

DETERMINE, BASED ON THE FACTS, WHETHER PROBABLE CAUSE EXISTS TO BELIEVE THAT A DISCRIMINATORY HOUSING PRACTICE HAS OCCURRED OR IS ABOUT TO OCCUR, WITHIN 100 DAYS AFTER THE FILING OF THE COMPLAINT.

(2) IF THE COMMISSION IS UNABLE TO COMPLETE AN INVESTIGATION AND DETERMINE, BASED ON THE FACTS, WHETHER PROBABLE CAUSE EXISTS TO BELIEVE THAT A DISCRIMINATORY HOUSING PRACTICE HAS OCCURRED OR IS ABOUT TO OCCUR, WITHIN THE 100 DAYS SPECIFIED IN PARAGRAPH (1) OF THIS SUBSECTION, THE COMMISSION SHALL NOTIFY THE COMPLAINANT AND THE RESPONDENT IN WRITING AND INCLUDE THE REASONS FOR THE DELAY.

(D) COMPLAINTS AND ANSWERS SHALL BE UNDER OATH OR AFFIRMATION AND MAY BE REASONABLY AND FAIRLY AMENDED AT ANY TIME.

(E) (1) A PERSON WHO IS NOT NAMED AS A RESPONDENT IN A COMPLAINT, BUT WHO IS IDENTIFIED AS A RESPONDENT IN THE COURSE OF INVESTIGATION, MAY BE JOINED AS AN ADDITIONAL OR SUBSTITUTE RESPONDENT AFTER WRITTEN NOTICE IN ACCORDANCE WITH SUBSECTION (B)(2) OF THIS SECTION.

(2) THE NOTICE, IN ADDITION TO MEETING THE REQUIREMENTS OF SUBSECTION (B)(2) OF THIS SECTION, SHALL EXPLAIN THE BASIS FOR THE COMMISSION'S BELIEF THAT THE PERSON TO WHOM THE NOTICE IS ADDRESSED IS PROPERLY JOINED AS A RESPONDENT.

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(A) DURING THE PERIOD BEGINNING WITH THE FILING OF THE COMPLAINT AND ENDING WITH THE FILING OF A CHARGE OR A DISMISSAL BY THE COMMISSION, THE COMMISSION, TO THE EXTENT FEASIBLE, SHALL ENGAGE IN CONCILIATION WITH RESPECT TO THE COMPLAINT.

(B) (1) A CONCILIATION AGREEMENT SHALL BE AN AGREEMENT BETWEEN THE RESPONDENT AND THE COMPLAINANT AND SHALL BE SUBJECT TO APPROVAL BY THE COMMISSION.

(2) (I) A CONCILIATION AGREEMENT MAY PROVIDE FOR BINDING ARBITRATION OF THE DISPUTE ARISING FROM THE COMPLAINT.

(II) ANY ARBITRATION THAT RESULTS FROM A CONCILIATION AGREEMENT MAY AWARD APPROPRIATE RELIEF, INCLUDING MONETARY RELIEF.

(3) EACH CONCILIATION AGREEMENT SHALL BE MADE PUBLIC UNLESS THE COMPLAINANT AND RESPONDENT OTHERWISE AGREE AND THE COMMISSION DETERMINES THE DISCLOSURE IS NOT REQUIRED TO FURTHER THE PURPOSES OF THIS SUBTITLE.