

STAND. COM. REP. NO.

474

Honolulu, Hawaii

FEB 18 , 2021

RE: H.B. No. 502
H.D. 2

Honorable Scott K. Saiki
Speaker, House of Representatives
Thirty-First State Legislature
Regular Session of 2021
State of Hawaii

Sir:

Your Committee on Water & Land, to which was referred H.B. No. 502, H.D. 1, entitled:

"A BILL FOR AN ACT RELATING TO RURAL DISTRICTS,"

begs leave to report as follows:

The purpose of this measure is to enable greater opportunities to provide housing in the State by allowing the counties to adopt ordinances that allow for increased dwelling density in certain rural districts.

Your Committee received testimony in support of this measure from the Hawaii Association of REALTORS.

Your Committee finds that this measure will provide the counties with some flexibility in addressing their housing shortage by authorizing ordinances that would allow for one dwelling house to be constructed on one-quarter acre in rural districts, rather than one dwelling house per one-half acre. Your Committee further finds that protections are afforded by the requirement of consistency with the county general plan and associated community plans.

Your Committee has amended this measure by making a technical, nonsubstantive amendment for the purposes of clarity, consistency, and style.

2021-1755 HB502 HD2 HSCR HMSO



As affirmed by the record of votes of the members of your Committee on Water & Land that is attached to this report, your Committee is in accord with the intent and purpose of H.B. No. 502, H.D. 1, as amended herein, and recommends that it be referred to your Committee on Finance in the form attached hereto as H.B. No. 502, H.D. 2.

Respectfully submitted on
behalf of the members of the
Committee on Water & Land,



DAVID A. TARNAS, Chair



