

MAR 08 2024

---

---

# SENATE CONCURRENT RESOLUTION

REQUESTING THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION TO ADOPT ADMINISTRATIVE RULES THAT PREEMPT THE COUNTIES FROM IMPOSING RESIDENTIAL INCOME REQUIREMENTS ON HOUSING PROJECTS SUBJECT TO SECTION 201H-38, HAWAII REVISED STATUTES, THAT ARE LOWER THAN THOSE ADOPTED OR ESTABLISHED BY THE STATE.

1 WHEREAS, the State has a pervasive housing crisis; and

2

3 WHEREAS, the State has both the highest median home prices  
4 and the highest level of regulation on housing development,  
5 placing stress on residents and housing developers within the  
6 State; and

7

8 WHEREAS, there exists inconsistent housing regulations  
9 between the State and counties that contribute to the State's  
10 high home prices; and

11

12 WHEREAS, pursuant to section 201H-38, Hawaii Revised  
13 Statutes, the legislative bodies of each county are authorized  
14 to approve, modify, or disapprove certain affordable housing  
15 projects subject to residential income requirements established  
16 by each county; and

17

18 WHEREAS, the State's housing strategies are undermined when  
19 the residential income requirements on housing projects  
20 established by the counties are lower than those adopted or  
21 established by the State; now, therefore,

22

23 BE IT RESOLVED by the Senate of the Thirty-second  
24 Legislature of the State of Hawaii, Regular Session of 2024, the  
25 House of Representatives concurring, that the Hawaii Housing  
26 Finance and Development Corporation (HHFDC) is requested to  
27 adopt administrative rules that preempt the counties from  
28 imposing residential income requirements on housing projects



# S.C.R. NO. 57

1 subject to section 201H-38, Hawaii Revised Statutes, lower than  
2 those adopted or established by the State; and

3  
4 BE IT FURTHER RESOLVED that the HHFDC is requested to amend  
5 its application process for developers seeking expedited  
6 processing and exemptions for housing projects pursuant to  
7 chapter 201H, Hawaii Revised Statutes, to preempt any  
8 affordability threshold criteria established by any county that  
9 is lower than those adopted or established by the State; and

10  
11 BE IT FURTHER RESOLVED that certified copies of this  
12 Concurrent Resolution be transmitted to the Governor; Executive  
13 Director of the Hawaii Housing Finance and Development  
14 Corporation; Chairperson of the Hawaii Housing Finance and  
15 Development Corporation Board of Directors; Chief Housing  
16 Officer; and Director of Business, Economic Development, and  
17 Tourism.

18  
19  
20 OFFERED BY: \_\_\_\_\_

