

116TH CONGRESS
1ST SESSION

S. 755

To require carbon monoxide detectors in certain federally assisted housing,
and for other purposes.

IN THE SENATE OF THE UNITED STATES

MARCH 12, 2019

Ms. HARRIS introduced the following bill; which was read twice and referred
to the Committee on Banking, Housing, and Urban Affairs

A BILL

To require carbon monoxide detectors in certain federally
assisted housing, and for other purposes.

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

3 **SECTION 1. SHORT TITLE.**

4 This Act may be cited as the “Safe Housing for Fam-
5 ilies Act”.

6 **SEC. 2. CARBON MONOXIDE DETECTORS IN FEDERALLY AS-**
7 **SISTED HOUSING.**

8 (a) SUPPORTIVE HOUSING FOR THE ELDERLY.—Sec-
9 tion 202(j) of the Housing Act of 1949 (12 U.S.C.
10 1701q(j)) is amended by adding at the end the following:

1 “(9) CARBON MONOXIDE DETECTORS.—

2 “(A) IN GENERAL.—Each owner of a
3 dwelling unit assisted under this section shall
4 ensure that not less than 1 carbon monoxide
5 detector is installed per floor in the dwelling
6 unit in accordance with standards and criteria
7 acceptable to the Secretary for the protection of
8 occupants in the dwelling unit.

9 “(B) REHABILITATION.—Each owner of a
10 dwelling unit assisted under this section that is
11 located in a property that is undergoing or
12 planning a substantial rehabilitation project
13 shall ensure that, during that rehabilitation, not
14 less than 1 carbon monoxide detector is in-
15 stalled per floor in the dwelling unit in accord-
16 ance with standards and criteria acceptable to
17 the Secretary for the protection of occupants in
18 the dwelling unit.”.

19 (b) SUPPORTIVE HOUSING FOR PERSONS WITH DIS-
20 ABILITIES.—Section 811(j) of the Cranston-Gonzalez Na-
21 tional Affordable Housing Act (42 U.S.C. 8013(j)) is
22 amended by adding at the end the following:

23 “(7) CARBON MONOXIDE DETECTORS.—

24 “(A) IN GENERAL.—Each dwelling unit as-
25 sisted under this section shall contain not less

1 than 1 carbon monoxide detector installed per
2 floor of the dwelling unit in accordance with
3 standards and criteria acceptable to the Sec-
4 retary for the protection of occupants in the
5 dwelling unit.

6 “(B) REHABILITATION.—Each dwelling
7 unit assisted under this section that is located
8 in a property that is undergoing or planning a
9 substantial rehabilitation project shall, during
10 that rehabilitation, have installed not less than
11 1 carbon monoxide detector per floor of the
12 dwelling unit in accordance with standards and
13 criteria acceptable to the Secretary for the pro-
14 tection of occupants in the dwelling unit.”.

15 (c) PUBLIC AND SECTION 8 HOUSING.—The United
16 States Housing Act of 1937 (42 U.S.C. 1437 et seq.) is
17 amended—

18 (1) in section 3(a) (42 U.S.C. 1437a(a)), by
19 adding at the end the following:

20 “(8) CARBON MONOXIDE DETECTORS.—

21 “(A) IN GENERAL.—Each public housing
22 agency shall ensure, for each dwelling unit in
23 public housing owned or operated by the public
24 housing agency, that not less than 1 carbon
25 monoxide detector is installed per floor in the

1 dwelling unit in accordance with standards and
2 criteria acceptable to the Secretary for the pro-
3 tection of occupants in the dwelling unit.

4 “(B) REHABILITATION.—With respect to
5 public housing for which a public housing agen-
6 cy is undergoing or planning a substantial reha-
7 bilitation project, the public housing agency
8 shall ensure that, during that rehabilitation, not
9 less than 1 carbon monoxide detector is in-
10 stalled per floor in each dwelling unit located in
11 that public housing in accordance with stand-
12 ards and criteria acceptable to the Secretary for
13 the protection of occupants in the dwelling
14 unit.”; and

15 (2) in section 8(o) (42 U.S.C. 1437f(o)), by
16 adding at the end the following:

17 “(21) CARBON MONOXIDE DETECTORS.—

18 “(A) IN GENERAL.—Each owner of a
19 dwelling unit receiving tenant-based assistance
20 or project-based assistance under this sub-
21 section shall ensure that not less than 1 carbon
22 monoxide detector is installed per floor in the
23 dwelling unit in accordance with standards and
24 criteria acceptable to the Secretary for the pro-
25 tection of occupants in the dwelling unit.

1 “(B) REHABILITATION.—With respect to a
2 property receiving tenant-based assistance or
3 project-based assistance for which the owner is
4 undergoing or planning a substantial rehabilita-
5 tion project, the owner shall ensure that, during
6 that rehabilitation, not less than 1 carbon mon-
7 oxide detector is installed per floor in each
8 dwelling unit assisted in that property in ac-
9 cordance with standards and criteria acceptable
10 to the Secretary for the protection of occupants
11 in the dwelling unit.”.

12 (d) ADDITIONAL FUNDING.—There are authorized to
13 be appropriated to carry out the amendments made by this
14 Act \$1,000,000 for each of fiscal years 2020 through
15 2029.

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