



## OFFICE OF PUBLIC & INDIAN HOUSING

July 26, 2023

Dear Executive Director,

I recently moderated a panel at the White House Summit on Climate Resilience & Sustainability in Affordable Housing where we discussed the Administration's investments and actions to address the climate crisis and shield the most vulnerable from the effects of extreme weather.

This summer we've seen dangerous levels of heat and multi-day extreme heat events across the United States. In response, PIH has identified and clarified **strategies you can implement now to ease the impact of extreme heat patterns for your residents.**

To be clear, **air conditioning is an eligible cost in the public housing program.** PHAs can use Capital Funds to purchase and install air conditioning and use Operating Funds to pay the associated utility costs.

We recommend you consider creating cooling spaces in common areas such as lobbies, community rooms, community centers, vacant or deprogrammed dwelling units, offices or other non-dwelling spaces and making those spaces available to residents so that they have a local place to go to escape the heat.

You are authorized to spend Capital Funds to procure cooling equipment to create cooling spaces either on a permanent or a temporary basis. Further, you may use Operating Funds to pay for the associated costs of providing air conditioning in such spaces in accordance with HUD regulations at 24 CFR 965.505.

Public health experts agree that extreme heat events are a public health threat (see [CDC guidance on heat risk and tips for how to stay safe](#)). Because they can pose an immediate threat to the health/safety of residents, you can take advantage of the provisions in 2 CFR 200 using emergency procurement procedures (2 CFR 200.320(c)(3)) or small purchase procedures (2 CFR 200.320(a)) (up to \$250,000 per contract) for the procurement of A/C equipment. You can also use Capital Funds for the transportation or delivery costs needed to obtain the air conditioning equipment.

While PIH does not currently have requirements that mandate the installation of air conditioning, PHAs that administer public housing in areas that face a significant risk of extreme heat events should strongly consider prioritizing investing in air conditioning in order to protect the health of residents.

I also urge you to revisit [PIH's Disaster Preparedness landing page](#) and to review the [Extreme Temperatures training materials](#) linked there. If you have questions about whether a particular planned expenditure to address a heat event is eligible, you can contact PIH at [PIHOCI@hud.gov](mailto:PIHOCI@hud.gov) to obtain a rapid answer to the question. Thank you for your efforts to protect the health and safety of public housing residents.

Many thanks,

A handwritten signature in blue ink that reads "Richard J. Monocchio". The signature is written in a cursive style.

Richard J. Monocchio  
Principal Deputy Assistant Secretary  
Office of Public and Indian Housing