



FAIR HOUSING STATEMENT

Spark Realty, LLC and the Builder Collective are committed to the principles of fair housing and equal opportunity. We do not discriminate - and we do not permit discrimination by any agent, employee, contractor, vendor, or affiliated party acting on our behalf - against any person on the basis of a characteristic protected under applicable federal or Utah law.

FEDERAL FAIR HOUSING ACT

Under the federal Fair Housing Act (42 U.S.C. § 3601 et seq.) and implementing regulations, it is unlawful to discriminate in the sale, rental, financing, advertising, or provision of services or facilities relating to housing on the basis of:

- Race
- Color
- Religion
- National origin
- Sex (as interpreted by the U.S. Department of Housing and Urban Development to include sexual orientation and gender identity)
- Familial status (including families with children under 18, pregnant women, and persons securing legal custody of children under 18)
- Disability

UTAH FAIR HOUSING ACT

Under the Utah Fair Housing Act (Utah Code § 57-21 et seq.), it is also unlawful to discriminate in housing on the basis of:

- Sexual orientation
- Gender identity
- Source of income (including Social Security, housing assistance, child support, and other lawful sources of payment)

(Sexual orientation and gender identity are also covered as explicit, free-standing protected classes under Utah state law, separate from HUD's federal interpretation.)

REASONABLE ACCOMMODATIONS AND MODIFICATIONS

Reasonable accommodations and modifications will be made for individuals with disabilities in accordance with the federal Fair Housing Act, the Americans with Disabilities Act, and applicable state and local law. Requests for accommodation or modification may be directed to Spark Realty at the contact information below.

EQUAL HOUSING OPPORTUNITY

We welcome all qualified individuals, families, and households without regard to any protected characteristic, and we operate in compliance with both the letter and the spirit of fair housing law. Our agents are trained in fair housing requirements as a condition of their work with Spark Realty and the Builder Collective.

REPORTING DISCRIMINATION

If you believe you have experienced discrimination in housing, you may file a complaint with:

- **U.S. Department of Housing and Urban Development (HUD)** - 1-800-669-9777 (Voice) | 1-800-927-9275 (TTY) | hud.gov/fairhousing
- **Utah Antidiscrimination and Labor Division (UALD)** - 801-530-6801 | laborcommission.utah.gov/divisions/uald