

STAND. COM. REP. NO.

4772

Honolulu, Hawaii

FEB 18 , 2021

RE: H.B. No. 1130
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. 1130, H.D. 1, entitled:

"A BILL FOR AN ACT RELATING TO TRANSIT-ORIENTED DEVELOPMENT,"
begs leave to report as follows:

The purpose of this measure is to:

- (1) Require the Office of Planning to hire a contractor to, among other things, identify and assess alternative financing, project delivery, and cost recovery mechanisms to recapture the State's upfront investment in transit-oriented development infrastructure;
- (2) Require the contractor to consult with representatives of certain government entities;
- (3) Require the Office of Planning to report to the Legislature on its findings and recommendations; and
- (4) Appropriate funds.

Your Committee received testimony in support of this measure from the Office of Planning and Hawaii Interagency Council for Transit-Oriented Development.

2021-1756 HB1130 HD2 HSCR HMSO



Your Committee finds that infrastructure deficits are one of the biggest barriers to achieving transient-oriented development potential statewide. Funding for infrastructure investments needed in designated transient-oriented development areas was already constrained prior to the COVID-19 pandemic. Your Committee further finds that potential financing mechanisms were explored in a 2020 study by the Office of Planning, which assessed options for needed infrastructure improvements in three of the State's transient-oriented development priority areas along the rail corridor on Oahu, and further analysis is now required to refine the appropriate tools and actions for financing and cost-sharing of transient-oriented development infrastructure investments.

Your Committee also finds that this measure would provide an avenue for the State and counties to collaborate on solutions to pay for and build infrastructure capacity that facilitates transient-oriented development in compact, mixed-use communities integrated with public transit.

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

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. 1130, 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. 1130, H.D. 2.

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



DAVID A. TARNAS, Chair



State of Hawaii
House of Representatives
The Thirty-first Legislature

HSCR 432

Record of Votes of the Committee on Water & Land

Bill/Resolution No.: HB1130, HD1	Committee Referral: TRN/HSB, WAL, FIN	Date: 2/16/2021		
<input type="checkbox"/> The committee is reconsidering its previous decision on the measure.				
The recommendation is to: <input type="checkbox"/> Pass, unamended (as is) <input checked="" type="checkbox"/> Pass, with amendments (HD) <input type="checkbox"/> Hold <input type="checkbox"/> Pass short form bill with HD to recommit for future public hearing (recommit)				
WAL Members	Ayes	Ayes (WR)	Nays	Excused
1. TARNAS, David A. (C)	8			
2. BRANCO, Patrick Pihana (VC)	8			
3. GANADEN, Sonny	8			
4. KOBAYASHI, Bertrand	8			
5. KONG, Sam Satoru	8			
6. MORIKAWA, Dee	8			
7. OHNO, Takashi				8
8. McDERMOTT, Bob	8			
TOTAL (8)	7			1
The recommendation is: <input checked="" type="checkbox"/> Adopted <input type="checkbox"/> Not Adopted If joint referral, _____ did not support recommendation. <small style="margin-left: 150px;">committee acronym(s)</small>				
Vice Chair's or designee's signature: _____ 				
Distribution: Original (White) – Committee Duplicate (Yellow) – Chief Clerk's Office Duplicate (Pink) – HMSO				