

Honolulu, Hawaii

FEB 12 , 2026

RE: H.B. No. 1823
H.D. 1

Honorable Nadine K. Nakamura
Speaker, House of Representatives
Thirty-Third State Legislature
Regular Session of 2026
State of Hawaii

Madame:

Your Committee on Water & Land, to which was referred H.B. No. 1823 entitled:

"A BILL FOR AN ACT RELATING TO THE COASTAL ZONE MANAGEMENT ACT,"

begs leave to report as follows:

The purpose of this measure is to:

- (1) Clarify that certain activities are excluded from the definition of "development" and are not subject to special management area use permit applications; and
- (2) Exempt from special management area use permit requirements state- or county-sponsored infrastructure improvement projects that are consistent with the applicable county's community plans.

Your Committee received testimony in support of this measure from the Office of the Mayor of the County of Maui and Grassroot Institute of Hawaii. Your Committee received testimony in opposition to this measure from two individuals. Your Committee received comments on this measure from the Department of Land and Natural Resources; Office of Planning and Sustainable Development; and Hawai'i Food+ Policy.



Your Committee finds that this measure could speed up the delivery of critical infrastructure projects and lower the costs associated with those projects. Specifically, this measure would exempt certain federal-, state-, or county-funded, authorized, or implemented infrastructure and improvement projects, such as roads, bridges, wastewater facilities, and drainage facilities, from special management area use permit requirements.

Your Committee has amended this measure by:

- (1) Further amending the definition of "development";
- (2) Changing its effective date to July 1, 3000, to encourage further discussion; and
- (3) Making technical, nonsubstantive amendments for the purposes of clarity, consistency, and style.

As affirmed by the record of votes of the members of your Committee on Water & Land that is attached to this report, your Committee is in accord with the intent and purpose of H.B. No. 1823, as amended herein, and recommends that it pass Second Reading in the form attached hereto as H.B. No. 1823, H.D. 1, and be referred to your Committee on Judiciary & Hawaiian Affairs.

Respectfully submitted on
behalf of the members of the
Committee on Water & Land,



MARK J. HASHEM, Chair



