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TESTIMONY OF STANLEY CHANG  
MEMBER, HONOLULU CITY COUNCIL  
ON

H.B. NO. 2852 H.D. 1, RELATING TO LANDOWNER LIABILITY  
Committee on Judiciary and Labor  
Wednesday, March 28, 2012 at 10:00 A.M.  
Conference Room 016

Dear Chair Hee and Members of the Committee on Judiciary and Labor:

Thank you for this opportunity to submit testimony in support of H.B. No. 2852 H.D. 1, relating to landowner liability. My testimony is submitted in my capacity as the representative of District 4 to the Honolulu City Council.

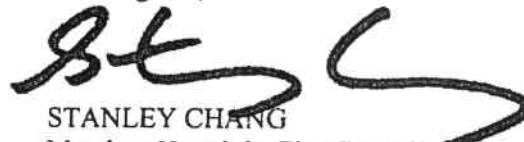
H.B. No. 2852 H.D. 1 assigns liability to the homeowner for the maintenance of property nuisance, otherwise known as a blighted property. Furthermore the bill extensively defines "property nuisance," allowing for enforcement.

My office frequently receives concerns from constituents in neighborhoods as diverse as Waikiki, Hawaii Kai, Kahala, and Diamond Head regarding blighted properties, which diminish the quality of life of nearby residents by attracting vermin, graffiti, trespassers, and other safety and welfare issues. While the City and County enforces existing laws through the Department of Permitting and Planning, often resulting in large fines, these fines may not be enough to result in full restoration of the safe, peaceful, residential character of the affected community.

For the reason stated above, I am in support of H.B. No. 2852 H.D. 1 and ask for your favorable support.

Again, thank you for this opportunity to submit testimony.

With regards,

  
STANLEY CHANG  
Member, Honolulu City Council



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Senate Judiciary & Labor Committee  
March 28, 2012  
10 a.m.  
Capitol Room 16  
**HB 2852, HD1, RELATING TO LANDOWNER LIABILITY**

Thank you for this opportunity to submit these comments with respect to House Bill 2852, HD1 on behalf of Kamehameha Schools.

Kamehameha Schools firmly supports the principles of being a responsible steward and a good neighbor. However, we are concerned that there are aspects of this bill that appear to be unclear and present issues for your further consideration, such as the potential liability for a lessor not in possession of the property. We are also concerned about the potential for unintended consequences with a measure that may be more suited to zoning or County ordinances. We would respectfully request further dialog among stakeholders prior to the enactment of this legislation.

Mahalo for this opportunity to comment on HB 2852, HD1.