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# City of Detroit

## COMMISSION ON COMMUNITY RELATIONS

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150 MICHIGAN AVENUE  
DETROIT, MICHIGAN 48226

963-9550

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Secretary-Director

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Assistant Director

September 30, 1970

Mr. Charles Philiatrault  
Real Estate Division  
Michigan Department of Licensing and  
Regulation  
144 W. Lafayette  
Detroit, Michigan 48226

Dear Mr. Philiatrault:

The Commission on Community Relations has the responsibility for the enforcement of the City of Detroit's Fair Neighborhood Practices Ordinance No. 317-G and the Fair Housing Ordinance No. 300-G, both of which prohibit certain real estate practices which are detrimental to the peace and welfare of the City of Detroit.

The Commission has in the past year taken several Detroit based real estate brokers to court for violation of the Fair Neighborhood Practices Ordinance. The most recent case involved a complaint by Miss Virginia Desobry against Mr. Gerald A. Waechter of the Montgomery Real Estate Company. Miss Desobry's complaint charges Mr. Waechter with making misrepresentations for the purpose of obtaining listings for sale of real property within the City of Detroit. The case was won before Traffic and Ordinance Court Referee R. Patrick Donahue but was subsequently lost at the appeal of the conviction before Judge William C. Hague.

The City of Detroit on behalf of the people charged that Mr. Gerald Waechter violated Section 39-1-13.1 (c) of the Fair Neighborhood Practices Ordinance No. 317-G, Chapter 39, Article 1-c which states:

"It shall be unlawful for any person to commit any one or more of the following acts . . . (c) To make any misrepresentations concerning the list for sale or the anticipated listing for sale or the sale of any real property in the area for the purpose of inducing or attempting to induce the sale or listing for sale of real property."