

STAND. COM. REP. NO. 2867

Honolulu, Hawaii

MAR 05 2026

RE: S.B. No. 2433  
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 S.B. No. 2433, S.D. 1, entitled:

"A BILL FOR AN ACT RELATING TO CONDOMINIUMS,"

begs leave to report as follows:

The purpose and intent of this measure is to support, protect, and safeguard the rights and interests of condominium unit owners.

More specifically, this measure:

- (1) Authorizes the use of the condominium education trust fund to support condominium governance education resources for condominium unit owners; and
- (2) Requires the Real Estate Commission to adopt rules to ensure that the rights and interests of condominium unit owners are recognized and protected for purposes of condominium governance, including in all educational programs, consultations, advisory groups, task forces, and policy development activities funded by the condominium education trust fund.

Your Committee received written comments in support of this measure from AARP Hawaii, Honolulu Tower, and four individuals.



Your Committee received written comments in opposition to this measure from one individual.

Your Committee finds that condominium unit owners directly bear the financial consequences of governance decisions made by their condominium associations, but these owners are not consistently included in advisory groups, task forces, and other policy development activities convened by the Real Estate Commission or the Department of Commerce and Consumer Affairs. Your Committee further finds that offering to condominium unit owners education in condominium governance will assist the owners to more effectively understand and oversee governance decisions made by their associations. Accordingly, the policies supported by this measure will help promote transparency and provide better understanding of many issues facing condominium associations and condominium unit owners.

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 S.B. No. 2433, S.D. 1, and recommends that it pass Third Reading.

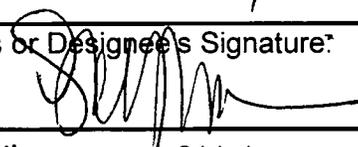
Respectfully submitted on  
behalf of the members of the  
Committee on Ways and Means,

  
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:		
SB 2433, SDI	CPN, WAM	3/3/2026		
<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			
INOUE, 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>	12	0	0	1
Recommendation: <input checked="" type="checkbox"/> Adopted <input type="checkbox"/> Not Adopted				
Chair's or Designee's Signature: 				
<b>Distribution:</b> Original     Yellow     Pink File with Committee Report     Committee     Drafting Agency				

\*Only one measure per Record of Votes