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**VILLAGE OF MELROSE PARK
COOK COUNTY, ILLINOIS**

ORDINANCE NO. 1315

**AN ORDINANCE REGARDING FAIR HOUSING, FOR THE
VILLAGE OF MELROSE PARK, COUNTY OF COOK, STATE OF
ILLINOIS.**

**ADOPTED BY THE
PRESIDENT AND BOARD OF TRUSTEES
OF THE
VILLAGE OF MELROSE PARK**

THIS 14TH DAY OF SEPTEMBER 2009

**RONALD M. SERPICO, Village President
MARY ANN PAOLANTONIO SALEMI, Village Clerk**

Board Of Trustees

**CATHLEEN COSSIDENT ITALIA
ANTHONY J. PRIGNANO
ARTURO J. MOTA
MARY RAMIREZ TACONI
JAIME ANGUIANO
ANTHONY N. ABRUZZO**

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**Published by authority of the
President and Board of Trustees
Of the Village of Melrose Park,
Cook County, Illinois on
This 15TH day of SEPTEMBER 2009**

ORDINANCE NO. 1315

AN ORDINANCE REGARDING FAIR HOUSING, FOR THE VILLAGE OF MELROSE PARK, COUNTY OF COOK, STATE OF ILLINOIS.

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WHEREAS, the Village of Melrose Park, County of Cook, State of Illinois (the “Village”) is a duly organized and existing municipality and unit of local government created under the provisions of the laws of the State of Illinois, and is operating under the provisions of the Illinois Municipal Code, and all laws amendatory thereof and supplementary thereto, with full powers to enact ordinances and adopt resolutions for the benefit of the residents of the Village; and

WHEREAS, the Village President (the “President”), the Honorable Ronald M. Serpico, the Village Clerk, the Honorable Mary Ann Paolantonio Salemi, and the Board of Trustees of the Village (the “Village Board”), the Honorable Cathleen Cossident Italia, Anthony J. Prignano, Arturo J. Mota, Mary Ramirez Taconi, Jaime Anguiano and Anthony N. Abruzzo, having taken office on April 30, 2009, constitute the duly elected, qualified and acting officials of the Village; and

WHEREAS, it is a violation of the Village of Melrose Park Municipal Code (the “Code”) for any real estate agent, realtor or any person who operates or manages a multi-unit building in the Village to deny housing to any person because of race, color, religion, sex, national origin, ancestry, age, marital status, disability, parental status, sexual orientation, source of income, military discharge status, gender identity, retaliation, housing status, aiding/abetting, and willful interference; and

WHEREAS, the Village does not discriminate against any person in the price, terms, effective marketing plans, conditions or privileges related to the sale or rental of any dwelling, or

in the providing of facilities, repairs, improvements or services in connection with such sale or rental of any dwelling; and

WHEREAS, the Village does not discriminate against any person by refusing to sell or rent, negotiate for the sale or rental or to withdraw from the market or otherwise make unavailable, any dwelling due to limited proficiency of the English language; and

WHEREAS, the Village does not discriminate against any person by making false representations or by withholding material information with respect to the inspection, sale or rental of any dwelling, including, but not limited to, representing to any person that any dwelling is not available for inspection, sale or rental, when such dwelling is, in fact, available; and

WHEREAS, the Village does not discriminate against any person in connection with borrowing or lending money, guaranteeing loans, accepting a deed of trust or mortgagee or otherwise obtaining or making available funds for the purchase, construction, improvement, repair or maintenance of any dwelling; or discriminate by delaying the processing of or denying such loan or other financial assistance; or discriminate in the fixing of the amount, interest rate, duration or other terms or conditions of such loan or other financial assistance; and

WHEREAS, the Village does not discriminate against any person in appraising the value of any dwelling in connection with the sale or rental of such dwelling; and

WHEREAS, no person shall solicit any owner or occupant of a dwelling to sell or rent, or list for sale or rental, such dwelling at any time after such owner or occupant has notified the President or appropriate Village department that such person does not desire to be solicited; and

WHEREAS, the Village will undertake activities to promote fair housing in its community, such as seminars, speaker bureaus with invitations to banks and lending institutions, local and/or regional realtor associations, appraisal associations, festivals, and brochures and/or

newsletters; and

WHEREAS, the combined Village Community Relations Commission / Fair Housing Review Board, as set forth by Code Chapter 9.32 of the Code, currently functions in part to aid in the conciliation of resolving complaints relative to discriminatory fair housing practices; and

WHEREAS, the Village hereby declares the aforementioned recitals to be lawful and in compliance with fair housing practices of any real estate agent, appraisal service, lending institution, private owner or other person to whom any provision of either Code Chapter 9.28, Code Chapter 9.32, or any other applicable Code Chapter or state or federal law; and

NOW, THEREFORE, BE IT ORDAINED by the President and the Board of Trustees of the Village of Melrose Park, County of Cook, State of Illinois, as follows:

**ARTICLE I.
IN GENERAL**

Section 01. Incorporation Clause.

All of the recitals hereinbefore stated as contained in the preambles to this Ordinance are full, true and correct, and the Village Board does hereby, by reference, incorporate and make them part of this Ordinance as legislative findings.

Section 02. Invocation of Authority.

This Ordinance is adopted pursuant to the authority granted to the Village by the Constitution of the State of Illinois and the Illinois Compiled Statutes.

Section 03. State Law Adopted.

All applicable provisions of the Illinois Compiled Statutes, including the Illinois Municipal Code, as may be amended from time to time, relating to the purposes of this Ordinance are hereby incorporated herein by reference.

Section 04 – Section 09. Reserved.

**ARTICLE II.
APPROVAL OF FAIR HOUSING POLICY**

Section 10.00. Approval of Fair Housing Policy.

That the Village Board hereby approves of the fair housing policy as set forth in the recitals hereinabove. That such recitals serve as a supplement to any provision of either Code Chapter 9.28, Code Chapter 9.32, or any other applicable Code Chapter.

Section 10.01. Actions Authorized.

That the President or his designee is hereby authorized and directed to take whatever actions deemed necessary to effectuate the intent of this Ordinance. That the officers and employees of the Village are authorized to take all actions necessary or reasonably required to carry out and give effect to the intent of this Ordinance.

Section 10.02. Acts of Village Officials.

That all past, present, and future acts and doings of the officials of the Village that are in conformity with the purpose and intent of this Ordinance are hereby, in all respects, ratified, approved, authorized and confirmed.

Section 11.00 – Section 15.00 Reserved.

**ARTICLE III.
HEADINGS, SAVINGS CLAUSES,
PUBLICATION, EFFECTIVE DATE**

Section 16.00 Headings.

The headings for the articles, sections, paragraphs and subparagraphs of this Ordinance are inserted solely for the convenience of reference and form no substantive part of this Ordinance nor should they be used in any interpretation or construction of any substantive provisions of this Ordinance.

Section 17.00 Severability.

The provisions of this Ordinance are hereby declared to be severable and should any provision, clause, sentence, paragraph, subparagraph, section, or part of this Ordinance be determined to be in conflict with any law, statute or regulation by a court of competent jurisdiction, said provision, clause, sentence, paragraph, subparagraph, section, or part shall be excluded and deemed inoperative, unenforceable, and as though not provided for herein, and all other provisions shall remain unaffected, unimpaired, valid and in full force and effect. It is hereby declared to be the legislative intent of the Village Board that this Ordinance would have been adopted had not such unconstitutional or invalid provision, clause, sentence, paragraph, subparagraph, section, or part thereof been included.

Section 18.00 Superseder.

All code provisions, ordinances, resolutions and orders, or parts thereof, in conflict herewith are, to the extent of such conflict, hereby superseded.

Section 19.00 Publication.

A full, true and complete copy of this Ordinance shall be published in pamphlet form or in a newspaper published and of general circulation within the Village as provided by the Illinois Municipal Code, as amended.

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Section 20.00 Effective Date.

This Ordinance shall be in full force and effect upon its passage, approval and publication, as provided by law.

On The Individual Poll And Voice Vote Of The Board of Trustees:

AYE VOTES: Trustee Italia, Trustee Prignano, Trustee Mota,
Trustee Anguiano, Trustee Abruzzo

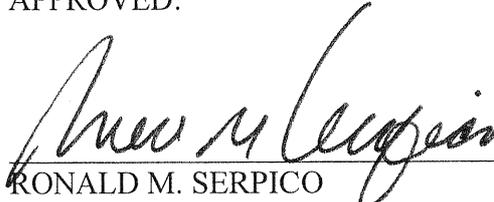
NAY VOTES:

ABSTAIN:

ABSENT: Trustee Taconi

SO PASSED, ADOPTED, APPROVED AND ENACTED IN AND AT THE VILLAGE OF MELROSE PARK, COUNTY OF COOK, STATE OF ILLINOIS, THIS FOURTEENTH DAY OF SEPTEMBER, 2009, A.D.

APPROVED:


RONALD M. SERPICO
VILLAGE PRESIDENT

ATTEST:


Mary Ann Paolantonio Salemi
Village Clerk

(SEAL)

Recorded in the Municipal Records: September 14, 2009
Published in Pamphlet Form: September 15, 2009