

4900.3731 MANAGEMENT AND OPERATION.

Subpart 1. **Generally.** Applicants that are awarded housing trust fund program funds must comply with the management and operations requirements in this part.

Subp. 2. **Rent increases.** All rent increases must be approved by the agency and must comply with the terms of any lease and applicable law.

Subp. 3. **Prohibition against discrimination.** The housing development owner or its management agent shall not violate any federal, state, or local law or regulation prohibiting discrimination in the provision of housing and shall not refuse to rent to a household solely on the basis of the household's status as a recipient of tenant-based rental assistance.

Subp. 4. **Screening and affirmative marketing.** The housing development owner or its management agent shall provide the agency with the screening criteria and the affirmative fair housing marketing plan to be used in managing the housing development.

Subp. 5. **Utilization of units.** The housing development owner or its management agent shall rent housing units to households in sizes appropriate to the unit size, with a ratio of at least one person per bedroom. If the household size changes during the course of tenancy, the household may request in writing to the owner or management agent to transfer to another unit or be placed on a waiting list for a transfer. In the event of a decrease in household size, the household shall be required to move to the next available suitably sized smaller unit if a smaller unit is available in the housing development. If the decrease in household size is not expected to last for six months beyond the month of departure of a household member, the household shall not be required to move. The owner or management agent may also establish transfer criteria in house rules.

Statutory Authority: *MS s 462A.06*

History: *26 SR 1511; 29 SR 1479*

Published Electronically: *June 11, 2008*