

“Puerto Rico Public Housing Administration Organic Act”

Act No. 66 of August 17, 1989, as amended

(Contains amendments incorporated by:

Act No. 58 of August 9, 1991

Act No. 344 of December 17, 1999

Act No. 71 of January 10, 2003)

To establish the public policy regarding the administration of public housing in the Commonwealth of Puerto Rico as an instrument to improve the quality of life in public housings and to encourage community activity and personal and family development of the residents of these communities, create the Public Housing Administration, establish its faculties and powers, transfer the programs and activities that will be under its jurisdiction, and to appropriate funds.

STATEMENT OF MOTIVES

The Public Housing Program was established in Puerto Rico in 1938 with the purpose of providing safe and healthful housing to low income families in a proper environment. At the present time, 57,838 families live in public housing projects and have a total population of 225,568 residents of these projects. Of this total, 49% are minors, 51% are adults and the remaining 10% are elderly persons.

Although the Public Housing Program has 58,911 units in use, there are 63,834 applications for housing units throughout the island. This last number indicates the serious shortage or need for low-cost housing and public housing for low income families who cannot resort to the regular sale and rental market. At the same time, the physical condition of many public housings in Puerto Rico, demonstrates the need for highly efficient mechanisms for their continuous improvements, maintenance and beautification.

Public Housings are located in different points throughout the Island, and the duties of the Public Housing Program of the Department of Housing regarding their administration include the rendering of such services as daily maintenance and cleaning, to the development of special improvement works and refurbishing projects. There are multiple complex problems that appear and must be attended to daily in each public housing. Most of the cases cannot be attended as quickly as the circumstances require, since their management and administrative system is centralized and lacks the necessary flexibility for speedy and immediate decisions.

For the purpose of improving the services, and at the same time attending to other social and essential services needs that residents of public housings have, an Office for the Coordination of Assistance and Services to Residential Project Citizens was created by virtue of an Executive Order of the Governor issued in July 24, 1986. Through this program,

Assistance and Services Centers have been established in 86 housings, where around 700,000 cases have been attended to. Through the program, an outstanding resident participation has been achieved in different activities and community group for the physical improvement of the housings and to attend to and improve several situations or conditions of social deprivation. In addition, this program has strengthened intergovernmental collaboration by those agencies whose function is to render specific services to the public housing residents.

As a complement to the Office for the Coordination of Assistance and Services to Public Housing Citizens, the Comprehensive Resources Network Program, through which multiple initiatives have been developed in behalf of the youth in public housing, was created pursuant to Act No. 52 of July 1, 1986.

The positive experience of these programs, which are directed to render essential services in the public housing itself, and the need to prepare and implement new methods and systems to improve the programs for the administration, maintenance, beautification and refurbishing of public housings, show that the programs and services to public housings must be grouped and placed under the responsibility of a specific organism which, even though they are part of the public policy and duties of the Department of Housing, they are capable of being operated with a certain degree of independence.

This Act creates the Public Housing Administration, with the purpose, among others, of improving the quality of life in public housings and encouraging community activity and the personal and family development of their residents. The Public Housing Administration must operate with a high degree of autonomy within the norms of institutional public policy established by the Housing Secretary.

Be it enacted by the Legislature of Puerto Rico :

Section 1. — Title of the Act. (17 L.P.R.A. § 1001 note)

This act shall be known and may be cited as the "Puerto Rico Public Housing Administration Act".

Section 2. — Definitions. (17 L.P.R.A. § 1001)

For the purposes of this Act, the following terms and phrases shall have the following meaning:

- (a) Administration. — Shall mean the Puerto Rico Public Housing Administration created through this Act.
- (b) Agency. — Shall mean any department, office, bureau, division, board, commission, administration, public corporation or its subsidiaries, instrumentalities of the Government of the Commonwealth of Puerto Rico and of the United States of America, excluding municipalities, the Judiciary Branch and the Legislative Branch.
- (c) Administrator. — Shall mean the highest level executive official of the Administration with the responsibility of organizing, directing and executing all its functions and duties.

(d) Department. — Shall mean the Department of Housing of the Commonwealth of Puerto Rico, as created by Act No. 97 of June 10, 1972, as amended (3 L.P.R.A. § 441 et seq.), its programs, services, offices, dependencies and units.

(e) Board — Shall mean the Public Housing Administration Governing Board of Puerto Rico.

(f) Person. — Shall mean every natural or juridical profitable or nonprofit entity that includes, but is not to be understood as a limitation, a partnership, association, firm, institution, entity, consortium, foundation, corporation, cooperative, or group of persons.

(g) Secretary. — Shall mean the Secretary of the Department of Housing of Puerto Rico.

(h) Public housing. — Shall mean any housing unit developed with funds from the Government of the United States and/or the Commonwealth of Puerto Rico, which is safe, healthful and adequate to be rented to low income families.

Section 3. — Creation and Purposes of the Administration. (17 L.P.R.A. § 1002)

A government agency of the Commonwealth of Puerto Rico to be known as the Public Housing Administration is hereby created, attached to the Department of Housing, which shall have the purpose and function of achieving a highly efficient administration of public residential projects with the necessary flexibility for the implementation of the public policy to improve the quality of life in public residential projects, encourage community activity, and the integral development of Puerto Ricans who live in said housing projects. To those effects, it shall have the responsibility of making decisions and executing the programs, systems, methods and procedures to:

(a) Plan, organize, direct and coordinate all ordinary and extraordinary administrative activities of maintenance, cleaning, beautification, refurbishing and general improvement of public housing projects; service of debts incurred for development; efforts for collecting, leasing or rental fees, and rental of public housing.

(b) Adopt simple and speedy methods and procedures to attend to the claims for services of those who live in public housings, in an effective, fast and timely manner, and to encourage greater diligence in rendering such services.

(c) Stimulate and achieve a real and effective participation of residents in the administration, improvement, refurbishing and beautification of their own residential surroundings, through educational programs or community work.

(d) Design and carry out, on its own or in coordination with other public agencies or private entities, such programs or activities that will teach basic skills to residents of public housing projects in order to enable them to perform simple repair and maintenance jobs on their own housing units.

(e) Develop the residents' attitudes and initiatives to enrich their own lives, through diverse activities which will provide different experiences in education, recreation and work.

(f) Succeed in making residents of public housings keep up their dwellings and common areas in good condition and to have them progressively assume the responsibility of doing small tasks and duties for the maintenance, cleaning, beautification and minor repairs comparable to those assumed by the boards of owners of private housing projects.

(g) Modify the practices and procedures of those programs and services integrated under its administration, in order to expedite its operations and propitiate the attainment of the objectives of this Act.

(h) Expedite the decision-making process and the determination of actions concerning beautification, maintenance, improvements and refurbishing of public housings, to make them safe, attractive and adequate.

(i) Negotiate and coordinate with government agencies and municipalities to render essential services such as health, recreation, education and social services, to residents in the public housing itself, to make such services more accessible as well as to enable them to be rendered in an integrated, effective and immediate manner.

Section 4. — Governing Board; Administrator. (17 L.P.R.A. § 1003)

The Administration powers shall be exercised, and its public policy shall be determined by a Governing Board which shall be known as the Public Housing Administration Governing Board, and shall be formed and directed as established by the following:

(a) *Composition of the Board.* — The Board shall consist of the following seven (7) members: the Secretary of Housing, who shall have the position of President of the Board, the Secretary of the Department of the Family, the Secretary of the Department of Labor and Human Resources and the Executive Director of the Authority for Housing Financing, who shall serve as ex officio members of the Board; and three (3) representatives of the private sector appointed by the Secretary with the approval of the Government of the Commonwealth of Puerto Rico, two (2) of these selected from among the residents of two (2) different public housing projects, and one (1) private sector representative with training or experience, without being limited to one of the following areas: social work, psychology, mental health, sociology, family planning, accounting, management or public administration, business administration, physical education, law, architecture, engineering and urbanism or planning. The provisions set forth in of Act No. 12 of July 24, 1985, as amended [3 L.P.R.A. § 1801 et seq.], known as the "Ethics in Government Act of the Commonwealth of Puerto Rico", shall apply to said representation of the private sector and the filing of reports concerning the nonsalaried nature of his duties shall be required. The Board shall elect a vice-president among its members annually.

(c) *Compensation.* — No member of the Board shall receive any compensation for his services. The members of the Board, except for those who are officials of the Commonwealth of Puerto Rico, shall receive a per diem equivalent to the minimum per diem, established by the Political Code for members of the Legislature, for each Board meeting they attend, which shall be established in the regulations adopted by the Administration.

(d) *Quorum and vote.* — Five (5) members of the Board shall constitute [a] quorum for the purposes of holding any Board meeting. All actions by the Board shall be approved by the affirmative vote of at least five (5) members, which shall constitute a Board majority; Provided, however, That concerning those matters in which private sector members of the Board cannot vote due to a conflict of interest pursuant to subsection (f) of this section, a minimum of three (3) members of the public sector shall constitute quorum and all the decisions related to such matters must be approved by the affirmative vote of at least three (3) members of the public sector, who shall constitute a Board majority for such matters.

(e) *Administrator*. — The Administration shall be directed by an Administrator appointed by the Board with the approval of the Governor of the Commonwealth of Puerto Rico. The Administrator shall perform his duties at the Board's volition and must be a person of extensive training and professional experience in the areas of management and public administration, must have shown a genuine interest in the study and application of social sciences, and must be committed to the attainment of the purposes of this Act.

The Board shall fix the salary or remuneration of the Administrator according to the customary norms in the Commonwealth of Puerto Rico for positions of an equal or similar level, duties and responsibilities. The Administrator may avail himself of the benefits of Act No. 447 of May 15, 1951, as amended [3 L.P.R.A. § 761 et seq.], known as the "Employees Retirement System of the Government of Puerto Rico and its Instrumentalities Act", or any other retirement system subsidized by the Government of the Commonwealth of Puerto Rico to which he is subscribed at the moment of his appointment. He may also avail himself of Act No. 133 of June 28, 1996, as amended [3 L.P.R.A. §§ 862 et seq.], which establishes the Puerto Rico Commonwealth Employees Savings and Loan Fund.

The Administrator, with the approval of the Board, may appoint a subadministrator who shall substitute [for] him in case of temporary absence, and shall perform those tasks, responsibilities and duties that are assigned or delegated by the Administrator, except for the approval of regulations. The person appointed as subadministrator shall meet all the qualities required in this section for the position of Administrator.

(f) *Conflict of interest*. — No member of the Board with a personal or economic interest (as such terms are defined later on) may participate in any decision or have access to any information related to the matter or matters where he has such interest and are under the Board's consideration. For purposes of this subsection, the term "economic interest" shall mean any economic benefit that can be directly received by a Board member or a member of his family unit (as defined later on), as a consequence of a determination that is pending consideration by the Board, related [to] the administration of public housing in the country or direct or indirect ownership, be it legal or in equity, of an individual or a member of his family unit as defined later on, of: (1) at least 10% of the shares issued by a corporation; (2) at least a 10% interest in any other entity, or (3) ownership of enough shares or participations in an entity allowing such person an effective control over such entities' decisions. The term "personal interest" shall mean any personal or economic interest of a Board member or of people related to him, that are or reasonably may be in conflict with the public interest or if there is the appearance of a personal interest conflict. The term "family unit" shall mean a person's spouse, his children, dependents and all those people who share his legal residence or whose financial interests are under the legal or factual control of such person. Concerning a Board member who resides in a local public housing project, the fact that he or she resides in a local public housing project shall not be considered a conflict of interest, except when a determination for consideration before the Board exclusively affects the public housing project where the member of the Board resides. The Administration may issue all the rules, regulations or circular letters that it deems necessary to implement the provisions of this subsection.

Section 5. — Powers of the Administrator. (17 L.P.R.A. § 1004)

The Administrator shall have the following powers and duties, in addition to any others provided in this Act:

- (a) To establish the internal organization of the Administration and any necessary systems for its adequate functioning and operation with the approval of the Board.
- (b) To execute all necessary administrative and managerial actions for the implementation of this Act and the regulations adopted by virtue of the same, as well as for the implementation of any other acts, regulations, services or programs integrated to the Administration.
- (c) To plan, direct and supervise every activity, operation and transaction of the Administration and represent it in all actions and agreements that are required.
- (d) To appoint the necessary personnel for the implementation of this Act, who may avail themselves of the benefits in Act No. 447 of May 15, 1951, as amended [3 L.P.R.A. § 761 et seq.], which establishes the Retirement System for Employees of the Commonwealth of Puerto Rico and its Instrumentalities, and Act No. 133 of June 28, 1996, as amended [3 L.P.R.A. §§ 862 et seq.], which establishes the Puerto Rico Commonwealth Employees Savings and Loan Fund. The Administration shall constitute an individual administrator, to the effects of Act No. 5 of October 14, 1975, known as "Public Service Personnel Act of Puerto Rico".
- (e) To assign tasks, duties and responsibilities to officials and employees of the Administration based on criteria that will allow a more effective use of human resources and taking into consideration, without being understood as a limitation, public service needs, the rational assignment and distribution of duties, the delegation of powers according to responsibilities and tasks; and the selection of the most suitable personnel and its placement in those functions that will enable the most effective rendering of services.
- (f) With the prior authorization of the Board, to contract technical and professional services, and to authorize the purchases that are needed to carry out the purposes of this Act; Provided, however, That he can grant such contracts and authorize the purchases that are needed to carry out the purposes of this Act without the previous authorization of the Board in those contracts or purchases that do not exceed one hundred thousand dollars (\$100,000), all in compliance with the applicable rules and regulations of the Department of the Treasury, and of any other state or federal agency, which regulates contracts for professional services and government purchases.
- (g) To delegate to any Administration, officials or employees the tasks, duties and responsibilities conferred to him by this Act, except for the appointing of officials, granting of contracts and approving of purchases in excess of twenty-five thousand dollars (\$25,000), and approving regulations.
- (h) To prepare, for the Board's consideration and approval, the Administration's expense budget, to control and decide the nature and need of all Administration expenses, the manner in which the same shall be incurred, authorized and paid for, subject to the Department of the Treasury regulations for the disbursement of public funds.
- (i) To integrate the budget petitions of the programs and services under his administration for presentation to the Board as a whole.
- (j) To establish, with the approval of the Board and of the Secretary of the Treasury, an accounting system for a complete and detailed registry and accounting of all expenses,

disbursements and revenues of the Administration, and for the adequate control of all its fiscal operations establishing also that the accounting system shall comply with all the applicable federal laws and regulations. In case the applicable federal laws or regulations conflict with state law, federal law shall prevail.

(k) To adopt, with the approval of the Board, the norms for the use, control and conservation of public property under the custody of the Administration and for the storage and distribution of goods acquired to render services to public housings and to any other programs under its administration.

(l) To administer any project owned by, or under the jurisdiction of the Administration, whether leased by it or conveyed in any legal way, and to execute agreements with other agencies of the Commonwealth of Puerto Rico or of the federal government, with any municipality; with any public or private person; to administer any public housing project, provided it is useful and convenient to achieve the objectives of this Act.

(m) To carry out all activities, agreements and programs that are proper, necessary and convenient to comply with the purposes of this Act.

(n) To periodically evaluate the programs and rules to develop procedures, methods and systems in order to redirect the Administration's efforts according to changing needs in the areas of services and activities entrusted by this Act.

(o) To transfer funds and resources, with the approval of the Board and the Governor or the official on whom he delegates, to agencies or municipalities of the Commonwealth of Puerto Rico or the federal government so that said agencies can carry out specific stages or activities of the programs, services and functions of the Administration, when in their judgment, said action facilitates or accelerates the attainment of the objectives of this Act.

(p) To receive, with the approval of the Board, money, equipment, materials or services through donation, usufruct or any other legal means, from other agencies or municipalities of the Government of the Commonwealth of Puerto Rico, the government of the United States of America, or from any private person, for its ends and purposes.

(q) To render an annual report to the Legislature and the Governor of Puerto Rico, through the Board, on the activities of the Administration, the funds appropriated or generated during the corresponding report year, their source, disbursements made, and surplus money, if any.

(r) To prepare and adopt, with the Board's approval, the necessary plans of action to implement the administration's powers and duties under this Act.

Section 6. — Acquisition and distribution of materials and supplies. (17 L.P.R.A. § 1005)

The timely acquisition of materials, supplies, equipment and non-personal services is hereby declared as essential for an effective administration of public housing projects. The timely availability of the entirety of materials, supplies, equipment and non-personal services that are essential for fast and efficient execution of the programs and activities of the Administration and for the rendering of mandatory services, contributes to the attainment of the purposes of this Act.

The Administration shall design and implement a program or system for the acquisition and distribution of materials, equipment, supplies. It shall also adopt the rules, procedures and systems needed to ensure that the requisitions of materials, supplies, equipment and non-

personal services of the different public housing projects may be handled without unjustified delay and at the lowest cost. It shall also establish an effective system for the distribution of materials, equipment and supplies according to the rules established through regulations.

Section 7. — [Repealed. Act No. 344 of December 17, 1999, sec. 2]. (17 L.P.R.A. § 1006)

Section 8. — Construction, Improvements and Repair Programs in Public Housing Projects. (17 L.P.R.A. § 1007)

The Administration shall be responsible for areas of planning and programming, of ordinary and extraordinary preventive maintenance and refurbishing of public residential projects. The Administrator shall prepare and submit a program to the Board each year, on the date it requires for the repair, maintenance and refurbishing or renovation work in public housing projects and of the structures and buildings of the programs and activities under his/her administration.

The Administration shall have the obligation to establish, maintain and execute the programs that are needed for the maintenance, cleaning and beautification of housing projects and to carry out ordinary and extraordinary repairs, and improvements and refurbishing works of the buildings and of public housings. The Administrator may contract with the municipalities for the performance of such services and works, provided they have the necessary capacity to do so. Likewise, he shall promote the participation of residents in these programs to bolster the sense of belonging to their community and the strengthening of the families.

The Administrator shall establish through regulations the minimum norms for the conservation and maintenance of all public housing projects and the structures and buildings of the programs under his/her administration.

Section 9. — Transfer of programs and services. (17 L.P.R.A. § 1008)

All the powers and faculties of the Public Housing Program of the Urban Renewal and Housing Corporation are hereby transferred to the Public Housing Administration. Unless the Secretary and the Board provide otherwise, by virtue of the authority conferred in Section 10 of this Act, the subsidized housing projects of the federal Housing and Urban Development Department and those of the Farmers Home Administration are exempted from this transfer, as well as the subsidized housing projects of the Commonwealth of Puerto Rico and the Urban Renewal and Housing Corporation of Puerto Rico, and the federal Housing Program adopted pursuant to Section 8, which shall continue to be under the Administration of the Urban Renewal and Housing Corporation, or the Department, as provided by the Secretary and the Board.

Aside from the exceptions previously established in this section, all the ordinary and extraordinary activities of maintenance, beautification, refurbishing and administration of public housings, debt service incurred for development, and collecting efforts, leasing or rent of public housing, lands, buildings or facilities of any home project, as defined in Acts No. 125 and No. 126, approved May 6, 1938, as amended [17 L.P.R.A. §§ 1 et seq. and 17 L.P.R.A. 31 et seq.] and every property of any nature belonging to or used in connection

therewith and every interest and legal or equitable right on the same, and the liens thereon, as well as debts secured by said liens.

The above listed activities with regard to all rental housing projects for low income persons, developed with funds of the United States Government under the Public Housing Program and preceding entities, as well as those projects developed with financing secured by said federal entities are deemed to be transferred to the Administration. All rental housing projects for low income persons, developed with Commonwealth of Puerto Rico Funds or financed through obligations secured by them, are also hereby transferred to the Administration.

The funds, chattel and real estate, personnel, files, contracts, agreements, obligations and all income or capital assets of any kind, nature or description, rights and privileges, licenses, permits and authorizations inherent or related to the activities transferred by virtue of this Act, are hereby transferred to the Administration, to be used for the aims and purposes of this Act.

Section 10. — Additional Program Transfers. (17 L.P.R.A. § 1009)

The Secretary may transfer other programs, services, units, divisions or branches of the Department to the Administration, with the purpose of achieving an effective integration and coordination of the administration of public housing and rendering of essential services to their residents. Any transfer made by the Secretary by virtue of this section must be written down in a document clearly stating the transferred functions, responsibilities, funds and transferred resources. A copy of this document must be remitted to the Legislature, to the Governor of Puerto Rico and to the Government's Office of the Management and Budget no later than fifteen (15) days following the date on which the Secretary and the Board authorizes the transfer of the program, service, unit, division or branch of the Department involved.

Whenever he deems it necessary and feasible, the Secretary may advise the Governor to transfer the services, activities, functions and resources of the Coordination Office for Assistance and Services to Residential Project Citizens (OCASCIR) and any other program, activity or service established administratively or through executive order of the Governor, to the Administration. In those cases that the Governor performs the transfer, he shall determine the manner and effective date and shall take the measures he deems necessary or convenient so that operation and services of said Office or any other activity, program or service transferred to the Administration according to what is authorized in this section, are not affected.

The Administration and the OCASCIR Program shall establish those working agreements which will allow the development of a joint and comprehensive effort to raise the quality of life of the residents and which facilitate the future integration of these services. When the Secretary deems it necessary, to avoid duplication of efforts, he may recommend to the Governor of Puerto Rico, that in the exercise of the faculties conferred to him through Section 9 of Act No. 52 of July 1, 1986, [1 L.P.R.A. § 559], to provide for the transfer of those programs, functions and resources destined for the exclusive benefit of public housing residents by the RED Program to the Administration.

Section 11. — Organization of Transferred Programs. (17 L.P.R.A. § 1010)

The Administrator shall organize the programs, services, units, divisions and branches that are transferred to the Administration through this Act and any others that are transferred in the future, in such a way that services are not affected and that the purposes of this Act are complied with. For the purposes of this restructuring, the Administrator shall take into consideration the claims and indications of the programs and services transferred, those of public housing project residents and, in particular, those of the Board, for the purpose of ensuring the greater effectiveness of the administration's services.

Section 12. — Public Housing Improvement Fund. (17 L.P.R.A. § 1011)

A special fund is hereby created in the Department of the Treasury designated as the "Public Housing Improvement Fund", which shall be nourished by appropriations from the Legislature of Puerto Rico, from income originating from the collection of rent of public housing projects under their administration built with local funds, as well as from donations and transfers from any other agencies of the federal government or income from special funds and donations by private persons and entities. This fund shall be administered according to the regulations established by the Secretary of the Treasury and shall be destined exclusively to attend to the ends and purposes of the Administration.

Section 13. — Regulations. (17 L.P.R.A. § 1012)

The Administrator is hereby empowered to adopt the rules and regulations that are needed for the execution of this Act and for the financing of the Administration and of the programs, services, units, divisions or branches that are transferred to it through this Act. These regulations shall not take effect until approved by the Board.

Such regulations, except those for internal operation of the Administration, shall be subject to the provisions of Act No. 170 of August 12, 1988, as amended, [3 L.P.R.A. §§ 2101 et seq.], known as the "Uniform Administrative Procedures Act".

Section 14. — Exemptions. (17 L.P.R.A. § 1013)

All rights, exemptions, contributions, fees or taxes granted by any previous act to the bodies, programs, units, divisions or branches transferred through this Act, are hereby granted and extended to the Administration under the same terms, scope and privileges established in the act under which they were granted.

Section 15. — Collaboration of Public Agencies. (17 L.P.R.A. § 1014)

To fulfill the purposes of this Act, the Administrator may request the services, facilities and personnel of any public agency and municipality, and they may render and offer him/her their services. Any official or employee of a public agency who is temporarily transferred to the Administration by virtue of the provisions of this section, shall retain all his/her rights, benefits, classification and position in the former public agency.

The Administrator, through the Board, may likewise request any public agency to carry out a study or investigation needed to comply with the purposes of this Act.

Section 16. — Term for Transfers of Programs and Services. (17 L.P.R.A. § 1001 note)

The Secretary shall transfer the programs, services, units, divisions and branches ordered by this Act to the Administration, no later than three (3) months after its date of approval. To those effects, he may delegate on any officials of the Department to carry out all steps connected with said transfers and to adopt the necessary measures to ensure that the Administration can assume the direction and administration of programs, services, units, divisions and branches that are transferred without their being interrupted or affected.

Among the transitory measures to be adopted, the preparation of a fiscal auditing of the programs and services, units, divisions and branches transferred to the Administration through this Act shall be ordered, to ensure that all operations are carried out properly, and to specify the amounts that can be segregated and transferred to the Special Fund.

Section 17. — Transitory Provisions. (17 L.P.R.A. § 1001 note)

The provisions of this Act shall not affect the vested rights of the personnel attached to the programs, services, units, divisions and branches of the Department which are transferred to the Administration.

The personnel shall retain the rights, benefits, classification and position they hold as of the day the authorized transfer, carried out and shall not be discharged, transferred or removed from their positions, except for the cause and through the applicable legal procedure.

No provision in this Act shall be construed to modify, alter or invalidate any agreement, contract, accord, claim or obligation which has been granted or contracted according to applicable laws and which is in force on the date of approval of this Act.

Section 18. — Appropriation of Funds. (17 L.P.R.A. § 1001 note)

The sum of two million (2,000,000) dollars is hereby appropriated to the Public Housing Administration, from unencumbered funds in the Commonwealth Treasury, to cover its initial expenses for the organization and implementation of this Act. In subsequent years, the funds needed for the implementation of this Act shall be consigned in the Commonwealth of Puerto Rico General Expense Budget Joint Resolution.

The Public Housing Administration is hereby authorized to incur obligations up to the sum of three million (3,000,000) dollars to complete its organization expenses and those to implement this Act during the 1989-90 fiscal year, subject to prior approval by the Office of the Budget and Management.

Section 19. — Effectiveness. (17 L.P.R.A. § 1001 note)

This act shall take effect immediately after its approval to the sole effects of appropriating the funds provided in Section 18 of this Act and those provisions regarding the appointment

of the Administrator. The remaining provisions shall take effect one hundred and eighty (180) days after their approval.

Note. This compilation was prepared by Puerto Rico OMB staff who have striven to ensure it is complete and accurate. However, this is not an official compilation and may not be completely free of error. It contains all amendments incorporated for reading purposes only. For accuracy and exactitude please refer to the act original text. Compiled by the Office of Management and Budget Library.