

Honolulu, Hawaii

APR 10 2026

RE: H.B. No. 1718  
H.D. 1  
S.D. 1

Honorable Ronald D. Kouchi  
President of the Senate  
Thirty-Third State Legislature  
Regular Session of 2026  
State of Hawaii

Sir:

Your Committee on Ways and Means, to which was referred H.B. No. 1718, H.D. 1, S.D. 1, entitled:

"A BILL FOR AN ACT RELATING TO HOUSING,"

begs leave to report as follows:

The purpose and intent of this measure is to refine statutory provisions relating to county-supported mixed-use developments.

More specifically, the measure:

- (1) Limits county-supported mixed-use housing developments to transit-oriented developments that include housing along a locally preferred alternative for a mass transit system;
- (2) Specifies that a county's authority to share in facilitating the development, construction, financing, refinancing, or other aspects of mixed-use developments shall continue to apply to any project for which, prior to July 1, 2033, the county has obtained county council approval or entered into a binding agreement;
- (3) Repeals the June 30, 2028, sunset date of Act 45, Session Laws of Hawaii 2024, to make permanent the Act's



provisions establishing the counties' mixed-use development authority; and

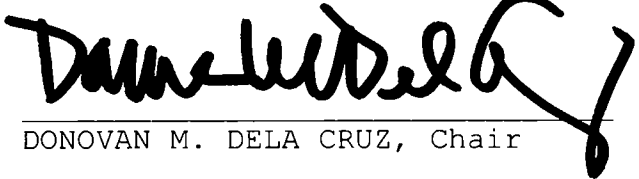
- (4) Clarifies that the counties' mixed-use development authority shall only apply to bonds originally issued before July 1, 2033.

Your Committee received written comments in support of this measure from the Hawaii Office of Planning & Sustainable Development, Department of Housing and Land Management for the City and County of Honolulu, and one individual.

Your Committee finds that placing mixed-use developments within transit-oriented developments, as provided by this measure, will direct the construction of homes where they are needed and create walkable, sustainable communities. Your Committee also finds that repealing the sunset date of Act 45, Session Laws of Hawaii 2024, will allow for the continuation of a critical funding source that empowers counties to address housing shortages with greater autonomy and financial flexibility.

As affirmed by the record of votes of the members of your Committee on Ways and Means that is attached to this report, your Committee is in accord with the intent and purpose of H.B. No. 1718, H.D. 1, S.D. 1, and recommends that it pass Third Reading.


Respectfully submitted on  
behalf of the members of the  
Committee on Ways and Means,

  
DONOVAN M. DELA CRUZ, Chair



The Senate  
 Thirty-Third Legislature  
 State of Hawai'i

Record of Votes  
 Committee on Ways and Means  
 WAM

Bill / Resolution No.:*	Committee Referral:	Date:		
HB1718, HD1, SD1	HOU/EG, WAM	4/9/2026		
<input type="checkbox"/> The Committee is reconsidering its previous decision on this measure. If so, then the previous decision was to: _____				
The Recommendation is:				
<input checked="" type="checkbox"/> Pass, unamended 2312 <input type="checkbox"/> Pass, with amendments 2311 <input type="checkbox"/> Hold 2310 <input type="checkbox"/> Recommit 2313				
Members	Aye	Aye (WR)	Nay	Excused
DELA CRUZ, Donovan M. (C)	X			
MORIWAKI, Sharon Y. (VC)	X			
DECOITE, Lynn	X			
ELEFANTE, Brandon J.C.	X			
HASHIMOTO, Troy N.	X			
INOUYE, Lorraine R.	X			
KANUHA, Dru Mamo	X			
KIDANI, Michelle N.	X			
KIM, Donna Mercado	X			
LEE, Chris	X			
RICHARDS, III, Herbert M. "Tim"	X			
WAKAI, Glenn	X			
FEVELLA, Kurt	X			
<b>TOTAL</b>	13	0	0	0
Recommendation: <input checked="" type="checkbox"/> Adopted <input type="checkbox"/> Not Adopted				
Chair's or Designee's Signature:				
				
Distribution:             Original     Yellow     Pink File with Committee Report     Committee     Drafting Agency				

\*Only one measure per Record of Votes