

# Free Statewide Legal Assistance for Nonprofits


## Serving the Low & Moderate Community

The Florida Housing Coalition connects Florida nonprofit housing providers in need of free legal services with attorneys funded by the Florida Bar Foundation. The Florida Community Development Law Project (FCDL) is a collaboration between Legal Services of Greater Miami, Inc. (Project Lead), Legal Aid Service of Broward County, Inc., Community Legal Services of Mid-Florida, Inc., Legal Services of North Florida, Jacksonville Area Legal Aid, and Bay Area Legal Services (“Project Providers”). FCDL started in 2018 as a regional collaboration focused on representation of non-profit organizations and small businesses from Orlando down through Key West.

Due to generous support from the Florida Bar Foundation, FCDL has expanded its service area to include the entire State of Florida and is now the first statewide collaborative of its kind in the country to offer legal services to eligible non-profit organizations and small businesses engaged in community development activities including affordable housing, job creation, education and empowerment, and other economic development endeavors. The FCDL Project also links eligible clients with pro bono attorneys from private law firms.

The FCDL Project attorneys practice in the areas of corporate and real estate law, including all types of financial transactions for the development of affordable housing and preservation of home ownership. They also provide small business development consultations, together with necessary legal assistance.

The Florida Housing Coalition has been assisting FCDL Project attorneys with providing Community Land Trust representation, as well. As part of our partnership with the FCDL Project, the Florida Housing Coalition will be featuring “Office Hours” at our statewide conference in August. We will have the entire FCDL statewide team available for “intake”. We will also again feature the FCDL team at the Fifth Third Nonprofit Capacity Symposium on the last day of the conference.

Interested groups may contact the FCDL Project Director, Shahrzad Emami, Esq. at [SEmami@legalservicesmiami.org](mailto:SEmami@legalservicesmiami.org) or may apply online for services at [www.flcommunitydevelopment.org](http://www.flcommunitydevelopment.org) Click on Apply for Services. 



The types of services provided by the FCDL Project include:

### Affordable Housing

- Single family homeownership (new construction and rehabilitation)
- Multi-family rental
- Single-room occupancy (SRO) housing
- Emergency, transitional and special needs housing
- HUD Section 202 housing, section 811, etc.
- Limited equity cooperative conversions
- Land trusts
- Low-income tax credit and bond financed projects
- Construction Contract Drafting
- Land Acquisition
- Partnership Agreements

### Small Business Assistance

- Choice of entity and drafting governance documents
- License and regulatory applications
- Contract drafting
- Lease negotiations
- Dispute resolution
- Employment relations
- Taxes
- Commercial Lease Review and Negotiation
- Trademarks and Copyrights

### Economic Development

- Representation of “affordable lenders” including CDFIs
- Start-up businesses
- Section 3 employment
- Business opportunities for lower income persons
- Mixed use developments
- Commercial developments

### Non-Profit Expertise

- Entity selection and formation
- Tax Exempt Status
- Non-profit mergers and acquisitions
- IRS tax matters for non-profit organizations
- Partnerships and joint ventures
- Corporate governance and board training

### Project Development Assistance

- Helping non-profits to envision, structure, and finance projects
- Providing assistance regarding operation of projects