

STAND. COM. REP. NO. **288**

Honolulu, Hawaii
February 12, 2013

RE: H.B. No. 738
H.D. 1

Honorable Joseph M. Souki
Speaker, House of Representatives
Twenty-Seventh State Legislature
Regular Session of 2013
State of Hawaii

Sir:

Your Committee on Housing, to which was referred H.B. No. 738
entitled:

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

begs leave to report as follows:

The purpose of this measure is to assist residents in
obtaining affordable housing by requiring the counties to adopt
reasonable standards to allow the construction of a single-family
dwelling unit and an accessory dwelling unit on any lot on which a
residential dwelling unit is permitted.

The Hawaii Association of REALTORS and a concerned individual
supported this measure. The Office of Planning supported the
intent of this measure. The Department of Planning and Permitting
of the City and County of Honolulu and three concerned individuals
opposed this measure.

Your Committee notes that the bill allows the construction of
a single-family dwelling unit and an accessory dwelling unit on a
single lot on which a residential dwelling unit is permitted.

Your Committee has amended this measure by:

- (1) Excluding the construction of accessory dwelling units
on state agricultural lands in counties with a
population of 500,000 or fewer persons; and

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- (2) Making technical, nonsubstantive amendments for clarity, consistency, and style

As affirmed by the record of votes of the members of your Committee on Housing that is attached to this report, your Committee is in accord with the intent and purpose of H.B. No. 738, as amended herein, and recommends that it pass Second Reading in the form attached hereto as H.B. No. 738, H.D. 1, and be referred to the Committee on Water & Land.

Respectfully submitted on
behalf of the members of the
Committee on Housing,



RIDA T.R. CABANILLA, Chair



