



Representative Craven, Chair

House Judiciary Committee

Rhode Island House of Representatives

March 18th, 2025

RE: Green Energy Consumers Alliance Supports House Bill 5446

Dear Chair Craven and members of the committee,

On behalf of Green Energy Consumers Alliance and our thousands of members across Rhode Island, **I write in strong support of House Bill 5446**, which would amend the Residential Landlord and Tenant Act to allow tenants to implement certain energy conservation measures.

Reducing Building Emissions is Critical to Meeting our Act on Climate

Residential buildings contribute an estimated [20.5% of Rhode Island's greenhouse gas \(GHG\) emissions](#) and reducing those emissions is critical for the state to get on track to meeting its Act on Climate mandates. Implementing energy efficiency measures can be easy for individuals that own their dwelling, but harder for tenants to access without permission from their landlord. This act would amend that difficulty, allowing tenants at their own expense to implement energy conservation measures.

Allowing tenants to make these changes empowers renters to reduce their carbon footprint and see potential cost savings from the implemented energy conservation measures. Without this allowance, tenants may reside in leaky or inefficient dwellings that could be easily remedied. This amendment would benefit both landlord and tenant because the tenant would be allowed to implement conservation measures and benefit from those measures, and the landlord would remain protected from any conservation measures that would require structural changes.

According to the legislation, the tenant would have to notify their landlord they wish to correct the existing condition but after failure to comply with a request within 20 days, the tenant would be permitted to undertake these conservation measures. Additionally, any changes must follow state and local codes and be done in a skilled manner which would ensure the dwelling is not damaged by any measures the tenant wishes to take. This would protect the landlord from structural or damaging measures, while still allow the tenant to install measures within reason that benefit them.

Conclusion

To reduce emissions from our residential building sector, tenants should be allowed to implement energy conservation measures in their dwelling if their landlord is not complying with requests made by the tenant. Green Energy Consumers Alliance thanks Representative Handy for introducing this important legislation and urges the Committee and full General Assembly to vote in favor of its passage.

Sincerely,

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