

119TH CONGRESS
2D SESSION

H. R. 5184

IN THE SENATE OF THE UNITED STATES

JANUARY 12, 2026

Received; read twice and referred to the Committee on Energy and Natural
Resources

AN ACT

To authorize the Secretary of Energy to transmit to the Secretary of Housing and Urban Development recommendations for changes to preemptive energy conservation standards applicable to manufactured homes.

1 *Be it enacted by the Senate and House of Representa-*
2 *tives of the United States of America in Congress assembled,*

1 **SECTION 1. SHORT TITLE.**

2 This Act may be cited as the “Affordable Housing
3 Over Mandating Efficiency Standards Act” or the “Af-
4 fordable HOMES Act”.

5 **SEC. 2. RECOMMENDATIONS FOR REVISIONS TO STAND-**
6 **ARDS FOR MANUFACTURED HOUSING.**

7 (a) RECOMMENDATIONS.—Section 413 of the Energy
8 Independence and Security Act of 2007 (42 U.S.C.
9 17071) is amended—

10 (1) by amending subsection (a) to read as fol-
11 lows:

12 “(a) RECOMMENDATIONS FOR REVISIONS TO STAND-
13 ARDS.—The Secretary may transmit to the Secretary of
14 Housing and Urban Development recommendations for re-
15 visions to the preemptive energy conservation standards
16 established under section 604(g) of the Housing and Com-
17 munity Development Act of 1974 (42 U.S.C. 5403(g)).”;

18 (2) by amending subsection (b) to read as fol-
19 lows:

20 “(b) CRITERIA FOR RECOMMENDATIONS.—Any rec-
21 ommendations for revisions to a preemptive energy con-
22 servation standard transmitted under this section shall—

23 “(1) be based on a determination of the cost-
24 effectiveness of such standard as proposed to be re-
25 vised, taking into consideration life cycle construc-
26 tion and operating costs;

1 “(2) include estimates of the impact of such
2 standard as proposed to be revised on the initial
3 purchase price of manufactured homes; and

4 “(3) be developed taking into consideration—

5 “(A) factory construction techniques and
6 limitations unique to manufactured homes;

7 “(B) climate zones established by the Sec-
8 retary of Housing and Urban Development;

9 “(C) alternative methods that achieve
10 equivalent or improved energy performance as
11 compared to such standard as proposed to be
12 revised; and

13 “(D) estimated payback periods for any
14 added costs arising from such standard as pro-
15 posed to be revised.”; and

16 (3) by striking subsection (c).

17 (b) NO FORCE OR EFFECT.—The final rule titled
18 “Energy Conservation Program: Energy Conservation
19 Standards for Manufactured Housing” published by the
20 Department of Energy in the Federal Register on May

1 31, 2022 (87 Fed. Reg. 32728), shall have no force or
2 effect.

Passed the House of Representatives January 9,
2026.

Attest: KEVIN F. MCCUMBER,
Clerk.