

Inconvenient Truth About TVRs

- 1) Housing – Affordable housing is in extreme shortage on Oahu. Neither a B&B home nor a TVU home is available for rental – by law. The removal of just a few hundred living units on the margin significantly affects rental prices and availability.
- 2) ADA - who is going to inspect all these units for ADA compliance? How will the City notify the health department of application and coordinate inspection prior to issuing a permit? A lot of these "units/bedrooms" are on the second floor of homes and must be in compliance.
- 3) Civil Defense - The Civil Defense is working with the hotels on a plan regarding disaster preparedness. Each hotel is coming up with a plan on how they will "take care of" their visitors in a time of disaster. This includes, food, transportation to airport etc. Once these tourists are spralled into residential neighborhoods, who is responsible for their care in time of disaster? How will they be identified, fed, transferred to airport (especially with a mountain range between airport and windward side)? Additionally, Oahu's shelters are only capable of sheltering 35% of evacuees in time of need. Who will fund the additional shelters for these tourists in residential areas?
- 4) They cannot legally screen guests
Another legal aspect:

Home businesses are allowable under certain circumstances.

I know of some businesses that are allowed: a Hawaiian jewelry business across the street from me; at least two computer repair techies I have used; woodworking and crafts people.

But B&Bs are different. The examples above use a residence to conduct an ordinary business. For a B&B, the residence itself is the business. The existence of that business increases the value of the residence. The examples above do not.