

PUBLIC HOUSING GREEN NEW DEAL ACT

Sen. Bernie Sanders and Rep. Alexandria Ocasio-Cortez

SECTION 1. SHORT TITLE

SECTION 2. PURPOSES

SECTION 3. DEFINITIONS

SECTION 4. IMPROVED ARCHITECTURAL DESIGN IN GOVERNMENT HOUSING PROGRAMS

- Modernizes and enhances existing law related to architectural design in government housing.

SECTION 5. DECLARATION OF POLICY

Declares that it is the policy of the United States to guarantee a right to housing for all individuals, strengthen neighborhoods, and address the failures of the free market in housing.

SECTION 6. GREEN NEW DEAL PUBLIC HOUSING GRANTS

Sec.6(a) Establishes seven federal grant programs to public housing authorities to rehabilitate, upgrade, innovate and transition public housing into zero-carbon homes:

Sec.6(a)(1) Grants for Community Workforce Development – Provides grants for workforce development and to create high-paying jobs for public housing residents. PHAs that development workforce programs including apprenticeship, certificate or associates degree programs, technical assistance for businesses owned by public housing residents, and other career development tools will be given priority for earlier funding awards.

Sec.6(a)(2) Grants for Deep Energy Retrofits – Provides funding for physical needs assessments and deep energy retrofits at public housing projects.

Sec.6(a)(3) Grants for Energy Efficiency, Water Quality, and Building Electrification – Provides funding for physical needs assessments, appliance and product upgrades, building electrification infrastructure, water infrastructure upgrades. These upgrades must meet ENERGY STAR standards or other HUD approved standards for no less than five years.

Sec.6(a)(4) Grants for Community Energy Generation – Provides funding for the establishment and expansion of renewable community energy generation. PHAs will be allowed to retain up to 90 percent of any profits from selling this energy and residents will be given the opportunity where possible to determine how the funds shall be used.

Sec.6(a)(5) Grants for Recycling and Zero-Waste Programs – Provides funding for recycling and zero-waste programs within PHAs.

Sec.6(a)(6) Grants for Community Resiliency and Sustainability – Provides funding to community projects including but not limited to energy storage, child care centers, community gardens, clean transportation access, and healthy food options. Funding can also be used for capital projects to ensure all units are safe, sanitary and in a state of good repair.

Sec.6(a)(7) Grants for Climate Adaptation and Emergency Disaster Response – Provides funding for construction and ongoing costs from climate adaptation and disaster recovery.

Section 6(b) In order to receive grant funding, eligible entities must:

- **Supporting manufacturing, including “Buy America” requirements**

*If you have questions or your boss would like to cosponsor, please contact
Alex Beaton (housing) Alex.Beaton@budget.senate.gov or
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- **Ensure high-road labor standards by complying with Davis-Bacon, being a party to a project labor agreement, not requiring mandatory arbitration in disputes, and not classifying workers and independent contractors except under certain conditions.**
 - **Guarantee community engagement with public hearings and resident councils.**
 - **Certify to Congress a full accounting of the funds to prevent price gouging.**
 - **Entities may use up to 5 percent of grant awards to build organizational capacity.**
- Sec.6(b)(1) Selection Grant Applications for Awards** – Establishes preferences to ensure funds reach the neediest communities first, and requires the Secretary to allow PHAs to apply for multiple grants in a single application.
- Sec.6(b)(3)** – Guarantees that residents the opportunity to comment on grant applications.
- Sec.6(f) Report** – Secretary shall report on progress and developments of eligible entities receiving grants and total progress regarding the purposes of this Act.
- Sec.6(h) Resident Protection** – Guarantees residents the opportunity to return to their homes, provides enhanced tenant protection vouchers during renovations, and prevents the loss of units.
- Sec.6(i) Appropriations** – Appropriates such sums as necessary to carry out these grants.

SECTION 7. HUD SECTION 3 PROGRAM FOR ECONOMIC OPPORTUNITIES

- Updates the 30-year-old Section 3 program to ensure that public housing residents share in the economic prosperity of the Green New Deal.
- Provides additional funds and economic awards to local agencies that innovate and produce a successfully synchronized local program utilizing grants to ensure that hiring and contracting opportunities go to public housing residents;
- Ensures data reporting accountability; and
- Provides job opportunities to residents through stronger hiring and contracting requirements.

SECTION 8. FAMILY SELF-SUFFICIENCY PROGRAM

- Increases utilization of the FSS program by providing financial and technical assistance to eligible entities in order to help maximize local resident participation in the grant programs.
- Funds new FSS program and expands existing programs, and encourages best practices by synchronizing FSS programs with Section 3 hiring and contracting requirements.

SECTION 9. RESIDENT COUNCILS

- Codifies Resident Councils, makes 16-year-olds eligible to vote for councils, and increases the maximum monthly stipend for officers to \$1,000.

SECTION 10. REPEAL OF FAIRCLOTH AMENDMENT

- Repeals the Faircloth Amendment to allow the construction of new public housing units.

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