

Senator Pam Helming

Representing the 54th New York Senate District



NY's Energy Policies are Driving Up Costs and Standing in the Way of New Housing Opportunities

By Senator Pam Helming – 54th New York State Senate District

In New York, there is a real and growing need for more housing, especially what I refer to as attainable housing. These are homes that working families, seniors, and first-time homebuyers can actually afford. But there is a major issue standing in the way of getting these homes built: our electric grid simply cannot meet the current power demands.

Competition generally drives prices down, something the Governor emphasized when she spoke about New York's housing crisis and the need to bring 800,000 new homes online. But across the state, housing projects are being delayed or even canceled due to a lack of energy capacity. This is limiting supply and driving up costs. In Ontario County alone, more than 650 new homes are at risk of not being built. The reason? The required electric capacity does not exist. And the cost to bring in the electric for this single project falls between \$10–\$25 million. This big price tag will take these new homes from attainable to unaffordable.

Our electric grid is stretched thin, and the problem is getting worse. It is no surprise that the New York Independent System Operator's June 2025 report confirmed our state is on track for a serious capacity issue. Nor is it surprising that the New York State Comptroller, in a July 2024 report, cited concerns about the financial impact of climate mandates, like the all-electric requirements, on ratepayers who are already struggling to pay their utility bills. And the utility companies recently proposed rate increases are only going to make things financially tougher for working people and our seniors.

New York State and the utility companies had years to plan for and invest in the upgrades needed to support growing energy demands and a shifting energy landscape. It's time to acknowledge that shutting down reliable energy sources, along with pushing all-electric mandates, like electric school buses and all-electric homes, isn't working. These actions are driving up costs and put public safety, housing development, and basic grid reliability at risk.

To make our state more affordable and increase housing stock, common sense must prevail. Expanding our nuclear energy program is a good start to a long-term goal, but more must be done in the short term. That's why I will continue working with local leaders, housing developers, and utility companies to find solutions to meet our housing demands and lower utility costs. And why I will continue to call on the Governor and the majority leaders to push back the implementation of their unrealistic green energy plan.

At the end of the day, affordable and reliable power isn't optional. It's essential for our communities, our economy, and our future