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# SENATE CONCURRENT RESOLUTION

REQUESTING THE OFFICE OF PLANNING TO CONVENE A TASK FORCE TO  
REVIEW ALL STATE AND COUNTY LAND USE PRACTICES AND DEVELOP  
RECOMMENDATIONS TO REDUCE URBAN SPRAWL AND PROPERLY DEVELOP  
URBAN AREAS.

1           WHEREAS, in the last twenty years the State has developed  
2 nearly 3,300 acres of prime farmland, increasing the price of  
3 remaining land and creating financial hardships for farmers; and  
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5           WHEREAS, article XI, section 3, of the Hawaii State  
6 Constitution requires the State to conserve and protect  
7 agricultural lands and increase self-sufficiency and directs the  
8 Legislature to provide standards and criteria to meet these  
9 requirements; and  
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11           WHEREAS, there is widespread support for the idea that the  
12 State should become less reliant on cars and more reliant on  
13 locally grown food and energy; and  
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15           WHEREAS, Hawaii residents have voted to build a mass  
16 transit system to take cars off the road and focus growth around  
17 transit centers; and  
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19           WHEREAS, on the island of Oahu, up to 4,000 new households  
20 are created each year which requires the building of 100,000 new  
21 homes over the next twenty-five years; and  
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23           WHEREAS, to prevent urban sprawl from destroying our  
24 agricultural lands, a viable option would be to focus growth  
25 along the transit corridors; and  
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27           WHEREAS, changes in state and county land use practices  
28 need to be implemented to plan for the proper population growth;  
29 otherwise, new housing supply will decrease and island-wide  
30 prices will increase; and  
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1 WHEREAS, it costs approximately \$300,000 to subsidize one  
2 affordable rental unit, which, multiplied by the state shortage  
3 of 10,000 units, requires \$3,000,000,000 of taxpayer subsidy and  
4 provides no solution to the affordable housing shortage or  
5 expansion of urban sprawl; and

6  
7 WHEREAS, the Office of Planning gathers, analyzes, and  
8 provides information to the Governor to assist in the overall  
9 analysis and formulation of state policies and strategies to  
10 address current or emerging issues; and

11  
12 WHEREAS, the Office of Planning engages in land use  
13 planning by representing the State before the Land Use  
14 Commission, assisting state agencies on land use district  
15 boundary amendments, and reviewing the classification and  
16 districting of all state lands; and

17  
18 WHEREAS, all existing land use practices, including  
19 statutes, ordinances, permitting, development application  
20 processes, and environmental infrastructure, need to be reviewed  
21 to effectively provide the necessary information and  
22 recommendations required to plan for the reduction of urban  
23 sprawl and proper development and redevelopment to accommodate  
24 population growth; now, therefore,

25  
26 BE IT RESOLVED by the Senate of the Twenty-sixth  
27 Legislature of the State of Hawaii, Regular Session of 2012, the  
28 House of Representatives concurring, that the Office of Planning  
29 is requested to convene a task force to review all state and  
30 county land use practices and develop recommendations to reduce  
31 urban sprawl and properly develop urban areas; and

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33 BE IT FURTHER RESOLVED that the task force include the  
34 following members:

- 35  
36 (1) The Director of the Office of Planning;  
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38 (2) The Chairperson of the Land Use Commission;  
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40 (3) The Director or Deputy Director of each of the county  
41 planning agencies; and  
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43 (4) A representative or representatives of any other  
44 interested stakeholders or entities, including but not



1           limited to developers, architects, and contractors, to  
2           be selected by the Governor; and

3  
4           BE IT FURTHER RESOLVED that the task force is requested to  
5 submit a report of the findings and recommendations, including  
6 any proposed legislation, to the Legislature no later than  
7 twenty days prior to the convening of the Regular Session of  
8 2013; and

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10          BE IT FURTHER RESOLVED that members of the task force not  
11 receive compensation for their service but be reimbursed for  
12 necessary expenses, including travel expenses, incurred in the  
13 performance of their duties; and

14  
15          BE IT FURTHER RESOLVED that certified copies of this  
16 Concurrent Resolution be transmitted to the Governor,  
17 Chairperson of the Land Use Commission, and the Directors of  
18 each of the county planning agencies.

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