



February 27, 2025

GENERAL NEWS

HUD Terminates AFFH Rule

In a [press release](#) yesterday, the Department of Housing and Urban Development ([HUD](#)) announced the termination of the Affirmatively Furthering Fair Housing (AFFH) rule citing the need to “cut costly red tape imposed on localities and returning decision-making power to local and state governments.”

The AFFH rule was first [introduced in 2015](#) by the Obama administration, expanding the federal government’s role in local zoning decisions through a more stringent certification process. The rule was [terminated](#) by the Trump administration in 2020 but [restored](#) by the Biden administration in 2021. According to HUD Secretary Scott Turner, terminating the AFFH rule will alleviate localities from completing “onerous paperwork” and draining their budgets to comply with federal demands.

The Department has issued a [pre-publication copy](#) of an interim final rule, titled “Affirmatively Furthering Fair Housing Revisions.” The regulation states that HUD will deem grantee AFFH certification sufficient if they took actions promoting fair housing, such as eliminating housing discrimination. However, the interim final rule does not reinstate the obligation to conduct an analysis of impediments or mandate any specific fair housing planning mechanism. Program participants must continue to affirmatively further fair housing as and to the extent required by the Fair Housing Act.

The interim final rule is pending publication in the *Federal Register*. The published version will establish the effective date and comment due date.



For help with your PIH Alert subscription, email [Lizbeth Perez](#). For questions and comments on content, email [Olga Vélez](#). To view or post job announcements at our website, click [here](#). To view our seminar calendar, click [here](#). To read the NMA blog, click [here](#).



Nan McKay & Associates, 1810 Gillespie Way, Suite 202, El Cajon, CA 92020, USA, 1-800-783-3100
[Unsubscribe](#) [Manage preferences](#)