

Honolulu, Hawaii

FEB 14 2025

RE: S.B. No. 416
S.D. 1

Honorable Ronald D. Kouchi
President of the Senate
Thirty-Third State Legislature
Regular Session of 2025
State of Hawaii

Sir:

Your Committee on Commerce and Consumer Protection, to which
was referred S.B. No. 416 entitled:

"A BILL FOR AN ACT RELATING TO THE RESIDENTIAL LANDLORD-
TENANT CODE,"

begs leave to report as follows:

The purpose and intent of this measure is to enhance tenant well-being, housing stability, and animal welfare by restricting landlords from prohibiting pet animals in dwelling units, while ensuring landlords are protected through the requirement of tenant-obtained liability insurance to cover potential damages caused by pet animals. More specifically, this measure prohibits rental agreements from prohibiting tenants from keeping pet animals in dwelling units, subject to certain conditions.

Your Committee received testimony in support of this measure from two individuals.

Your Committee received testimony in opposition to this measure from one individual.

Your Committee received comments on this measure from the Department of the Attorney General and Hawai'i Association of REALTORS.



Your Committee finds that pets contribute significantly to the emotional and mental health of individuals. Allowing pets in rental properties promotes stability in the rental housing market, as pet owners are less likely to find suitable housing that allows pets. Your Committee further finds that other jurisdictions have explored similar measures to prohibit landlords from banning common household pets in rental units. Accordingly, this measure would benefit tenants and landlords by allowing tenants to live with their pets and protecting landlords by requiring tenants to obtain liability insurance for their pets.

Your Committee has amended this measure by inserting an effective date of July 1, 2050, to encourage further discussion.

As affirmed by the record of votes of the members of your Committee on Commerce and Consumer Protection that is attached to this report, your Committee is in accord with the intent and purpose of S.B. No. 416, as amended herein, and recommends that it pass Second Reading in the form attached hereto as S.B. No. 416, S.D. 1, and be referred to your Committee on Judiciary.

Respectfully submitted on
behalf of the members of the
Committee on Commerce and
Consumer Protection,



JARRETT KEOHOKALOLE, Chair



The Senate
Thirty-Third Legislature
State of Hawai'i

Record of Votes
Committee on Commerce and Consumer Protection
CPN

Bill / Resolution No.:* <div style="font-size: 1.2em; font-family: cursive;">SB416</div>	Committee Referral: <div style="font-size: 1.2em; font-family: cursive;">CPN, JDC</div>	Date: <div style="font-size: 1.2em; font-family: cursive;">2/10/25</div>		
<input type="checkbox"/> The Committee is reconsidering its previous decision on this measure. If so, then the previous decision was to: _____				
The Recommendation is: <div style="display: flex; justify-content: space-around; align-items: flex-start;"> <div style="text-align: center;"> <input type="checkbox"/> Pass, unamended 2312 </div> <div style="text-align: center;"> <input checked="" type="checkbox"/> Pass, with amendments 2311 </div> <div style="text-align: center;"> <input type="checkbox"/> Hold 2310 </div> <div style="text-align: center;"> <input type="checkbox"/> Recommit 2313 </div> </div>				
Members	Aye	Aye (WR)	Nay	Excused
KEOHOKALOLE, Jarrett (C)	✓			
FUKUNAGA, Carol (VC)	✓			
MCKELVEY, Angus L.K.	✓			
RICHARDS, III, Herbert M. "Tim"		✓		
AWA, Brenton			✓	
TOTAL	3	1	1	
Recommendation: <div style="display: flex; justify-content: space-around; margin-top: 10px;"> <input checked="" type="checkbox"/> Adopted <input type="checkbox"/> Not Adopted </div>				
Chair's or Designee's Signature: <div style="font-size: 1.2em; font-family: cursive; margin-top: 10px;">Carol Fukunaga</div>				
Distribution: <div style="display: flex; justify-content: space-between; margin-top: 10px;"> <div>Original File with Committee Report</div> <div>Yellow Clerk's Office</div> <div>Pink Drafting Agency</div> <div>Goldenrod Committee File Copy</div> </div>				

*Only one measure per Record of Votes