

IN THE SUPERIOR COURT OF THE DISTRICT OF COLUMBIA
Civil Division

<p>DISTRICT OF COLUMBIA,</p> <p style="text-align:center">Plaintiff,</p> <p style="text-align:center">v.</p> <p>AFOLAKE ELIZABETH O-SHOKUNBI,</p> <p style="text-align:center">Defendant.</p>	<p>Case No. 2020 CA 003373 B</p> <p>Judge Yvonne Williams</p>
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CONSENT ORDER

This Consent Order (Order) is entered into between Plaintiff the District of Columbia and Defendant Afolake Elizabeth O-Shokunbi (collectively, the Parties) to resolve the remedies resulting from the Court’s Judgment entered on May 2, 2022 against Defendant for racial discrimination in violation of the District of Columbia’s Human Rights Act., D.C. Code § 2-1402.21(a)(5). The Parties agree to the entry of this Order.

I. THE PARTIES

1. Plaintiff the District of Columbia (the District), a municipal corporation, is the local government for the territory constituting the permanent seat of the government of the United States. The District is represented by and through its chief legal officer, the Attorney General for the District of Columbia. The Office of the Attorney General for the District of Columbia is authorized to investigate, file, and resolve legal actions seeking injunctive relief, restitution, civil penalties, attorney’s fees, and costs for violations of the District of Columbia’s laws, including the District of Columbia Human Rights Act (DCHRA), D.C. Code § 2-1401.01 *et seq.*

2. Defendant Afolake Elizabeth O-Shokunbi (Defendant) is a landlord and property owner in the District of Columbia.

II. JUDGMENT FOR RACIAL DISCRIMINATION

3. This Court found that Defendant made a statement with respect to a real property transaction that unlawfully indicated a preference, limitation, or discrimination against based on race and color in violation of the DCHRA, D.C. Code § 2-1402.21(a)(5), when, on September 18, 2018, Defendant told a potential tenant, who is African-American, that Defendant had “never had a problem with my white tenants” in a text message.

III. THE PARTIES’ AGREEMENT

4. In order to resolve this case without further litigation, the Parties agree to settle this matter. The Parties voluntarily agree to the entry of this Order without trial or adjudication of the issue of remedies as a full and final compromise settlement of all civil claims under D.C. Code § 2-1402.21 that the District has brought or could have brought in this case.

IV. APPLICATION

5. All provisions of this Order shall apply to Defendant.

6. Unless otherwise stated, all provisions of this Order, including all terms of injunctive relief set forth herein, shall apply to Defendant for so long as she offers services in Washington, D.C.

V. INJUNCTIVE TERMS

7. Defendant shall not engage in any practice, including with respect to her real estate services, in the District that violates any provision of the DCHRA, D.C. Code § 2-1401.01 *et seq.*

8. Defendant shall not expressly or implicitly indicate any preferences based on race or color in any real property transaction.

9. For so long as Defendant continues to offer services in the District, she shall maintain written policies that reflect the District of Columbia's laws regarding discrimination based on race and other protected categories under the DCHRA, D.C. Code § 2-1401.01 *et seq.* Defendant shall provide the policies required under this paragraph to any current employees and management. Within the first 14 days of an individual's employment, Defendant shall provide the policies as required under this paragraph to all new employees hired after the date of this Order. Defendant shall also provide the policies required under this paragraph to the District within 30 days of this Order.

10. On at least an annual basis for the following three (3) years, or for so long as Defendant continues to offer services in the District, whichever shorter, Defendant shall participate in training on the DCHRA and fair housing laws, and shall provide training to all employees and management on the DCHRA and fair housing laws. Defendant shall provide proof of completion of this training within 60 days of this Order and within 60 days of the anniversary of this Order.

11. For a period of three (3) years after entry of this Order, on an annual basis, Defendant shall submit to the District a sworn statement identifying any complaints received by her alleging a violation of the DCHRA, submitted either formally or informally and either in writing or orally. The statement shall include: (i) the date of the complaint and alleged incident; (ii) a summary of the complaint and alleged incident; and (iii) the remedial measures taken by Defendant with respect to the complaint and alleged incident.

VI. MONETARY PROVISIONS

12. Within thirty (30) days of the date of the entry of this Order, Defendant O-Shokunbi shall pay the District a total of \$20,000.00 (Twenty Thousand Dollars and Zero Cents) to resolve all claims related to the judgment entered in this case and the facts in the Complaint. Payment

under this paragraph shall be by wire transfer, made payable to the D.C. Treasurer and delivered to the District.

VII. ADDITIONAL TERMS

13. This Order represents the full and complete terms of the settlement entered by the Parties.

14. The Parties may apply to the Court to modify this Order by agreement at any time.

15. This Order shall be considered effective and fully executed on the date that the Court enters this Order. This Order may be executed in counterparts, and copies of signature pages transmitted electronically shall have the same effect as originals of those signature pages.

16. All notices under this Order shall be provided to the following address by first class and electronic mail, unless a different address is specified in writing by the party changing such address:

For the District:

Samantha Hall
Assistant Attorney General
Public Advocacy Division
Civil Rights Section
400 Sixth Street, N.W.
Suite 10100
Washington, D.C. 20001
(202) 788-2081
Samantha.Hall@dc.gov

For Defendant Afolake Elizabeth O-Shokunbi:

Stephanie L. Johnson, Esq.
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400 7th Street, NW
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Washington, DC 20004
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FOR THE DISTRICT OF COLUMBIA:

KARL A. RACINE
Attorney General for the District of Columbia

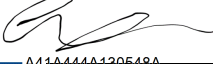
KATHLEEN KONOPKA
Deputy Attorney General
Public Advocacy Division



Alicia M. Lendon
Chief, Civil Rights Section
Public Advocacy Division

Dated: June 1, 2022

FOR AFOLAKE ELIZABETH O-SHOKUNBI:

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Afolake Elizabeth O-Shokunbi

Dated: 5/29/2022

IT IS SO ORDERED, ADJUDGED AND DECREED.

June 6, 2022
Date



The Honorable Yvonne Williams
Judge, The Superior Court of the
District of Columbia