

Measure Tracking Report: TODCouncil2026


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Hawaii State Legislature



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PDF	Measure	Notes	Current Status	Introducer(s)	Referral	Companion
	<p><u>SB3218 SD2 HD2</u> <u>Resilient Infrastructure for Shelter and Equity Bonds; Counties; County Debt Limit Statements</u> RELATING TO BONDS. Part I: Substitutes the word "tax increment" with "resilient infrastructure for shelter and equity" for purposes of the Resilient Infrastructure for Shelter and Equity Act, except under certain circumstances. Part II: Conforms state law concerning county debt limits to permit counties to exclude resilient infrastructure for shelter and equity bonds from the debt limit of the counties, if a constitutional amendment authorizing the use of resilient infrastructure for shelter and equity bonds and excluding resilient infrastructure for shelter and equity bonds from determinations of the counties' funded debt is ratified. Effective 7/1/3000. (HD2)</p>		(S) <u>4/16/2026</u> - Received from House (Hse. Com. No. 762).	HASHIMOTO, CHANG, RICHARDS, Wakai	HSG, FIN	HB2478
	<p><u>SB3219 HD3</u> <u>Constitutional Amendments; Counties; Resilient Infrastructure for Shelter and Equity Bonds</u> PROPOSING AMENDMENTS TO ARTICLE VII, SECTIONS 12 AND 13, OF THE HAWAII STATE CONSTITUTION. Proposes constitutional amendments to expressly provide that the Legislature may authorize political subdivisions, such as the counties, to issue resilient infrastructure for shelter and equity bonds for specified public works, public improvements, or other actions necessary for housing and community development, and exclude these bonds from determinations of the funded debt of the political subdivisions. Effective 7/1/3000. (HD3)</p>		(S) <u>4/16/2026</u> - Received from House (Hse. Com. No. 763).	HASHIMOTO, CHANG, KEOHOKALOLE, McKelvey	HSG, JHA, FIN	HB2476
	<p><u>SB2599 SD2 HD3</u> <u>HCDA; Stadium Development District; Halawa Community Development District; Aloha Stadium; Stadium Authority; Special Fund; Housing; Appropriation</u> RELATING TO DEVELOPMENT. PART I: Redesignates the Stadium Development District as the Halawa Community Development District (HCDD). Amends the composition of the Hawaii Community Development Authority (HCDA) for purposes of the HCDD. Amends the duties and powers of the HCDA and Stadium Authority as they</p>		(S) <u>4/16/2026</u> - Received from House (Hse. Com. No. 678).	DELA CRUZ, HASHIMOTO, KIDANI, LEE, C., Moriwaki	WAL, HSG, FIN	

relate to activities within the HCDD. Clarifies the HCDA's permitting and consultation powers regarding public projects within community development districts. Establishes the HCDD Special Fund. Appropriates funds. PART II: Appropriates funds from the Stadium Development Special Fund for the planning, design, and development of the HCDD, contingent upon certain requirements. PART III: Requires the HCDA, when planning and developing housing, to endeavor to plan for complete communities that include various aspects supporting quality of life. Effective 7/1/3000. (HD3)

HB1718 HD1 SD1

HHFDC; Affordable Housing; County Powers; Sunset

RELATING TO HOUSING.

Limits mixed-use developments to transit-oriented developments that include housing along a locally preferred alternative for a mass transit system. Repeals the sunset date of Act 45, SLH 2024, thereby making permanent the authority of the counties to share in facilitating the development, construction, financing, refinancing, or other provision of mixed-use developments, including low- and moderate-income housing projects, and issue county bonds before 7/1/2033 for this purpose. Effective 7/1/2050. (SD1)

(H) 4/14/2026 - Returned from Senate (Sen. Com. No. 612) in amended form (SD 1).

EVSLIN, AMATO, ILAGAN, KEOHOKAPU-LEE LOY, KILA, KUSCH, MARTEN, MATSUMOTO, MIYAKE, MORIKAWA, MURAOKA, REYES ODA, SHIMIZU, SOUZA, TARNAS

HOU/EIG, WAM SB2748, SB3036



HB1800 HD1 SD1

State Budget; Executive Supplemental Budget

RELATING TO THE STATE BUDGET.

Adjusts and requests appropriations for fiscal biennium 2025-2027 funding requirements for operations and capital improvement projects of Executive Branch agencies and programs. (SD1)

(H) 4/14/2026 - Returned from Senate (Sen. Com. No. 623) in amended form (SD 1).

NAKAMURA (Introduced by request of another party)

WAM SB2500



HB1710 HD2 SD2

SHPD; Historic Preservation; Review; Historic Properties; Private Properties; Project Review; Review Period

RELATING TO HISTORIC PRESERVATION.

Authorizes the State Historic Preservation Division to conduct a phased review of a proposed project on private property under certain circumstances. Amends the process and deadlines by which SHPD must provide written concurrence or non-concurrence for proposed projects on private property or certain projects that require state or county approval for entitlement for use. Clarifies when an application for a proposed project on an existing privately-owned residential property shall be subject to the requirements of section 6E-42, HRS. Effective 7/1/3000. (SD2)

(H) 4/14/2026 - Returned from Senate (Sen. Com. No. 608) in amended form (SD 2).

MIYAKE, AMATO, EVSLIN, ILAGAN, KEOHOKAPU-LEE LOY, KILA, KUSCH, LEE, M., LOWEN, MARTEN, MATAYOSHI, OLDS, PIERICK, REYES ODA, SOUZA, TAKENOUCI, TARNAS

WLA, JDC SB2341



HB1842 HD2 SD1

DLNR; DAGS; HHFDC; Real Property; Public

(H) 4/14/2026 - Returned from Senate (Sen. Com. No. 628) in

TAKAYAMA

WLA, WAM SB3008



Lands; Transfer; City and County of Honolulu

RELATING TO GOVERNMENT.

Amends Act 289, SLH 2025, to replace the Senior Residence at Iwilei parcel with the Westridge parcel, repeal the designation of affected parcels as public lands, change the transfer date for the Alii Tower parcel to 12/31/2026, change the deadline for approval by the City and County of Honolulu to 12/31/2027, change the repeal date to 1/1/2028, and repeal reenactment language. Effective 7/1/3000. (SD1)

amended form (SD 1).

HCR85 HD1

DLNR; DHHL; HHFDC; East Kapolei Transit-Oriented Development Project; Parcel Transfers

URGING THE DEPARTMENT OF LAND AND NATURAL RESOURCES TO TRANSFER PARCELS THAT MAKE UP THE EAST KAPOLEI TRANSIT-ORIENTED DEVELOPMENT PROJECT TO THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION AND URGING THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION TO PARTNER WITH THE DEPARTMENT OF HAWAIIAN HOME LANDS AND HAWAII COMMUNITY DEVELOPMENT AUTHORITY TO FACILITATE THE DEVELOPMENT OF NON-HOUSING COMMUNITY DEVELOPMENT PORTIONS OF THE PROJECT.

(S) 4/14/2026 - The committee(s) on WLA/HOU has scheduled a public hearing on 04-17-26 1:01PM; Conference Room 224 & Videoconference.

EVSLIN, AMATO, IWAMOTO, KAHALOA, KUSCH, MATAYOSHI, MIYAKE

WLA/HOU

HR77, SCR68



SCR68 SD1

DLNR; HHFDC; HCDA; East Kapolei Transit-Oriented Development Project; Parcel Transfers

URGING THE DEPARTMENT OF LAND AND NATURAL RESOURCES TO TRANSFER PARCELS THAT MAKE UP THE EAST KAPOLEI TRANSIT-ORIENTED DEVELOPMENT PROJECT TO THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION AND URGING THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION TO PARTNER WITH THE HAWAII COMMUNITY DEVELOPMENT AUTHORITY TO FACILITATE THE DEVELOPMENT OF NON-HOUSING COMMUNITY DEVELOPMENT PORTIONS OF THE PROJECT.

(H) 4/10/2026 - Referred to HSG, WAL, referral sheet 28

HASHIMOTO, CHANG

HSG, WAL

HCR85, SR63



SR63 SD1

DLNR; HHFDC; HCDA; East Kapolei Transit-Oriented Development Project; Parcel Transfers

URGING THE DEPARTMENT OF LAND AND NATURAL RESOURCES TO TRANSFER PARCELS THAT MAKE UP THE EAST KAPOLEI TRANSIT-ORIENTED DEVELOPMENT PROJECT TO THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION AND URGING THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION TO PARTNER WITH THE HAWAII COMMUNITY DEVELOPMENT AUTHORITY TO FACILITATE THE DEVELOPMENT OF NON-HOUSING COMMUNITY DEVELOPMENT PORTIONS OF THE PROJECT.

(S) 4/9/2026 - Report and Resolution Adopted, as amended (SD 1).

HASHIMOTO, CHANG

WLA/HOU

HR77, SCR68



HR77 HD1

DLNR; DHHL; HHFDC; East Kapolei Transit-

(H) 4/9/2026 - Resolution adopted in final form.

EVSLIN, AMATO, IWAMOTO, KAHALOA, KUSCH, MATAYOSHI, MIYAKE

HSG, WAL

HCR85, SR63



Oriented Development Project; Parcel Transfers

URGING THE DEPARTMENT OF LAND AND NATURAL RESOURCES TO TRANSFER PARCELS THAT MAKE UP THE EAST KAPOLEI TRANSIT-ORIENTED DEVELOPMENT PROJECT TO THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION AND URGING THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION TO PARTNER WITH THE DEPARTMENT OF HAWAIIAN HOME LANDS AND HAWAII COMMUNITY DEVELOPMENT AUTHORITY TO FACILITATE THE DEVELOPMENT OF NON-HOUSING COMMUNITY DEVELOPMENT PORTIONS OF THE PROJECT.

HB2049 HD3 SD1

Department of Land and Natural Resources;
Department of Hawaiian Home Lands;
Conveyance Tax; Dwelling Unit Revolving Fund;
Infrastructure Funding; County-designated
Transit-oriented Development; Hawaiian Home
Lands Infrastructure and Housing Special Fund;
Hawaii Agricultural Development Revolving Fund;
Special Land and Development Fund

RELATING TO HOUSING.

Restructures the conveyance tax to a marginal rate system for the sale of properties with residential use, adjusts the tax for multifamily properties to reflect value on a per-unit basis, and applies a cost-of-living adjustment to conveyance tax rates. Allocates revenues from conveyance tax collections. Allocates a portion of conveyance tax collections to the Dwelling Unit Revolving Fund to fund infrastructure programs in areas that meet minimum standards of transit-supportive density. Allocates a portion of conveyance tax revenues to the Hawaii Agricultural Development Revolving Fund, Special Land and Development Fund, and Hawaiian Home Lands Infrastructure and Housing Special Fund. Establishes and appropriates funds out of the Hawaiian Home Lands Infrastructure and Housing Special Fund. Authorizes the Hawaii Agricultural Development Revolving Fund to be used to acquire land. Effective 7/1/3000. (SD1)

(S) 4/6/2026 - The committee on WAM deferred the measure.

EVSLIN, BELATTI, GRANDINETTI, HOLT, ILAGAN, IWAMOTO, KAHALOA, KAPELA, KILA, KUSCH, MARTEN, MORIKAWA, PERRUJO, POEPOE, QUINLAN, TARNAS, TODD

WLA/HOU/HWN, WAM SB2700



HB1724 HD2 SD1

HHFDC; Dwelling Unit Revolving Fund Equity
Program; Computation of Interest; Dwelling Unit
Revolving Fund; Affordable Homeownership
Revolving Fund

RELATING TO THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION.

Makes the Dwelling Unit Revolving Fund Equity Pilot Program permanent, with modifications that include changing the method for computation of interest for purchasers of certain real property. Expands the use of proceeds in the Dwelling Unit Revolving Fund to include purchasing equity in for-sale housing development projects and interim primary or

(S) 3/30/2026 - Report adopted; Passed Second Reading, as amended (SD 1) and referred to WAM.

EVSLIN, AMATO, BELATTI, GRANDINETTI, ILAGAN, KAHALOA, KEOHOKAPU-LEE LOY, KILA, KUSCH, MARTEN, MATAYOSHI, MATSUMOTO, MIYAKE, MORIKAWA, REYES ODA, SAYAMA, SHIMIZU, SOUZA, TARNAS

HOU, WAM



secondary financing. Exempts disbursements from the Affordable Homeownership Revolving Fund from appropriation and allotment requirements. Effective 7/1/2050. (SD1)

HB1733 HD2 SD1

HHFDC; Affordable Rental Housing; Hula Mae Multifamily Revenue Bond Authorization; Housing Loan and Mortgage Program; Report
RELATING TO THE HOUSING LOAN AND MORTGAGE PROGRAM.



Increases the Hula Mae Multifamily Revenue Bond authorization ceiling amount to continue financing affordable rental housing statewide. Clarifies that revenue bonds treated as refunding bonds do not count against the authorized aggregate principal amount of the bond. Requires the Hawaii Housing Finance and Development Corporation to submit a report to the Legislature. Effective 7/1/3000. (SD1)

(S) 3/30/2026 - Report adopted; Passed Second Reading, as amended (SD 1) and referred to WAM.

EVSLIN, AMATO, CHUN, GARRETT, GRANDINETTI, HUSSEY, ILAGAN, KAPELA, KEOHOKAPU-LEE LOY, KILA, KUSCH, LEE, M., LOWEN, MARTEN, MATAYOSHI, MATSUMOTO, MIYAKE, MORIKAWA, PERRUSO, POEPOE, REYES ODA, SOUZA, TAM, TARNAS, WOODSON

HOU, WAM

SB2553

HB1715 HD1 SD1

Hawaii Housing Finance and Development Corporation; Permanently Affordable For-Sale Housing; Resale Restrictions; Criteria



RELATING TO AFFORDABLE HOUSING.

Authorizes HHFDC to designate certain for-sale units as permanently affordable housing, subject to certain restrictions. Clarifies that certain resale and occupancy restrictions apply only to projects developed prior to a certain date. Amends the definition of "qualified resident" for the purposes of HHFDC housing development programs. Effective 7/1/3000. (SD1)

(S) 3/30/2026 - Report adopted; Passed Second Reading, as amended (SD 1) and referred to WAM.

MIYAKE, AMATO, EVSLIN, ILAGAN, KAHALOA, KEOHOKAPU-LEE LOY, KILA, KUSCH, LOWEN, MARTEN, MORIKAWA, OLDS, PERRUSO, REYES ODA, SAYAMA, TAM, TARNAS

HOU, WAM

SB2981 HD1

Minimum Off-Street Parking Requirements; Prohibited



RELATING TO LAND USE.

Beginning 7/1/2027, prohibits counties from imposing minimum parking mandates for certain developments. Effective 7/1/3000. (HD1)

(H) 3/20/2026 - Passed Second Reading as amended in HD 1 and referred to the committee(s) on WAL with Representative(s) Amato, Cochran, Shimizu, Takenouchi, Tam voting aye with reservations; Representative(s) Alcos, Garcia, Gedeon, Marten, Olds, Reyes Oda, Souza voting no (7) and Representative(s) Quinlan excused (1).

LEE, C.

HSG, WAL, JHA



HB1739 HD2

County-designated Transit-Oriented Development Areas; Transit-Supportive Densities; County Regulations; Prohibition

RELATING TO TRANSIT-ORIENTED DEVELOPMENT.

Requires the development of transit-supportive densities to be allowed in any county-designated transit-oriented development area. Prohibits the counties from enacting an ordinance, rule, regulation, development standard, zoning

(S) 3/19/2026 - The committee on HOU deferred the measure.

EVSLIN, AMATO, BELATTI, ILAGAN, KEOHOKAPU-LEE LOY, KILA, KUSCH, LOWEN, MARTEN, MATSUMOTO, MIYAKE, REYES ODA, SAYAMA, SHIMIZU, SOUZA, TARNAS

WLA/EIG/HOU, WAM

provision, or other land use control that restricts the development of transit-supportive densities. Effective 7/1/3000. (HD2)

SB2356 SD1

Off-Street Parking Requirements; Transit-Oriented Development Infrastructure Improvement Program Areas; Prohibited



RELATING TO PARKING.

Prohibits minimum off-street parking requirements for new developments or redevelopment projects located in transit-oriented development infrastructure improvement program areas. Effective 4/19/2042. (SD1)

(H) 3/18/2026 - The committee(s) on HSG recommend(s) that the measure be deferred. WAKAI, CHANG, FEVELLA, HASHIMOTO HSG, WAL, JHA HB1701

HB1919 HD3

Counties; Minimum Parking Mandates; Prohibitions



RELATING TO DEVELOPMENT STANDARDS.

Beginning 7/1/2027, prohibits counties from imposing minimum parking mandates for certain developments and limits the minimum parking requirements that may be imposed for other developments. Effective 7/1/3000. (HD3)

(H) 3/10/2026 - Failed to pass Third Reading with Representative(s) Amato, Grandinetti, Iwamoto, Perruso voting aye with reservations; Representative(s) Belatti, Chun, Cochran, Garrett, Gedeon, Hartsfield, Hashem, Ilagan, Keohokapu-Lee Loy, Kitagawa, Kong, Lee, M., Marten, Matayoshi, Muraoka, Olds, Poepoe, Reyes Oda, Sayama, Souza, Takayama, Takenouchi, Tam, Templo, Yamashita voting no (25) and none excused (0). EVSLIN, BELATTI, GRANDINETTI, ILAGAN, KAHALOA, KILA, KUSCH, LA CHICA, LOWEN, MARTEN, MIYAKE, MORIKAWA, PIERICK, SOUZA, TARNAS, Alcos HSG, WAL, JHA

HB2476 HD2

Counties; Housing Infrastructure Growth Bonds; Constitutional Amendments



PROPOSING AMENDMENTS TO ARTICLE VII, SECTIONS 12 AND 13, OF THE HAWAII STATE CONSTITUTION. Proposes constitutional amendments to expressly provide that the Legislature may authorize political subdivisions, such as the counties, to issue housing infrastructure growth bonds for specified public works, public improvements, or other actions necessary for housing and community development, and exclude these bonds from determinations of the funded debt of the political subdivisions. Effective 7/1/3000. (HD2)

(S) 3/10/2026 - Referred to EIG, JDC/WAM. EVSLIN, AMATO, BELATTI, ILAGAN, KAHALOA, KAPELA, KEOHOKAPU-LEE LOY, KILA, KITAGAWA, KUSCH, LOWEN, MARTEN, MATAYOSHI, MIYAKE, MORIKAWA, SOUZA, TAM EIG, JDC/WAM SB3219



HB2478 HD1

Housing Infrastructure Growth Bonds; Counties; County Debt Limit Statements

RELATING TO BONDS.

Authorizes the counties to implement housing infrastructure growth bonds. Conforms county debt limit statements law to permit counties to exclude housing infrastructure growth bonds from the debt limit of the counties if a constitutional amendment authorizing the use of housing infrastructure

(S) 3/10/2026 - Referred to EIG, WAM. EVSLIN, AMATO, BELATTI, HUSSEY, KAHALOA, KILA, KUSCH, MARTEN, MATAYOSHI, MIYAKE, MORIKAWA, PERRUSO, TAKENOUCI, TARNAS EIG, WAM SB3218

growth bonds and excluding housing infrastructure growth bonds from determinations of the counties' funded debt is ratified. Effective 7/1/3000. (HD1)

SB2068 SD1

OPSD; Affordable Housing; Land Inventory Task Force; Study; State Lands; County Lands; Transit-Oriented Development; Report; Position; Appropriation



RELATING TO AFFORDABLE HOUSING.

Establishes the Affordable Housing Land Inventory Task Force within the Office of Planning and Sustainable Development to conduct a study, subject to legislative appropriation, on how to maximize housing development in transit-oriented development zones or other areas on state or county lands. Requires a report to the Legislature. Establishes a position. Appropriates funds. Effective 7/1/2050. (SD1)

(S) 2/20/2026 - Report adopted; Passed Second Reading, as amended (SD 1) and referred to WAM.

CHANG, FEVELLA, HASHIMOTO, KIDANI, Gabbard, Kanuha, Richards, San Buenaventura, Wakai

HOU/WLA, WAM

SB2422 SD1

HHFDC; DOT; Pro-Housing Score Program; Counties; Reports; Transit-Supportive Density; Transit-Oriented Development; Appropriation



RELATING TO HOUSING.

Establishes the Pro-Housing Score Program to evaluate each county's performance in expanding housing opportunities and reducing regulatory barriers. Requires the counties to publish their respective pro-housing scores online and the Hawaii Housing Finance and Development Corporation to publish certain related information and data on a public dashboard. Establishes criteria for deeming a county noncompliant. Establishes builder's remedies for certain housing projects in transit-oriented development areas. Specifies that if a county is deemed noncompliant, the planning director or an equivalent county officer responsible for land use approvals shall be responsible for approving or denying certain affordable housing development applications. Establishes procedures for certain transit-oriented development housing project appeals. Appropriates funds. Effective 7/1/2050. (SD1)

(S) 2/20/2026 - Report adopted; Passed Second Reading, as amended (SD 1) and referred to WAM.

CHANG

HOU/EIG/WLA, WAM

HB1922

SB2070 SD1

HHFDC; Real Property; Qualified Resident; Permanently Affordable; For-Sale Housing; Restrictions on Transfer

RELATING TO HOUSING.



Authorizes the Hawaii Housing Finance and Development Corporation to designate certain for-sale housing units as permanently affordable. Requires the HHFDC to adopt rules to implement the Housing for Locals Forever Program. Repeals certain requirements defining a qualified resident. Removes restrictions applicable to the transfer of certain real property developed and sold under chapter 201H, HRS. Effective 7/1/2050. (SD1)

(S) 2/19/2026 - Report adopted; Passed Second Reading, as amended (SD 1) and referred to WAM.

CHANG, ELEFANTE, HASHIMOTO, MCKELVEY, SAN BUENAVENTURA, Kanuha HOU, WAM

SB2553 SD1

HHFDC; Affordable Rental Housing; Housing Loan and Mortgage Program; Report

RELATING TO THE HOUSING LOAN AND MORTGAGE PROGRAM.



Increases the Hula Mae Multifamily Revenue Bond authorization ceiling amount to continue financing affordable rental housing statewide. Requires the Hawaii Housing Finance and Development Corporation to report to the Legislature on its plan to meet statewide housing demand at the sixty to one hundred forty per cent area median income levels. Effective 7/1/2050. (SD1)

(S) 2/19/2026 - Report adopted; Passed Second Reading, as amended (SD 1) and referred to WAM.

HASHIMOTO, CHANG, RHOADS HOU, WAM HB1733

SB2341

Historic Preservation; State Historic Preservation Division Review; Historic Properties; Private Properties; Project Review; Review Period

RELATING TO HISTORIC PRESERVATION.



Authorizes SHPD to conduct a phased review of a proposed project on private property under certain circumstances. Amends the process and deadlines by which SHPD must provide written concurrence or non-concurrence for a proposed project on private property or other project that requires entitlement for use, after which concurrence may be assumed and the project may proceed.

(S) 2/13/2026 - The committee on WLA deferred the measure.

HASHIMOTO, CHANG, RICHARDS, Kanuha, Wakai WLA, JDC HB1710

HB2603 HD1DBEDT; DOT; Permits; Facilitated Application Process; Digital Portal

RELATING TO PERMITS.



Establishes specific deadlines within the facilitated application process to obtain a permit and requires the Department of Business, Economic Development, and Tourism to establish certain resources and processes to help streamline permit applications. Authorizes the Department of Transportation to select projects to participate in the facilitated application process. Effective 7/1/3000. (HD1)

(H) 2/12/2026 - Passed Second Reading as amended in HD 1 and referred to the committee(s) on WAL with none voting aye with reservations; none voting no (0) and none excused (0).

TAM, AMATO, GEDEON, ILAGAN, KILA, KUSCH, LOWEN, MARTEN, TARNAS, TEMPLLO

ECD, WAL, FIN

HB1726 HD1Statewide Housing and Infrastructure Data Platform; Housing Development; Regional Infrastructure Investments; Fiscal Sustainability; Fiscal Impact Model; Office of Planning and Sustainable Development; Appropriation

RELATING TO HOUSING.



Requires the Office of Planning and Sustainable Development, in collaboration with other state and county agencies, to study options for and coordinate the development of a shared statewide housing and infrastructure data platform to inform agency decision-making and state housing and infrastructure investments. Includes the development of a model that assesses the fiscal impacts of development and regional infrastructure investments. Appropriates funds. Effective 7/1/3000. (HD1)

(H) 2/11/2026 - Passed Second Reading as amended in HD 1 and referred to the committee(s) on FIN with none voting aye with reservations; Representative(s) Pierick voting no (1) and Representative(s) Holt excused (1).

EVSLIN, AMATO, BELATTI, GRANDINETTI, ILAGAN, IWAMOTO, KEOHOKAPU-LEE LOY, KILA, KUSCH, LEE, M., MARTEN, MATAYOSHI, MATSUMOTO, MIYAKE, MORIKAWA, OLDS, PERRUSO, POEPOE, REYES ODA, SHIMIZU, SOUZA, TARNAS, TODD, WOODSON

HSG/WAL, FIN

HB1701 HD1Off-Street Parking Requirements; Transit-Oriented Development Infrastructure Improvement Program Areas; Prohibited

RELATING TO PARKING.



Prohibits minimum off-street parking requirements for new developments or redevelopment projects located in transit-oriented development infrastructure improvement program areas. Effective 7/1/3000. (HD1)

(H) 2/10/2026 - Passed Second Reading as amended in HD 1 and referred to the committee(s) on WAL with Representative(s) Garcia voting aye with reservations; none voting no (0) and none excused (0).

KEOHOKAPU-LEE LOY, EVSLIN, GRANDINETTI, HUSSEY, ILAGAN, KILA, KITAGAWA, KUSCH, LEE, M., LOWEN, MARTEN, MIYAKE, MORIKAWA, OLDS, TODD, Amato

HSG, WAL, JHA SB2356

**SB2188**Department of Housing; HCDA; HHFDC; OPSD; HPHA; Establishment; Transfer

RELATING TO A DEPARTMENT OF HOUSING.

Establishes the Department of Housing. Places the Hawaii Community Development Authority, Hawaii Housing Finance and Development Corporation, Office of Planning and Sustainable Development, and Hawaii Public Housing Authority within the Department of Housing for administrative purposes. Replaces the Director of Business, Economic Development, and Tourism with the Director of Housing on

(S) 2/2/2026 - Re-Referred to HOU/EDT, WAM.

CHANG, FEVELLA, RHOADS, Kanuha

HOU/EDT, WAM

the Hawaii Community Development Authority. Effective 7/1/2050.

SB3269

Tax Increment Bonds; Constitutional Amendment

PROPOSING AMENDMENTS TO ARTICLE VII, SECTIONS 12 AND 13, OF THE CONSTITUTION OF THE STATE OF HAWAII TO EXPRESSLY PROVIDE THAT THE LEGISLATURE MAY AUTHORIZE THE COUNTIES TO ISSUE TAX INCREMENT BONDS AND TO EXCLUDE TAX INCREMENT BONDS FROM DETERMINATIONS OF THE FUNDED DEBT OF THE COUNTIES.



Proposes amendments to the Constitution of the State of Hawaii to expressly provide that the Legislature may authorize, by general law, political subdivisions, such as counties, to issue tax increment bonds and to exclude tax increment bonds in calculating the debt limit of the political subdivisions.

(S) 2/2/2026 - Referred to EIG, JDC/WAM.

WAKAI, CHANG, RHOADS, McKelvey

EIG, JDC/WAM

SB2748

HHFDC; Affordable Housing; County Powers; Sunset

RELATING TO HOUSING.

Repeals the sunset date of Act 45, Session Laws of Hawaii 2024, thereby making permanent the authority of the counties to share in facilitating the development, construction, financing, refinancing, or other provision of mixed-use developments, including low- and moderate-income housing projects, and issue county bonds for this purpose.



(S) 1/30/2026 - Referred to HOU/EIG, WAM.

CHANG

HOU/EIG, WAM HB1718

SB3036

HHFDC; Affordable Housing; County Powers; Sunset

RELATING TO HOUSING.

Repeals the sunset date of Act 45, Session Laws of Hawaii 2024, thereby making permanent the authority of the counties to share in facilitating the development, construction, financing, refinancing, or other provision of mixed-use developments, including low- and moderate-income housing projects, and issue county bonds for this purpose.



(S) 1/30/2026 - Referred to HOU/EIG, WAM.

LEE, C.

HOU/EIG, WAM HB1718

SB3079

Hawaii Housing Finance and Development Corporation; Dwelling Unit Revolving Fund; Dwelling Unit Revolving Fund Equity Program

RELATING TO THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION.

Makes the Dwelling Unit Revolving Fund Equity Pilot Program permanent, with modifications. Repeals the sunset date for Act 92, Session Laws of Hawaii 2023.



(S) 1/30/2026 - Referred to HOU, WAM.

KOUCHI (Introduced by request of another party)

HOU, WAM HB2260

HB2260

Hawaii Housing Finance and Development Corporation; Dwelling Unit Revolving Fund; Dwelling Unit Revolving Fund Equity Program
RELATING TO THE HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION.

Makes the Dwelling Unit Revolving Fund Equity Pilot Program permanent, with modifications. Repeals the sunset date for Act 92, Session Laws of Hawaii 2023.

(H) 1/30/2026 - Referred to HSG, FIN, referral sheet 5 NAKAMURA (Introduced by request of another party)

HSG, FIN

SB3079

SB3080

Rental Housing Revolving Fund; Mixed-Income Rental Projects; Definition; Mixed-Income Housing; Transfers; Director of Finance; Repeal of Sunset Date; Report

RELATING TO THE RENTAL HOUSING REVOLVING FUND. Clarifies the Rental Housing Revolving Fund statute by defining "mixed-income rental projects" to establish consistent eligibility and use of appropriations for mixed-income rental housing projects. Clarifies that mixed-income rental projects are primarily for households at or below one-hundred-forty per cent of the area median income, allowing participation by higher-income households. Authorizes the Hawaii Housing Finance and Development Corporation to transfer funds between the Rental Housing Revolving Fund into the mixed-income subaccount to support eligible mixed-income projects, without legislative approval. Repeals the sunset date in Act 159, Session Laws of Hawaii 2025, thereby making these provisions permanent. Requires a report to the Legislature.

(S) 1/30/2026 - Referred to HOU, WAM. KOUCHI (Introduced by request of another party)

HOU, WAM

HB2261

SB3008

Real Property; Public Lands; Transfer; City and County of Honolulu; DLNR; DAGS; HHFDC;

RELATING TO GOVERNMENT.

Amends Act 289, Session Laws of Hawaii 2025, to replace the Senior Residence at Iwilei parcel with the Westridge parcel, change the transfer date for the Alii Tower parcel to 12/31/2026, changes the deadline for approval by the City and County of Honolulu to 12/31/2027, and changes the repeal date to 1/1/2028.

(S) 1/30/2026 - Referred to WLA, WAM. LEE, C.

WLA, WAM

HB1842

HB2261

Rental Housing Revolving Fund; Mixed-Income Rental Projects; Definition; Mixed-Income Housing; Transfers; Director of Finance; Repeal of Sunset Date; Report

RELATING TO THE RENTAL HOUSING REVOLVING FUND. Clarifies the Rental Housing Revolving Fund statute by defining "mixed-income rental projects" to establish consistent eligibility and use of appropriations for mixed-income rental

(H) 1/30/2026 - Referred to HSG, FIN, referral sheet 5 NAKAMURA (Introduced by request of another party)

HSG, FIN

SB3080

housing projects. Clarifies that mixed-income rental projects are primarily for households at or below one-hundred-forty per cent of the area median income, allowing participation by higher-income households. Authorizes the Hawaii Housing Finance and Development Corporation to transfer funds between the Rental Housing Revolving Fund into the mixed-income subaccount to support eligible mixed-income projects, without legislative approval. Repeals the sunset date in Act 159, Session Laws of Hawaii 2025, thereby making these provisions permanent. Requires a report to the Legislature.

SB2500

State Budget



RELATING TO THE STATE BUDGET.

Adjusts and requests appropriations for fiscal biennium 2025-2027 funding requirements for operations and capital improvement projects of Executive Branch agencies and programs.

(S) 1/28/2026 - Referred to WAM.

KOUCHI (Introduced by request of another party)

WAM

HB1800

HB1922

HHFDC; DOT; Pro-Housing Score Program; Counties; Reports; Transit-Supportive Density; Transit-Oriented Development; Appropriation

RELATING TO HOUSING.

Establishes the Pro-Housing Score Program to evaluate each county's performance in expanding housing opportunities and reducing regulatory barriers. Requires the counties to publish their respective pro-housing scores online and HHFDC to publish certain related information and data on a public dashboard. Establishes criteria for deeming a county noncompliant. Establishes builder's remedies for certain housing projects in transit-oriented development areas. Specifies that if a county is deemed noncompliant, the planning director or an equivalent county officer responsible for land use approvals are responsible for approving or denying certain affordable housing development applications. Establishes procedures for certain transit-oriented development housing project appeals. Appropriates funds.



(H) 1/28/2026 - Referred to HSG/WAL, JHA, FIN, referral sheet 3

EVSLIN, ILAGAN, KAHALOA, KILA, LEE, M., MATSUMOTO, SAYAMA, SOUZA, TARNAS, Reyes Oda

HSG/WAL, JHA, FIN

SB2422

SB2510

Hawaii State Association of Counties Package; HHFDC; Housing; County Powers; Mixed-Use Developments; Bond Proceeds

RELATING TO HOUSING.

Repeals the sunset provision in Act 45, SLH 2024, related to the counties' authorization to develop, construct, finance, refinance, or otherwise provide mixed-use developments.



(S) 1/28/2026 - Referred to HOU/EIG, WAM.

KOUCHI (Introduced by request of another party)

HOU/EIG, WAM

HB2068



SB2700

Conveyance Tax; Dwelling Unit Revolving Fund; Infrastructure Funding; County-designated

(S) 1/28/2026 - Referred to WLA/HOU/HWN, WAM.

KANUHA, CHANG, RICHARDS

WLA/HOU/HWN, WAM

HB2049

Transit-oriented Development; Hawaiian Home Lands Trust Fund; DHHL

RELATING TO HOUSING.

Restructures the conveyance tax to a marginal rate system for the sale of properties with residential use, adjusts the tax for multifamily properties to reflect value on a per-unit basis, and applies a cost-of-living adjustment to conveyance tax rates. Allocates revenues from conveyance tax collections. Allocates a portion of conveyance tax collections to the Dwelling Unit Revolving Fund to fund infrastructure programs in county-designated transit-oriented development areas that meet minimum standards of transit-supportive density. Allocates a portion of conveyance tax revenues to the Hawaiian Home Lands Trust Fund.

HB2068



Hawaii State Association of Counties Package; HHFDC; Housing; County Powers; Mixed-Use Developments; Bond Proceeds

RELATING TO HOUSING.

Repeals the sunset provision in Act 45, SLH 2024, related to the counties' authorization to develop, construct, finance, refinance, or otherwise provide mixed-use developments.

(H) 1/28/2026 - Referred to HSG, FIN, referral sheet 3

NAKAMURA (Introduced by request of another party)

HSG, FIN

SB2510

SB41



Conveyance Tax; Dwelling Unit Revolving Fund; Rental Housing Revolving Fund; Allocations

RELATING TO THE CONVEYANCE TAX.

Allocates ten per cent of conveyance tax collections to the Dwelling Unit Revolving Fund. Removes the annual cap on conveyance taxes paid into the Rental Housing Revolving Fund.

(S) 1/21/2026 - Re-Referred to HOU/WLA, WAM.

CHANG, MCKELVEY, RHOADS, SAN BUENAVENTURA, Fevella, Moriwaki

HOU/WLA, WAM