

JOSH GREEN, M.D.
GOVERNOR
KE KIA'ĀINA



GOV. MSG. NO. 1261

EXECUTIVE CHAMBERS
KE KE'ENA O KE KIA'ĀINA

June 3, 2025

The Honorable Ronald D. Kouchi
President of the Senate,
and Members of the Senate
Thirty-Third State Legislature
State Capitol, Room 409
Honolulu, Hawai'i 96813

The Honorable Nadine Nakamura
Speaker, and Members of the
House of Representatives
Thirty-Third State Legislature
State Capitol, Room 431
Honolulu, Hawai'i 96813

Aloha President Kouchi, Speaker Nakamura, and Members of the Legislature:

This is to inform you that on June 3, 2025, the following bill was signed into law:

S.B. NO. 385, S.D. 1,
H.D. 1, C.D. 1

RELATING TO CONDOMINIUMS.
ACT 161

Mahalo,

A handwritten signature in black ink that reads "Josh Green M.D.".

Josh Green, M.D.
Governor, State of Hawai'i

on JUN 3 2025

THE SENATE
THIRTY-THIRD LEGISLATURE, 2025
STATE OF HAWAII

ACT 161
S.B. NO. 385
S.D. 1
H.D. 1
C.D. 1

A BILL FOR AN ACT

RELATING TO CONDOMINIUMS.

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

1 SECTION 1. Chapter 514B, Hawaii Revised Statutes, is
2 amended by adding a new section to subpart C of part VI to be
3 appropriately designated and to read as follows:
4 "§514B- Governing documents; electronic copies. (a)
5 Notwithstanding any other provision to the contrary in the
6 declaration, bylaws, or house rules, an association shall
7 provide an electronic copy of its governing documents, as
8 amended or restated, to a unit owner or the unit owner's
9 authorized agent, upon request, at no cost to the unit owner or
10 the unit owner's authorized agent.

11 (b) For the purposes of this section, "governing
12 documents" means the declaration; bylaws; covenants, conditions,
13 and restrictions; and house rules."

14 SECTION 2. Section 514B-154.5, Hawaii Revised Statutes, is
15 amended as follows:

16 1. By amending subsection (b) to read:



1 "(b) Subject to section 514B-105(d), and except as
2 provided under section 514B- , copies of the items in
3 subsection (a) shall be provided to any unit owner or owner's
4 authorized agent upon the owner's or owner's authorized agent's
5 request; provided that the owner or owner's authorized agent
6 pays a reasonable fee for duplication, postage, and stationery[
7 ~~and other administrative costs associated with handling the~~
8 ~~request~~]."

9 2. By amending subsection (d) to read:

10 "(d) [~~Any~~] Except as provided under section 514- , any
11 documents, records, and information, whether maintained, kept,
12 or required to be provided pursuant to this section or section
13 514B-152, 514B-153, or 514B-154, may be made available
14 electronically to the unit owner or owner's authorized agent if
15 the owner or owner's authorized agent requests such in writing."

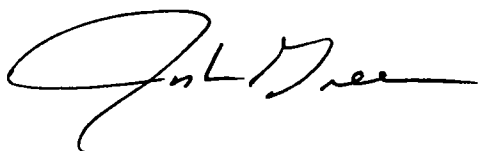
16 SECTION 3. Statutory material to be repealed is bracketed
17 and stricken. New statutory material is underscored.

18 SECTION 4. This Act shall take effect upon its approval.



S.B. NO. 385
S.D. 1
H.D. 1
C.D. 1

APPROVED this 3rd day of June, 2025

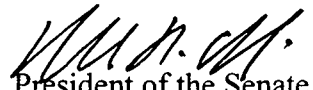
A handwritten signature in black ink, appearing to read "Jon L. Green". The signature is fluid and cursive, with a large initial "J" and "L".


GOVERNOR OF THE STATE OF HAWAII

THE SENATE OF THE STATE OF HAWAI‘I

Date: April 30, 2025
Honolulu, Hawai‘i 96813

We hereby certify that the foregoing Bill this day passed Final Reading in the Senate
of the Thirty-Third Legislature of the State of Hawai‘i, Regular Session of 2025.


President of the Senate


Clerk of the Senate

SB No. 385, SD 1, HD 1, CD 1

THE HOUSE OF REPRESENTATIVES OF THE STATE OF HAWAII

Date: April 30, 2025
Honolulu, Hawaii

We hereby certify that the above-referenced Bill on this day passed Final Reading in the House of Representatives of the Thirty-Third Legislature of the State of Hawaii, Regular Session of 2025.

A handwritten signature in black ink, appearing to read "Nadine K. Nakamura", followed by a horizontal line.

Nadine K. Nakamura
Speaker
House of Representatives

A handwritten signature in black ink, appearing to read "Brian L. Takeshita", followed by a horizontal line.

Brian L. Takeshita
Chief Clerk
House of Representatives