

Arizona Fair Housing Law Timetable

(Ch. 181, 1991; effective retroactively to July 1, 1991)

- 1) Filing of complaint (§ 41-1491.22) - must be filed within 1 year after a discriminatory housing practice has occurred or terminated (whichever occurred later)
 - a. can be amended at any time.
- 2) Notice to aggrieved once complaint is filed; no time limit specified (§ 41-1491.22)
 - a. Attorney General must give notice to that it has been received and advise the aggrieved of time limits and choice of forums.
- 3) Notice to respondent: within 20 days of filing of complaint (§ 41-1491.22)
 - a. each respondent must receive the following:
 - b. a notice identifying the discriminatory housing practice and advisement of rights and obligations.
 - c. a copy of the original complaint.
- 4) Within 10 days of respondent's receipt of the notice and copy of the complaint (§ 41-1491.23):
 - a. respondent may file an answer
 - b. if filed, that answer can be amended at any time.
- 5) Within 100 days of the filing of the complaint, the Attorney General must:
- 6) Complete his investigation 41-1491.24
- 7) if he cannot complete it in 100 days, then he must notify the complainant and respondent in writing of the reasons for the delay.
- 8) if this is complied with, the Attorney General has one year from the filing of the complaint to dispose of all the proceedings related to the investigation
- 9) determine based on the facts if a discriminatory housing practice has occurred or is about to occur (§41-1491.29)
 - i. exceptions to the 100 day rule:
 1. if it is impracticable to make such a determination
 - a. Attorney General must notify the complainant and respondent in writing reasons for the delay.
 2. if the Attorney General approved a conciliation agreement relating complaint.
- 10) If Attorney General determines a discriminatory practice has occurred or is about to occur (§ 41-1491.29):
 - i. he has 30 days to make a conciliation agreement (100 days from filing of the complaint + 30 additional = 130 total days from filing of complaint)
 - ii. if conciliation agreement not reached in these additional 30 days, then he shall file a civil action.

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- 11) Filing of a civil action.
- 12) can be filed at any time after the filing of the complaint if the Attorney General feels that prompt judicial action is necessary (§ 41-1491.27)
- 13) must be filed within 2 years of the occurrence of the termination of an alleged discriminatory housing practice or the breach of a conciliation agreement reached in accordance with this article (whichever occurs last) (§41-1491.31)

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