
A BILL FOR AN ACT

RELATING TO FIRE PROTECTION.

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

1 SECTION 1. The legislature finds that automatic fire
2 sprinkler systems have a proven record of significantly reducing
3 property damage, injuries, and deaths in residential fires.
4 Installing both smoke alarms and sprinklers in the home reduces
5 the risk of fire-related deaths by eighty-two per cent.
6 Typically, only the sprinkler head closest to the fire will
7 activate, and eighty-five per cent of fires are contained by the
8 operation of just one sprinkler.

9 The legislature also finds that new dwellings are
10 especially susceptible to residential fires. The engineered
11 lumber used as composite joists or beams in newly constructed
12 homes burns and collapses much more quickly than traditional
13 wood. Modern furnishings also reach higher temperatures much
14 more quickly than antique furnishings. A home without
15 sprinklers places not only the occupants but also fire fighters
16 in extreme danger.



1 final pricing for construction of a new dwelling, the builder
2 shall provide to the buyer a copy of written materials prepared
3 and adopted by the state fire council that detail the benefits
4 of residential fire sprinkler systems. The builder shall also
5 provide a written estimate of the costs associated with
6 installing and maintaining a residential fire sprinkler system.
7 The buyer shall acknowledge receipt of the materials in writing
8 on a form provided by and filed with the department of commerce
9 and consumer affairs professional and vocational licensing
10 division. Upon request of the buyer, the builder shall install
11 a residential fire sprinkler system or other requested fire
12 suppression system at the buyer's expense.

13 § -3 Remedies and penalties. Upon a finding that any
14 person has wilfully violated this chapter, the person shall be
15 subject for a first offense to a civil penalty of not less than
16 \$75 or more than \$150 and, for each subsequent offense, a civil
17 penalty of not less than \$100 or more than \$250. For the
18 purposes of this chapter, a wilful violation occurs when the
19 person committing the violation knew or should have known that
20 the conduct was of the nature prohibited by this chapter.



1 § -4 Residential fire sprinkler cost estimate form. (a)

2 To effectuate this chapter, the department of consumer affairs
3 professional and vocational licensing division shall develop a
4 standard form or forms to be used to confirm the buyer's receipt
5 of the written materials required by section -2. The form or
6 forms may be amended from time to time by the department of
7 commerce and consumer affairs.

8 (b) The form shall include:

- 9 (1) An acknowledgement that the buyer received a copy of
10 written materials prepared and adopted by the state
11 fire council that detail the benefits of residential
12 fire sprinkler systems;
- 13 (2) The cost estimate provided by the builder for
14 installing and maintaining a residential fire
15 sprinkler system; and
- 16 (3) An indication of whether the buyer accepted or
17 rejected the installation of a residential fire
18 sprinkler system or other fire suppression system."

19 SECTION 3. This Act shall take effect on July 1, 2025.



Report Title:

State Fire Council Package; Fire Protection; Mandatory Disclosure; DCCA

Description:

Requires the builders of new dwellings to provide buyers with information on the benefits and costs associated with installing and maintaining a residential fire sprinkler system. Requires the Department of Commerce and Consumer Affairs Professional and Vocational Licensing Division to develop a standard form for this purpose. Effective 7/1/2025. (HD1)

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