

JAN 18 2008

S.B. NO. 2725

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# A BILL FOR AN ACT

RELATING TO THE OFFICE OF HAWAIIAN AFFAIRS.

**BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF HAWAII:**

1           SECTION 1. Chapter 10, Hawaii Revised Statutes, is amended  
2 by adding a new section to be appropriately designated and to  
3 read as follows:

4           "§10-           Housing development; exemption from ordinances  
5 and rules. (a) The office may develop housing projects that

6 shall be exempt from all county ordinances and county rules  
7 relating to planning, districting, zoning, and construction  
8 standards for subdivisions, development, and improvement of  
9 land, and the construction of units thereon; provided that:

10           (1) The office finds the project is consistent with the  
11           purpose and intent of this chapter, and meets minimum  
12           requirements of health and safety;

13           (2) The development of the proposed project does not  
14           contravene any safety standards, tariffs, or rates and  
15           fees approved by the public utilities commission for  
16           public utilities or the various boards or departments  
17           of water supply authorized under chapter 54; and



1       (3) The office consults during the project planning phase  
 2           with the county in which the project will be located  
 3           to receive any county concerns and county  
 4           recommendations about the project.

5       (b) For the purpose of this section, "housing project"  
 6       means a project of affordable housing or workforce housing.

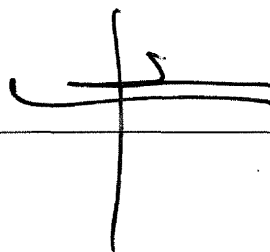
7       For the purpose of this section, "affordable housing" and  
 8       "workforce housing", in the context of identifying the persons  
 9       or families intended to be served by such housing, primarily  
 10       include for-sale housing or rental housing for persons or  
 11       families whose incomes are identified as eligible for each of  
 12       the counties of Hawaii, Maui, Honolulu, or Kauai as determined  
 13       by the United States Department of Housing and Urban Development  
 14       from time to time, and as adjusted by family size."

15       SECTION 2. New statutory material is underscored.

16       SECTION 3. This Act shall take effect upon its approval.

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INTRODUCED BY: \_\_\_\_\_



By Request



**Report Title:**

Office of Hawaiian Affairs; Affordable Housing

**Description:**

Authorizes the office of Hawaiian affairs to develop housing projects that will be exempt from county ordinances and rules relating to planning, districting, zoning, and construction standards for subdivisions, development and improvement of land, and the construction of units thereon, provided that certain conditions are met.

