



March 25, 2026

The Honorable Mike Johnson
Speaker
United States House of Representatives
Washington, DC 20515

The Honorable Hakeem Jeffries
Minority Leader
United States House of Representatives
Washington, DC 20515

The Honorable French Hill
Chairman
Committee on Financial Services
United States House of Representatives
Washington, DC 20515

The Honorable Maxine Waters
Ranking Member
Committee on Financial Services
United States House of Representatives
Washington, DC 20515

Dear Speaker Johnson, Minority Leader Jeffries, Chairman Hill and Ranking Member Waters:

As you prepare for negotiations on a final housing package and a potential conference agreement on the 21st Century ROAD to Housing Act and the Housing for the 21st Century Act, we write to express strong support for including the Preservation and Reinvestment Initiative for Community Enhancement (PRICE) Act which formally authorizes PRICE, a manufactured housing community revitalization program, at the U.S. Department of Housing and Urban Development (HUD). PRICE has bipartisan support in both chambers, receiving appropriations over multiple years on a bipartisan basis. The PRICE Act was introduced on a bipartisan basis in both the Senate and House, where it is led by Representatives Don Bacon (R-NE) and Suzanne Bonamici (D-OR), and passed the Senate with widespread bipartisan support as part of the larger housing bill.

Congress has led the way in advancing market-driven solutions to our nation's housing supply and affordability challenges, including streamlining outdated federal requirements, improving existing programs, and empowering state and local partners. Authorization of PRICE aligns squarely with that approach by using a targeted, time-limited federal role to support private investment in existing manufactured housing communities that already provide some of the most affordable unsubsidized homes in the country.

Manufactured housing is a critical source of attainable homeownership and naturally occurring affordable housing for working families, seniors, and veterans in both rural and suburban communities. Yet many older communities face significant infrastructure and health-and-safety needs—such as water, sewer, roads, and basic rehabilitation—that current tools are not well-designed to address. Without modest, flexible reinvestment, these communities are at risk of closure or significant rent spikes when infrastructure fails, or private capital cannot be deployed at scale. The first PRICE grant opportunity issued in February 2024 was highly oversubscribed, with applicants requesting \$14 for every \$1 available, demonstrating the high level of need in communities across the country.

The PRICE Act is designed to fill this narrow gap by allowing HUD to provide competitive grants to states, localities, and local manufactured housing community partners to leverage private and

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state capital to make infrastructure and rehabilitation investments in manufactured housing communities, subject to accountability and preservation requirements. Rather than creating a new permanent entitlement, PRICE is structured as a preservation-focused, partnership-driven tool that supports long-term stability for homeowners and residents while protecting taxpayers.

Incorporating the PRICE authorization into the final House package would:

- Preserve existing low-cost homes at a fraction of the cost of new construction, reducing pressure on overstretched federal housing programs.
- Support small businesses, local owners, and community-based operators who are willing to reinvest in these communities but face financing gaps for basic infrastructure and rehabilitation.
- Provide states and local governments with an optional tool—rather than a mandate—to address manufactured housing preservation where it makes sense in their markets.

Through its own work, the House has demonstrated that it is focused on practical, fiscally responsible solutions that protect existing homeowners and renters. By including PRICE authorization in the final bill, the House can further strengthen that focus and help ensure any final package reflects both chambers' shared commitment to expanding and preserving housing supply, increasing homeownership, reducing regulatory barriers, and protecting taxpayers.

We respectfully urge you to preserve the PRICE authorizing language in the final bill agreed to by the House and Senate. Doing so would represent a pragmatic step toward preserving affordable homes, supporting local decision-making, and advancing a durable, bipartisan housing package that can be signed into law.

Thank you for your leadership and for your continued work to address the nation's housing challenges through fiscally responsible, market-oriented reforms.

Sincerely,

ROC USA
California Center for Cooperative Development
CASA of Oregon
CoNorth
Elevation Community Land Trust
Habitat for Humanity of Greater Charlottesville
Housing Assistance Council
Keweenaw Bay Indian Community
mhp (Minnesota Housing Partnership)
National Housing Conference
National Consumer Law Center (on behalf of its low-income clients)
National Council of State Housing Agencies (NCSHA)
New Hampshire Community Loan Fund
Next Step Network
Northwest Center for Cooperative Development (NWCDC)
Opportunity Finance Network
Thistle
UnidosUS