
A BILL FOR AN ACT

RELATING TO ENVIRONMENTAL IMPACT STATEMENTS.

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

1 SECTION 1. Chapter 343, Hawaii Revised Statutes, is
2 amended by adding a new section to be appropriately designated
3 and to read as follows:

4 **"§343- Certain affordable housing developments;**
5 **exemption; qualifications.** (a) Notwithstanding any
6 requirements of this chapter to the contrary, the construction
7 of a new affordable housing project that:

8 (1) Is subject to this chapter due solely to its proposing
9 a use of state or county lands or funds or a use
10 within the Waikiki special district;

11 (2) Is located within the state urban land use district;

12 and

13 (3) Does not require a variance for a shoreline setback

14 and is not located in an environmentally sensitive

15 area,

16 shall be exempt from the requirements of this chapter.



1 (b) This section shall apply to the development, planning,
2 permitting, and construction of all new affordable housing
3 projects that occur after the effective date of Act ,
4 Session Laws of Hawaii 2024.

5 (c) As used in this section:

6 (1) The term "affordable housing project" shall be defined
7 by the applicable controlling law for the state or
8 county agency that is either developing or approving
9 the project; and

10 (2) The term "environmentally sensitive area" includes,
11 but is not limited to a flood plain, a tsunami zone, a
12 sea level rise exposure area, a beach, an erosion-
13 prone area, geologically hazardous land, an estuary,
14 fresh waters, or coastal waters."

15 SECTION 2. New statutory material is underscored.

16 SECTION 3. This Act shall take effect on July 1, 2050.



Report Title:

Environmental Impact Statements; Exemption; Affordable Housing

Description:

Codifies the exemption from environmental impact statements for affordable housing projects that meet certain criteria. Takes effect 7/1/2050. (SD1)

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

