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# A BILL FOR AN ACT

RELATING TO SUPPORTIVE HOUSING.

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

1           SECTION 1. The legislature finds that supportive housing  
2 is an innovative and proven solution to some of the nation's  
3 toughest community problems. It combines affordable housing  
4 with access to services to help special needs populations, such  
5 as chronic homeless individuals and families; individuals with  
6 intellectual, developmental, physical or severe mental  
7 disabilities; individuals transitioning from incarceration;  
8 emancipated foster youth; individuals with an alcohol or drug  
9 addiction; and frail elderly individuals, live more stable and  
10 productive lives.

11           According to the Corporation for Supportive Housing, a  
12 nonprofit organization that has impacted over two hundred  
13 thousand individuals in more than three hundred cities across  
14 forty-eight states and the United States Virgin Islands,  
15 supportive housing generates significant cost savings to public  
16 systems. Cost studies in six different states and cities found  
17 that supportive housing results in tenants' decreased use of



1 shelters, hospitals, emergency rooms, jails and prisons. One  
2 case study found that an eighty-five-unit supportive housing  
3 facility in Charlotte, North Carolina, which serves individuals  
4 with extensive histories of homelessness and a disabling  
5 condition (mental health and substance abuse disorders, chronic  
6 health disorders, physical disabilities, and developmental  
7 disabilities), effectively ended homelessness for eighty-one per  
8 cent of its tenants. This significant housing stability rate is  
9 consistent with other permanent supportive housing models across  
10 the country. Moreover, there were significant reductions to  
11 emergency room visits (eighty-one per cent), hospital stays  
12 (sixty-two per cent), ambulance calls (seventy-six per cent),  
13 and for tenants involved with the criminal justice system,  
14 reductions in arrests (eighty-two per cent) and nights in jail  
15 (eighty per cent).

16 Supportive housing also helps build strong, healthy  
17 communities by improving the safety of neighborhoods,  
18 beautifying city blocks with new or rehabilitated properties,  
19 and increasing or stabilizing property values over time.

20 According to studies from Hawaii Pathways Project and the  
21 city and county of Honolulu's housing first program, supportive



1 housing has shown similar positive impacts as in other  
2 jurisdictions. Supportive housing benefits include:

- 3 (1) For individuals, improved housing retention, health,  
4 and quality of life;
- 5 (2) For systems, reduced burdens and costs on already  
6 stretched public systems, such as public safety and  
7 emergency medical services; and
- 8 (3) For the community, decreased crime rates and increased  
9 or no impact on property values.

10 The purpose of this Act is to establish a supportive  
11 housing pilot program with the goal of increasing and  
12 maintaining supportive housing opportunities for individuals  
13 with special needs.

14 SECTION 2. (a) There is established the supportive  
15 housing pilot program, within the statewide office on  
16 homelessness and housing solutions, to provide and maintain  
17 affordable, permanent housing and services for individuals and  
18 families with special needs.

19 (b) The statewide office on homelessness and housing  
20 solutions shall collaborate with the Hawaii housing finance and  
21 development corporation, Hawaii public housing authority, and



1 various state, county, and community agencies to implement the  
2 pilot program.

3 (c) The Hawaii housing finance and development corporation  
4 shall assist in the development of a rental housing project or  
5 projects in which some or all of the units are targeted to  
6 special needs individuals or families who require supportive  
7 services and with household incomes at or below thirty per cent  
8 of the median family income. The Hawaii housing finance  
9 development corporation may establish rules and qualification  
10 criteria for the award of supportive housing projects without  
11 regard to chapter 91, Hawaii Revised Statutes.

12 (d) The Hawaii public housing authority shall implement  
13 project-based rent supplement payments at levels sufficient to  
14 fill the gap between the flat rents needed to cover project  
15 financing, operating, maintenance, or other costs, and an amount  
16 that targeted residents can afford; provided that the Hawaii  
17 public housing authority may enter into memoranda of agreements  
18 with the counties or specialized nonprofit organizations as  
19 necessary to implement this subsection. The Hawaii public  
20 housing authority may, without regard to chapter 91, Hawaii



1 Revised Statutes, establish rules and qualification standards  
2 for participants of the supportive housing program.

3 (e) The statewide office on homelessness and housing  
4 solutions shall administer supportive services that assist the  
5 residents participating in the pilot program to retain housing,  
6 improve their health status, and maximize their ability to live  
7 and, when possible, work in the community. Support services may  
8 include mental health, substance abuse counseling, and daily  
9 living activities. The support services funding of  
10 approximately \$800 per month is intended to be matched with  
11 federal medicaid funds. The statewide office on homelessness  
12 and housing solutions may enter into memoranda of agreement with  
13 the counties or specialized nonprofit organizations as necessary  
14 to implement this section. The statewide office on homelessness  
15 and housing solutions may, without regard to chapter 91, Hawaii  
16 Revised Statutes, establish rules and qualification standards  
17 for participants of the supportive housing program.

18 (f) The statewide office on homelessness and housing  
19 solutions shall develop an information system for the  
20 standardized collection of client-level data and data on the  
21 provision of housing and services to individuals and families in



1 need of or in supportive housing. The information system will  
2 assist stakeholders in measuring the need for supportive housing  
3 and assessing and improving the effectiveness of the pilot  
4 program.

5 (g) The Hawaii housing finance and development  
6 corporation, Hawaii public housing authority, and statewide  
7 office on homelessness and housing solutions shall submit a joint  
8 interim report of its findings and recommendations, including  
9 any proposed legislation, regarding the supportive housing pilot  
10 program to the legislature by December 1, 2024, and a final  
11 report of its findings and recommendations by December 1, 2025.

12 SECTION 3. There is appropriated out of the general  
13 revenues of the State of Hawaii the sum of \$50,000,000 or so  
14 much thereof as may be necessary for fiscal year 2023-2024 to be  
15 deposited into the rental housing revolving fund established in  
16 section 201H-202, Hawaii Revised Statutes.

17 SECTION 4. There is appropriated out of the rental housing  
18 revolving fund the sum of \$50,000,000 or so much thereof as may  
19 be necessary for fiscal year 2023-2024 for:

20 (1) Supportive housing projects or supportive housing  
21 units in rental projects targeted for special needs



1 individuals and families who require supportive  
2 services and with household incomes at or below thirty  
3 per cent of the median family income; and

4 (2) One full-time equivalent (1.0 FTE) permanent housing  
5 finance specialist I position.

6 The sum appropriated shall be expended by the Hawaii  
7 housing finance and development corporation for the purposes of  
8 this Act; provided that the appropriation shall not lapse at the  
9 end of the fiscal biennium for which the appropriation is made;  
10 provided further that any moneys not awarded as of June 30,  
11 2025, may be used for other rental housing projects pursuant to  
12 paragraph 201H-202(e)(1), Hawaii Revised Statutes; provided  
13 further that all moneys from the appropriation that are  
14 unencumbered as of June 30, 2026, shall lapse on that date.

15 SECTION 5. There is appropriated out of the general  
16 revenues of the State of Hawaii the sum of \$14,000,000 or so  
17 much thereof as may be necessary for fiscal year 2023-2024 for:

18 (1) Contracts, not to exceed twenty years, with new  
19 supportive housing rental projects or supportive  
20 housing rental units in rental projects for project-



1 based rent supplement payments for the pilot program;  
2 and  
3 (2) One full-time equivalent (1.0 FTE) permanent housing  
4 public housing specialist position.

5 The sum appropriated shall be expended by the Hawaii public  
6 housing authority for the purposes of this Act; provided that  
7 the appropriation shall not lapse at the end of the fiscal  
8 biennium for which the appropriation is made; provided further  
9 that all moneys from the appropriation that are unencumbered as  
10 of June 30, 2026, shall lapse on that date.

11 SECTION 6. There is appropriated out of the general  
12 revenues of the State of Hawaii the sum of \$10,500,000 or so  
13 much thereof as may be necessary for fiscal year 2023-2024 for:

14 (1) The provision of support services for qualified  
15 individuals and families in new supportive housing;  
16 and

17 (2) One full-time equivalent (1.0 FTE) permanent position.

18 The sum appropriated shall be expended by the statewide  
19 office on homelessness and housing solutions for the purposes of  
20 this Act; provided that the appropriation shall not lapse at the  
21 end of the fiscal biennium for which the appropriation is made;





1 provided further that all moneys from the appropriation that are  
2 unencumbered as of June 30, 2026, shall lapse on that date.

3 SECTION 7. There is appropriated out of the general  
4 revenues of the State of Hawaii the sum of \$500,000 or so much  
5 thereof as may be necessary for fiscal year 2023-2024 for the  
6 development of a supportive housing information system.

7 The sum appropriated shall be expended by the statewide  
8 office on homelessness and housing solutions for the purposes of  
9 this Act; provided that the appropriation shall not lapse at the  
10 end of the fiscal biennium for which the appropriation is made;  
11 provided further that all moneys from the appropriation that are  
12 unencumbered as of June 30, 2026, shall lapse on that date.

13 SECTION 8. This Act shall take effect on June 30, 3000.



**Report Title:**

Department of Human Services; Statewide Office on Homelessness and Housing Solutions; Supportive Housing Pilot Program; Hawaii Housing Finance and Development Corporation; Hawaii Public Housing Authority; Rental Housing Revolving Fund; Appropriations

**Description:**

Establishes a supportive housing pilot program in the statewide office on homelessness and housing solutions. Appropriates funds and establishes positions. Effective 6/30/3000. (SD1)

*The summary description of legislation appearing on this page is for informational purposes only and is not legislation or evidence of legislative intent.*

