**Provide Florida’s Housing Authorities with the Flexibility Needed to be Entrepreneurial in the Service of Our Clients**

Much of Florida’s housing authority laws have not been updated since they were first enacted in 1937, providing unintended obstacles for agencies to have the flexibility they need to be creative in the face of severe underfunding by Congress and the U.S. Department of Housing and Urban Development.

The Florida Association of Housing and Redevelopment Officials is recommending several changes that would make a tremendous impact on cost-savings, entrepreneurial management, and improving services to tenants. Recommended changes include:

1. **Authorizing the Voluntary Consolidation of Housing Authorities** – Existing law does not enable certain types of mergers from willing agencies. Some agencies that are facing dwindling budgets and an inability to attract the talent needed to manage a successful program may find that they can improve services to clients and achieve economies of scale through a voluntary merger.

Our proposed language provides uniform terminology and process for voluntary merger, addressing appointment authorities, and even how the merger could be reversed, if desired, at a later point.
2. **Authorizing Housing Authorities to Provide Access to Essential Commercial Goods and Services to Tenants** – Existing law does not clearly allow housing authorities to lease any holdings to for profit businesses. This entrepreneurial change will enable agencies to attract needed services into live-work communities for tenants, as well as generate resources that would be reinvested into the mission of providing affordable housing to those most vulnerable.
3. **Empowers Housing Authorities to Embrace Renewable Energy Options** – Grants specific authority for agencies to embrace renewable energy options that can result in cost-savings for tenants.
4. **Removes Unnecessary and Duplicative Wording, Regulation, and Reporting Requirements for Housing Authorities, Resulting in Tremendous Cost-Savings** – Housing Authorities are funded and extensively regulated by the U.S. Department of Housing and Redevelopment Officials. Eliminating any duplication of those efforts saves critical time and financial resources for agencies.