housing Providers

In a [press release](#) yesterday, the Department of Justice ([DOJ](#)) announced that the owners of several apartment complexes in Mississippi and their former rental agent have agreed to pay \$123,000 to resolve a racial discrimination lawsuit. The U.S. District Court for the Southern District of Mississippi ruled in August that the defendants had violated the [Fair Housing Act](#) by discriminating against Black prospective residents.

The case began when fair housing testing of the properties showed that the former rental agent treated Black testers differently and made discriminatory statements to them, after which a complaint was filed with HUD. HUD conducted an investigation and determined that there was reasonable cause to believe that discrimination occurred, and referred the matter to the DOJ, who filed the lawsuit.

Under the terms of the consent decree, which must still be approved by the court, the owner-defendants will pay \$110,000 in monetary damages and attorneys' fees to four Black testers and all the defendants will pay civil penalties to the federal government to vindicate the public interest. The consent decree also prohibits the former rental agent from working at any residential properties and requires the owner-defendants to hire an independent leasing manager, implement nondiscriminatory standards and procedures, undergo fair housing training, and provide periodic reports to the DOJ.



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