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# A BILL FOR AN ACT

RELATING TO THE STATE BUILDING CODE COUNCIL.

**BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF HAWAII:**

1           SECTION 1. The legislature finds that through November  
2 2021, the statewide year-to-date median sales price was \$879,250  
3 for a single-family home and \$556,125 for a condominium. The  
4 legislature further finds that the 2021 year-to-date cost of  
5 residential construction on Oahu is \$308 per square foot for a  
6 single-family home and \$278.80 per square foot for high-rise  
7 buildings.

8           The legislature also finds that building codes and  
9 standards passed by the International Code Council add to the  
10 cost of housing construction and reduce affordability. In  
11 determining whether to adopt international standards, the state  
12 building code council should assess the financial impact of  
13 changes to the construction costs, and the impact on amortized  
14 utility costs, for single-family and multi-family homes in the  
15 State.

16           Accordingly, the purpose of this Act is to require the  
17 state building code council to:



1 (1) Consult with building industry trade associations to  
2 gather cost data on the implementation of certain  
3 codes or standards and calculate the financial impact  
4 of those building codes and standards, including  
5 amortized utility costs, on the cost of single-family  
6 and multi-family homes built in the State; and

7 (2) Include the cost provided by building industry trade  
8 associations on certain codes and standards adopted by  
9 the council in the annual written report submitted to  
10 the governor.

11 SECTION 2. Section 107-24, Hawaii Revised Statutes, is  
12 amended to read as follows:

13 "**§107-24 Authority and duties of the council.** (a) Any  
14 law to the contrary notwithstanding, the council shall establish  
15 the Hawaii state building codes.

16 (b) The council shall appoint a subcommittee comprising  
17 the four council members representing county building officials,  
18 whose duty shall be to recommend any necessary or desirable  
19 state amendments to the codes and standards identified in  
20 section 107-25. Any recommended state amendments shall require  
21 the unanimous agreement of the subcommittee.



1 (c) The council shall adopt, amend, or update codes and  
2 standards identified in section 107-25 on a staggered basis as  
3 established by the council; provided that adoption of a code or  
4 standard shall be within two years of the official publication  
5 date of the code or standard, pursuant to chapter 92, and exempt  
6 from the requirements of chapter 91. If the council does not  
7 adopt a code or standard identified in section 107-25 within the  
8 two-year time period, that code or standard shall automatically  
9 become part of the Hawaii state building code until superseded  
10 by the adoption of an amended version of the code or standard by  
11 the council pursuant to this subsection.

12 (d) The council may appoint other investigative, technical  
13 expertise committees, which may include council members.

14 (e) The council shall consult with ~~[general building~~  
15 ~~contractor associations and building trade associations]~~  
16 affected and interested industry stakeholders to gather  
17 information and recommendations on construction practices and  
18 training relevant to building codes and standards.

19 (f) When considering the adoption of any code or standard,  
20 the council shall consult with building industry trade  
21 associations to gather cost data on the implementation of the



1 code or standard to calculate the financial impact of the code  
2 or standard on the cost of single-family and multi-family homes  
3 built in the State, including the impact of the code or standard  
4 on amortized utility costs for single-family and multi-family  
5 homes; provided that this subsection shall not apply to codes  
6 and standards that have a primary purpose and function of  
7 safeguarding life, property, and general welfare collectively.

8       ~~(f)~~ (g) The council may make expenditures for technical  
9 references, equipment and supplies, and other operating  
10 expenses, and may contract for the conduct of research studies  
11 and other technical services.

12       ~~(g)~~ (h) The council may provide education and technical  
13 training and administrative assistance in the form of services  
14 or grants at the state and county levels relating to the  
15 implementation and enforcement of the Hawaii state building  
16 codes adopted pursuant to this part.

17       ~~(h)~~ (i) At the end of each fiscal year, the council  
18 shall submit a written report to the governor on the council's  
19 activities, including the codes and standards adopted, amended,  
20 or updated by the council.



1        (j) The written report required by subsection (i) shall  
2 include the cost provided by building industry trade  
3 associations on each code and standard adopted by the council to  
4 determine whether the codes and standards substantially benefit  
5 residents of the State; provided that this subsection shall not  
6 apply to codes and standards that have a primary purpose and  
7 function of safeguarding life, property, and general welfare  
8 collectively."

9        SECTION 3. Statutory material to be repealed is bracketed  
10 and stricken. New statutory material is underscored.

11        SECTION 4. This Act shall take effect on January 1, 2050.

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**Report Title:**

State Building Code Council; Building Codes and Standards;  
Financial Impacts

**Description:**

Requires the state building code council to consult with building industry trade associations to gather cost data on the implementation of certain building codes or standards and calculate the financial impact of those codes and standards, including amortized utility costs, on the cost of single-family and multi-family homes built in the State. Requires the annual report to the governor to include the cost provided by building industry trade associations on certain codes and standards adopted by the council. Effective 1/1/2050. (HD2)

*The summary description of legislation appearing on this page is for informational purposes only and is not legislation or evidence of legislative intent.*

