STAND. COM. REP. NO. 208 -10

Honolulu, Hawaii France, 2010 RE: H.B. No. 2284

Honorable Calvin K.Y. Say Speaker, House of Representatives Twenty-Fifth State Legislature Regular Session of 2010 State of Hawaii

Sir:

Your Committee on Economic Revitalization, Business, & Military Affairs, to which was referred H.B. No. 2284 entitled:

"A BILL FOR AN ACT RELATING TO REAL PROPERTY,"

begs leave to report as follows:

The purpose of this bill is to continue the temporary relief to small business lessees during the current economic recession. Act 189, Session Laws of Hawaii 2009, Clarified burdensome or vague renegotiation provisions in commercial or industrial leases as they relate to the determination of "fair and reasonable" annual rent, without substantial reduction in the lessor's economic or ownership benefits. Specifically, this bill extends the sunset date of Act 189 from June 30, 2010, to June 30, 2015.

The Grace Pacific Corporation; Hawaii Select Investments Inc.; Bacon Universal Company, Inc.; Mutual Plumbing Supply; Big Rock Manufacturing, Inc.; Citizens For Fair Valuation; Servco Pacific, Inc.; Plywood Hawaii; and numerous concerned individuals supported this bill. Hawaii Association of REALTORS, Land Use Research Foundation of Hawaii, and the Pacific Region for Reit Management & Research LLC opposed this bill.

As affirmed by the record of votes of the members of your Committee on Economic Revitalization, Business, & Military Affairs that is attached to this report, your Committee is in accord with the intent and purpose of H.B. No. 2284 and recommends that it pass Second Reading and be referred to the Committee on Judiciary.



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Respectfully submitted on behalf of the members of the Committee on Economic Revitalization, Business, & Military Affairs,

ANGUS L.K. MCKELVEY, Chair

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State of Hawaii House of Representatives The Twenty-fifth Legislature **Hsce 208-10**

Record of Votes of the Committee on Economic Revitalization, Business, & Military Affairs

Bill/Resolution No.: HB 2284 EFB M, JUD Date: Feb. 4, 2010				
The committee is reconsidering its previous decision on the measure.				
The recommendation is to: Image: Pass, unamended (as is) Image: Pass, with amendments (HD) Image: Hold Image: Pass short form bill with HD to recommit for future public hearing (recommit) Image: Pass short form bill with HD to recommit for future public hearing (recommit) Image: Pass short form bill with HD to recommit for future public hearing (recommit)				
EBM Members	Ayes	Ayes (WR)	Nays	Excused
1. McKELVEY, Angus L.K. (C)	V			
2. CHOY, Isaac W. (VC)	V			
3. BERG, Lyla B.				
4. EVANS, Cindy	V			
5. MANAHAN, Joey				
6. TAKAI, K. Mark		MMC	\checkmark	
7. TOKIOKA, James Kunane				
8. TSUJI, Clift				~
9. WAKAI, Glenn			ł	
10. WOOLEY, Jessica				
11. WARD, Gene				
TOTAL (11)	4	3		3
The recommendation is: 2 Adopted If joint referral, did not support recommendation.				
Vice Chair's or designee's signature:				
Distribution: Original (White) – Committee Duplicate (Yellow) – Chief Clerk's Office Duplicate (Pink) – HMSO				