

Honolulu, Hawaii

FEB 13 2023

RE: S.B. No. 327  
S.D. 1

Honorable Ronald D. Kouchi  
President of the Senate  
Thirty-Second State Legislature  
Regular Session of 2023  
State of Hawaii

Sir:

Your Committee on Housing, to which was referred S.B. No. 327 entitled:

"A BILL FOR AN ACT RELATING TO HOUSING DISCRIMINATION,"

begs leave to report as follows:

The purpose and intent of this measure is to allow counties to prohibit discrimination against renters based on their source of income.

Your Committee received testimony in support of this measure from the Hawai'i Civil Rights Commission, Hawaii State Council on Developmental Disabilities, Partners in Care, Hawai'i Health & Harm Reduction Center, and four individuals. Your Committee received testimony in opposition to this measure from the Hawai'i Association of REALTORS.

Your Committee finds that the federal Fair Housing Act does not prohibit source of income discrimination against renters. Your Committee notes that the Legislature passed Act 310, Session Laws of Hawaii 2022 (Act 310), which prohibits housing discrimination based on source of income, including participation in a housing assistance program, beginning May 1, 2023. Act 310 prohibits discriminatory practices in rental transactions, including participation in a Section 8 housing choice program or any permanent supportive housing program. According to testimony received by your Committee, Honolulu remains one of the largest



metropolitan areas in the United States that does not have a local prohibition on source of income discrimination against renters, which may inadvertently be contributing to the State's high levels of housing insecurity. This measure would allow counties to enact their own ordinances that not only prohibit rental discrimination based on source of income, but also include stronger protections than those provided in Act 310.

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. 327, as amended herein, and recommends that it pass Second Reading in the form attached hereto as S.B. No. 327, 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-Second Legislature  
 State of Hawai'i

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

Bill / Resolution No.:*	Committee Referral:	Date:
SB 327	HOU, JDC	01/31/2023

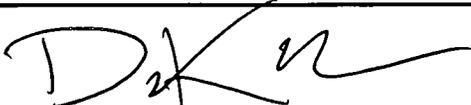
The Committee is reconsidering its previous decision on this measure.  
 If so, then the previous decision was to: \_\_\_\_\_

The Recommendation is:

Pass, unamended 2312    
  Pass, with amendments 2311    
 Hold 2310    
 Recommit 2313

Members	Aye	Aye (WR)	Nay	Excused
CHANG, Stanley (C)	✓			
KANUHA, Dru Mamo (VC)	✓			
AQUINO, Henry J.C.	✓			
RHOADS, Karl	✓			
AWA, Brenton	✓			
<b>TOTAL</b>	5			

Recommendation:    
 Adopted    
 Not Adopted

Chair's or Designee's Signature: 

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