

1 Title: To amend the Infrastructure Investment and Jobs Act to ensure consideration of affordable
2 housing in the reconnecting communities pilot program, and for other purposes.
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5 Be it enacted by the Senate and House of Representatives of the United States of America in
6 Congress assembled,

7 SECTION 1. SHORT TITLE.

8 This Act may be cited as the “Keeping Housing Affordable in Forgotten Communities Act”.

9 SEC. 2. RECONNECTING COMMUNITIES PILOT 10 PROGRAM.

11 Section 11509 of the Infrastructure Investment and Jobs Act (23 U.S.C. 101 note; Public Law
12 117–58) is amended—

13 (1) in subsection (b)—

14 (A) in paragraph (2), by inserting “, or to create or preserve long-term affordable
15 housing units around the existing eligible facility” after “facility”; and

16 (B) in paragraph (3), by inserting “and to enable the creation or preservation of long-
17 term affordable housing units around the existing eligible facility” after “facility”;

18 (2) in subsection (c)(2)—

19 (A) in subparagraph (A)—

20 (i) in clause (vii), by striking “and” at the end;

21 (ii) in clause (viii), by adding “and” after the semicolon at the end; and

22 (iii) by adding after clause (viii) the following:

23 “(ix) the impact of the removal, retrofit, or mitigation of the eligible facility on
24 the supply of affordable rental and owner-occupied housing in the surrounding
25 area;”;

26 (B) in subparagraph (B), by striking “and” at the end;

27 (C) redesignating subparagraph (C) as subparagraph (D); and

28 (D) by inserting after subparagraph (B) the following:

29 “(C) housing planning activities required in advance of a project to remove, retrofit,
30 or mitigate an existing eligible facility in order to preserve affordable housing around
31 the existing eligible facility, including—

32 “(i) the incorporation of long-term affordability into such a project or the
33 surrounding area through new or existing community land trusts, other shared
34 equity homeownership programs, resident-owned communities, housing
35 cooperatives, or rental housing that will remain affordable for a period of not less
36 than 340 years;

1 “(ii) planning related to the use or purchase of property around the existing
2 eligible facility by a community land trust, [non-profit organization or developer](#),
3 municipality, or land bank for the purpose of creating affordable housing; and

4 “(iii) planning related to the implementation of a land value tax or a tax
5 increment financing district for the purpose of funding affordable housing; and”;

6 (3) in subsection (d)(4)(B)(viii)—

7 (A) in subclause (I), by striking “and” at the end;

8 (B) in subclause (II), by striking the period at the end and inserting “; and”; and

9 (C) by adding at the end the following:

10 “(III) preserving existing affordable housing and preventing displacement
11 of residents.”; and

12 (4) in subsection (e), by adding at the end the following:

13 “(3) JOINT REPORT ON AFFORDABLE HOUSING.—Not later than January 1, 2027, the
14 Secretary and the Secretary of Housing and Urban Development shall submit to the
15 Committee on Environment and Public Works of the Senate and the Committee on
16 Transportation and Infrastructure of the House of Representatives a report that evaluates the
17 program under this section, including—

18 “(A) for the recipients of capital construction grants, data on rent and
19 homeownership costs during and after the award of a grant under this section; and

20 “(B) information about partnerships that recipients of grants under this section have
21 entered into with affordable housing organizations, including community land trusts or
22 other shared equity models, to preserve or develop affordable housing.”.