



June 2, 2022

The Honorable Charles E. Schumer  
Majority Leader  
S-221 Capitol  
Washington, DC 20510

The Honorable Mitch McConnell  
Republican Leader  
S-230 Capitol  
Washington, DC 20510

The Honorable Nancy Pelosi  
Speaker  
H-222 Capitol  
Washington, DC 20515

The Honorable Kevin McCarthy  
Republican Leader  
H-204 Capitol  
Washington, DC 20515

Dear Leaders:

BuildingAction, the Coalition for Sustainable Buildings, and the undersigned companies and organizations urge you to ensure that the building energy provisions in the Build Back Better plan are included in any clean energy legislation passed by Congress.

BuildingAction was formed in 2020 to unite the diverse voices of the building sector to advocate for bipartisan policies that transform America's buildings. Our members and allies are a broad cross-section of the stakeholders who create and use buildings, from design professionals and product manufacturers to commercial building owners and faith-based organizations. We know that, with the right policies in place, we can dramatically reduce the energy consumption of America's buildings while creating millions of well-paying jobs.

This goal is more important than ever. Buildings account for more than 40 percent of the nation's greenhouse gas emissions and 70 percent of electricity consumption. We have made great strides in recent years to reduce the energy footprint of the built environment – but there is much more to do: the total square footage of the globe's building stock will double by 2060, the equivalent of building a brand-new New York City *every single month for the next 40 years*. We are at an inflection point, where transformational change is in sight, but the risk of losing our momentum is very real.

That's why any legislation Congress considers to promote clean energy *must* include buildings.

Investing in cleaner, healthier buildings also brings significant economic benefits to our country. Constructing and maintaining these buildings employs millions of people in hundreds of different vocations, from architects and engineers to contractors and maintenance staff. The construction, operation and renovation of buildings are potent job creators. As a Building Action 2019 review of economic studies found, "fiscal investments in construction, particularly of energy efficient buildings, is a sizable job creator. . . [and] such investments can create more jobs than similar investments in other sectors."

The House-passed version of H.R. 5376, the *Build Back Better Act*, and proposed Senate reconciliation committee texts include several bipartisan provisions that would ignite efforts to transform America's buildings, to save energy, make them more resilient to natural disasters and spur significant job creation. These include:

### Financing Green Buildings

Both the House-passed H.R. 5376 and the Senate Finance Committee draft make important updates to tax incentives that help building owners finance energy efficient buildings, including:

- Expanding and improving the 179D Energy Efficiency Commercial Building Tax Deduction and making nonprofits and Tribal governments eligible. (House Sec. 136303/Senate draft Sec. 126303)
- Expanding and strengthening the Sec. 25C Homeowner Energy Efficiency Tax Credit. (House Sec. 136301/Senate draft Sec. 126301)
- Expanding the 45L tax credit for new home construction, offering \$2,500 for ENERGY STAR homes and \$5,000 for net-zero ready homes. (House Sec. 136304/Senate draft Sec. 126304)

### Housing

The House-passed bill provides historic investments in making America's homes more energy efficient, helping homeowners save money while reducing our dependence on fossil fuels, including:

- Providing \$6.2 billion to state energy offices to provide rebates for home retrofits, including \$360 million for workforce training. (House Sec. 30411)
- Significant rebates for the electrification of highly efficient homes, including billions of dollars targeted to low-income and tribal homes. (House Sec. 30412)
- Funding to improve the energy and water efficiency and climate resilience of affordable housing. (House Sec. 40006)
- Funding to help make energy and water efficiency improvements in rural rental housing, as well as funds for Native American housing, elderly housing, and housing for people with disabilities. (House Sec. 40008)

### Schools, Public and Non-Profit Buildings

The House-passed legislation recognizes the importance of ensuring that public community buildings, as well as those owned by non-profit and charitable organizations, have the support they need to become healthier and more sustainable by providing:

- Funding to states for grants for energy efficiency, resilience, renewable and grid integration improvements to public and nonprofit buildings. (House Sec. 30421)
- Funding for EPA grants, technical assistance and other activities to monitor and reduce air pollution in the nation's schools. (House Sec. 30107)
- Assistance to replace lead service lines, as well as for installation and maintenance of lead filtering and remediation technologies at schools and childcare facilities serving disadvantaged communities. (Senate draft Sec. 30301)

### Federal Facilities

As one of the largest landlords in the world, the federal government has a special obligation to lead the way in making its buildings more efficient, which not only saves taxpayers money, but spurs the development and deployment of new technologies. Provisions that should be preserved include:

- Funding for GSA for emerging and sustainable technologies, and related sustainability and environmental programs. (House Sec. 80007)
- Additional support for GSA's Federal Buildings Fund to convert GSA-owned or managed buildings to high-performance green buildings. (House Sec. 110010/Senate draft Sec. 30805)
- Additional funding to help modernize and improve the efficiency of NOAA, NIST and NSF facilities. (House Secs. 70205, 90011, 90018)
- Investments in VA infrastructure to meet immediate and long-term needs. (House Sec. 120001)

### Resilience

Recognizing that the impacts of a changing climate are already affecting communities across the country, the House bill and Senate proposals both provide FEMA with \$150 million for federal assistance to state, local, tribal, and territorial governments to ensure that future construction within their jurisdictions is resilient. (House Sec. 110008/Senate draft Sec. 50015)

### Building Codes

The federal government has an important role to play in helping states and localities adopt the latest energy codes. Both the House bill and Senate proposals invest in code adoption, including \$100 million for assistance adopting and implementing latest codes, and \$200 million for zero energy and equivalent stretch codes. (House Sec. 30422/Senate draft Sec. 70132)

### Workforce

The bills recognize that putting energy efficiency construction and retrofits in place requires a well-trained workforce. Both the House-passed bill and Senate proposals provide funding to help train contractors to perform home energy efficiency retrofits. (House Sec. 30411; Senate draft Sec. 70123)

Individually, each provision above helps improve our environmental and energy outlook. Combined, they represent one of the largest federal commitments to the transformation of America's building stock in history.

Together, these policies will reduce our carbon footprint. They will create well-paying jobs. And they will make the spaces where we live, work, worship, learn and heal safer, more resilient and more sustainable for generations to come.

As Congress deliberates an energy and jobs package, we stand ready to serve as a resource to you. We urge you to maintain and enact the sustainable building provisions.

Sincerely,

BuildingAction

American Library Association

American Society of Interior Designers

ASHRAE

Build With Strength Coalition

Building Decarbonization Coalition

Building Energy Exchange STL

Calmura Natural Walls Inc.

CannonDesign

Carrier Global Corporation

Catholic Climate Covenant

CLC Global

Coalition for Smarter Buildings  
D and J Investments  
David Del Vecchio Architect, LLC  
Day and Night Solar  
DesignGLXY LLC  
DOSU Studio Architecture  
e-On Batteries  
Electrical Generating Systems Association  
Elizabeth Gray Designs  
Energy and Environmental Building Alliance  
EPDM Roofing Association  
FC3 Architecture+Design  
Forefront, LLC  
Green Leaf Architecture and Specification Support  
Hellmuth & Bicknese Architects  
IAPMO  
Inovues  
Institute for Market Transformation  
International Facility Management Association  
International Well Building Institute  
Jackson Surgical Services, Inc.  
Jason Klumb LLC  
Jennifer L. Johnson LLC.  
Leslie Gustavson & Co., LLC  
Mechanical Insulators Labor Management and Cooperative Trust  
Michigan Energy Options  
National Association of Energy Service Companies  
National Association of State Energy Officials  
National Electrical Contractors Association  
National Housing Trust  
National Ready Mix Concrete Association

National Religious Partnership for the Environment  
NextGen Industries, Inc.  
North Carolina Building Performance Association  
PAD Designs  
Padi, Inc.  
Peter J. Arsenault, Architect  
Preservation Action  
[re]Build America's School Infrastructure Coalition (BASIC)  
RSC Services International LLC  
Schneider Electric  
Sheet Metal and Air Conditioning Contractors National Association  
Somfy  
Steel Framing Industry Association  
Structural Insulated Panel Association  
Trane Technologies  
U.S. Hemp Building Association  
Ygrene Energy Fund