STAND. COM. REP. NO. 1416 -24

Honolulu, Hawaii

MAR 27 , 2024

RE: H.R. No. 120

Honorable Scott K. Saiki Speaker, House of Representatives Thirty-Second State Legislature Regular Session of 2024 State of Hawaii

Sir:

Your Committee on Housing, to which was referred H.R. No. 120 entitled:

"HOUSE RESOLUTION REQUESTING THE STATE BUILDING CODE COUNCIL TO ADOPT, AMEND, OR UPDATE THE STATE BUILDING CODE TO AUTHORIZE POINT ACCESS BLOCK CONSTRUCTION FOR RESIDENTIAL BUILDINGS UP TO SIX STORIES IN THE STATE,"

begs leave to report as follows:

The purpose of this measure is to request the State Building Code Council to adopt, amend, or update the State Building Code to authorize point access block construction for residential buildings up to six stories.

Your Committee did not receive any written testimony on this measure.

Your Committee finds that existing building code requirements effectively mandate a double-loaded corridor building, where two stairways access a corridor in the middle of the building with units on each side. This can result in the dwelling units in these buildings having daylight come only from one single exterior wall with little to no cross ventilation. Your Committee further finds that buildings with point access blocks are compact single stair buildings with dwellings that are centered around a stairway and elevator core and have a single point of access. Dwelling units in buildings with point access blocks tend to be very

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flexible, with a higher proportion of units ranging from two- to four-bedrooms. Your Committee believes that the State would benefit from allowing the residential buildings to be constructed to allow for point access blocks, which could alleviate the State's severe lack of housing by reducing construction costs.

As affirmed by the record of votes of the members of your Committee on Housing that is attached to this report, your Committee concurs with the intent and purpose of H.R. No. 120 and recommends that it be referred to your Committee on Consumer Protection & Commerce.

Respectfully submitted on behalf of the members of the Committee on Housing,

LUKE A. EVSLIN, Chair

State of Hawaii House of Representatives The Thirty-second Legislature H5CR 1416-24

Record of Votes of the Committee on Housing

| Bil | II/Resolution No.: HR 120 | | Committe H5G | e Referral: | Da | 1e: 3/20/2024 | |
|---|--|--------------------|---|----------------|--|--------------------------|--|
| | The committee is reconside | ering its prev | vious decision | on the measure | | · / / | |
| The recommendation is to: Pass, unamended (as is) Pass, with amendments (HD) Hold Pass short form bill with HD to recommit for future public hearing (recommit) | | | | | | | |
| | HSG Men | nbers | | Ayes | Ayes (WR) | Nays | Excused |
| 1. | EVSLIN, Luke A. (C) | | | | | | |
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| 2. | AIU, Micah P.K. (VC |) | | | | ·. | |
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| 3. | KILA, Darius K. | 1 8 1. 2. 2 | i a a a a a a a a a a a a a a a a a a a | | | 743 K (2 (2) (2) (4) (4) | The factors and the state of th |
| 4 | | 120 | | | A Property Control | | |
| 4. | KITAGAWA, Lisa | | | | | 15, multipart | |
| 5. | MIYAKE, Tyson K. | F | # # # # # # # # # # # # # # # # # # # | | | | |
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| 6. | ONISHI, Richard H.K | <u>.</u> | *************************************** | | 2 (8) PRICE OF A DESCRIPTION OF A DESCRI | | |
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| 7. | TODD, Chris | | | | | · | |
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| 8. | MATSUMOTO, Laur | en | | | | | |
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| | TOTAL (| (8) | | 7 | Ø | Ø | |
| The recommendation is: Adopted If joint referral, did not support recommendation. committee acronym(s) | | | | | | | |
| Vice Chair's or designee's signature: | | | | | | | |
| Distribution: Original (White) – Committee Duplicate (Yellow) – Chief Clerk's Office Duplicate (Pink) – HMSO | | | | | | | |