



Bill Summaries for the National Safe and Healthy Housing Coalition Annual Meeting May 2010

Healthy Housing Council Act of 2009 (H.R. 3793, S.1658) —Establishes in the executive branch an independent Interagency Council on Healthy Housing. Requires the Council to: (1) review federal programs and services that provide housing, health, energy, or environmental services to families and individuals; (2) monitor, evaluate, and recommend improvements in existing programs and services administered, funded, or financed by federal, state, and local agencies; (3) recommend ways to reduce duplication among federal programs and services; and (4) ensure collaboration among and within agencies in the provision and availability of such programs and services.

Safe and Healthy Housing Act of 2009 (H.R. 3891)—Directs the Director of the National Institute of Environmental Health Sciences and the Administrator of the Environmental Protection Agency (EPA) to evaluate the health effects of housing-related health hazards for which limited research or understanding of causes or associations exists. Directs the Secretary of Housing and Urban Development (HUD), acting through the Director of the Office of Healthy Homes and Lead Hazard Control (Director), to implement studies of the assessment, prevention, and control of housing-related health hazards. Directs the Administrator of the EPA to study how sustainable building features in existing housing affect the quality of the indoor environment, the prevalence of housing-related health hazards, and the health of occupants. Directs the Secretary of HUD, acting through the Director, to complete the analysis of data collected for the National Survey on Lead and Allergens in Housing and the American Healthy Housing Survey. Directs the Administrator of the EPA to expand current indoor environmental monitoring efforts to establish baseline levels of indoor chemical pollutants and their sources. Requires the Director of the Centers for Disease Control and Prevention (CDC) to determine the data and resources needed to establish a healthy housing data collection system. Directs the Secretary of HUD, acting through the Director, to: (1) develop improved methods for evaluating, reducing, and preventing health hazards in housing; (2) support development of objective measures for a healthy residential environment; (3) promote the incorporation of healthy housing principles in post-disaster environments as well as ongoing practices and systems, and of health considerations into green and energy-efficient construction and rehabilitation; (4) improve the dissemination of healthy housing information; and (5) promote state and local level healthy housing efforts. Amends the Public Health Service Act with respect to the CDC Program Capacity on Housing-Related Health Hazard. Directs the Administrator of the EPA, acting through the director of the Office of Children's Health Protection and Environmental Education (OCHPEE), to address health hazards in the home environment, with particular attention to children, the elderly, and families with limited resources. Directs the Secretary of HUD, acting through the Director, to award health hazard reduction grants to reduce significant structural, health, and safety hazards in the home. Directs the Secretary of Agriculture, acting through the Cooperative State Research, Education, and Extension Service, to establish a competitive grant

program to promote education and outreach on housing-related health hazards. Amends the Housing and Community Development Act of 1992 with respect to enforcement of the lead disclosure rule. Establishes within the EPA voluntary products and materials and housing labeling programs. Specifies the duties of the EPA Administrator with respect to the Healthy Home Seal of Approval. Directs the EPA Administrator, acting through the OCHPEE, to provide public education and outreach on environmental health risks experienced by the elderly, and low-cost methods for addressing them. Directs the Secretary of HUD, acting through the Director, to award funds for a Health Hazards Outreach competitive grant program. Directs the Secretary of HUD (acting through the Director), the Director of the CDC, and the Administrator of the EPA to establish a national healthy housing media campaign.

Community Building Code Administration Grant Act of 2009 (S. 970, H.R. 2246)—Requires the Secretary of Housing and Urban Development, to the extent amounts are made available for grants under this Act, to award grants, on a competitive basis and with federal matching funds, to qualified local building code enforcement departments to increase staffing, provide staff training, increase staff competence and professional qualifications, support individual certification or departmental accreditation, or for capital expenditures specifically dedicated to department administration. Sets forth criteria for rating and ranking of grant proposals.

Safe Chemicals Act of 2010 (S. 3209)—(1) Provides EPA with sufficient information to judge a chemical's safety. Requires manufacturers to develop and submit a minimum data set for each chemical they produce, while also preventing duplicative or unnecessary testing. EPA will have full authority to request additional information needed to determine the safety of a chemical. (2) Prioritizes chemicals based on risk. Calls on the EPA to categorize chemicals based on risk, and focus resources on evaluating those most likely to cause harm. (3) Ensures safety threshold is met for all chemicals on the market. Places the burden of proof on chemical manufacturers to prove the safety of their chemicals. All uses must be identified and determined safe for the chemical to enter the market or continue to be used. (4) Takes fast action to address highest risk chemicals. Requires EPA to take fast action to reduce risk from chemicals that have already been proven dangerous. In addition, the EPA Administrator is given authority to act quickly if any chemical poses an imminent hazard. (5) Creates open access to reliable chemical information. Establishes a public database to catalog the information submitted by chemical manufacturers and the EPA's safety determinations. The EPA will impose requirements to ensure the information collected is reliable. (6) Promotes innovation and development of green chemistry. Establishes grant programs and research centers to foster the development of safe chemical alternatives, and brings some new chemicals onto the market using an expedited review process.

Livable Communities Act of 2010 (S. 1619 and H.R. 4690)—Establishes in the Department of Housing and Urban Development (HUD) an Office of Sustainable Housing and Communities (OSHC). Establishes in the executive branch an independent Interagency Council on Sustainable Communities. Requires the OSHC Director to establish a program to make comprehensive planning grants and sustainability challenge grants to eligible entities (partnerships between a consortium of units of general local government and an eligible partner, which may be a metropolitan planning organization, a rural planning organization, a regional council, or a state). Requires the

use of a comprehensive planning grant to carry out a project to: (1) coordinate land use, housing, transportation, and infrastructure planning processes across jurisdictions and agencies; (2) identify potential regional partnerships for developing and implementing a comprehensive regional plan; (3) conduct or update housing, infrastructure, transportation, energy, and environmental assessments to determine regional needs and promote sustainable development; (4) develop or update a comprehensive regional plan or goals and strategies to implement an existing comprehensive regional plan; and (5) implement local zoning and other code changes necessary to implement a comprehensive regional plan and promote sustainable development. Requires the use of a sustainability challenge grant to: (1) promote integrated transportation, housing, energy, and economic development activities carried out across policy and governmental jurisdictions; (2) promote sustainable and location-efficient development; and (3) implement projects identified in a comprehensive regional plan. Directs the OSHC Director to study and report to specified congressional committees on incentives for encouraging lenders to make, and homebuyers and homeowners to participate in, energy-efficient mortgages and location-efficient mortgages.

Home Star Energy Retrofit Act of 2010 (H.R. 5019 and S. 3177)—Requires the Secretary of Energy to establish: (1) the Home Star Retrofit Rebate Program to provide rebates to contractors to be passed through as discounts to homeowners who retrofit their homes to achieve energy savings; (2) a Federal Rebate Processing System to enable rebate aggregators to submit claims for reimbursement; and (3) a national retrofit website and public information campaign that provide information on the Program. Requires the Secretary to: (1) develop a network of rebate aggregators that can facilitate the delivery of rebates to reimburse participating contractors and vendors for discounts provided to homeowners for energy efficiency retrofit work; (2) ensure that rebate aggregation services are available to all homeowners at the lowest reasonable cost; and (3) develop guidelines for states to allow utilities participating as rebate aggregators to count the energy savings from their participation toward state-level energy saving targets. Sets forth eligibility criteria for, and responsibilities of, rebate aggregators. Establishes: (1) a Silver Star Home Energy Retrofit Program to award rebates during the first year after this Act's enactment to reimburse participating contractors and vendors for discounts provided to homeowners for retrofit work that installs specified energy saving measures, including air-sealing and insulation measures, duct seal or replacement, window or door replacement, heating or cooling system replacement, and water heater replacement; and (2) a Gold Star Home Energy Retrofit Program to award rebates to reimburse participating accredited contractors and vendors for retrofit work that achieves whole home energy savings. Sets forth provisions concerning: (1) the amount of the rebates (up to \$3,000 per home for Silver Star rebates or \$8,000 per home for Gold Star rebates); and (2) the treatment of rebates for tax purposes (excluded from taxable income). Requires states that receive funding under this Act to submit to the Secretary plans to implement quality assurance programs that cover residential energy efficiency retrofit work sponsored or provided under this Act. Requires the Secretary to establish a Home Star Energy Efficiency Loan Program to make funds available to states to support financial assistance provided by qualified financing entities for qualifying energy saving measures under the Silver Star or Gold Star programs.

Energy Efficiency in Housing Act of 2009 (S. 1379 and H.R. 2336)—Directs the Secretary of Housing and Urban Development (HUD) to establish: (1) annual energy efficiency participation

incentives for HUD programs to achieve substantial improvements in energy efficiency; (2) budget-neutral incentives to encourage lenders to make energy-efficient and location-efficient mortgages; (3) incentives for increasing the energy efficiency of multifamily housing subject to mortgages insured under the National Housing Act; and (4) an energy efficiency demonstration program for multifamily housing projects assisted with project-based rental assistance. Amends the Housing and Community Development Act of 1992 to: (1) require the Director of the Federal Housing Finance Agency (FHFA) to assign an additional housing credit for compliance with Federal Mortgage Insurance Association (Fannie Mae) and Federal Home Loan Mortgage Corporation (Freddie Mac) housing goals for energy efficient mortgages; and (2) require the HUD Secretary to establish a commission to develop and recommend model mortgage products and underwriting guidelines that provide market-based incentives to incorporate energy efficiency upgrades and location efficiencies in new mortgage loan transactions. Amends the Federal Housing Enterprises Financial Safety and Soundness Act of 1992 to require Fannie Mae and Freddie Mac to develop loan products and flexible underwriting guidelines to facilitate a secondary market for energy-efficient and location-efficient mortgages for low and moderate income families and for second and junior mortgages made for purposes of energy efficiency or renewable energy. Amends the National Housing Act to require the Secretary, in applying underwriting standards for mortgages on single-family housing, to consider the impact on the income of borrowers under Federal Housing Administration (FHA) mortgage insurance programs and Native American and Native Hawaiian loan guarantee programs from savings on utility costs resulting from energy efficiency standards established by this Act. Amends the Home Mortgage Disclosure Act of 1975 to require the collection of information on energy-efficient and location-efficient mortgages. Requires the Secretary to develop and implement a pilot program for the financing of capital improvements to improve the energy efficiency and conservation of assisted housing projects. Amends the United States Housing Act of 1937 to prohibit the Secretary from making a site revitalization grant unless the applicant's proposed revitalization plan meets specified Green Developments requirements. Amends the Financial Institutions Reform, Recovery, and Enforcement Act of 1989 to require real estate appraisals, in determining the value of a property, to consider any renewable energy sources or energy-conserving improvements or features of the property. Establishes in the Treasury the Alternative Energy Sources State Revolving Fund to provide loans to states and Indian tribes to carry out renewable energy and energy conservation activities. Authorizes the Secretary to make grants to nonprofit organizations to increase low-income community development capacity. Authorizes the Secretary to make loan guarantees for the financing of renewable energy systems leased for residential use. Amends the Federal Deposit Insurance Act to establish green banking centers to provide energy efficiency information to consumers seeking a mortgage, home improvement loan, or home equity loan. Requires the Comptroller General to report to Congress on the impact of this Act on the availability of affordable mortgages. Requires the Secretary to obtain information from public housing agencies on the energy costs of their housing units and report such information to Congress.