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P8, Bill 20
P9, Bill 21

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TO: Chair Ernest Martin and Members
Honolulu City Council

FROM: Bob Nakata, Co-Chair, FACE Planning Task Force

RE: Hearing on Wednesday, May 6, 2015, 10:00 a.m.
Bill 20 & 21 Concerning Accessory Dwelling Units (ADU)

Chair Martin and Members of the City Council; FACE supports these bills, which will permit Accessory Dwelling Units (ADU) on lots large enough to accommodate them, as a way of providing a greater supply of affordable housing. This will be a quick and relatively inexpensive way of partially meeting the crisis in affordable housing, and indirectly address the dire problem of homelessness on our island.

We like Bill 20 better because it limits the size of the ADU, has a minimum lease length, keeps Ohana zoning, and allows ADU's in a greater number of zoning categories. A feature we like from Bill 21 is that ADU's would be allowed on agricultural lands for ag workers.

The bills require adequate water, sewer, and roads. A strong plus to ADU's is that they do not require government funds and could be brought on line much faster, especially if coupled with micro units. The strong demographic trend towards smaller family units also fits with the ADU's and micro units, and would help the elderly age in place.

We strongly urge you to pass Bill 20. Take the time to gather greater input on ADU's as this is a very busy time at the Legislature and with the City Council.