

A BILL

To abolish the Department of Housing and Urban Development, repeal the Department of Housing and Urban Development Act, and for other purposes.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled,

SECTION 1. SHORT TITLE.

This Act may be cited as the “Department of Housing and Urban Development Abolition Act of 2026”.

SECTION 2. FINDINGS.

Congress finds the following:

(1) The Department of Housing and Urban Development (HUD) funds public and assisted housing, community development, and homelessness programs, insures mortgages through the Federal Housing Administration, and enforces fair housing laws.

(2) By funding local housing and community development and regulating housing markets, the Department expends money drawn from the Treasury on objects that are not among the enumerated powers of Congress, exceeding the “general Welfare” clause of Article I, Section 8, Clause 1, which James Madison explained in Federalist No. 41 is limited by the specific powers enumerated after it and confers no separate power to spend for any object Congress may choose.

(3) The functions of the Department are not “necessary and proper for carrying into Execution” any power vested by the Constitution in the Government of the United States and therefore find no support in Article I, Section 8, Clause 18, which Madison in Federalist No. 44 described as a means of executing powers already granted rather than a source of new ones, as the Anti-Federalist writer Brutus warned in his first essay of 1787 it would otherwise become.

(4) The Department exercises lawmaking power by issuing rules and standards that carry the force of law, contrary to Article I, Section 1, which vests “All legislative Powers herein granted” in the Congress alone, which may not transfer them to officers unaccountable to the people at the ballot box.

(5) By conditioning local zoning and land use on federal grant requirements, the Department violates the Due Process Clause and Takings Clause of the Fifth Amendment, which provide that no person shall “be deprived of life, liberty, or property, without due process of law” and that private property shall not “be taken for public use, without just compensation”.

(6) By adjudicating housing complaints and imposing penalties through administrative proceedings, the Department denies Americans the Seventh Amendment’s guarantee that “In

Suits at common law, where the value in controversy shall exceed twenty dollars, the right of trial by jury shall be preserved.”

(7) By regulating private housing transactions under claimed civil-rights authority, the Department exceeds Section 5 of the Fourteenth Amendment, which empowers Congress only “to enforce, by appropriate legislation,” the Amendment’s prohibitions upon the States, and which confers no general power to regulate private persons or matters of local concern.

(8) In carrying out its functions, the Department disregards the Ninth Amendment, which provides that “The enumeration in the Constitution, of certain rights, shall not be construed to deny or disparage others retained by the people,” including the right of the people to order their own lives, property, and affairs free of federal direction in matters the Constitution does not commit to the Federal Government.

(9) The Constitution delegates to the United States no power over housing, land use, and community development. By funding local housing and community development and regulating housing markets, the Department exercises powers that the Tenth Amendment reserves “to the States respectively, or to the people,” contrary to Federalist No. 45, in which Madison described the powers delegated to the Federal Government as “few and defined” and those remaining in the States as “numerous and indefinite.”

(10) The Declaration of Independence affirms that governments are instituted to secure the unalienable rights of the people and derive “their just powers from the consent of the governed,” and it charged the Crown with having “erected a multitude of New Offices, and sent hither swarms of Officers to harass our people, and eat out their substance.” The Department perpetuates the centralized administration the Declaration condemned.

(11) Abolishing the Department of Housing and Urban Development and repealing the Department of Housing and Urban Development Act will reduce the size and cost of the Federal Government, return to the States and to the people the powers the Constitution reserves to them, and restore the constitutional principles of limited government and enumerated powers.

SECTION 3. ABOLITION OF THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT.

(a) In General.—The Department of Housing and Urban Development is hereby abolished effective immediately following the enactment of this Act.

(b) Wind-Down Operations.—Immediately following the enactment of this Act, the President shall designate an appropriate official to expeditiously wind down the operations of the Department of Housing and Urban Development, ceasing all functions, none of which shall be transferred to any other department or agency of the Federal Government.

(c) Transfer of Assets and Liabilities.—All assets, liabilities, contracts, property, and records of the Department of Housing and Urban Development shall be transferred to the designated

official under subsection (b) for appropriate disposition.

(d) Employee Transition.—Employees of the Department of Housing and Urban Development shall be offered opportunities for reassignment within the federal government or provided with severance and retraining assistance as prescribed by existing federal law.

SECTION 4. REPEAL OF THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT ACT.

(a) In General.—The Department of Housing and Urban Development Act (42 U.S.C. 3531 et seq.), as amended, is hereby repealed in its entirety.

(b) Conforming Amendments.—The United States Code and all other relevant Federal laws are amended by—

(1) striking all references to the Department of Housing and Urban Development and to other entities or structures established by the Department of Housing and Urban Development Act;

(2) terminating every function of the Department of Housing and Urban Development, no part of which shall be reassigned to any other department or agency of the Federal Government; and

(3) making such other conforming changes as necessary to reflect the repeal and the permanent abolition of the Department of Housing and Urban Development.

(c) Effective Date.—The repeal under this section shall take effect immediately following the enactment of this Act.

SECTION 5. TRANSITION PROVISIONS.

(a) No Restoration of Prior Structures.—No element of the Department of Housing and Urban Development shall revert to its organizational structure as it existed prior to the enactment of the Department of Housing and Urban Development Act, and no function of the Department of Housing and Urban Development shall be restored to any predecessor department, agency, or office.

(b) Permanent Abolition.—No department, agency, office, or other entity shall be established to carry out the functions of the Department of Housing and Urban Development abolished by this Act.

SECTION 6. SEVERABILITY.

If any provision of this Act, or the application thereof to any person or circumstance, is held invalid, the remainder of the Act and the application of such provision to other persons or circumstances shall not be affected thereby.