

Honolulu, Hawaii

**FEB 12 2025**RE: S.B. No. 1412  
S.D. 1

Honorable Ronald D. Kouchi  
President of the Senate  
Thirty-Third State Legislature  
Regular Session of 2025  
State of Hawaii

Sir:

Your Committee on Housing, to which was referred S.B.  
No. 1412 entitled:

"A BILL FOR AN ACT RELATING TO THE HAWAII PUBLIC HOUSING  
AUTHORITY,"

begs leave to report as follows:

The purpose and intent of this measure is to clarify the  
Hawaii Public Housing Authority's (HPHA) powers relating to  
housing projects.

Your Committee received testimony in support of this measure  
from the Hawaii Public Housing Authority.

Your Committee finds that HPHA is the principal agency tasked  
with providing safe and affordable housing for residents earning  
less than thirty percent of the area median income, individuals  
with disabilities, and elderly populations. The United States  
Department of Housing and Urban Development has encouraged public  
housing agencies to incorporate mixed-income and mixed-finance  
models to foster financially viable and socially integrated  
communities. As HPHA seeks to revitalize public housing  
statewide, including the launch of multiple redevelopments,  
empowering HPHA with greater flexibility will enable HPHA to  
provide more housing to Hawaii's residents. Therefore, this  
measure clarifies HPHA's statutory framework to reflect modern,  
flexible, and financially sustainable housing solutions.



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

As affirmed by the record of votes of the members of your Committee on Housing that is attached to this report, your Committee is in accord with the intent and purpose of S.B. No. 1412, as amended herein, and recommends that it pass Second Reading in the form attached hereto as S.B. No. 1412, S.D. 1, and be referred to your Committee on Judiciary.

Respectfully submitted on  
behalf of the members of the  
Committee on Housing,

  
\_\_\_\_\_  
STANLEY CHANG, Chair



The Senate  
Thirty-Third Legislature  
State of Hawai'i

**Record of Votes**  
**Committee on Housing**  
**HOU**

Bill / Resolution No.:* <b>SB 1412</b>	Committee Referral: <b>HOU, JDC</b>	Date: <b>2/4/25</b>		
<input type="checkbox"/> The Committee is reconsidering its previous decision on this measure. If so, then the previous decision was to: _____				
The Recommendation is: <input type="checkbox"/> Pass, unamended 2312 <input checked="" type="checkbox"/> Pass, with amendments 2311 <input type="checkbox"/> Hold 2310 <input type="checkbox"/> Recommit 2313				
Members	Aye	Aye (WR)	Nay	Excused
CHANG, Stanley (C)	/			
HASHIMOTO, Troy N. (VC)	/			
AQUINO, Henry J.C.				/
KANUHA, Dru Mamo	/			
FEVELLA, Kurt	/			
<b>TOTAL</b>	<b>4</b>	<b>0</b>	<b>0</b>	<b>1</b>
Recommendation: <input checked="" type="checkbox"/> Adopted <input type="checkbox"/> Not Adopted				
Chair's or Designee's Signature:				
<b>Distribution:</b> Original     Yellow     Pink     Goldenrod File with Committee Report     Clerk's Office     Drafting Agency     Committee File Copy				

\*Only one measure per Record of Votes