

The Honorable Kathy Hochul  
Governor of New York State  
NYS State Capitol Building  
Albany, NY 12224

October 20, 2021

Dear Governor Hochul:

Congratulations on your elevation to Governor of New York. We represent organizations committed to fighting climate change with equitable solutions that benefit the communities suffering the worst impacts of pollution and with the least access to clean energy. We urge you to make a massive investment in better buildings in New York, starting in disadvantaged urban and rural communities, where buildings are the least efficient and costs are highest.

Better buildings means housing that is affordable, free of indoor pollution, and environmentally sustainable. It means workplaces and schools that are comfortable, healthy, and sustainable. Better buildings should contribute to resilient communities where the rights of tenants and undocumented residents are protected, and where generational wealth can be built by Black and Brown households.

Buildings account for one-third of New York's greenhouse gas emissions because most of us still warm our spaces, cook our food, and heat our water by burning fossil fuels right inside our buildings. Now, we must equitably phase out these fossil fuels and ensure that people can afford to switch to modern geothermal and air source heat pumps and induction stoves - a process called beneficial electrification.

Please take action in your upcoming State of the State and 2022 legislative agenda to:

- Set a state target of at least 2 million energy-efficient, all-electric homes by 2030, at least half of which will be new and existing affordable housing in and for Disadvantaged Communities
- Create a Green Affordable Housing Fund for Disadvantaged Communities
- End fossil fuel expansion with building standards and utility regulation
- Create thousands of high quality, high-paying career jobs, with priority for disadvantaged communities and priority populations

In New York State, we take pride in having passed the most aggressive and equitable climate legislation in the country. But we have woefully underinvested in housing in Black, Brown and low-income communities, compounding decades of harm from redlining, gentrification and

inequitable access to everything from heating and air-conditioning to shade trees. This legacy of disinvestment has led to deferred maintenance and the presence of mold, asbestos, and lead in our homes. These hazards harm our health, create barriers to weatherization and energy efficiency, and contribute to disproportionate exposure to extreme heat and cold. Now, we are learning that combustion of fossil fuels for cooking and heating exacerbates asthma and other respiratory ailments. A report from the Harvard T.H. Chan School of Public Health published in May shows that New York leads the nation in premature deaths from burning gas in buildings with almost 1,000 deaths annually.

The following steps can remedy these ills and put our state on the path to a just and equitable transition:

**Make at least 2 million homes all-electric, highly efficient by 2030**

We call on you to set a statewide target of at least 2 million energy-efficient, all-electric homes by 2030, with at least half representing existing or new affordable housing in and for Disadvantaged Communities, as will be identified by the Climate Action Council's Climate Justice Working Group.

**Launch a Green Affordable Housing Fund for Disadvantaged Communities**

Build upon your \$59 million building decarbonization initiative for schools in disadvantaged communities with a major public investment in fossil-free buildings in Disadvantaged Communities. This fund should pay for tightening the building envelope, improving heat pump and induction stove incentives, upgrading electrical panels, and developing new high performance affordable multifamily buildings. It should also provide weatherization and pre-electrification funding and financing to address the health hazards, structural issues, and electrical requirements needed for efficiency and electrification. Without these investments in pre-efficiency and pre-electrification measures, many buildings - particularly those in Disadvantaged Communities - will not be able to electrify, which will deepen existing inequities. The Fund should leverage federal funding and refundable tax credits with new and existing programs at NYSERDA, the NY Green Bank, Homes and Community Renewal (HCR), the Dormitory Authority of the State of New York (DASNY), the New York Power Authority (NYPA) and the state's utilities. The Green Bank alone could invest \$500 million in this sector, and if New York deployed just 5% of its American Rescue Plan funds to upgrade affordable housing, as Maine has done, we could invest another \$600 million.

**End fossil fuel expansion with building standards and utility regulation**

Modernize building codes to require new buildings to be all-electric and highly efficient, starting in 2024 with accommodations for technical feasibility. Phase out fossil fuels from existing buildings, and launch programs today that pave the way for a 2028 all-electric standard for new heating equipment and appliances. Ensure that all large buildings benchmark and report their

energy usage transparently. Lead by example by encouraging K-12 schools to decarbonize and requiring all state buildings and public colleges to be retrofitted and fully electrified.

These standards should be complemented by supportive energy utility regulations that:

- remove subsidies that fund utility gas line extensions to new customers,
- require a gas planning process that imposes emissions limits on gas utilities and delivers on the equitable clean energy transition mandated by the CLCPA,
- address operating costs by ensuring affordable electricity, delivering on and going beyond the promise that no household should pay more than 6% of their income for energy, and
- finalize a regulatory plan and pathway in 2022 for fully phasing out fossil fuels in buildings.

**Create thousands of high quality, high-paying career jobs, with priority for Disadvantaged Communities and priority populations**

NYSERDA's Clean Energy Industry Report shows we have already created over 125,000 jobs for building contractors, electricians, plumbers and others to make our buildings more energy efficient -- over three quarters of New York's clean energy jobs. Adopting policies to drive electrification and dramatically increase coverage of affordable housing can more than double this figure, help us rebuild our economy, and make New York a jobs and economic powerhouse in decarbonization. The state should ensure that at least half of these jobs go to Disadvantaged Communities and should create on-the-job training and certification/degree programs, union apprenticeship programs, and regional hiring halls. Heat pump and induction stove bulk purchasing programs could attract manufacturing to the state. State agencies can also encourage the development of clean thermal utility networks, which show promise to retrain utility workers and scale clean heating in populated areas. In short, all agencies engaged in building decarbonization and energy efficiency should fully leverage their procurement, contracting, licensing, permitting, credentialing, program participation, subsidy, and incentive power vis-a-vis industry to lock in enforceable commitments to job access (recruitment, hiring, etc.) and job quality (wages, benefits, working conditions, etc.) to see verifiable and sustainable returns on public investment in job training and workforce development.

You have an opportunity to transform New York's buildings with funding and policies that will improve our health and quality of life, increase housing affordability in underserved, under-represented, and historically excluded communities, and create hundreds of thousands of good jobs -- all while attacking the climate crisis head on.

We look forward to sharing more details and working with you to make a historic investment to improve our living conditions, our health, our economy, and our climate.

Sincerely,

AAUW Kingston NY  
ABC Earth Care Team  
Acadia Center  
Air Source LLC  
All Our Energy  
Alliance for Clean Energy NY  
Alliance for a Green Economy  
Alternative Carbon Energy Systems, Inc.  
Anthony's Heating and Contracting LLC  
Association for Energy Affordability  
Aztech Geothermal, LLC  
Bedford 2030  
Big Reuse  
Brian R Duggan, JD, PG Environmental Professional  
Bright Energy Services  
Bronx Climate Justice North  
Bronx Jews for Climate Action  
Brooklyn For Peace  
Broome Tioga Green Party  
Buffalo Geothermal LLC  
Building Decarbonization Coalition  
Building Performance Contractors Association of NY  
Campaign for Renewable Energy  
Catskill Mountainkeeper  
Church Women United in New York State  
Citizen Action of New York  
Citizens For Local Power  
Citizens' Environmental Coalition  
Climate Action Campaign  
Climate Change Awareness & Action  
Climate Justice Cornell  
Climate Reality Finger Lakes Greater Region NY Chapter  
Climate Reality Project - Hudson Valley & Catskills Chapter  
Climate Reality Project - Peconic Region  
Climate Reality Project - Westchester Chapter  
Climate Smart Philipstown  
Climate Solutions Accelerator of the Genesee-Finger Lakes Region  
ClimateMama  
ClimateMaster, Inc.

CNY Poor People's Campaign  
CNY Solidarity Coalition  
Central New York Regional Planning and Development Board (CNYRPDB)  
Coalition Against the Rockaway Pipeline  
Coalition to Protect New York  
Color Henrietta Green  
Color Brighton Green  
Community Advocates for a Sustainable Environment  
Community Preservation Corporation  
Compressor Free Franklin  
Concerned Citizens of Lansing  
Concerned Health Professionals of New York  
Crown Heights Jewish Community Council  
Dailey Electric, Inc.  
Dandelion Energy  
Dryden Resource Awareness Coalition  
E2 (Environmental Entrepreneurs)  
Earthjustice  
EarthKind Energy Consulting  
Ecosave  
Ellenville NAACP  
Elmirans and Friends Against Fracking  
Environmental Action Coalition  
Environmental Advocates NY  
Environmental Justice Task Force of the Western NY Peace Center  
Erie County Green Party  
Finger Lakes ReUse, Inc.  
Food and Water Watch  
For the Many  
Fossil Free Tompkins  
Frack Action  
FrackBustersNY  
Gas Free Seneca  
GBC Sustainability Team  
Get Your GreenBack Tompkins  
Grassroots Environmental Education  
Greater Syracuse Tenants Network  
Green Education and Legal Fund  
Green and Healthy Homes Initiative  
Green Home Logic, Inc.

Green Ossining  
Green Party of Onondaga County  
Green Team LI  
Greenfaith LI  
GreeningUSA  
HabitatMap  
Healing and Protecting Our Land Together - A Call to Prayer  
Heat/Cool Smart Brooklyn  
HeatSmart CNY  
HIGHMARK Building Efficiency  
Hudson River Sloop Clearwater, Inc.  
Hudson Valley Green Party  
Indivisible Harlem  
Integral Building + Design  
Interfaith Climate Justice Community  
Interfaith Climate Justice Community of WNY  
LaMorte Electric Heating and Cooling  
Long Island Activists  
Long Island Progressive Coalition  
Margert Community Corporation  
Metro New York Chapter, Climate Reality Project  
Mothers Out Front (Adirondacks)  
Mothers Out Front Chemung County  
Mothers Out Front Dutchess County  
Mothers Out Front - Long Island  
Mothers Out Front New York  
Mothers Out Front Westchester Rivertowns  
Mothers Out Front- Tompkins  
NAACP Mid Manhattan Branch  
Nassau Hiking & Outdoor Club  
Natural Resources Defense Council  
Network for a Sustainable Tomorrow  
New Paltz Climate Action Coalition  
New Paltz Climate Smart  
New Paltz Interfaith Earth Action  
New York City Environmental Justice Alliance  
New York Climate Action Group  
New York Community Energy Cooperative  
New York Geothermal Foundation  
New York League of Conservation Voters

New York Public Interest Research Group (NYPIRG)  
New York State Nurses Association  
New York State Public Health Association  
New York Youth Climate Leaders  
New Yorkers for Clean Power  
North American Climate, Conservation and Environment (NACCE)  
North Bronx Racial Justice  
North Country Earth Action  
Northern Westchester Mothers Out Front  
NP Environmental, LLC  
NY Climate Advocacy Project  
NY Energy Democracy Alliance  
NY-GEO New York Geothermal Energy Organization  
NYC 2030 District  
NYPAN Greene  
Orange R.A.P.P. (Residents Against Pilgrim Pipelines)  
Partnership for Policy Integrity  
Partnership for the Public Good  
PathStone Corporation  
PAUSE (People of Albany United for Safe Energy)  
Peace & Justice Committee  
Peace Action New York State  
People for a Healthy Environment  
Peoples Climate Movement - NY  
Plymouth Friends of Clean Water  
Possible Rochester | Possible Planet  
Progressive Women of NY  
Protecting Our Waters  
PUSH Buffalo  
Putnam Progressives  
Ratepayer and Community Intervenors  
Regional Plan Association  
Renewable Energy Long Island  
Renewable Heat Now  
Residents Allied for the Future of Tioga (RAFT)  
Resist Spectra  
Riverkeeper  
Rochester Area Interfaith Climate Action (RAICA)  
Rockland Goes Green  
Rocky Mountain Institute (RMI)

RUPCO  
Rural Housing Opportunities Corp.  
Safe Energy Rights Group  
Sane Energy Project  
Sanford-Oquaga Area Concerned Citizens (S-OACC)  
Seneca Lake Guardian  
Sierra Club Atlantic Chapter  
Sisters of Charity Federation  
Sisters of St. Dominic of Blauvelt, New York  
Sixth Street Community Center  
Solar Tompkins  
Solarize Albany  
Solstice Initiative  
South Asian Fund for Education Scholarship and Training  
South Shore Audubon Society  
Southern Door Community Land Trust, Inc.  
Southern Tier Interfaith Coalition  
Stop NY Fracked Gas Pipeline  
Stop the Algonquin Pipeline Expansion  
StopCricketValley.org  
Sullivan Alliance for Sustainable Development  
SunCommon  
Sunrise Ithaca  
Sunrise NYC  
Sunrise Rochester  
Sustainable Hudson Valley  
Sustainable Tompkins, Inc.  
Sustainable Warwick  
Sustainable Westchester Inc.  
Syracuse Cultural Workers  
Syracuse Democratic Socialists of America (DSA)  
Syracuse Peace Council  
TAP Inc  
The Insulation Man, LLC  
Tompkins County Climate Protection Initiative  
Tompkins County Progressives  
Transition Town Port Washington  
United for Action  
United for Clean Energy  
Universal Human Rights Defenders Coalition



Urban Jobs Task Force  
Urbecon LLC  
UU Congregation of Binghamton, Green Sanctuary  
Village of New Paltz  
WASS (Westchester Alliance for Sustainable Solutions)  
WE ACT for Environmental Justice  
WESPAC Foundation, Inc.  
West Harlem progressive Democratic Club  
Westchester for Change  
Western New York Environmental Alliance  
Western NY Drilling Defense  
Wise Home Energy  
Workers Center of Central New York  
350Brooklyn  
350NYC

Cc:

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Rory Christian, Chair and CEO  
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RoAnn Destito, Commissioner of Office of General Services  
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Carl Heastie, Speaker  
Senator Kevin Parker, Chair Energy and Transportation  
Senator Todd Kaminsky, Chair Environmental Conservation  
Senator Brian Kavanaugh, Chair Construction and Community  
Assembly member Michael Cusick, Chair Energy  
Assembly member Steve Englebright, Chair Environmental Conservation  
Assembly member Steven Cymbrowitz, Chair Housing



Acadia Center



ACE NY ALLIANCE FOR CLEAN ENERGY NEW YORK, INC.



AGREE New York Alliance for a Green Economy



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ASSOCIATION FOR ENERGY AFFORDABILITY



BEDFORD 2030

CLIMATE ACTION NOW



BIG REUSE



BUFFALO GEOTHERMAL HEATING www.BuffaloGeothermalHeating.com



BUILDING DECARBONIZATION COALITION



BPCA Building Performance Contractors Association of NYS



Citizens Environmental Coalition

CITIZEN ACTION! OF NEW YORK

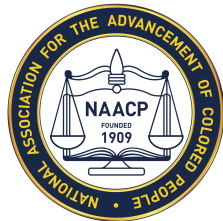
CITIZENS FOR LOCAL POWER

CC AA Climate Change Awareness & Action



CLIMATE JUSTICE CORNELL







Local Chapter:  
**TOMPKINS  
COUNTY  
PROGRESSIVES**



**NEW YORK  
PROGRESSIVE  
ACTION  
NETWORK**



New York State  
**NURSES  
ASSOCIATION**



**NBxRJ**

North Bronx Racial Justice

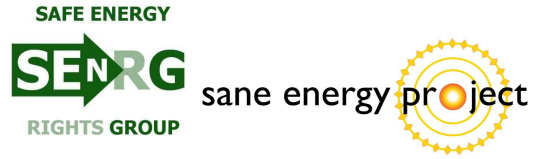


PARTNERSHIP  
FOR THE  
PUBLIC GOOD

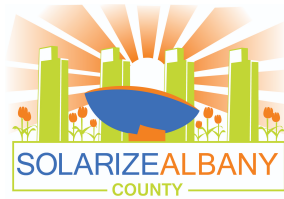


**PROGRESSIVE  
WOMEN of NY**

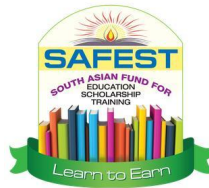




SIERRA CLUB ATLANTIC CHAPTER



SOLSTICE INITIATIVE



SASD | Sullivan Alliance for Sustainable Development suncommon®



SUSTAINABLE HUDSON VALLEY



sustainable tompkins



sustainable warwick



SUSTAINABLE WESTCHESTER



The Climate Reality Project® WESTCHESTER, NY CHAPTER



The Climate Reality Project® NEW YORK CITY METRO CHAPTER

