
HOUSE RESOLUTION

REQUESTING THE HAWAII COMMUNITY DEVELOPMENT AUTHORITY TO REPORT
TO THE LEGISLATURE ON THE NEED FOR WORKFORCE HOUSING IN
KAKAAKO MAUKA.

1 WHEREAS, the area of Kakaako under the jurisdiction of the
2 Hawaii Community Development Authority is defined as the area
3 bordered by Ala Moana Boulevard and King Street and between
4 Punchbowl Street and Piikoi Street; and
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6 WHEREAS, Kakaako is a mixed neighborhood of businesses,
7 commercial, industrial and residential projects; and
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9 WHEREAS, the availability and affordability of workforce
10 housing are considered important to the people of the State; and
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12 WHEREAS, rail transit will be incorporated into this
13 community and would provide transportation services to establish
14 linkages between where people live and where they work; and
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16 WHEREAS, workforce housing is the essential foundation to
17 build a more sustainable future for the Kakaako area and grow a
18 more competitive workforce to meet the challenges of a global
19 economy; and
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21 WHEREAS, providing workforce housing is a goal of the
22 Legislature; now, therefore,
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24 BE IT RESOLVED by the House of Representatives of the
25 Twenty-fifth Legislature of the State of Hawaii, Regular Session
26 of 2010, that this body requests the Hawaii Community
27 Development Authority to research the need for workforce housing
28 in the Kakaako area; and
29

30 BE IT FURTHER RESOLVED that the Hawaii Community
31 Development Authority is requested to examine the following
32 issues:
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- 1 (1) Evaluation of workforce housing in Kakaako by
2 identifying the mix, cost, and availability of housing
3 to support workers;
4
- 5 (2) An evaluation of general plan policies, development,
6 and zoning practices to increase the availability of
7 workforce housing in Kakaako;
8
- 9 (3) The availability of rental housing to provide an
10 affordable housing option for those who are unable to
11 purchase a home;
12
- 13 (4) Building and zoning codes that present barriers to
14 building workforce housing;
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- 16 (5) Modifications that can be made to existing structures
17 that would allow for the redevelopment of workforce
18 housing, including:
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- 20 (A) Structural modifications that can be made to
21 dwelling structures;
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- 23 (B) Costs associated with the structural
24 modifications; and
25
- 26 (C) Sources of funding, supplies, and labor to
27 complete the structural modifications, including:
28
- 29 (i) Suppliers willing to donate or provide at a
30 reduced cost any tools, equipment, and
31 supplies;
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- 33 (ii) Available public or private loan or grant
34 programs that would finance the
35 modifications; and
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- 37 (iii) Potential use of building industry
38 apprentices or volunteers to provide labor
39 for the modifications and to further
40 identify amendments to licensing
41 requirements that may be necessary to
42 facilitate the use of apprentices or
43 volunteers;
44



1 (6) Mechanisms that allow personnel to be trained to
2 analyze and make recommendations or structural
3 modifications to existing structures, and also to
4 indentify:
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6 (A) Agencies or individuals who currently engage in
7 assessing homes for structural modification and
8 evaluation practices for assessments currently in
9 place; and
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11 (B) Skills necessary to conduct structural
12 modification assessments and the feasibility of
13 introducing training programs relating to these
14 skills in local education institutions; and
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16 BE IT FURTHER RESOLVED that state and county building and
17 zoning councils, including the State Building Code Council,
18 select representatives from their respective departments to
19 assist the Hawaii Community Development Authority in its
20 research; and
21

22 BE IT FURTHER RESOLVED that the Hawaii Community
23 Development Corporation is also requested to prepare a report
24 that includes:
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26 (1) Identifying any previous legislative attempts to
27 create workforce housing in Kakaako;
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29 (2) Recommending legislation for reasonable and
30 appropriate changes to building and zoning codes that
31 will facilitate the creation of workforce housing in
32 Kakaako; and
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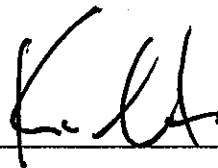
34 (3) Drafting recommendations that will facilitate the
35 creation of workforce housing; and
36

37 BE IT FURTHER RESOLVED that the Hawaii Community
38 Development Authority is requested to submit a report of its
39 findings and recommendations to the Legislature no later than
40 twenty days prior to the convening of the 2011 Regular Session;
41 and
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1 BE IT FURTHER RESOLVED that certified copies of this
2 Resolution be transmitted to the Governor, the President of the
3 Senate, the Speaker of the House of Representatives, and the
4 Director of the Hawaii Community Development Authority.
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OFFERED BY: _____

A handwritten signature in black ink, appearing to be 'K. H.', written over a horizontal line.

FEB 22 2010

