

**AMENDMENT TO**  
**RULES COMMITTEE PRINT 119-33**  
**OFFERED BY MR. KRISHNAMOORTHY OF ILLINOIS**

At the end of title XVII, add the following new subtitle:

1 **Subtitle \_\_\_\_\_—Judicial Space and**  
2 **Facilities Management Effectiveness Act of 2026**  
3

4 **SEC. 17\_\_\_\_. SHORT TITLE.**

5 This subtitle may be cited as the “Judicial Space and  
6 Facilities Management Effectiveness Act of 2026”.

7 **SEC. 17\_\_\_\_. PILOT PROGRAM FOR TRANSFER OF CERTAIN**  
8 **JUDICIAL BRANCH ACCOMMODATIONS AND**  
9 **AUTHORITY OF THE DIRECTOR.**

10 (a) **IN GENERAL.**—Chapter 41 of title 28, United  
11 States Code, is amended by inserting after section 604 the  
12 following:

13 **“§ 604A. Pilot program for transfer of jurisdiction,**  
14 **custody, and control of certain judicial**  
15 **branch accommodations to the Director;**  
16 **authority of the Director**

17 **“(a) DEFINITIONS.**—In this section:

1           “(1) ADMINISTRATOR.—The term ‘Adminis-  
2           trator’ means the Administrator of General Services.

3           “(2) ALTER.—The term ‘alter’ includes—

4                   “(A) preliminary planning, engineering, ar-  
5                   chitectural, legal, fiscal, and economic investiga-  
6                   tions and studies, conducting surveys, preparing  
7                   designs, plans, working drawings, specifications,  
8                   and procedures, and other similar actions nec-  
9                   essary for the alteration of any space or facility;  
10                  and

11                   “(B) repairing, remodeling, improving, ex-  
12                   tending, or making any other change in any  
13                   space or facility.

14           “(3) CONSTRUCT.—The term ‘construct’ in-  
15           cludes preliminary planning, engineering, architec-  
16           tural, legal, fiscal, and economic investigations and  
17           studies, conducting surveys, preparing designs,  
18           plans, working drawings, specifications, and proce-  
19           dures, and any other similar action necessary for the  
20           construction of any space or facility.

21           “(4) COURT ACCOMMODATION.—The term  
22           ‘court accommodation’ includes—

23                   “(A) the chambers and courtrooms of the  
24                   Judiciary (other than the Supreme Court of the  
25                   United States); and

1           “(B) accommodations for all court-related  
2           functions and for probation offices, pretrial  
3           service offices, Federal Public Defender Organi-  
4           zations, the United States Sentencing Commis-  
5           sion, the Administrative Office of the United  
6           States Courts, the Federal Judicial Center, and  
7           any other administrative or clerical personnel  
8           associated with the Judiciary.

9           “(5) DIRECTOR.—The term ‘Director’ means  
10          the Director of the Administrative Office of the  
11          United States Courts.

12          “(6) FACILITY; BUILDING.—The terms ‘facility’  
13          or ‘building’ mean any building or other structure,  
14          including its grounds, approaches, appurtenances,  
15          and parking spaces, or any part thereof.

16          “(7) FEDERAL AGENCY; PROPERTY.—The  
17          terms ‘Federal agency’ and ‘property’ have the  
18          meanings given the terms ‘federal agency’ and ‘prop-  
19          erty’, respectively, in section 102 of title 40.

20          “(8) PILOT PROGRAM.—The term ‘pilot pro-  
21          gram’ means the program of all real property, to in-  
22          clude federally owned property and leases, in up to  
23          10 judicial districts and the Thurgood Marshall Fed-  
24          eral Judiciary Building, where jurisdiction, custody,  
25          and control have been transferred to the Director

1           “(9) PUBLIC BUILDING.—The term ‘public  
2 building’ has the meaning given the term in section  
3 3301(a) of title 40.

4           “(10) SPACE.—The term ‘space’ means any in-  
5 terest, whether fee simple or otherwise, in real prop-  
6 erty, including land, buildings, structures, or parts  
7 thereof.

8           “(b) LIMIT TO PILOT PROGRAM.—This section shall  
9 only apply to the pilot program.

10          “(c) AUTHORITY OF DIRECTOR.—The Director is au-  
11 thorized to establish a Judiciary Buildings Service under  
12 the direction of the Administrative Office of the United  
13 States Courts to—

14           “(1) acquire, by purchase, condemnation, dona-  
15 tion, exchange, transfer, or otherwise, any space or  
16 facility that the Director determines to be necessary  
17 for the provision of court accommodations;

18           “(2) manage and operate any space or facility  
19 described in paragraph (1);

20           “(3) alter any space or facility that is acquired  
21 under the authority of this section as the Director  
22 determines is necessary for the provision of court ac-  
23 commodations;

24           “(4) acquire and exercise any option for the ac-  
25 quisition or lease of any land or an interest in land

1 as the Director determines is necessary for the pro-  
2 vision of court accommodations;

3 “(5) construct such facilities as the Director de-  
4 termines is necessary for the provision of court ac-  
5 commodations;

6 “(6) lease, or acquire and exercise any option  
7 for the acquisition of a lease, any space or facility  
8 as the Director deems necessary for the provision of  
9 court accommodations and manage that lease;

10 “(7) outlease space;

11 “(8) contract for utility services;

12 “(9) secure facilities in coordination with the  
13 United States Marshals Service and the Federal  
14 Protective Service;

15 “(10) provide by contract or otherwise for the  
16 provision of amenities, such as childcare, cafeterias,  
17 physical fitness centers, credit unions, and others, to  
18 serve tenants and, if appropriate, the public;

19 “(11) pay rent and make repairs, alterations,  
20 and improvements under the terms of a lease for  
21 court accommodations entered into by, or trans-  
22 ferred to, the Director;

23 “(12) pay ground rent for buildings owned by  
24 the Federal Government or occupied by Federal  
25 agencies, and pay rent in advance for leased prop-

1           erty if required by law or if the Director determines  
2           that advance payment is in the interest of the Judi-  
3           ciary; and

4           “(13) perform such other duties as necessary to  
5           implement this section.

6           “(d) DELEGATION OF AUTHORITY.—The Director  
7           may delegate any authority authorized by this section. The  
8           Director may authorize successive redelegation of author-  
9           ity as permitted by this section.

10          “(e) ARCHITECTURAL, ENGINEERING, AND CON-  
11          STRUCTION SERVICES.—The Director is authorized to em-  
12          ploy, by contract or otherwise, the services of architec-  
13          tural, engineering, and construction firms, corporations,  
14          or individuals, to the extent the Director may require such  
15          services for any space or facility authorized to be con-  
16          structed or altered under this section.

17          “(f) OPERATION AND MAINTENANCE.—The Director  
18          is authorized to employ, by contract or otherwise, the serv-  
19          ices of corporations, firms, or individuals for the operation  
20          and maintenance of any building under the jurisdiction,  
21          custody, and control of the Director, to the extent the Di-  
22          rector may require such services.

23          “(g) CONSTRUCTION.—

24                  “(1) REPLACEMENT OF EXISTING BUILD-  
25                  INGS.—If the Director considers it to be in the best

1 interest of the Judiciary to construct a new space or  
2 facility to take the place of an existing space or fa-  
3 cility, the Director may demolish the existing build-  
4 ing and use the site on which it is located for the  
5 site of the proposed space or facility. If the Director  
6 believes that it is more advantageous to construct  
7 the space or facility on a different site in the same  
8 city, town, or other municipality, the Director may  
9 exchange the building and site, or the site, for an-  
10 other site, or may transfer the building and site.

11 “(2) EXCHANGE OR TRANSFER OF SITES.—If  
12 the Director determines that a site acquired for the  
13 construction of a space or facility is not suitable for  
14 that purpose, the Director may—

15 “(A) exchange the site for another site; or

16 “(B) declare the site to be excess and  
17 transfer the site to the Administrator.

18 “(3) CONSTRUCTION OR ALTERATION BY CON-  
19 TRACT OR OTHERWISE.—The Administrator may  
20 carry out a construction or alteration authorized by  
21 this section by contract if the Director considers it  
22 to be most advantageous to the Government.

23 “(h) LEASING.—

24 “(1) IN GENERAL.—Subject to paragraph (2), a  
25 lease agreement under this section shall be on terms

1 the Director considers to be in the best interest of  
2 the judicial branch and necessary for the accommo-  
3 dation of the Judiciary.

4 “(2) LIMITATIONS.—

5 “(A) TERM.—A lease agreement under  
6 this section may not bind the Government for  
7 more than 20 years.

8 “(B) OBLIGATION.—The obligation of  
9 amounts for a lease under this section is limited  
10 to the current fiscal year for which payments  
11 are due, without regard to section  
12 1341(a)(1)(B) of title 31.

13 “(i) TRANSFER OF COURT ACCOMMODATIONS.—

14 “(1) IN GENERAL.—The Administrator shall  
15 not transfer, dispose of, or close any court accommo-  
16 dation without obtaining the prior consent of the Di-  
17 rector.

18 “(2) TRANSFER.—

19 “(A) IN GENERAL.—Upon request of the  
20 Director, and consistent with the implementa-  
21 tion provisions under section 5 of the Judicial  
22 Space and Facilities Management Effectiveness  
23 Act of 2026, the Administrator shall transfer to  
24 the Director the jurisdiction, custody, and con-  
25 trol of any requested real property owned or

1 leased by the United States, and any lease of  
2 real property made on behalf of the United  
3 States, that is occupied by the judicial branch  
4 and critical to the constitutional mission of the  
5 Judiciary.

6 “(B) TERMS.—With respect to any trans-  
7 fer under subparagraph (A)—

8 “(i) the transfer shall be nonreimburs-  
9 able; and

10 “(ii) after completion of the transfer,  
11 the Director shall be responsible for per-  
12 forming all building functions for the ap-  
13 plicable real property and to pay the costs  
14 of performing such building functions in-  
15 stead of paying rent for that space to the  
16 Administrator.

17 “(j) REQUEST FOR SPACE OR SERVICES TO BE PRO-  
18 VIDED BY THE ADMINISTRATOR.—

19 “(1) IN GENERAL.—The Director may request  
20 that the Administrator provide, acquire, or maintain  
21 such court accommodations as may be required by  
22 the Judiciary. Upon such a request of the Director,  
23 the Administrator shall provide and maintain such  
24 court accommodations.

1           “(2) MULTITENANT FACILITIES.—If court ac-  
2 accommodations are provided under this subsection by  
3 the Administrator in a multitenant facility, the Ad-  
4 ministrator shall give priority to providing court ac-  
5 commodations in contiguous space.

6           “(3) ALTERATIONS.—Consistent with regu-  
7 latory requirements and leasing responsibilities of  
8 the General Services Administration, the Adminis-  
9 trator shall endeavor to provide such reasonable al-  
10 terations to court accommodations provided under  
11 this subsection as shall be requested and financed by  
12 the Director.

13           “(4) TRANSFER.—The Director may transfer  
14 jurisdiction, custody, and control or leasehold inter-  
15 est of any space or facility acquired by the Director  
16 to the Administrator for the provision or mainte-  
17 nance of court accommodations.

18           “(5) DISPOSAL.—The Director may identify  
19 and transfer to the Administrator for disposal, pur-  
20 suant to section 542 of title 40, any real property  
21 under the jurisdiction, custody, and control of the  
22 Director, as the Director determines necessary.

23           “(6) FUNDING REQUESTS.—The Administrator  
24 shall—

1           “(A) provide the Director, on a nonreim-  
2           bursable basis, information requested by the Di-  
3           rector that assists the Director in the develop-  
4           ment of funding requests by the Director, in-  
5           cluding information regarding prospectus-level  
6           repair and alteration projects; and

7           “(B) with respect to a project for which  
8           the Director does not request funds, request  
9           funds in accordance with otherwise applicable  
10          law.

11          “(7) OPERATION AND MANAGEMENT.—The Ad-  
12          ministrators shall provide the Director secure access  
13          to systems, databases, and information used to oper-  
14          ate and manage Federal buildings accommodating  
15          the Judiciary, including building automation and  
16          control systems, real property inventories and data,  
17          personal property inventories and data, work order  
18          management systems, document archives, drawings,  
19          studies, and contracting files.

20          “(k) APPROVAL OF PROPOSED PROJECTS BY CON-  
21          GRESS.—

22          “(1) RESOLUTIONS REQUIRED BEFORE APPRO-  
23          PRIATIONS MAY BE MADE.—

24          “(A) CONSTRUCTION, PURCHASE, AND AC-  
25          QUISITION.—No appropriation shall be used to

1           construct, purchase, or acquire any space or fa-  
2           cility to be used as a court accommodation  
3           which involves a total expenditure in excess of  
4           \$10,000,000, adjusted annually for inflation, if  
5           such construction, purchase, or acquisition has  
6           not been approved by resolutions adopted by  
7           the Committee on Environment and Public  
8           Works of the Senate and the Committee on  
9           Transportation and Infrastructure of the House  
10          of Representatives.

11           “(B) ALTERATION.—No appropriation  
12          shall be used to alter any space or facility, or  
13          part thereof, which is under lease by the Direc-  
14          tor if the cost of such alteration would exceed  
15          \$5,000,000, adjusted annually for inflation, un-  
16          less such alteration has been approved by reso-  
17          lutions adopted by the Committee on Environ-  
18          ment and Public Works of the Senate and the  
19          Committee on Transportation and Infrastruc-  
20          ture of the House of Representatives.

21           “(C) TRANSMISSION TO CONGRESS OF  
22          PROSPECTUS.—For the purpose of securing  
23          consideration for such approval, the Director  
24          shall transmit to the Congress a prospectus of  
25          the proposed construction, purchase, acquisi-

1           tion, or alteration, including the items set forth  
2           in paragraph (3) of this subsection that are rel-  
3           evant to the proposal.

4           “(2) LEASE RESOLUTIONS REQUIRED BEFORE  
5           APPROPRIATIONS MAY BE MADE.—

6                   “(A) IN GENERAL.—No appropriation shall  
7           be used to lease any space or facility for a per-  
8           manent court accommodation which involves an  
9           average annual expenditure in excess of  
10          \$10,000,000, adjusted annually for inflation, if  
11          such lease has not been approved by resolutions  
12          adopted by the Committee on Environment and  
13          Public Works of the Senate and the Committee  
14          on Transportation and Infrastructure of the  
15          House of Representatives.

16                   “(B) TRANSMISSION TO CONGRESS OF  
17          PROSPECTUS AND STATEMENT.—For the pur-  
18          pose of securing consideration for such ap-  
19          proval, the Director shall transmit to the Con-  
20          gress—

21                           “(i) a prospectus of the proposed  
22                           space or facility including the items set  
23                           forth in paragraph (3) of this subsection  
24                           that are relevant to the proposal; and

1                   “(ii) a written statement by the Direc-  
2                   tor setting forth the reasons why leasing  
3                   such space or facility is necessary to meet  
4                   requirements which cannot be met in pub-  
5                   lic buildings.

6                   “(3) TRANSMISSION TO CONGRESS OF PRO-  
7                   SPECTUS OF PROPOSED PROJECT.—To secure con-  
8                   sideration for the approval referred to in paragraph  
9                   (1) or (2) of this subsection, the Director shall  
10                  transmit to Congress a prospectus of the proposed  
11                  space or facility, including—

12                   “(A) a brief description of the space or fa-  
13                   cility to be constructed, altered, purchased, or  
14                   acquired or the space to be leased;

15                   “(B) the location of the space or facility to  
16                   be leased and an estimate of the maximum cost  
17                   to the Federal Government of the facility to be  
18                   constructed, altered, purchased, or acquired, or  
19                   the space to be leased;

20                   “(C) a comprehensive plan for providing  
21                   space for all officers and employees of the judi-  
22                   cial branch in the locality of the proposed facil-  
23                   ity or the space to be leased, having due regard  
24                   for suitable space which may continue to be  
25                   available in existing Federal Government-owned

1 or occupied buildings, especially those buildings  
2 that enhance the architectural, historical, social,  
3 cultural, and economic environment of the local-  
4 ity;

5 “(D) with respect to any project for the  
6 construction, alteration, or acquisition of any  
7 facility, a statement by the Director that suit-  
8 able alternative space already owned or leased  
9 by the Federal Government in proximity to the  
10 location chosen for such court accommodation  
11 is not available and that suitable rental space is  
12 not available at a price commensurate with that  
13 to be afforded through the proposed action;

14 “(E) a statement of rents and other hous-  
15 ing costs currently being paid by the Federal  
16 Government for Federal agencies to be housed  
17 in the facility to be constructed, altered, or ac-  
18 quired, or the space to be leased;

19 “(F) with respect to any prospectus for the  
20 construction, alteration, or acquisition of any  
21 facility or space to be leased, an estimate of the  
22 future energy performance of the facility or  
23 space and a specific description of the use of  
24 energy efficient and renewable energy systems,

1 including photovoltaic systems, in carrying out  
2 the project;

3 “(G) a statement of how the proposed  
4 project is consistent with the standards and cri-  
5 teria developed under section 11(b) of the Fed-  
6 eral Assets Sale and Transfer Act of 2016  
7 (Public Law 114–287; 130 Stat. 1468);

8 “(H) information on any space occupied by  
9 the judicial branch in the geographical area of  
10 the proposed facility, including uses, any pro-  
11 posed consolidations, and, if not proposed to be  
12 consolidated, a justification for such determina-  
13 tion; and

14 “(I) a statement by the Director of wheth-  
15 er the facility needs of the judicial branch for  
16 the proposed space to be leased were formerly  
17 met by a Federally-owned building, including  
18 any building identified for disposal or sale.

19 “(4) INCREASE OF ESTIMATED MAXIMUM  
20 COST.—The estimated maximum cost of any project  
21 approved under this subsection as set forth in any  
22 prospectus may be increased by an amount equal to  
23 any percentage increase, as determined by the Direc-  
24 tor, in construction or alteration costs from the date  
25 the prospectus is transmitted to Congress. The in-

1       crease authorized by this paragraph may not exceed  
2       10 percent of the estimated maximum cost. The Di-  
3       rector shall notify, in writing, the Committee on En-  
4       vironment and Public Works of the Senate and the  
5       Committee on Transportation and Infrastructure of  
6       the House of Representatives of any increase of  
7       more than 5 percent of an estimated maximum cost  
8       or of any increase or decrease in the scope or size  
9       of a project of 5 or more percent. Such notification  
10      shall include an explanation regarding any such in-  
11      crease or decrease. The scope or size of a project  
12      shall not increase or decrease by more than 10 per-  
13      cent unless an amended prospectus is submitted and  
14      approved pursuant to this section.

15           “(5) RESCISSIONS OF APPROVAL.—If an appro-  
16      priation is not made within 1 year after the date a  
17      project for construction, purchase, alteration, or ac-  
18      quisition is approved under paragraph (1), the Com-  
19      mittee on Environment and Public Works of the  
20      Senate or the Committee on Transportation and In-  
21      frastructure of the House of Representatives by res-  
22      olution may rescind its approval before an appro-  
23      priation is made.

24           “(6) EMERGENCY LEASES BY THE DIRECTOR.—  
25      The Director may enter into emergency leases dur-

1       ing any period declared by the President to require  
2       emergency leasing authority. An emergency lease  
3       may not be for more than 180 days without approval  
4       of a prospectus for the lease in accordance with  
5       paragraph (2).

6               “(7) MINIMUM PERFORMANCE REQUIREMENTS  
7       FOR LEASED SPACE.—With respect to space to be  
8       leased, the Director shall include, to the maximum  
9       extent practicable, minimum performance require-  
10      ments requiring energy efficiency and the use of re-  
11      newable energy.

12              “(8) DOLLAR AMOUNT ADJUSTMENT.—The Di-  
13      rector annually may adjust any dollar amount re-  
14      ferred to in this section to reflect a percentage in-  
15      crease or decrease in construction costs during the  
16      prior calendar year, as determined by the composite  
17      index of construction costs of the Department of  
18      Commerce. Any adjustment shall be expeditiously re-  
19      ported to the Committee on Environment and Public  
20      Works of the Senate and the Committee on Trans-  
21      portation and Infrastructure of the House of Rep-  
22      resentatives.

23              “(9) NOTIFICATION REQUIREMENT.—For each  
24      project approved under this subsection, the Director  
25      shall notify, in writing, the Committee on Environ-

1       ment and Public Works of the Senate and the Com-  
2       mittee on Transportation and Infrastructure of the  
3       House of Representatives of any project milestones  
4       that are accomplished, including—

5               “(A) the solicitation and award of design  
6               and construction services;

7               “(B) the completion of any actions re-  
8               quired for the project pursuant to the National  
9               Environmental Policy Act of 1969 (42 U.S.C.  
10              4321 et seq.);

11              “(C) any ceremonies for the beginning or  
12              completion of the project;

13              “(D) a naming ceremony for the project;  
14              and

15              “(E) the completion of the project.

16              “(10) EXPIRATION OF COMMITTEE RESOLU-  
17              TIONS.—Unless a lease is awarded or a construction,  
18              purchase, alteration, repair, design, or acquisition  
19              project is initiated on or before the date that is 5  
20              years after the resolution of approval is adopted by  
21              the Committee on Transportation and Infrastructure  
22              of the House of Representatives and the Committee  
23              on Environment and Public Works of the Senate  
24              pursuant to paragraph (1) or (2), as applicable, the  
25              resolutions shall be deemed expired.

1           “(1) JUDICIAL SPACE AND FACILITIES MANAGEMENT  
2 FUND.—

3           “(1) FUND.—

4                   “(A) ESTABLISHMENT.—There is estab-  
5 lished in the Treasury of the United States a  
6 fund to be known as the ‘Judicial Space and  
7 Facilities Management Fund’ (in this sub-  
8 section referred to as the ‘Space and Facilities  
9 Fund’).

10                   “(B) DEPOSITS.—There shall be deposited  
11 in the Judicial Space and Facilities Fund the  
12 following:

13                           “(i) Transfers of amounts made avail-  
14 able in the annual appropriations Act for  
15 the Judiciary that are available for the ac-  
16 tivities described in paragraph (3) in such  
17 amounts as determined by the Director.

18                           “(ii) Advances or reimbursements  
19 from any entity in the judicial branch for  
20 the activities and services described in  
21 paragraph (3).

22                           “(iii) Advances and reimbursements  
23 obtained pursuant to subsection (1) of this  
24 section and section 6506(a) of title 40.

1           “(iv) Such other funds as Congress  
2           may appropriate to the Space and Facili-  
3           ties Fund from time to time, including  
4           funds appropriated for projects approved  
5           pursuant to subsection (j).

6           “(C) AVAILABILITY.—Amounts deposited  
7           in the Space and Facilities Fund shall be avail-  
8           able until expended without further appropria-  
9           tion for the purposes set forth in this sub-  
10          section.

11          “(2) TRANSFER OF DEPOSITS.—The Director—

12           “(A) may transfer not more than  
13           \$1,000,000 in a fiscal year from the Space and  
14           Facilities Fund into the fund or account from  
15           which the funds were originally appropriated;  
16           and

17           “(B) if, not later than 15 days before the  
18           date of the transfer, the Director provides no-  
19           tice to the Committee on Appropriations of the  
20           Senate and the Committee on Appropriations of  
21           the House of Representatives, may transfer  
22           more than \$1,000,000 in a fiscal year from the  
23           Space and Facilities Fund into the fund or ac-  
24           count from which the funds were originally ap-  
25           propriated.

1           “(3) USE OF THE SPACE AND FACILITIES  
2           FUND.—The Space and Facilities Fund shall be  
3           available for the acquisition, alteration, construction,  
4           and management of space and facilities and related  
5           activities, including—

6                   “(A) the acquisition of space and facilities  
7                   for court accommodations;

8                   “(B) the lease of space or facilities for  
9                   court accommodations;

10                   “(C) the construction or alteration of fa-  
11                   cilities under the jurisdiction, custody, and con-  
12                   trol of the Director;

13                   “(D) the maintenance of space under the  
14                   jurisdiction, custody, and control of the Direc-  
15                   tor;

16                   “(E) the management, overhead costs, and  
17                   information technology requirements associated  
18                   with the acquisition, construction, lease, main-  
19                   tenance, or management of space under the ju-  
20                   risdiction, custody, and control of the Director;  
21                   and

22                   “(F) the provision of furniture, fixtures,  
23                   and equipment.

24           “(4) REIMBURSEMENT OF THE GENERAL SERV-  
25           ICES ADMINISTRATION.—Amounts deposited into the

1 Space and Facilities Fund shall also be available for  
2 rent and reimbursement to the General Services Ad-  
3 ministration for court accommodations provided, al-  
4 tered, or maintained by the General Services Admin-  
5 istration.

6 “(5) PLAN FOR MEETING SPACE AND FACILI-  
7 TIES MANAGEMENT NEEDS.—The Director shall—

8 “(A) develop and annually revise, with the  
9 approval of the Judicial Conference of the  
10 United States, a long-range plan for meeting  
11 the space and facilities management needs of  
12 the activities funded under this subsection; and

13 “(B) submit each plan under subparagraph  
14 (A) to—

15 “(i) the Committee on Appropriations  
16 and the Committee on Environment and  
17 Public Works of the Senate; and

18 “(ii) the Committee on Appropriations  
19 and the Committee on Transportation and  
20 Infrastructure of the House of Representa-  
21 tives.

22 “(m) USE OF SPACE AND FACILITIES.—

23 “(1) EXCESS SPACE.—The Director is author-  
24 ized to make available excess space in all facilities  
25 under the jurisdiction, custody, and control of the

1 Director to entities not in the judicial branch on a  
2 reimbursable or nonreimbursable basis, as deter-  
3 mined appropriate by the Director.

4 “(2) FEDERAL AGENCIES.—

5 “(A) IN GENERAL.—The Director is au-  
6 thorized to charge Federal agencies, and Fed-  
7 eral agencies are authorized to pay, by advance  
8 or reimbursement, a reasonable rate for admin-  
9 istering the space and other improvements (in-  
10 cluding the cost of operation, maintenance, re-  
11 habilitation, security, administrative overhead,  
12 and structural, mechanical, and domestic care)  
13 furnished to Federal agencies.

14 “(B) AMOUNT.—Charges under subpara-  
15 graph (A) shall not exceed the actual costs in-  
16 curred by the Director for the furnishing of  
17 such space and other improvements, including a  
18 charge for the depreciation and future capital  
19 upgrades and replacements.

20 “(3) OUTLEASED SPACE.—The Director is au-  
21 thorized to charge a reasonable rate for outleased  
22 space, with the amount to be determined by the Di-  
23 rector and the entity.

24 “(n) REIMBURSEMENT OF ADMINISTRATOR.—The  
25 Director shall pay rent and reimburse the Administrator

1 for court accommodations provided or maintained by the  
2 General Services Administration at rates to be negotiated  
3 with the Director, but in no case shall such rates exceed  
4 the actual costs incurred by the General Services Adminis-  
5 tration for the provision of the court accommodation.

6 “(o) AUDIT REQUIREMENTS.—

7 “(1) IN GENERAL.—In accordance with section  
8 604(a)(11), the Director shall audit the vouchers  
9 and transactions of the Space and Facilities Fund.

10 “(2) INDEPENDENT CERTIFIED PUBLIC AC-  
11 COUNTING FIRM.—Audits under paragraph (1) shall  
12 be performed by an independent certified public ac-  
13 counting firm.

14 “(3) REPORTS.—

15 “(A) IN GENERAL.—Not later than 30  
16 days after the date on which an audit under  
17 this subsection is complete, the Director shall  
18 submit to Congress a report on the audit.

19 “(B) ACCESS OF FEDERAL AGENCIES.—  
20 Any Federal agency occupying space within a  
21 Judiciary controlled property shall have access  
22 to the a report submitted under subparagraph  
23 (A) audit reports for that property upon re-  
24 quest.

1       “(p) FEDERAL REGULATORY REQUIREMENTS.—If  
2 the Director acquires, constructs, leases, alters, or main-  
3 tains any court accommodations, whether by contract or  
4 otherwise, the Director shall comply with statutory and  
5 regulatory provisions which are applicable to all public  
6 buildings or which otherwise are applicable to all Federal  
7 agencies, including the judicial branch.

8       “(q) APPLICATION OF REQUIREMENTS.—The Judici-  
9 ary Buildings Service shall be subject to the compliance,  
10 financial reporting, and fraud, waste, and abuse require-  
11 ments of the Administrative Office of the United States  
12 Courts.

13       “(r) JUDICIAL CONFERENCE OF THE UNITED  
14 STATES SUPERVISION AND DIRECTION.—The Director  
15 shall administer all authorities under this section under  
16 the supervision and direction of the Judicial Conference  
17 of the United States.”.

18       (b) CONFORMING AMENDMENT.—The table of sec-  
19 tions for chapter 41 of title 28, United States Code, is  
20 amended by inserting after the item relating to section  
21 604 the following:

“604A. Transfer of jurisdiction, custody, and control of certain judicial branch accommodations to the Director; authority of the Director.”.

1 **SEC. 17\_\_\_ . THURGOOD MARSHALL FEDERAL JUDICIARY**  
2 **BUILDING.**

3 (a) IN GENERAL.—Chapter 65 of title 40, United  
4 States Code, is amended—

5 (1) in section 6501—

6 (A) in the section heading, by striking  
7 “**Definition**” and inserting “**Definitions**”;

8 (B) by striking “this chapter, the term”  
9 and inserting the following: “this chapter—  
10 “(1) the term”;

11 (C) by striking the period at the end and  
12 inserting “; and”; and

13 (D) by adding at the end the following:

14 “(2) the term ‘Director’ means the Director of  
15 the Administrative Office of the United States  
16 Courts or the designee of the Director, except that  
17 when there is a vacancy in the office of the Director,  
18 the Acting Director or, in the absence of the Acting  
19 Director, the Deputy Director shall be deemed to be  
20 the Director for purposes of this chapter until the  
21 vacancy is filled.”;

22 (2) in section 6502—

23 (A) in subsection (b)(2), by inserting “, as  
24 in effect on the day before the date of enact-  
25 ment of the Judicial Space and Facilities Man-

1           agement Effectiveness Act of 2026,” after “sec-  
2           tion 6504 of this title”; and

3                   (B) by striking subsection (g) and insert-  
4           ing the following:

5           “(g) ACCOUNTING SYSTEM.—The Director shall  
6 maintain an accounting system for operation and mainte-  
7 nance of the Building and other improvements which will  
8 allow accurate projections of the dates and cost of major  
9 repairs, improvements, reconstructions, and replacements  
10 of the Building and improvements and other capital ex-  
11 penditures on the Building and improvements.”;

12           (3) by striking sections 6503 and 6504;

13           (4) by redesignating section 6505 as section  
14           6503;

15           (5) in section 6503, as so redesignated—

16                   (A) by striking subsection (a) and insert-  
17           ing the following:

18           “(a) TRANSFER OF JURISDICTION.—

19                   “(1) IN GENERAL.—Effective on the date that  
20           is 181 days after the date of enactment of the Judi-  
21           cial Space and Facilities Management Effectiveness  
22           Act of 2026, the jurisdiction, custody, and control of  
23           the Thurgood Marshall Federal Judiciary Building  
24           shall be transferred to the Director.

1           “(2) TERMS.—The transfer under paragraph  
2           (1) shall be nonreimbursable.

3           “(3) RESPONSIBILITY.—After completion of the  
4           transfer under paragraph (1), the Director shall be  
5           responsible for performing all building functions re-  
6           lating to the Thurgood Marshall Federal Judiciary  
7           Building and to pay the costs thereof.”; and

8                       (B) in subsection (b), by striking para-  
9                       graph (3) and inserting the following:

10           “(3) REIMBURSEMENT.—The Director shall  
11           transfer from the Judicial Space and Facilities Man-  
12           agement Fund established under section 604A(l) of  
13           title 28 amounts necessary to reimburse the United  
14           States Capitol Police for expenses incurred in pro-  
15           viding exterior security under this subsection. The  
16           Capitol Police may accept amounts the Director  
17           transfers under this paragraph. Those amounts shall  
18           be credited to the appropriation account charged by  
19           the Capitol Police in carrying out security duties.”;

20                       (6) by redesignating section 6506 as section  
21           6504;

22                       (7) in section 6504, as so redesignated, by  
23           striking subsections (a) though (f), and inserting the  
24           following:

25           “(a) PRIORITY.—

1           “(1) JUDICIAL BRANCH.—Subject to this sec-  
2           tion, the Director may make available to the judicial  
3           branch of the Federal Government all space in the  
4           Thurgood Marshall Federal Judiciary Building and  
5           other improvements constructed under this chapter.

6           “(2) OTHER FEDERAL GOVERNMENTAL ENTI-  
7           TIES.—The Director may make available, on a reim-  
8           bursable basis, to Federal Government entities which  
9           are not part of the judicial branch, and which are  
10          not staff of Members of Congress or congressional  
11          committees, any space in the Building and other im-  
12          provements that the Director decides is not needed  
13          by the judicial branch.

14          “(3) OTHER PERSONS.—If any space remains,  
15          the Director may sublease it to any person, pursuant  
16          to subsection (d).

17          “(b) SPACE FOR JUDICIAL BRANCH AND OTHER  
18          FEDERAL GOVERNMENTAL ENTITIES.—Space made  
19          available under paragraph (1) or (2) of subsection (a) is  
20          subject to—

21                 “(1) terms and conditions necessary to carry  
22                 out the objectives of this chapter; and

23                 “(2) reimbursement at an appropriate rental  
24                 rate established by the Director based on square foot  
25                 of occupiable space plus an amount necessary to pay

1 each year for the cost of administering the Building  
2 and other improvements (including the cost of oper-  
3 ation, maintenance, rehabilitation, security, adminis-  
4 trative overhead, and structural, mechanical, and do-  
5 mestic care) that is attributable to the space, with  
6 the amount to be determined by the Director and,  
7 in the case of any Federal Governmental entity not  
8 a part of the judicial branch, the entity.

9 “(c) SPACE FOR JUDICIAL BRANCH.—

10 “(1) IN GENERAL.—The Director may assign  
11 space made available to the judicial branch under  
12 subsection (a)(1) among offices of the judicial  
13 branch as the Director considers appropriate.

14 “(2) VACATING OCCUPIED SPACE.—When the  
15 Chief Justice notifies the Director that the judicial  
16 branch requires additional space in the Building and  
17 other improvements, the Director shall accommodate  
18 those requirements within 90 days after the date of  
19 the notification, except that if the space was made  
20 available to the Administrator of General Services, it  
21 shall be vacated expeditiously by not later than a  
22 date the Chief Justice and the Director agree on.

23 “(3) UNOCCUPIED SPACE.—The Chief Justice  
24 has the right of first refusal to use unoccupied space

1 in the Building to meet the needs of the judicial  
2 branch.

3 “(d) OUTLEASED SPACE.—

4 “(1) RENTAL RATE.—Space outleased by the  
5 Director under subsection (a)(3) is subject to reim-  
6 bursement at a reasonable rate, with the amount to  
7 be determined by the Director and the entity.

8 “(2) COLLECTION OF RENT.—The Director  
9 shall collect, and lessees are authorized to pay, rent  
10 for space outleased under paragraph (3) of sub-  
11 section (a).

12 “(e) DEPOSIT OF RENT AND REIMBURSEMENTS.—  
13 Amounts received under subsection (a)(3) (including lease  
14 payments and reimbursements) shall be deposited into the  
15 Judicial Space and Facilities Management Fund estab-  
16 lished under section 604A(l) of title 28.”; and

17 (8) by striking section 6507.

18 (b) CONFORMING AMENDMENTS.—The table of sec-  
19 tions for chapter 65 of title 40, United States Code, is  
20 amended—

21 (1) by striking the item relating to section 6501  
22 and inserting the following:

“6501. Definitions.”; and

23 (2) by striking the items relating to sections  
24 6503 through 6507 and inserting the following:

“6503. Structural and mechanical care and security.

“6504. Allocation of space.”.

1 **SEC. 17 \_\_\_\_ . CONFORMING AMENDMENTS.**

2 (a) IN GENERAL.—Section 3101 of title 40, United  
3 States Code, is amended by striking “All public buildings”  
4 and inserting “Except as provided under section 604A of  
5 title 28 or chapter 65 of this title, all public buildings.”.

6 (b) DUTIES OF THE DIRECTOR.—Section 604(a) of  
7 title 28, United States Code is amended—

8 (1) in paragraph (11), by inserting “and vouch-  
9 ers and accounts relating to the Judiciary Buildings  
10 Service” before the semicolon;

11 (2) in paragraph (24), by striking “and” at the  
12 end;

13 (3) by redesignating paragraph (25) as para-  
14 graph (26); and

15 (4) by inserting after paragraph (24) the fol-  
16 lowing:

17 “(25) Oversee and manage the Judiciary Build-  
18 ings Service in accordance with section 604A; and”.

19 **SEC. 17 \_\_\_\_ IMPLEMENTATION OF ACT.**

20 (a) DEFINITIONS.—In this section—

21 (1) the term “Administration” means the Gen-  
22 eral Services Administration;

23 (2) the term “Administrator” means the Ad-  
24 ministrator of General Services;

1           (3) the term “court accommodation” has the  
2 meaning given that term in section 604A(a) of title  
3 28, United States Code, as added by this Act; and

4           (4) the term “Director” means the Director of  
5 the Administrative Office of the United States  
6 Courts.

7           (b) IMPLEMENTATION IN GENERAL.—To ensure the  
8 orderly transition of buildings from the Administration to  
9 the Administrative Office of the United States Courts, the  
10 Director is authorized to withhold from funds appro-  
11 priated for the payment of rent to the Administration by  
12 the Director such sums as are necessary to implement the  
13 Judiciary Buildings Service.

14           (c) INITIAL TRANSFER OF PROPERTIES.—

15           (1) IN GENERAL.—On and after the date of en-  
16 actment of this Act, the Director may request that  
17 the Administrator transfer from the Administration  
18 to the Director jurisdiction, custody, and control of  
19 any real property for the pilot program described in  
20 section 604A of title 28, United States Code, as  
21 added by this Act.

22           (2) TRANSFER.—Not later than 90 days after  
23 a request by the Director to transfer jurisdiction,  
24 custody, and control of any real property or lease  
25 under paragraph (1), or such other date as is agreed

1 to by the Director and the Administrator, the Ad-  
2 ministrator shall transfer the property or lease to  
3 the Director.

4 (3) INFORMATION.—For any real property or  
5 lease being transferred to the Director, the Adminis-  
6 trator shall provide to the Director essential infor-  
7 mation required for the transfer of building manage-  
8 ment, including detailed operating costs, shell costs,  
9 budget projections, planned and ongoing projects,  
10 condition assessments, drawings, operational proce-  
11 dures, warranties, rental rates for each tenant, occu-  
12 pancy data, agreements, and ongoing contracts.

13 (d) REPORT AND PLAN.—Not later than 2 years  
14 after the date of enactment of this Act, and every 2 years  
15 thereafter, the Director shall submit to the Committee on  
16 Environment and Public Works and the Committee on Ap-  
17 propriations of the Senate and the Committee on Trans-  
18 portation and Infrastructure and the Committee on Ap-  
19 propriations of the House of Representatives a report—

20 (1) discussing the implementation and execu-  
21 tion of real property authority for the real property  
22 and leases transferred as part of the pilot program  
23 described in section 604A of title 28, United States  
24 Code, as added by this Act; and

1           (2) providing a plan and proposed timeline for  
2           the orderly transfer of real property and leases in  
3           addition to the real property and leases transferred  
4           under the pilot program described in paragraph (1).

5 **SEC. 17\_\_\_\_. SENSE OF CONGRESS.**

6           It is the sense of Congress that if the Judiciary is  
7           successful in its management of facilities that are trans-  
8           ferred to its jurisdiction, custody, and control, the exten-  
9           sion of real property authority over additional facilities  
10          housing the Judiciary should be considered to ensure that  
11          the administration of justice is not negatively impacted by  
12          deficient facilities.

