

ASSEMBLY, No. 1968

STATE OF NEW JERSEY

219th LEGISLATURE

PRE-FILED FOR INTRODUCTION IN THE 2020 SESSION

Sponsored by:

Assemblyman DANIEL R. BENSON

District 14 (Mercer and Middlesex)

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District 36 (Bergen and Passaic)

SYNOPSIS

Provides gross income tax deduction for costs of certain green home improvements that increase building systems resiliency.

CURRENT VERSION OF TEXT

Introduced Pending Technical Review by Legislative Counsel.



(Sponsorship Updated As Of: 5/12/2021)

5 **BE IT ENACTED** *by the Senate and General Assembly of the State*
6 *of New Jersey:*

20 2. This act shall take effect immediately and apply to taxable
21 years ending after the date of enactment.

26 This bill provides a New Jersey gross income tax deduction of up
27 to \$5,000 for green building home improvement costs incurred
28 during a taxable year by a taxpayer on their principle residence.
29 The costs of environmentally friendly home improvements that are
30 intended to be rewarded by this income tax deduction are those that
31 use green home technologies that make the taxpayer's principal
32 residence building systems more resilient, including but not limited
33 to protection against threats of water, mold, wind, fire, extreme
34 temperatures and precipitation levels and storm damage. The term
35 resiliency in green building design reflects defensive technologies
36 that improve the ability of building systems to withstand or bounce
37 back from challenges posed by extreme weather events, with
38 minimal or even no damage. These improvements must also
39 conform with the requirements, strategies and compliance paths to
40 establishing green building performance targets under the New
41 Jersey Green Building Manual's standards for existing residential
42 buildings.

The New Jersey Green Building Manual was established pursuant to N.J.S.A.52:27D-130.6 to define baseline performance for green buildings and to provide best practice guidance to owners and builders who participate in any state program that either encourages or requires the construction of green buildings. In addition, there have been several major state and regional

1 legislative initiatives over the last 40 years that have created the
2 foundation for green building policy in New Jersey.

3 How a building is designed and its systems operate clearly affect
4 the users of the building, the community, and the environment.
5 Green building aims to minimize negative environmental and
6 human health impacts that may result from buildings, restore
7 degraded environments, and contribute to the sustainable
8 management of our air, energy, water and other resources. These
9 methods provide positive and healthy environments that draw
10 connections to more satisfying and productive economic outcomes.
11 Adopting green building practices offers an opportunity to achieve
12 these benefits; compared with conventional building practices,
13 green buildings have demonstrated reductions in energy use by
14 30%, carbon dioxide emissions by 35%, water use by 50%, and
15 construction waste by 50% or more (USGBC, National Research
16 Agenda, 2007).

17 The barrier that the New Jersey Green Building Manual seeks to
18 overcome is the slow dissemination of lessons from building-
19 specific performance evaluations into general practice. Builders
20 and users of green buildings have repeatedly asked to know more
21 about what works. The information presented in the best practice
22 strategies and case studies and underlying the compliance paths,
23 which set a baseline of performance for green buildings in New
24 Jersey, were created with the objective of fulfilling this need.