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# SENATE CONCURRENT RESOLUTION

URGING THE DEPARTMENT OF THE ATTORNEY GENERAL TO INVESTIGATE AND ENFORCE APPLICABLE LAWS AGAINST LANDLORDS WHO ARE ENDING RENTAL AGREEMENTS TO HOUSE FEMA-ELIGIBLE HOUSEHOLDS THROUGH THE DIRECT LEASE PROGRAM OR THE DEPARTMENT OF HUMAN SERVICES RENTAL ASSISTANCE PROGRAM.

1 WHEREAS, nearly three thousand households were displaced by  
2 the August 2023 Maui wildfires; and

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4 WHEREAS, the Legislature is examining potential tools for  
5 rent control in Maui County; and

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7 WHEREAS, Maui is experiencing a housing crisis due to the  
8 lack of available units; and

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10 WHEREAS, the Federal Emergency Management Agency (FEMA) and  
11 the State are utilizing short-term housing through the Direct  
12 Lease Program, Rental Assistance Program, and non-congregate  
13 shelters to house both FEMA-eligible and ineligible households;  
14 and

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16 WHEREAS, FEMA's Direct Lease Program has inflated the  
17 rental market by paying three hundred sixty-six percent above-  
18 market rates to landlords who will house FEMA-eligible  
19 households; and

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21 WHEREAS, the Department of Human Services Rental Assistance  
22 Program (RAP) pays above-market rates to house FEMA-ineligible  
23 households; and

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25 WHEREAS, incidents have been reported on Maui where  
26 homeowners are not renewing lease agreements with existing  
27 tenants, displacing them to make room for FEMA-eligible  
28 households through the Direct Lease Program and the ineligible  
29 households supported through RAP; and



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2 WHEREAS, these incidents have raised concerns about  
3 fairness, housing stability, and the impact on tenants who are  
4 being displaced; and

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6 WHEREAS, the Governor's emergency proclamation established  
7 a moratorium on evictions in Lahaina; and

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9 WHEREAS, the Department of the Attorney General has a duty  
10 to investigate such incidents and ensure compliance with  
11 relevant regulations; now, therefore,

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13 BE IT RESOLVED by the Senate of the Thirty-second  
14 Legislature of the State of Hawaii, Regular Session of 2024, the  
15 House of Representatives concurring, that the Department of the  
16 Attorney General is urged to investigate and enforce applicable  
17 laws against landlords who are ending rental agreements to house  
18 FEMA-eligible households through the Direct Lease Program or the  
19 Department of Human Services Rental Assistance Program; and

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21 BE IT FURTHER RESOLVED that a certified copy of this  
22 Concurrent Resolution be transmitted to the Attorney General.

