AMENDMENT IN THE NATURE OF A SUBSTITUTE
TO H.R. 6528
OFFERED BY MR. TORRES OF NEW YORK

Strike all after the enacting clause and insert the following:

SECTION 1. SHORT TITLE.

This Act may be cited as the “Housing Temperature Safety Act of 2022”.

SEC. 2. TEMPERATURE SENSOR PILOT PROGRAM.

(a) IN GENERAL.—The Secretary shall establish a temperature sensor 3-year pilot program to provide grants to public housing agencies and owners of covered federally assisted rental dwelling units to install and test the efficacy of temperature sensors in residential dwelling units to ensure such units remain in compliance with temperature requirements.

(b) APPLICATION.—The Secretary shall, not later than 180 days after the date of the enactment of this Act, establish eligibility criteria for participation in the pilot program established pursuant to subsection (a) and such criteria shall be designed to ensure—

(1) the pilot program includes a diverse range of participants that represent different geographic
regions, climate regions, unit sizes and types of housing; and

(2) the functionality of the temperature sensors that will be tested, including internet connectivity requirements.

(c) INSTALLATION.—Each public housing agency or owner of a covered federally assisted rental dwelling unit that receives one or more temperature sensors under this Act shall, after receiving written permission from the resident of a dwelling unit, install such temperature sensor and monitor the data from such temperature sensor.

(d) COLLECTION OF COMPLAINT RECORDS.—

(1) IN GENERAL.—Each public housing agency or owner of a covered federally assisted rental dwelling unit that receives one or more temperature sensors under this Act shall collect and retain information about temperature-related complaints and violations.

(2) DEFINITIONS.—The Secretary shall, not later than 180 days after the date of the enactment of this Act, define the terms temperature-related complaints and temperature-related violations for the purposes of this Act.

(e) DATA COLLECTION.—
(1) **IN GENERAL.**—Data collected from temperature sensors provided to public housing agencies and owners of covered federally assisted rental dwelling units under this Act shall be retained until the Secretary notifies the public housing agency or owner that the pilot program and the evaluation of the pilot program are complete.

(2) **PERSONALLY IDENTIFIABLE INFORMATION.**—The Secretary shall, not later than 180 days after the date of the enactment of this Act, establish standards for the protection of personally identifiable information collected during the pilot program by public housing agencies, owners of federally assisted rental dwelling units, and the Secretary.

(f) **PILOT PROGRAM EVALUATION.**—

(1) **INTERIM EVALUATION.**—Not later than 12 months after the establishment of the pilot program under this Act, the Secretary shall publicly publish and submit to the Congress a report that—

(A) examines the number of temperature-related complaints and violations in federally assisted rental dwelling units with temperature sensors, disaggregated by temperature sensor technology and climate region—
(i) that occurred before the installation of such sensor, if known; and

(ii) that occurred after the installation of such sensor; and

(B) identifies any barriers to full utility of temperature sensor capabilities, including broadband Internet access and tenant participation.

(2) Final Evaluation.—Not later than 36 months after the conclusion of the pilot program established by the Secretary under this Act, the Secretary shall publicly publish and submit to the Congress a report that—

(A) examines the number of temperature-related complaints and violations in federally assisted rental dwelling units with temperature sensors, disaggregated by temperature sensor technology and climate region—

(i) that occurred before the installation of such sensor; and

(ii) that occurred after the installation of such sensor;

(B) identifies any barriers to full utility of temperature sensor capabilities, including
broadband Internet access and tenant participation; and

(C) compare the utility of various temperature sensor technologies based on—

(i) climate zones;

(ii) cost;

(iii) features; and

(iv) any other factors identified by the Secretary.

(g) DEFINITIONS.—For the purposes of this Act:

(1) TEMPERATURE SENSOR.—The term “temperature sensor” means an internet capable temperature reporting device able to measure ambient air temperature to the tenth degree Fahrenheit and Celsius.

(2) COVERED FEDERALLY ASSISTED HOUSING.—The term “covered federally assisted rental dwelling unit” means a residential dwelling unit that is made available for rental and for which assistance is provided, or that is part of a housing project for which assistance is provided, under—

(A) the program for project-based rental assistance under section 8 of the United States Housing Act of 1937 (42 U.S.C. 1437f);
(B) the public housing program under the United States Housing Act of 1937 (42 U.S.C. 1437 et seq.);

(C) the program for supportive housing for the elderly under section 202 of the Housing Act of 1959 (12 U.S.C. 1701q); or

(D) the program for supportive housing for persons with disabilities under section 811 of the Cranston-Gonzalez National Affordable Housing Act (42 U.S.C. 8013).

(3) OWNER.—The term “owner” means—

(A) with respect to the program for project-based rental assistance under section 8 of the United States Housing Act of 1937 (42 U.S.C. 1437f), any private person or entity, including a cooperative, an agency of the Federal government, or a public housing agency, having the legal right to lease or sublease dwelling units;

(B) with respect to public housing program under the United States Housing Act of 1937 (42 U.S.C. 1437 et seq.), a public housing agency or an owner entity of public housing units as defined in section 905.108 of title 24, Code of Federal Regulations;
(C) with respect to the program for supportive housing for the elderly under section 202 of the Housing Act of 1959 (12 U.S.C. 1701q), a private nonprofit organization as defined under section 202(k)(4) of the Housing Act of 1959; and

(D) with respect to the program for supportive housing for persons with disabilities under section 811 of the Cranston-Gonzalez National Affordable Housing Act (42 U.S.C. 8013), a private nonprofit organization as defined under section 811(k)(5) of section 811 of the Cranston-Gonzalez National Affordable Housing Act.

(4) SECRETARY.—The term “Secretary” means the Secretary of Housing and Urban Development.

(h) AUTHORIZATION OF APPROPRIATIONS.—There are authorized to be appropriated to the Secretary—

(1) such sums as may be necessary for the Secretary to provide grants to owners of covered federally assisted rental dwelling units participating in the pilot program established under this Act;

(2) such sums as may be necessary for the Secretary to administer the pilot program established under this Act; and
(3) such sums as may be necessary for the Secretary to provide technical assistance to owners of covered federally assisted rental dwelling units that are participating in the pilot program established under this Act.