



## Real Estate Branch

Aloha Condominium Owners and Other Interested Individuals,

The Hawaii Real Estate Commission wishes you a happy and prosperous New Year! The Commission continues to appreciate your desire to educate and inform yourselves regarding condominium matters. In this first email of 2026, the Commission highlights the December 2025 Hawaii Condominium Bulletin, a recap of the Commission's 2025 activities, DCCA's new call center and website updates, upcoming educational seminars, and a reminder about the upcoming legislative session.

If you missed an email, all of the topics covered in prior informational emails are available [here](#).

### December 2025 Hawaii Condominium Bulletin

The December issue of the Hawaii Condominium Bulletin has been published. This issue includes information on the upcoming condo loan program, a recent Supreme Court ruling on documents, DCCA's new call center, and mediation summaries. The "Ask the Condo Specialist" column provides guidance on fair housing, and the "Akamai Buyer" section encourages prospective buyers to consider the benefits and challenges of both small and large projects. A PDF link to the December Condominium Bulletin can be found [here](#).

### 2025 Recap

The Commission had an active year in 2025. The Commission hosted [two Condorama seminars](#) in April and November and developed new brochures, covering topics such as [dissolving a condominium](#), [tenant rights in a condominium association](#), [the 2025 Legislative update](#), the [complexities of mediation](#), and [developer obligations after registration](#). The Commission attended neighborhood board meetings and participated in numerous educational outreach events. In addition, the Hawaii Real Estate Commission staff assisted the condominium community with thousands of inquiries about association governance and condominium project development. The Commission also published four [condominium bulletins](#), six email [condominium owner updates](#), and three email [updates](#) for developers.

### DCCA's New Phone Number and Websites Updates

In late December 2025, DCCA launched a centralized call center to streamline incoming calls. This system is intended to make it easier for the public to reach the appropriate DCCA office. Effective December 22, 2025, the Insurance Division, the Office of Consumer Protection, and Professional and Vocational Licensing Division, which includes the Real Estate Branch, have transitioned to the call center system. You may reach the Real Estate Branch by calling 1-844-808-DCCA (3222), **then selecting extension #1, followed by #8.**

DCCA websites are also undergoing modernization. The Real Estate Branch's website is scheduled to be overhauled for easier consumer access; however, the same resources will remain available to the public. The [condominium registration and association registration website](#) database has also been updated following the discontinuation of the old system's underlying software.

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We appreciate your understanding and patience as these improvements are implemented.

### **Community Associations Institute Hawaii Chapter (CAI) - Educational Events**

CAI Hawaii is an organization that serves the educational, business, and networking needs of associations ranging from condominiums and cooperatives to planned community associations. The Condominium Education Trust Fund (CETF) partially subsidizes a select number of CAI Hawaii condominium educational events procured by the Commission for members of registered condominium associations. These events are open to anyone who wishes to attend, including directors, owners, property managers, attorneys, and the general public. Please contact [CAI Hawaii directly](#) for more information regarding attendance fees.

CAI Hawaii will host a live in-person seminar **“The Nuts and Bolts of Major Construction & Repair Projects”** on **Thursday, January 29**, from 12:00 PM to 1:30 PM at the [Japanese Cultural Center](#). **“Meet The Experts”** will be held on **Thursday, March 5**, at the [Hawaii Buildings Facilities and Property Management Expo](#) located at the Neal Blaisdell Center Exhibition Center, with the time to be determined. Visit CAI Hawaii’s website for registration and updates [here](#). Please be aware that CAI Hawaii may change the contents, times, and dates of their educational events and host new events.

### **Hawaii Council of Community Associations (HCCA) – Educational Events**

HCCA is a nonprofit organization that has provided educational and legislative efforts on behalf of condominiums, cooperative housing, and planned community associations since 1975. The Commission does not endorse the views or activities of HCCA and has not procured any contracts with HCCA. The Commission is merely informing interested parties of their events. Please see their website at <http://hawaiicouncil.org/> for more information.

HCCA has an upcoming in-person educational event, **“Understanding Financial Reports,”** on **Saturday, January 31, TBA**, at the [Ala Moana Hotel](#). Another seminar **“Chartering the Course: How to Navigate City Agencies”** will be held on **Thursday, February 19**, from 12:00 PM to 1:30 PM at the [Oahu Country Club](#). These events may be sold out, but the Commission encourages condominium owners to regularly check [HCCA’s website](#) for new events. Please be aware that HCCA may change the contents of their educational events and host new events. HCCA is modifying their events to now host relevant vendors to the seminar’s topic.

### **Community Council of Maui (CCM) – Educational Events**

CCM is a nonprofit, originally formed in 1991 dedicated to providing Maui’s community associations with opportunities for networking, education, and advocacy. They hold six educational seminars annually regarding community association issues. The Commission does not endorse the views or activities of CCM and has not procured any contracts with CCM. The Commission is merely informing interested parties of their events. Please see their website at <https://ccmmaui.com> for more information.

CCM has upcoming in-person educational events, **“How To Run A Board Meeting”** on **Friday, February 13** and **“Insurance Update”** on **Friday, March 20**, both from 9:00 AM to 1:00 PM, at the [Marilyn Monroe House located at the King Kamehameha Golf Course Clubhouse](#). Visit CCM’s website and contact them for registration [here](#). Please be aware that CCM may change the schedule and contents of their educational events and introduce new events.

### **2026 Legislative Session**

The legislative session opens on January 21, with thousands of bills introduced for discussion and debate on all sorts of issues relevant to the State, including condominium living. Major upcoming deadlines include first lateral, when bills assigned to more than one committee must advance to their final committee, and decking, when bills must be passed by their assigned committees and filed with their respective chamber clerk to continue the legislative process. You can find additional information on the [Legislature's website](#), their [legislative calendar](#), and search for specific bills and topics by "[Subject Search](#)." Please contact the [LRB's public access room](#) for additional assistance with the legislative process.

If you found any of this information helpful, please spread the word and invite other interested parties to subscribe to the email list [here](#). Also, please visit our website at <http://www.hawaii.gov/hirec> for assistance in answering any questions concerning the Hawaii Real Estate Branch and all licensing issues.

If there are any further questions, please contact our office at (844) 808-3222 ext. #1, then #8, between the hours of 7:45 a.m. and 4:30 p.m., Hawaiian Standard Time.

This information has been provided to you pursuant to §16-201-92, Hawaii Administrative Rules. The information provided herein is for informational and for educational purposes and is informal and non-binding on the Real Estate Commission and the Department of Commerce and Consumer Affairs.