

STAND. COM. REP. NO. 2594

Honolulu, Hawaii

FEB 20 2026

RE: S.B. No. 2981

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

Sir:

Your Committees on Water, Land, Culture and the Arts, Energy and Intergovernmental Affairs, and Housing, to which was referred S.B. No. 2981 entitled:

"A BILL FOR AN ACT RELATING TO LAND USE,"

beg leave to report as follows:

The purpose and intent of this measure is to:

- (1) Beginning July 1, 2027, prohibit minimum off-street parking requirements for any new development in an urban district; and
- (2) Require each county to amend or repeal any charter provision, ordinance, code, standard, or administrative procedure that imposes a minimum off-street parking requirement by July 1, 2027.

Your Committees received testimony in support of this measure from the Department of Land and Natural Resources; Office of Planning and Sustainable Development; one member of the Honolulu City Council; Council Services Division of the County of Kaua'i; one member of the Maui County Council; Oahu Metropolitan Planning Organization; Hawai'i Association of REALTORS; Hawai'i Bicycling League; Housing Hawai'i's Future; Hawai'i YIMBY; Holomua Collaborative; Ulupono Initiative; AARP Hawaii; Grassroot Institute of Hawaii; Hawai'i Appleseed Center for Law and Economic



Justice; Building Industry Association of Hawaii; Avalon Development Company, LLC; and two individuals.

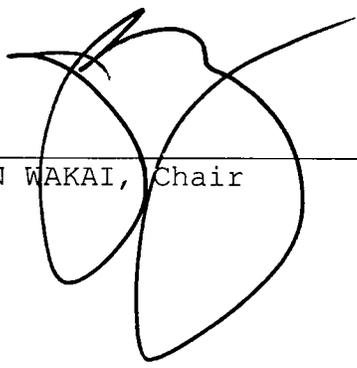
Your Committees received testimony in opposition to this measure from one individual.

Your Committees received comments on this measure from Unite Here, Local 5.

Your Committees find that mandatory parking minimums are often set arbitrarily and applied uniformly, without regard to context, actual demand, or community input, which results in projects being required to build more parking than residents will use and costs for construction and housing to be driven up. Your Committees further find that parking decisions need to be made on a case-by-case basis to give flexibility to developers and communities to better match real demand. This measure will alleviate barriers to housing construction and promote alternative transit options and thoughtful parking solutions.

As affirmed by the records of votes of the members of your Committees on Water, Land, Culture and the Arts, Energy and Intergovernmental Affairs, and Housing that are attached to this report, your Committees are in accord with the intent and purpose of S.B. No. 2981 and recommend that it pass Second Reading and be referred to your Committee on Judiciary.

Respectfully submitted on behalf of the members of the Committees on Water, Land, Culture and the Arts, Energy and Intergovernmental Affairs, and Housing,



GLENN WAKAI, Chair



CHRIS LEE, Chair



STANLEY CHANG, Chair

The Senate
 Thirty-Third Legislature
 State of Hawai'i

Record of Votes
Committee on Energy and Intergovernmental Affairs
EIG

Bill / Resolution No.:*	Committee Referral:	Date:		
SB2981	WLA/EIG/HOU, JDC	2/17/26		
<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
WAKAI, Glenn (C)	✓			
CHANG, Stanley (VC)	✓			
DECOITE, Lynn	✓			
RICHARDS, III, Herbert M. "Tim"	✓			
FEVELLA, Kurt		✓		
TOTAL	4	1		
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

