

2020 VISITOR PLANT INVENTORY



Tourism Research

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PREFACE

The 2020 Visitor Plant Inventory (VPI) report was produced by Kloninger & Sims Consulting LLC for the Hawai'i Tourism Authority (HTA).

As part of the Tourism Research program, HTA conducted a survey on statewide visitor accommodations in 2020. This report provides the results of this survey presenting statistics on the number of visitor units, island distribution, type of property and class of rooms. As in previous reports, island and district names were written in proper Hawaiian language orthography. However, individual property names were not written in the same manner unless the words were easily identifiable (i.e., island names).

The Hawai'i Visitors and Convention Bureau (HVCB) first published the Visitor Plant Inventory in 1964 and every year thereafter, except 1995 and 1998. HVCB did not conduct a survey in 1995 and did not publish hard copies of the report in 1998. The Department of Business, Economic Development and Tourism (DBEDT) published the VPI reports annually from 1999 through 2008.

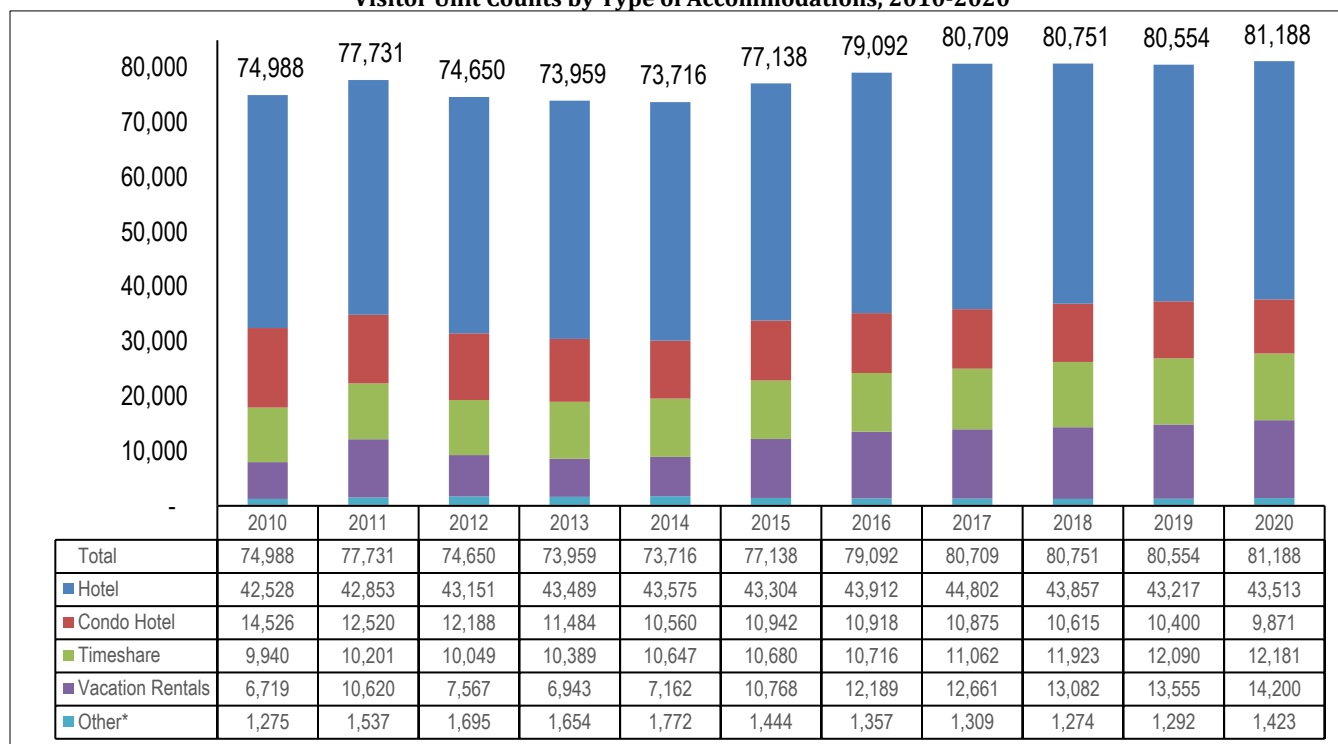
Many of Hawai'i's visitor accommodations suspended operation for much of 2020, due to the COVID-19 pandemic and resulting travel restrictions. For the purpose of the VPI, the visitor units in properties that had temporarily suspended operation due to the pandemic were counted in the supply of visitor units. Visitor units in properties that had announced that they would remain closed for an extended period of time to renovate were not included in the VPI count. This is consistent with a long-standing VPI practice of excluding from the inventory any visitor units in properties temporarily closed for renovation.

The 2020 Visitor Plant Inventory report is posted on the HTA website:
www.hawaiitourismauthority.org/research/visitor-plant-inventory/.

For further information, contact HTA at (808) 973-2255, www.hawaiitourismauthority.org.

Executive Summary

Visitor Unit Counts by Type of Accommodations, 2010-2020



*Other includes Apartment Hotels, B&Bs, Hostels, and Other units.

The number of visitor units in the State of Hawai'i increased by 0.8 percent in 2020 for a total of 81,188 units.

A majority of the lodging supply in the state (53.6 percent) was made up of Hotel units (43,513 units), slightly higher (0.7 percent) compared to 2019. Nearly two-thirds (62.0 percent) of all hotel rooms (26,966 rooms) were located on O'ahu.

Vacation Rental Units¹ accounted for 17.5 percent of all lodging units in 2020 (14,200 units), growing by 4.8 percent over 2019. Vacation Rental Units² include condominium units, houses, villas, cottages, and private and shared rooms.

The number of visitor units at Timeshare properties saw an increase in 2020, accounting for 12,181 units (+0.8 percent).

Condo Hotel units accounted for 9,871 visitor units in 2020. Condo Hotels consist of individually deeded condominium units but provide hotel-like services such as a front desk and often daily housekeeping service. The overall number of Condo Hotel units decreased by 2.0 percent. Most of the state's Condo Hotel supply was located on Maui (4,112) and O'ahu (3,575 units).

¹ Vacation Rental Units were referred to as Individual Vacation Units ("IVU") prior to the 2014 VPI.

² The VPI's definition of Vacation Rental Units is presented on page 49. VPI Vacation Rentals should not be equated with other definitions of transient vacation rental units as described by county-level ordinances.

Overview

State of Hawai'i

The total number of units in the State of Hawai'i Visitor Plant Inventory for 2020 was 81,188 visitor units, a 0.8 percent increase compared to 2019. [Figure 1].

- Nearly half (47.8 percent) of the state's visitor units were located on O'ahu, with the majority of units located in Waikiki. Maui had the second most units (26.4 percent) followed by Hawai'i Island (13.7 percent) and Kaua'i (11.4 percent). Moloka'i and Lāna'i had the fewest lodging units and combined totaled less than one percent of all Hawai'i lodging units.
- A large majority of the lodging supply in the state was made up by Hotel units (53.6 percent). Vacation Rentals, Timeshares, and Condominium Hotels accounted for 17.5 percent, 15.0 percent, and 12.2 percent of all lodging units, respectively.

Figure 1: State of Hawai'i - Inventory by Island (Units)

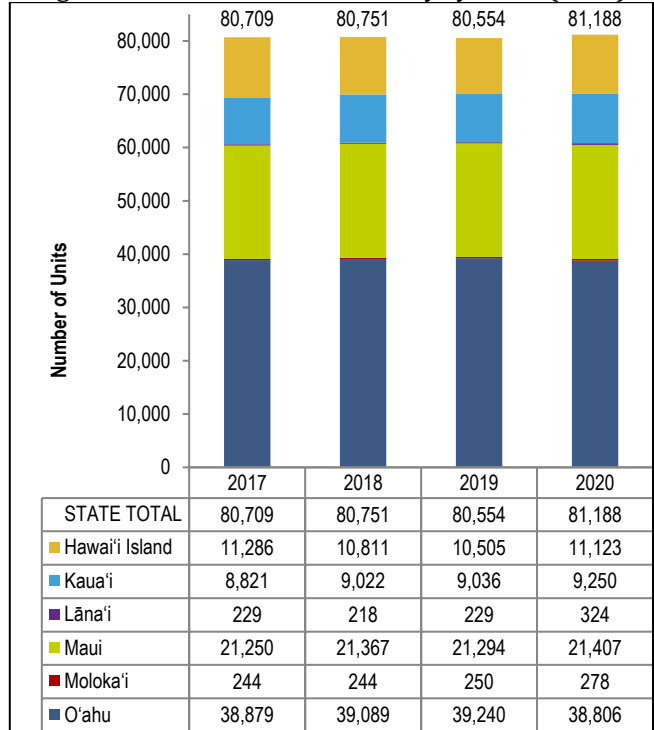


Figure 2: State of Hawai'i - Inventory by Unit Type

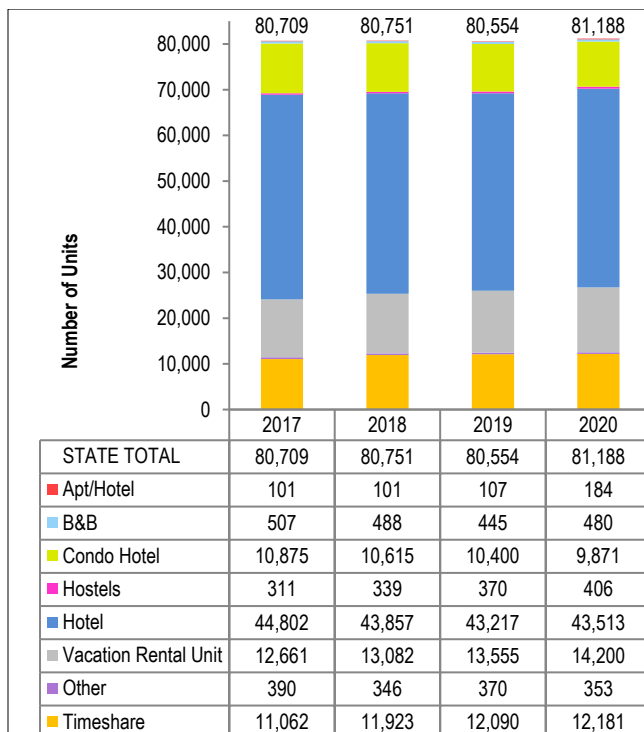


Figure 3: State of Hawai'i - Inventory by Island (Properties)

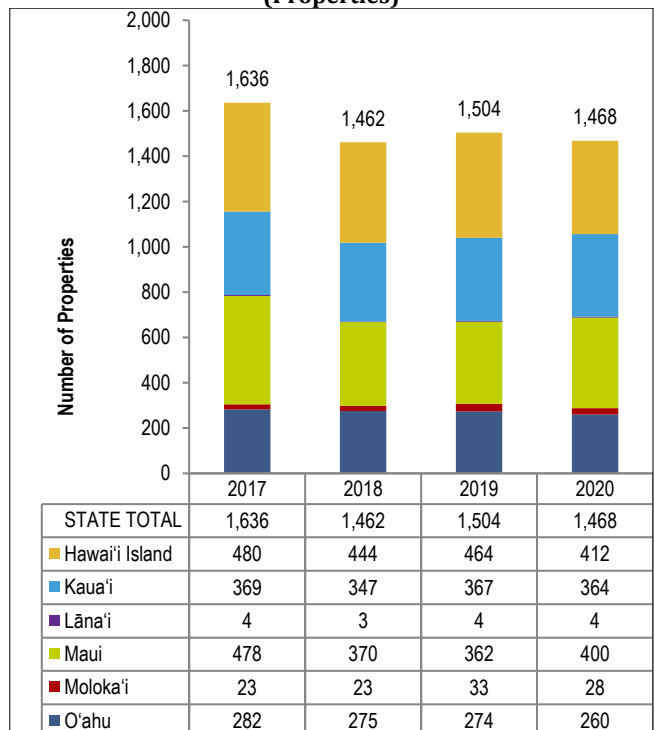


Figure 4: State of Hawai'i - Inventory by Property Type

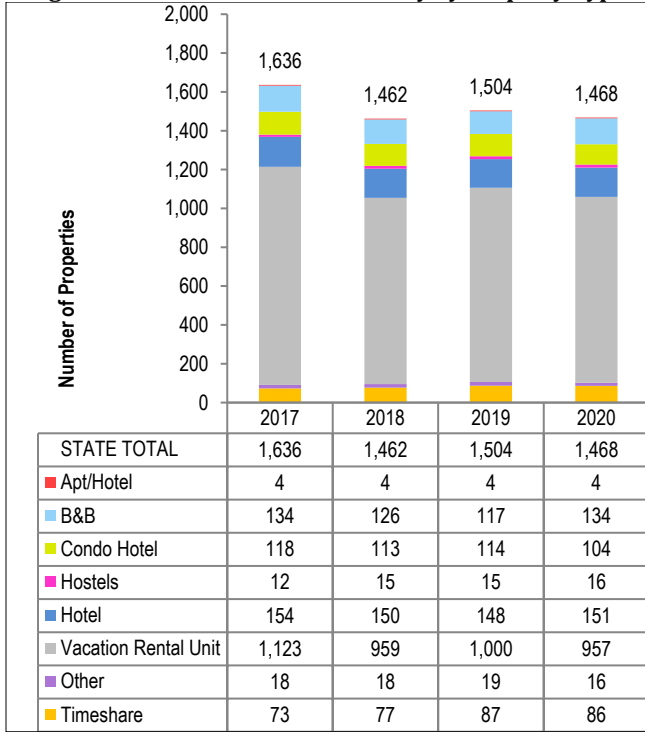
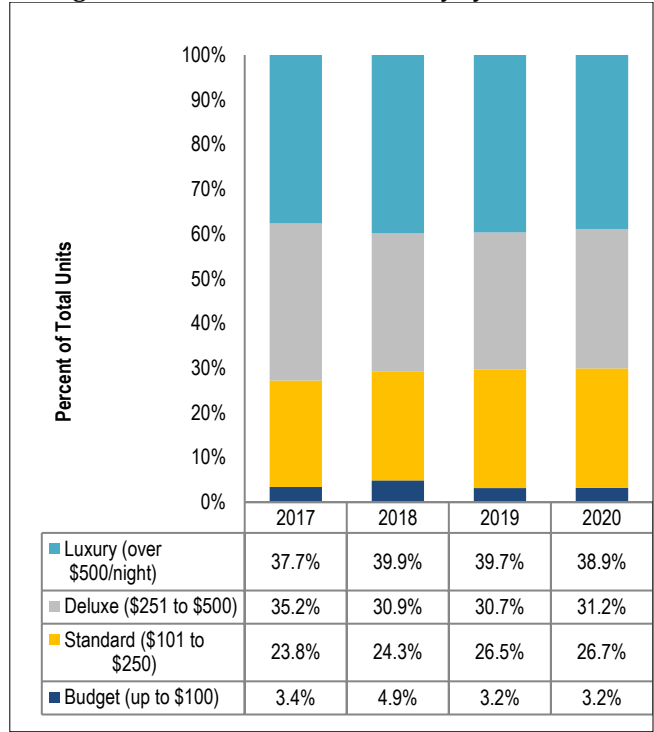


Figure 5: State of Hawai'i - Inventory by Price Class



Percentages reflect reporting units only.

Inventory by Island

Island of Hawai'i

The overall visitor unit count on Hawai'i Island increased by 5.9 percent from 2019.

- Hotels continued to comprise the bulk of Hawai'i Island's visitor plant inventory (6,115 units) [Figure 6].
- In 2020, a higher proportion of visitor units were categorized in the Luxury category compared to previous years (32.0 percent).
- The hotel formerly known as Mauna Lani Bay Hotel & Bungalows reopened after renovations in early 2020 with an 8 unit reduction to supply and renamed to Mauna Lani, Auberge Resorts Collection.
- In 2020, a higher proportion of visitor units were categorized as Luxury compared to previous years (32.0 percent).

Figure 6: Hawai'i Island - Inventory by Unit Type

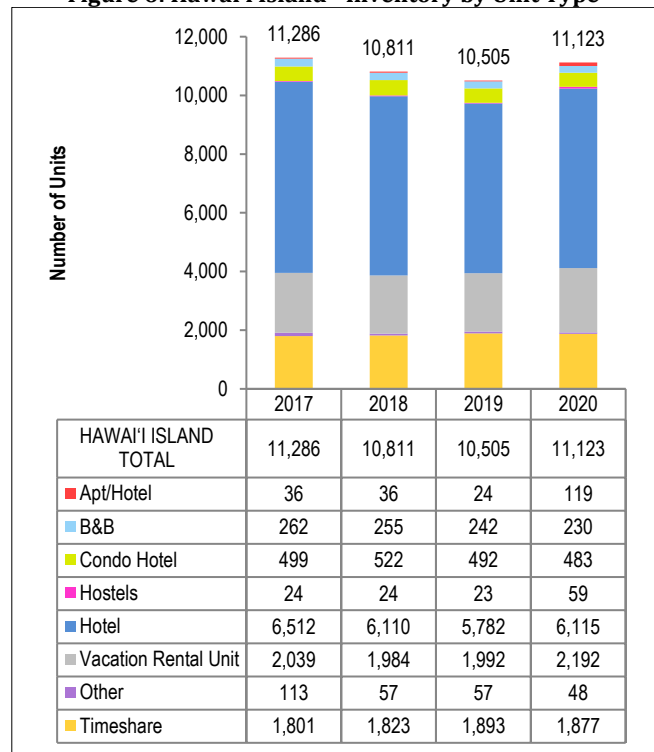


Figure 7: Hawai'i Island - Inventory by Property Type

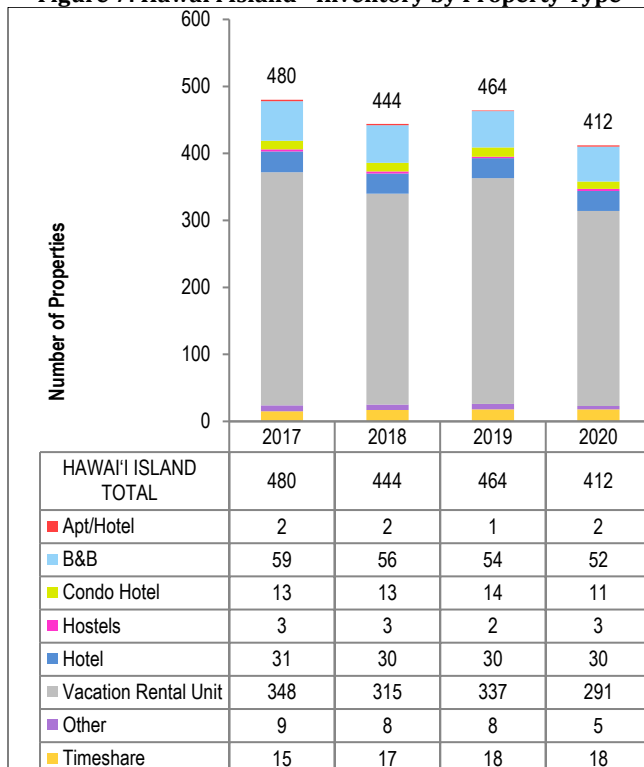
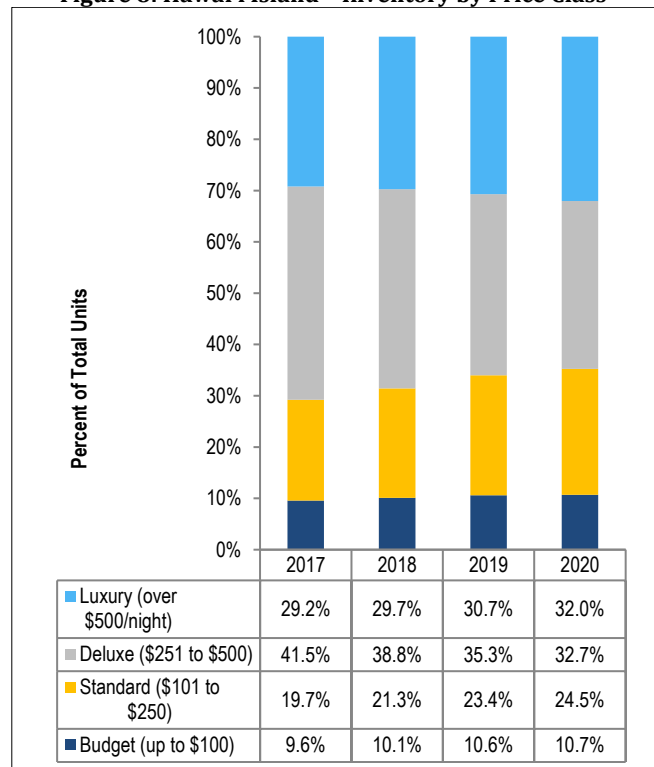


Figure 8: Hawai'i Island - Inventory by Price Class



Percentages reflect reporting units only.

Kaua'i

The overall number of visitor units on Kaua'i totaled 9,250 units, a 2.4 percent increase over the previous year.

- Hotel units made up the largest share of visitor units on Kaua'i (30.9 percent) followed by Timeshare units (30.2 percent).
- No Apartment Hotels or Hostels were reported on Kaua'i in recent years.
- The largest percentage of Kaua'i's visitor units continued to fall in the Luxury price class (43.0 percent) in 2020.

Figure 9: Kaua'i - Inventory by Unit Type

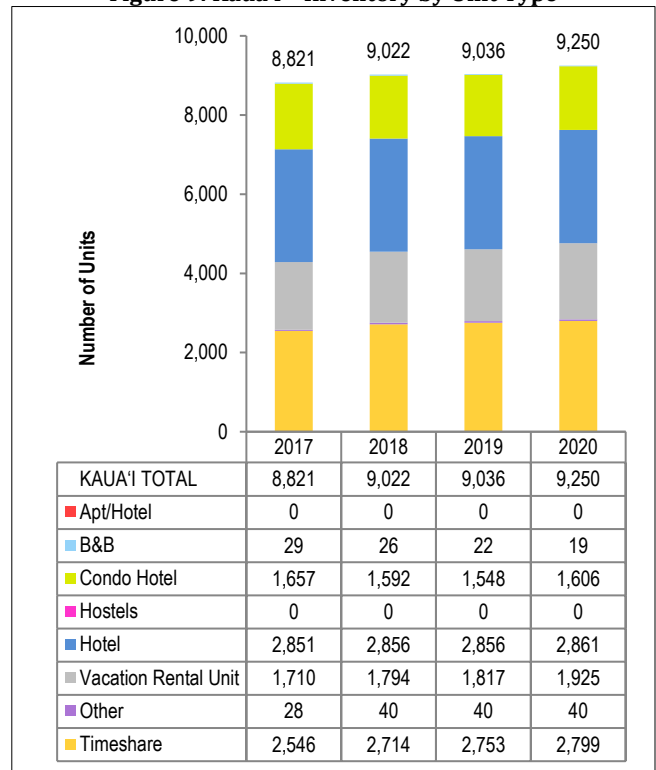


Figure 10: Kaua'i - Inventory by Property Type

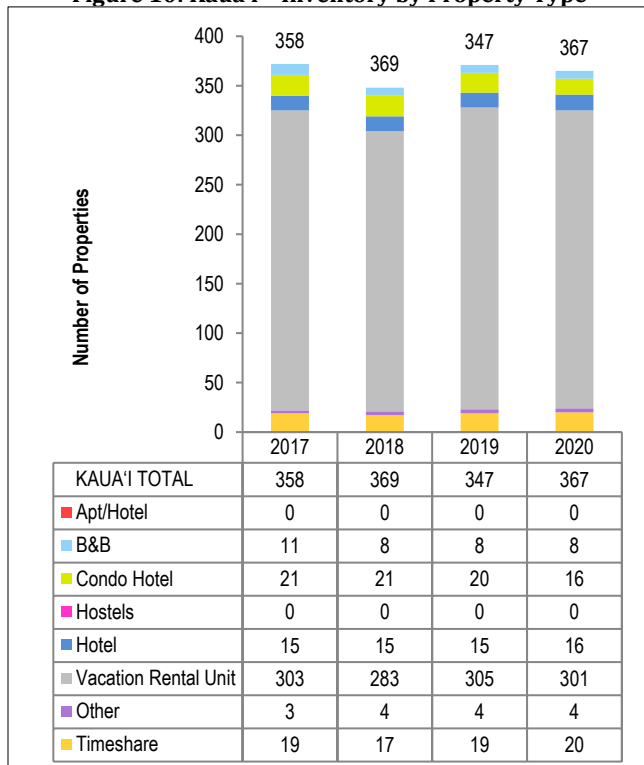
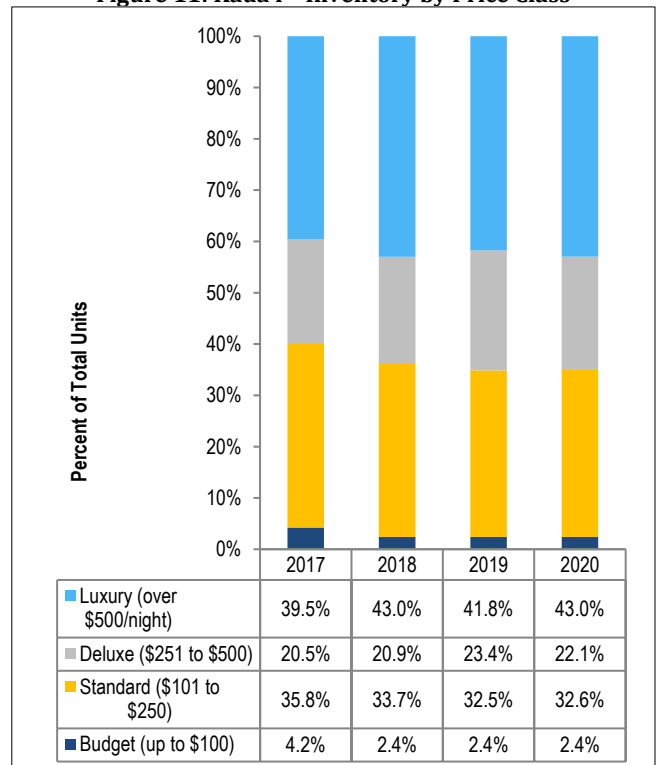


Figure 11: Kaua'i - Inventory by Price Class



Percentages reflect reporting units only.

Maui

The overall number of lodging units on Maui totaled 21,407 units, a slight increase over the previous year (0.5 percent).

- Hotel rooms continued to account for the largest share of Maui’s visitor units in 2020, with about 33.9 percent of the supply. VRUs represented 28.3 percent of Maui’s visitor accommodation units in 2020, a slight increase compared to previous years.
- The majority of Maui’s visitor units were in the Luxury and Deluxe price classes as the bulk of Maui’s visitor accommodation supply consists of high-end properties in the luxury regions of Wailea and Lahaina-Kā’anapali-Nāpili-Kapalua [Figure 14]. Luxury and Deluxe priced visitor units combined represented 80.8 percent of the supply.

Figure 12: Maui – Inventory by Unit Type

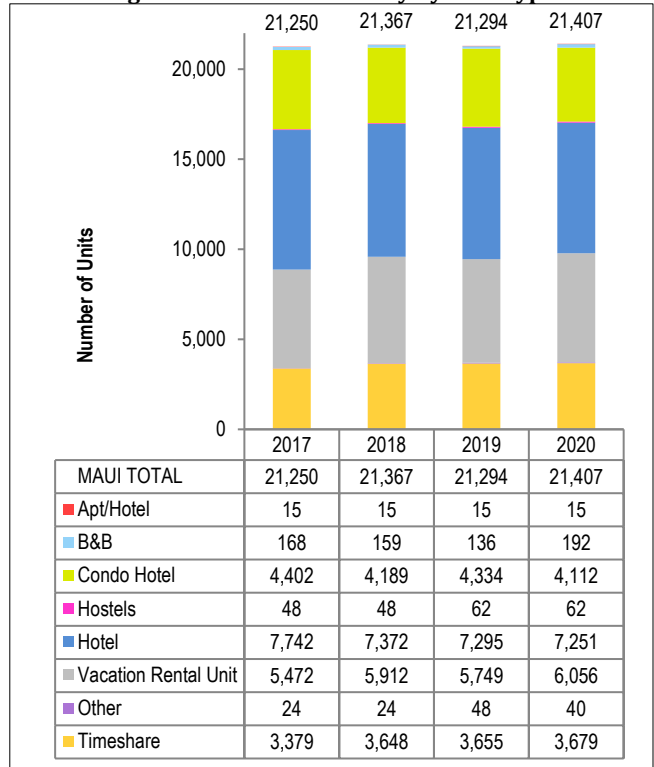


Figure 13: Maui – Inventory by Property Type

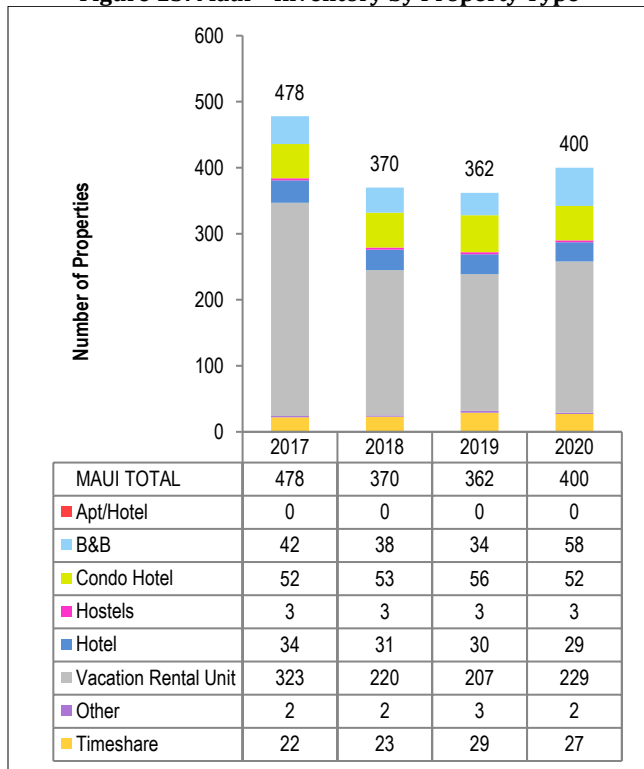
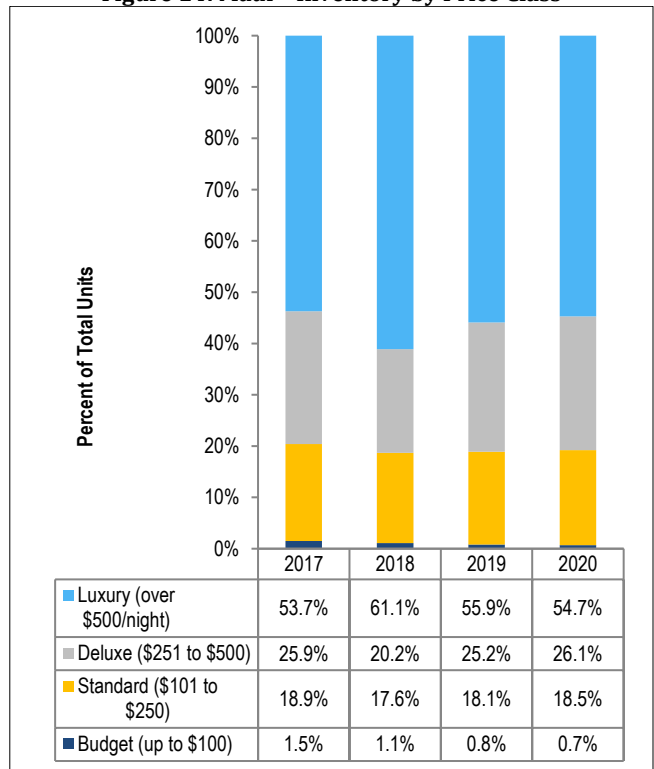


Figure 14: Maui – Inventory by Price Class



Percentages reflect reporting units only.

Moloka'i

The overall visitor unit count on Moloka'i increased slightly in 2020.

- There were no Hotels, Hostels or Apartment Hotels on Moloka'i in 2020 [Figure 16].
- In 2020, less than one percent of Moloka'i's visitor units fell within the Luxury price class. The majority of visitor units on Moloka'i were within the Standard price class category (93.5 percent) [Figure 17].

Figure 15: Moloka'i – Inventory by Unit Type

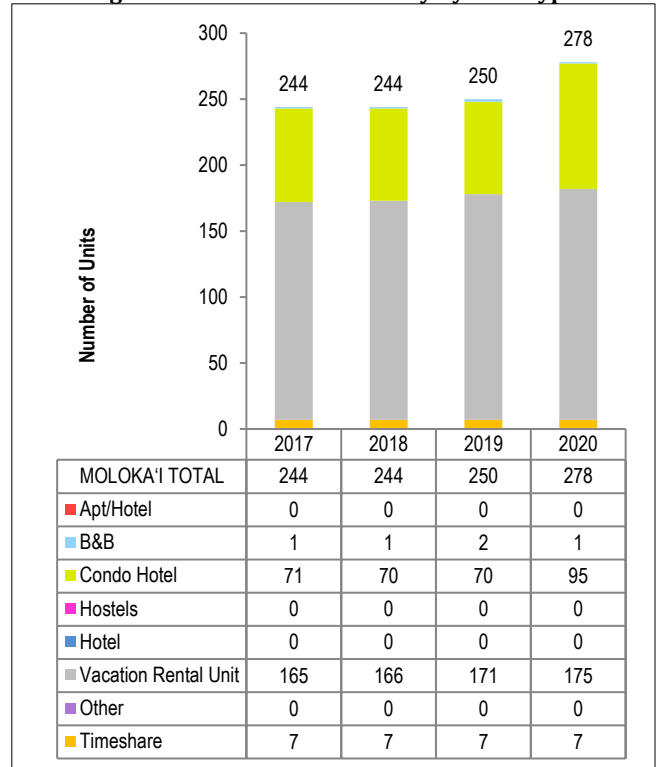


Figure 16: Moloka'i – Inventory by Property Type

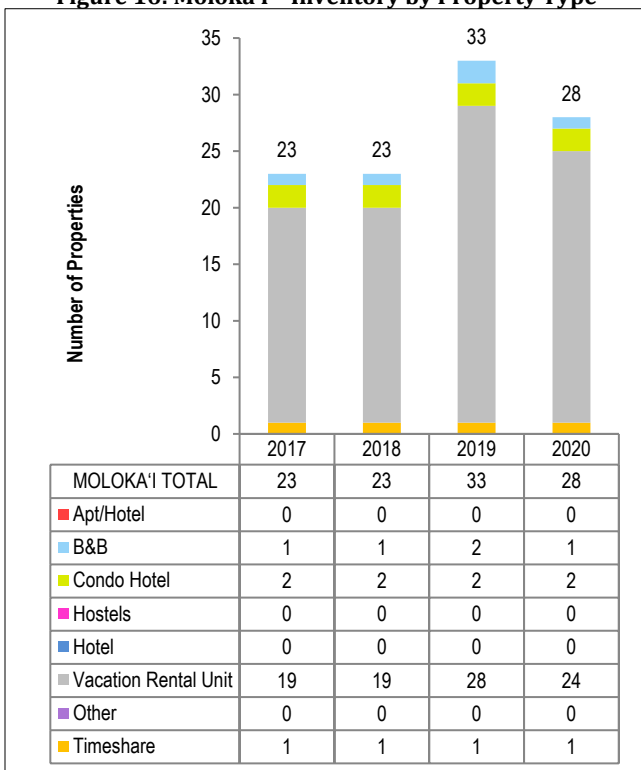
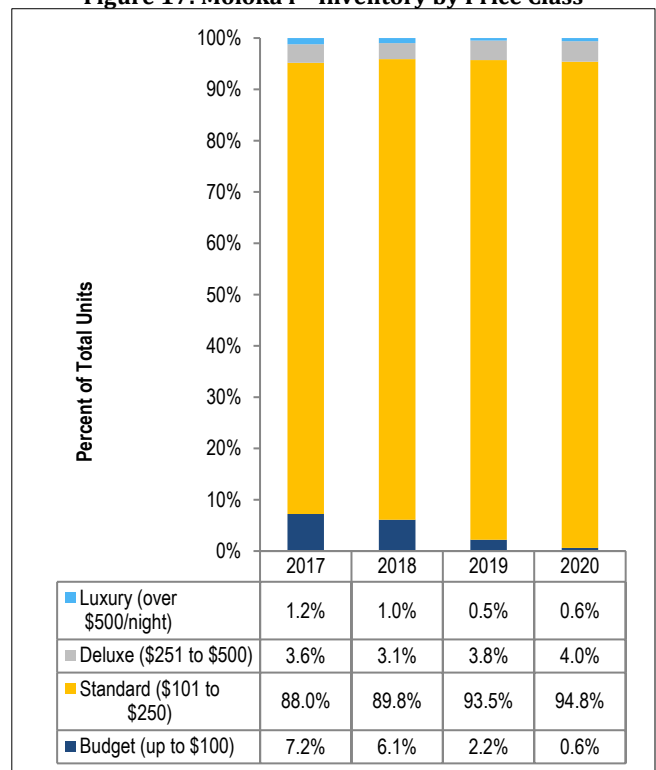


Figure 17: Moloka'i – Inventory by Price Class



Percentages reflect reporting units only.

Lānaʻi

Lānaʻi’s visitor supply was relatively stable in 2020, and dominated by two Four Seasons-branded hotels. Over the past few years, the two main hotels on the island have been closed for renovations.

- The 11-room property Hotel Lānaʻi reopened at the end of 2019 after completing renovations.
- Redevelopment of the The Four Seasons Resort on Lānaʻi reached its completion and the property reopened in November 2019 as Sensei Lānaʻi, A Four Seasons Resort.
- Hotel units remained the majority of Lānaʻi’s lodging supply (98.8 percent). All other property types totaled only 4 units [Figure 18].

Figure 18: Lānaʻi – Inventory by Unit Type

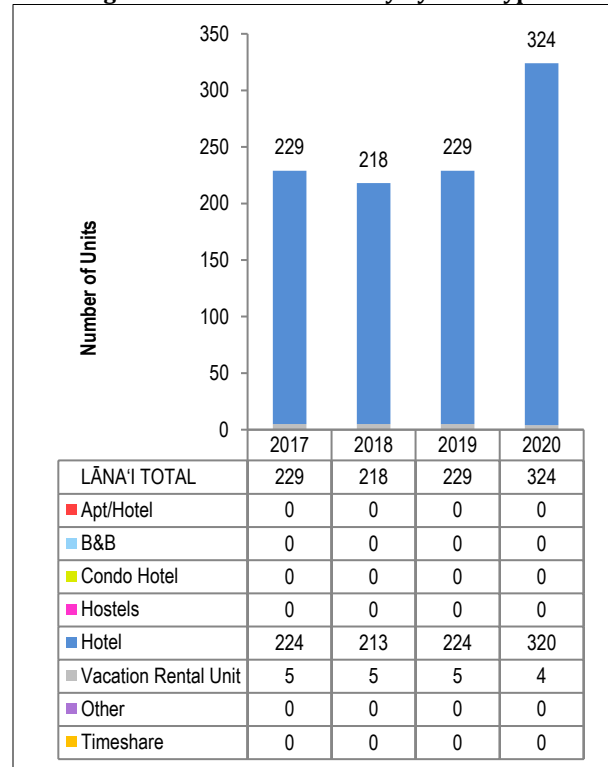


Figure 19: Lānaʻi – Inventory by Property Type

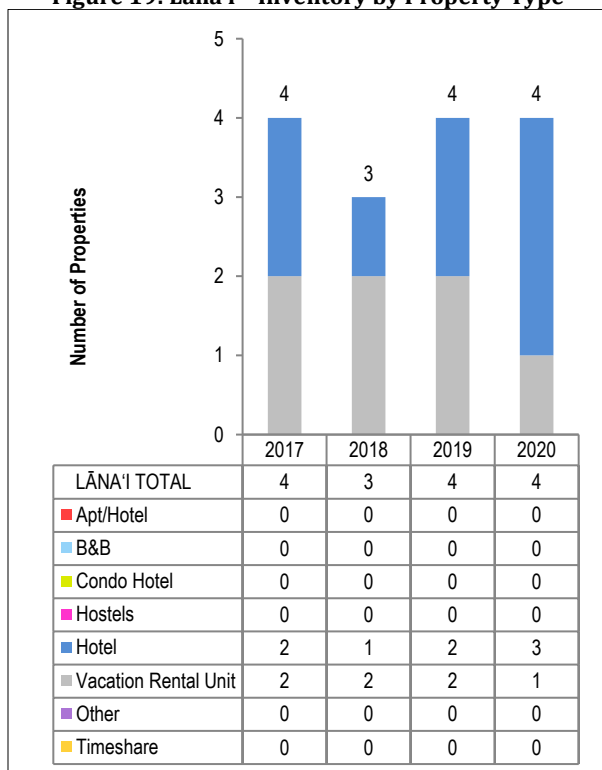
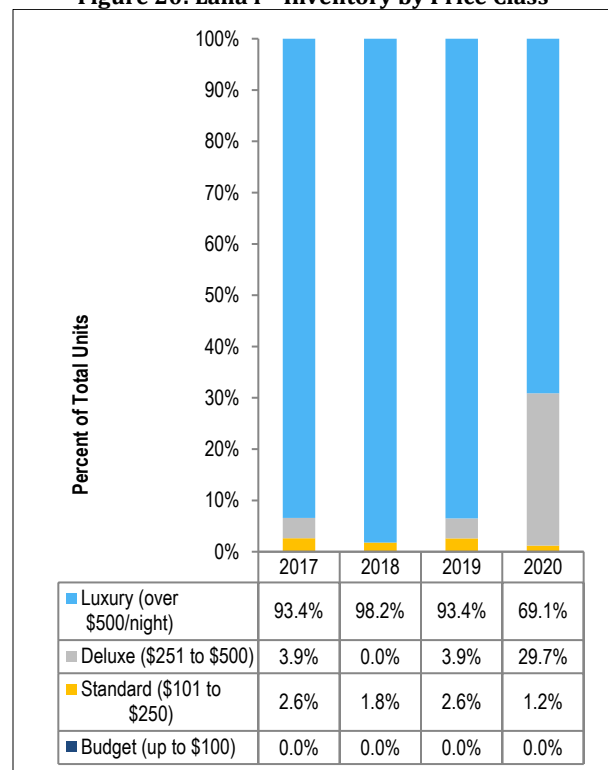


Figure 20: Lānaʻi – Inventory by Price Class



Percentages reflect reporting units only.

O'ahu

The number of visitor units on O'ahu was 38,806 in 2020, down 1.1 percent compared to 2019.

- Hotels continued to dominate O'ahu's overall supply in 2019, accounting for 69.5 percent of the island's supply.
- The 71-room Aston Waikiki Beachside Hotel was closed for redevelopment during 2019, and reopened in September 2019 as the 9-room Hotel Espacio The Jewel of Waikiki.
- The hotel formerly known as Waikiki Parc Hotel reopened as Halepuna in October 2019 with 288 rooms after renovations and rebranding during the previous year.
- The 453-room Halekulani hotel closed down after announcing planned renovations that will last into the summer of 2021.

Figure 21: O'ahu - Inventory by Unit Type

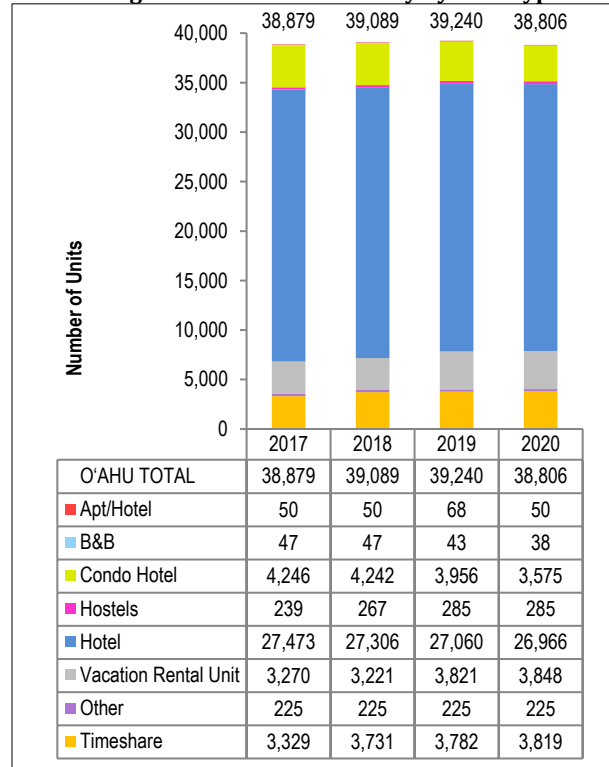


Figure 22: O'ahu - Inventory by Property Type

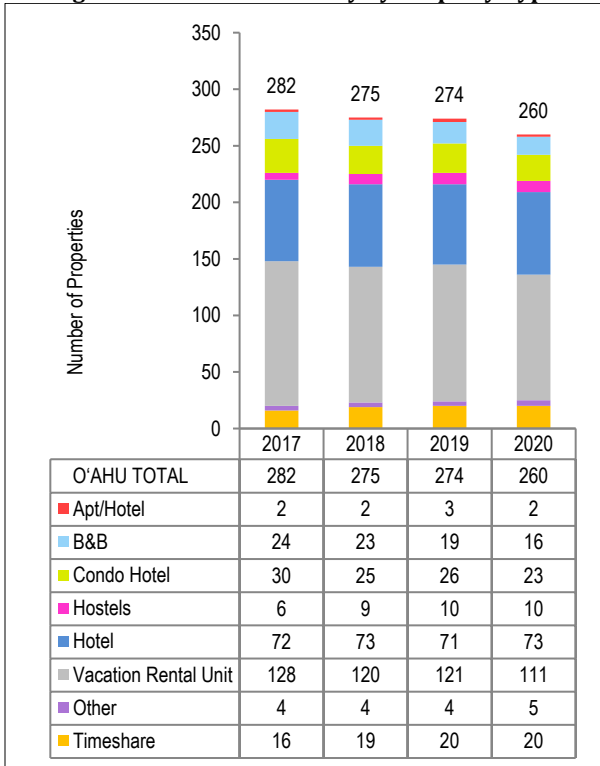
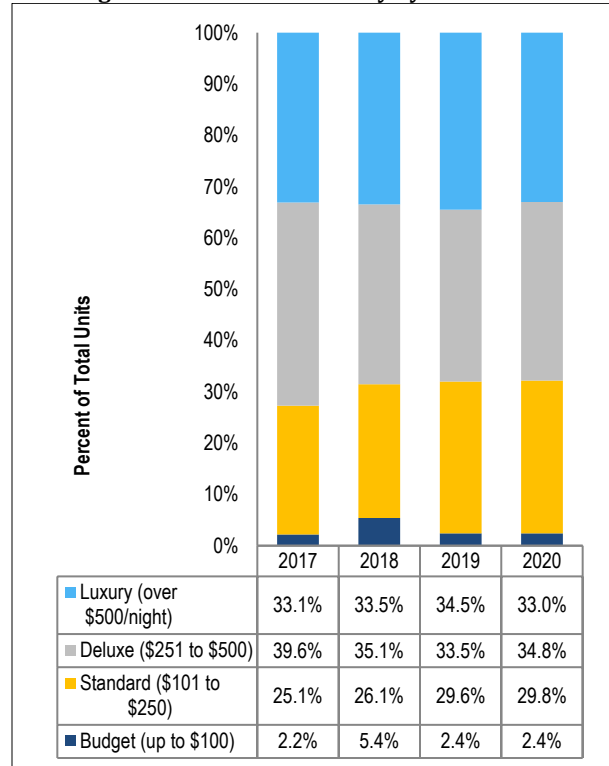


Figure 23: O'ahu - Inventory by Price Class



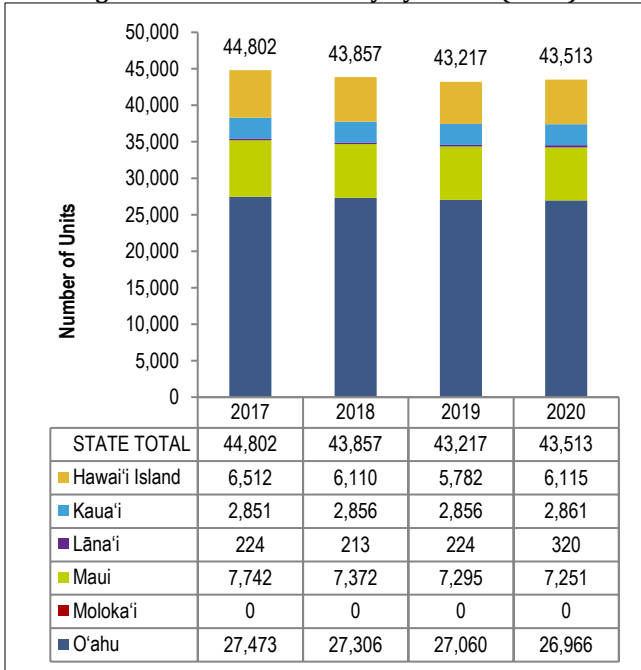
Percentages reflect reporting units only.

Inventory by Type

Hotels

Hotel units made up the largest share of all visitor units in the state, and O’ahu continues to supply the majority of these units (62.0 percent).

Figure 24: Hotel – Inventory by Island (Units)



Condominium Hotels

The statewide number of Condo Hotel units decreased to 9,871 (-5.1 percent). Condo Hotel units comprised 12.2 percent of statewide visitor units in 2020.

Figure 26: Condo Hotel – Inventory by Island (Units)

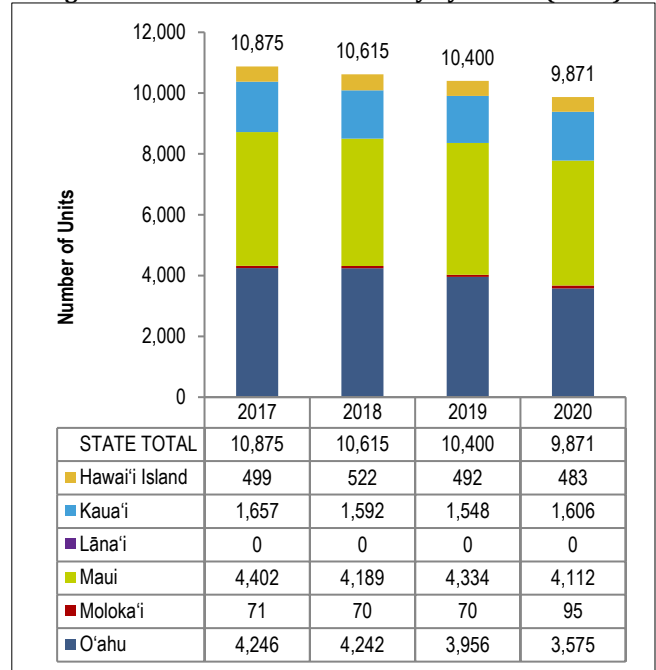


Figure 25: Hotel – Inventory by Island (Properties)

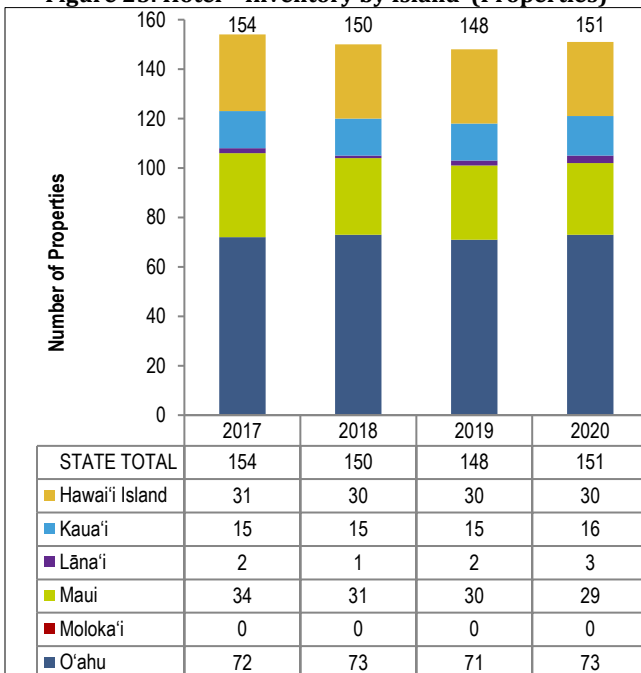
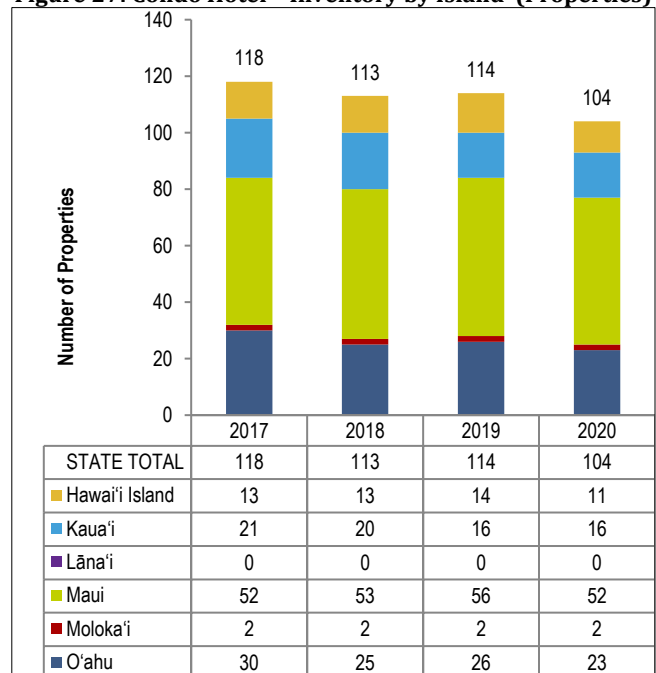


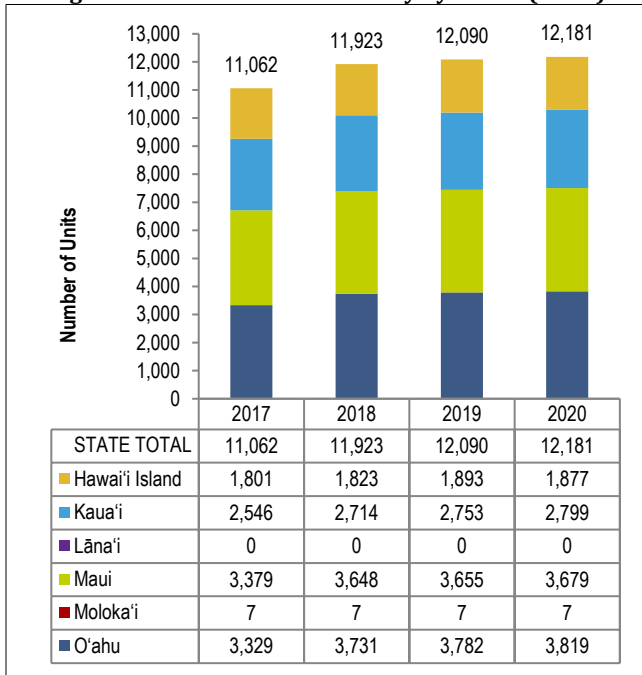
Figure 27: Condo Hotel – Inventory by Island (Properties)



Timeshares

The state's Timeshare supply increased to 12,181 units over the previous year (+0.8 percent). The largest share of units were located on O'ahu and Maui, with 31.4 and 30.2 percent of all units, respectively [Figure 28].

Figure 28: Timeshare – Inventory by Island (Units)



Bed & Breakfasts

The number of B&B units across the state increased by 7.9 percent compared to 2019, due to an increase in survey responses.

Figure 30: B&B – Inventory by Island (Units)

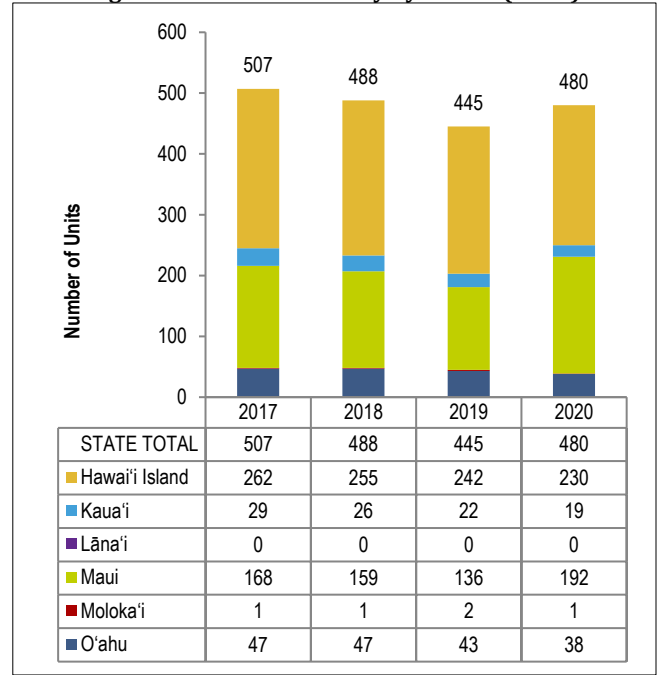


Figure 29: Timeshare – Inventory by Island (Properties)

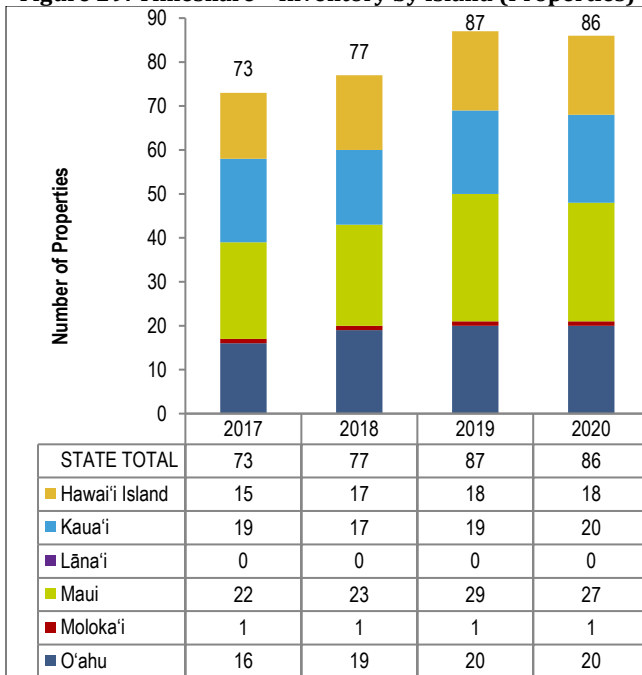
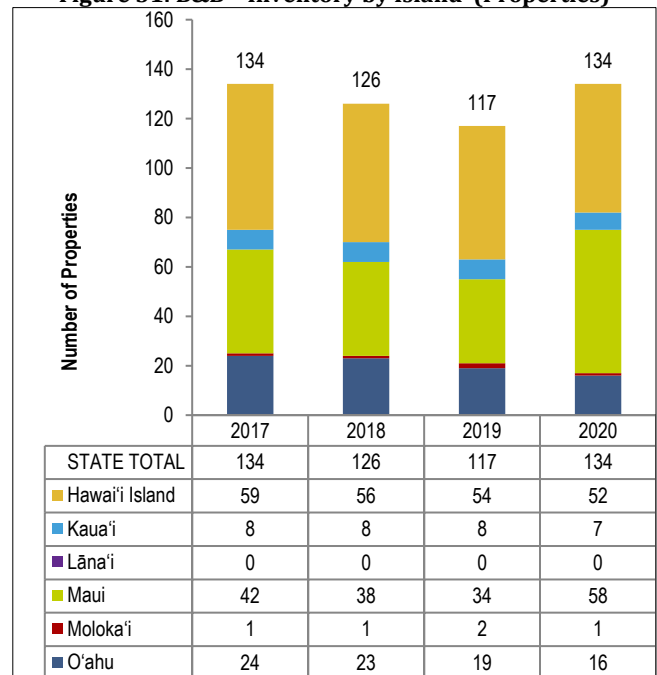


Figure 31: B&B – Inventory by Island (Properties)



Vacation Rental Units

The number of Vacation Rental Units (VRUs) in the state increased over the previous year (+4.8 percent). Maui had the largest inventory of VRUs with a 42.6 percent share of the state's total supply.

The majority of VRUs were represented by VR Condo units, representing 93.7 percent of all reported VRUs.

Figure 32: Vacation Rentals – Inventory by Island (Units)

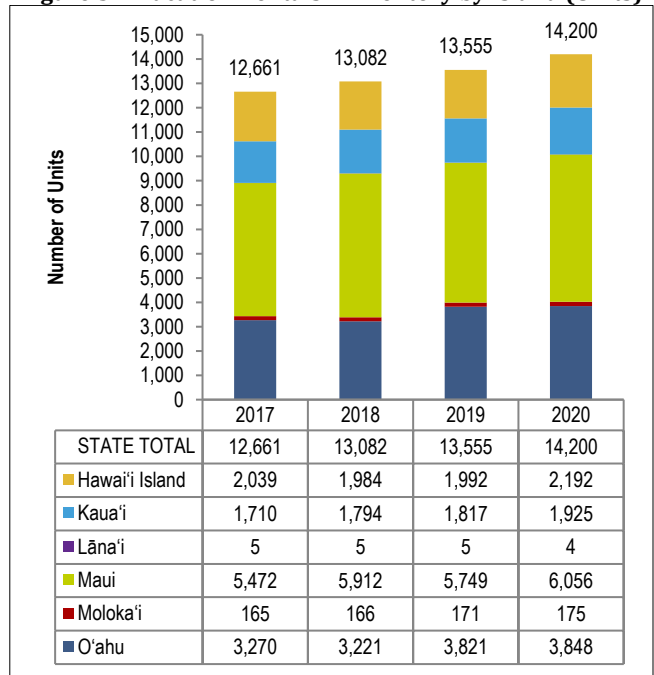


Figure 33: Vacation Rentals – Inventory by Island (Properties)

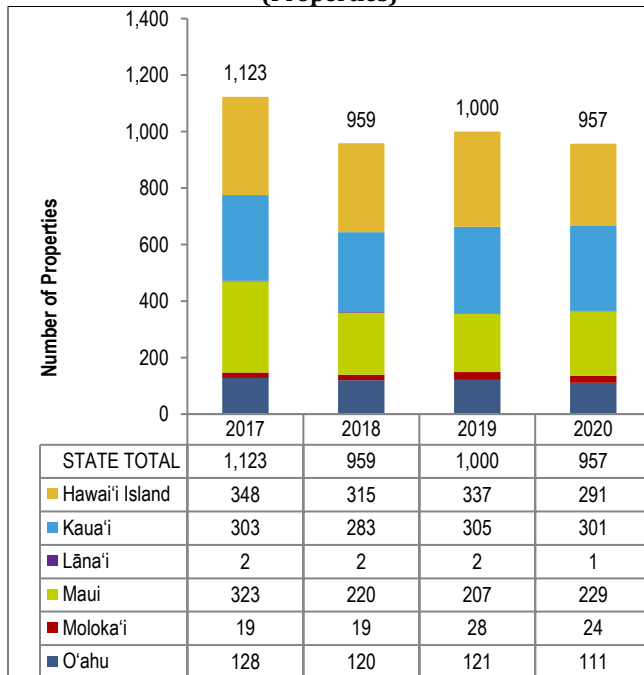
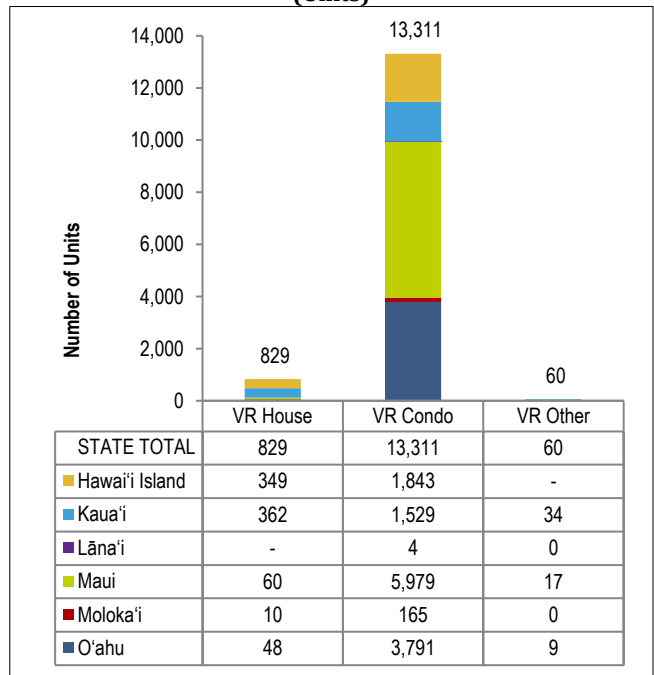


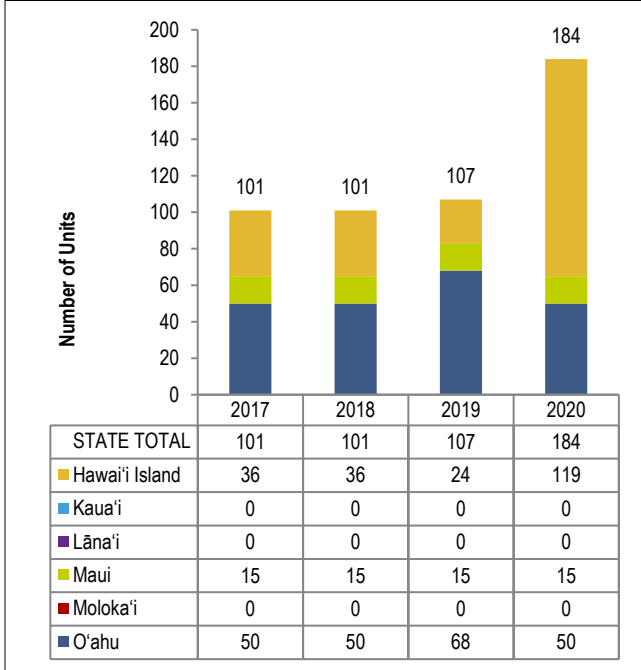
Figure 34: Vacation Rentals – Inventory by Island & Type (Units)



Apartment/Hotels

The overall state supply of Apartment Hotel units increased over the previous year with the addition of one property Hawaii Island.

Figure 35: Apartment/Hotel - Inventory by Island (Units)



Hostels

The overall number of Hostel properties in the State increased by 9.7 percent in 2020.

Figure 37: Hostel - Inventory by Island (Units)

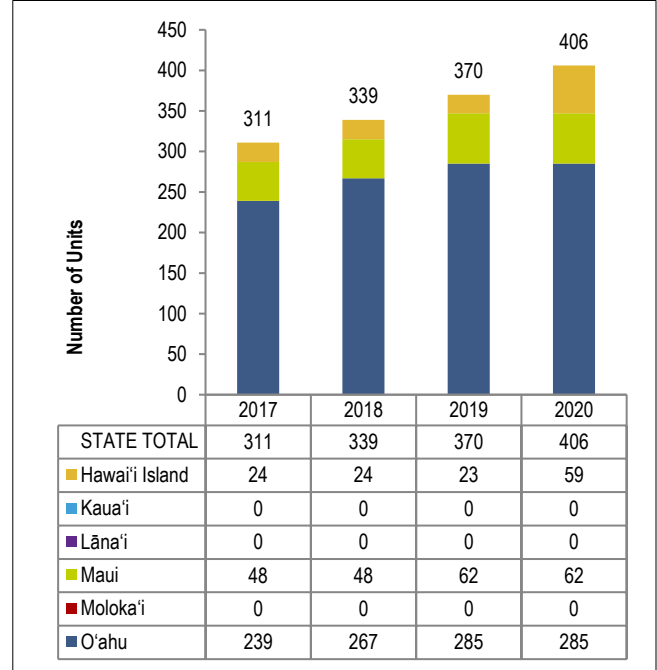


Figure 36: Apartment/Hotel - Inventory by Island (Properties)

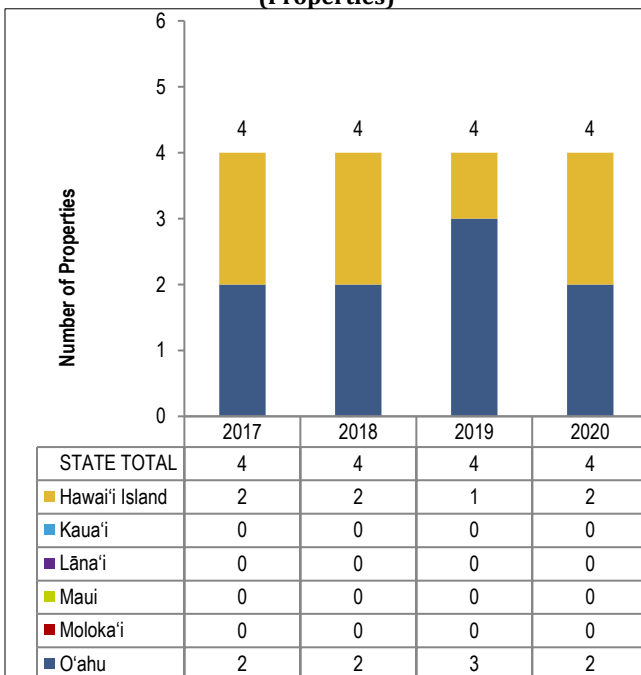
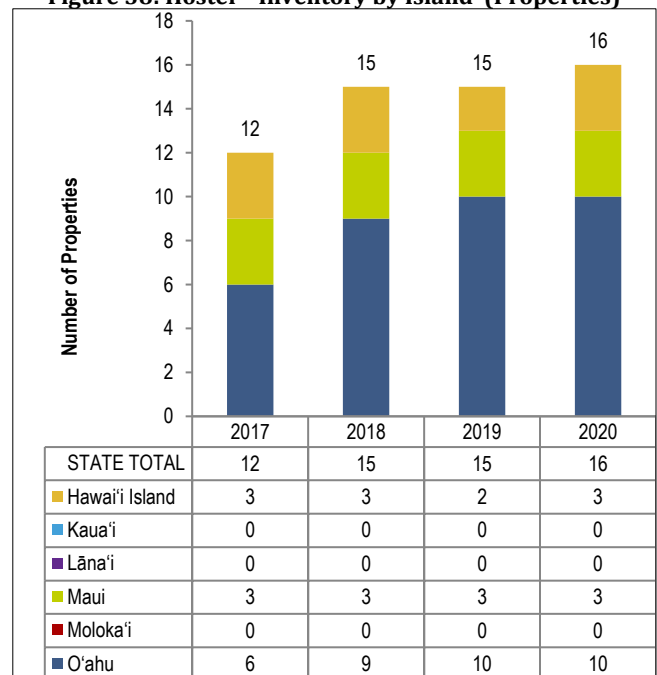


Figure 38: Hostel - Inventory by Island (Properties)



Other

The “Other” category, which includes lodges, inns, and other forms of accommodations, saw a decrease in units in 2020 (-4.6 percent).

Figure 39: Other – Inventory by Island (Units)

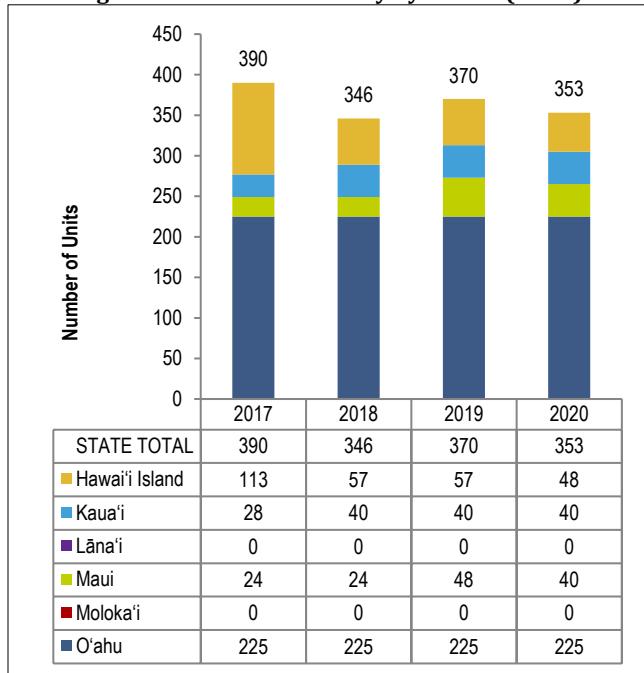
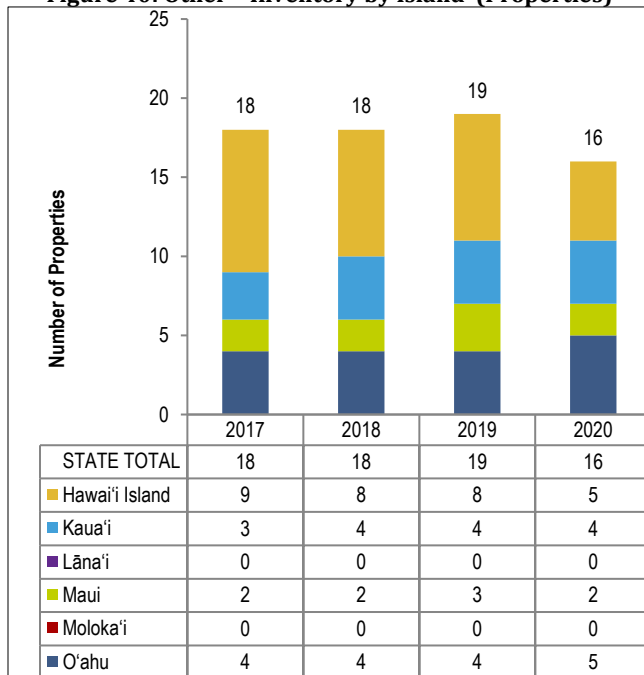


Figure 40: Other – Inventory by Island (Properties)



VISITOR PLANT INVENTORY TABLES

Table 1: Available Units by County, 1965 to 2020

YEAR	STATE TOTAL	% CHANGE	HAWAI'I ISLAND	% CHANGE	KAUA'I	% CHANGE	MAUI COUNTY	% CHANGE	O'AHU	% CHANGE
1965	12,903		865		776		1,231		10,031	
1966	14,827	14.9%	1,387	60.3%	860	10.8%	1,497	21.6%	11,083	10.5%
1967	17,217	16.1%	1,790	29.1%	1,115	29.7%	1,714	14.5%	12,598	13.7%
1968	18,657	8.4%	2,188	22.2%	1,260	13.0%	2,043	19.2%	13,166	4.5%
1969	22,801	22.2%	2,480	13.3%	1,914	51.9%	2,415	18.2%	15,992	21.5%
1970	26,923	18.1%	3,166	27.7%	2,565	34.0%	2,743	13.6%	18,449	15.4%
1971	32,289	19.9%	3,435	8.5%	2,628	2.5%	3,695	34.7%	22,531	22.1%
1972	35,797	10.9%	4,241	23.5%	2,719	3.5%	4,095	10.8%	24,742	9.8%
1973	36,608	2.3%	4,796	13.1%	2,629	-3.3%	4,075	-0.5%	25,108	1.5%
1974	38,675	5.6%	5,234	9.1%	2,868	9.1%	5,208	27.8%	25,365	1.0%
1975	39,632	2.5%	5,348	2.2%	3,102	8.2%	5,830	11.9%	25,352	-0.1%
1976	42,648	7.6%	6,045	13.0%	3,520	13.5%	7,232	24.0%	25,851	2.0%
1977	44,986	5.5%	5,929	-1.9%	3,657	3.9%	8,037	11.1%	27,363	5.8%
1978	47,070	4.6%	6,002	1.2%	3,786	3.5%	8,736	8.7%	28,546	4.3%
1979	49,832	5.9%	6,093	1.5%	4,202	11.0%	9,472	8.4%	30,065	5.3%
1980	54,246	8.9%	5,889	-3.3%	4,322	2.9%	9,701	2.4%	34,334	14.2%
1981	56,769	4.7%	6,705	13.9%	4,738	9.6%	11,359	17.1%	33,967	-1.1%
1982	57,968	2.1%	7,167	6.9%	5,147	8.6%	12,162	7.1%	33,492	-1.4%
1983	58,765	1.4%	7,469	4.2%	4,193	-18.5%	12,749	4.8%	34,354	2.6%
1984	62,448	6.3%	7,149	-4.3%	5,313	26.7%	13,138	3.1%	36,848	7.3%
1985	65,919	5.6%	7,511	5.1%	5,656	6.5%	14,152	7.7%	38,600	4.8%
1986	66,308	0.6%	7,280	-3.1%	5,922	4.7%	14,096	-0.4%	39,010	1.1%
1987	65,318	-1.5%	7,328	0.7%	5,956	0.6%	13,849	-1.8%	38,185	-2.1%
1988	69,012	5.7%	8,823	20.4%	7,180	20.6%	15,168	9.5%	37,841	-0.9%
1989	67,734	-1.9%	8,161	-7.5%	7,398	3.0%	15,708	3.6%	36,467	-3.6%
1990	71,266	5.2%	8,952	9.7%	7,546	2.0%	17,869	13.8%	36,899	1.2%
1991	72,275	1.4%	9,383	4.8%	7,567	0.3%	18,702	4.7%	36,623	-0.7%
1992	73,089	1.1%	9,170	-2.3%	7,778	2.8%	19,290	3.1%	36,851	0.6%
1993	69,502	-4.9%	9,140	-0.3%	4,631	-40.5%	19,127	-0.8%	36,604	-0.7%
1994	70,463	1.4%	9,595	5.0%	5,870	26.8%	18,804	-1.7%	36,194	-1.1%
1995 ¹										
1996	70,288	-0.2%	9,558	-0.4%	6,760	15.2%	17,824	-5.2%	36,146	-0.1%
1997	71,025	1.0%	9,913	3.7%	6,589	-2.5%	18,552	4.1%	35,971	-0.5%
1998	71,480	0.6%	9,655	-2.6%	6,969	5.8%	18,650	0.5%	36,206	0.7%
1999	71,157	-0.5%	9,815	1.7%	6,872	-1.4%	18,609	-0.2%	35,861	-1.0%
2000	71,506	0.5%	9,774	-0.4%	7,159	4.2%	18,270	-1.8%	36,303	1.2%
2001	72,204	1.0%	9,944	1.7%	7,202	0.6%	18,234	-0.2%	36,824	1.4%
2002	70,783	-2.0%	9,297	-6.5%	7,037	-2.3%	17,992	-1.3%	36,457	-1.0%
2003	70,579	-0.3%	9,478	1.9%	7,257	3.1%	18,303	1.7%	35,541	-2.5%
2004	72,176	2.3%	9,857	4.0%	8,105	11.7%	18,445	0.8%	35,769	0.6%
2005	72,307	0.2%	10,940	11.0%	8,221	1.4%	19,220	4.2%	33,926	-5.2%
2006	72,274	0.0%	10,831	-1.0%	8,266	0.5%	19,571	1.8%	33,606	-0.9%
2007	73,220	1.3%	11,061	2.1%	8,692	5.2%	19,879	1.6%	33,588	-0.1%
2008	74,177	1.3%	11,240	1.6%	9,203	5.9%	19,653	-1.1%	34,081	1.5%
2009	75,198	1.4%	11,541	2.7%	9,469	2.9%	20,161	2.6%	34,027	-0.2%
2010	74,988	-0.3%	11,479	-0.5%	9,344	-1.3%	20,383	1.1%	33,782	-0.7%
2011	77,731	3.7%	11,113	-3.2%	9,872	5.7%	21,745	6.7%	35,001	3.6%
2012	74,650	-4.0%	10,594	-4.7%	8,289	-16.0%	20,441	-6.0%	35,326	0.9%
2013	73,959	-0.9%	10,903	2.9%	8,675	4.7%	18,691	-8.6%	35,690	1.0%
2014	73,716	-0.3%	10,666	-2.2%	8,492	-2.1%	18,694	0.0%	35,864	0.5%
2015	77,138	4.6%	11,085	3.9%	8,582	1.1%	21,413	14.5%	36,058	0.5%
2016	79,092	2.5%	11,349	2.4%	8,444	-1.6%	21,899	2.3%	37,400	3.7%
2017	80,709	2.0%	11,286	-0.6%	8,821	4.5%	21,723	-0.8%	38,879	4.0%
2018	80,751	0.1%	10,811	-4.2%	9,022	2.3%	21,829	0.5%	39,089	0.5%
2019	80,554	-0.2%	10,505	-2.8%	9,036	0.2%	21,773	-0.3%	39,240	0.4%
2020	81,188	0.8%	11,123	5.9%	9,250	2.4%	22,009	1.1%	38,806	-1.1%

¹ Hawai'i Visitors and Convention Bureau did not conduct a survey in 1995.

Table 2: Inventory by Island and Property Type

ISLAND	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
HAWAII ISLAND	Apartment/ Hotel	2	1	1
	Bed & Breakfast	52	54	-2
	Condominium Hotel	11	14	-3
	Hostel	3	2	1
	Hotel	30	30	0
	Vacation Rental Unit	291	337	-46
	Timeshare	18	18	0
	Other	5	8	-3
	Total	412	464	-52
KAUAI	Apartment/ Hotel	0	0	0
	Bed & Breakfast	7	8	-1
	Condominium Hotel	16	16	0
	Hostel	0	0	0
	Hotel	16	15	1
	Vacation Rental Unit	301	305	-4
	Timeshare	20	19	1
	Other	4	4	0
	Total	364	367	-3
MAUI	Apartment/ Hotel	0	0	0
	Bed & Breakfast	58	34	24
	Condominium Hotel	52	56	-4
	Hostel	3	3	0
	Hotel	29	30	-1
	Vacation Rental Unit	229	207	22
	Timeshare	27	29	-2
	Other	2	3	-1
	Total	400	362	38
MOLOKAI	Apartment/ Hotel	0	0	0
	Bed & Breakfast	1	2	-1
	Condominium Hotel	2	2	0
	Hostel	0	0	0
	Hotel	0	0	0
	Vacation Rental Unit	24	28	-4
	Timeshare	1	1	0
	Other	0	0	0
	Total	28	33	-5
LANAI	Apartment/ Hotel	0	0	0
	Bed & Breakfast	0	0	0
	Condominium Hotel	0	0	0
	Hostel	0	0	0
	Hotel	3	2	1
	Vacation Rental Unit	1	2	-1
	Timeshare	0	0	0
	Other	0	0	0
	Total	4	4	0

Table 2: Inventory by Island and Property Type (Continued)

ISLAND	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
O'AHU	Apartment/ Hotel	2	3	-1
	Bed & Breakfast	16	19	-3
	Condominium Hotel	21	26	-5
	Hostel	10	10	0
	Hotel	73	71	2
	Vacation Rental Unit	108	121	-13
	Timeshare	20	20	0
	Other	5	4	1
	Total	255	274	-19
STATEWIDE	Apartment/ Hotel	4	4	0
	Bed & Breakfast	133	117	16
	Condominium Hotel	100	114	-14
	Hostel	16	15	1
	Hotel	152	148	4
	Vacation Rental Unit	912	1,000	-88
	Timeshare	82	87	-5
	Other	14	19	-5
	State Total	1,413	1,504	-91

Table 3: Inventory by Island and Unit Type

ISLAND	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
HAWAII ISLAND	Apartment/ Hotel	119	24	95
	Bed & Breakfast	230	242	-12
	Condominium Hotel	483	492	-9
	Hostel	59	23	36
	Hotel	6,115	5,782	333
	Vacation Rental Unit	2,192	1,992	200
	Timeshare	1,877	1,893	-16
	Other	48	57	-9
	Total	11,123	10,505	618
KAUAI	Apartment/ Hotel	0	0	0
	Bed & Breakfast	19	22	-3
	Condominium Hotel	1,606	1,548	58
	Hostel	0	0	0
	Hotel	2,861	2,856	5
	Vacation Rental Unit	1,925	1,817	108
	Timeshare	2,799	2,753	46
	Other	40	40	0
	Total	9,250	9,036	214
MAUI	Apartment/ Hotel	15	15	0
	Bed & Breakfast	192	136	56
	Condominium Hotel	4,112	4,334	-222
	Hostel	62	62	0
	Hotel	7,251	7,295	-44
	Vacation Rental Unit	6,056	5,749	307
	Timeshare	3,679	3,655	24
	Other	40	48	-8
	Total	21,407	21,294	113
MOLOKAI	Apartment/ Hotel	0	0	0
	Bed & Breakfast	1	2	-1
	Condominium Hotel	95	70	25
	Hostel	0	0	0
	Hotel	0	0	0
	Vacation Rental Unit	175	171	4
	Timeshare	7	7	0
	Other	0	0	0
	Total	278	250	28
LANAI	Apartment/ Hotel	0	0	0
	Bed & Breakfast	0	0	0
	Condominium Hotel	0	0	0
	Hostel	0	0	0
	Hotel	320	224	96
	Vacation Rental Unit	4	5	-1
	Timeshare	0	0	0
	Other	0	0	0
	Total	324	229	95

Table 3: Inventory by Island and Unit Type (Continued)

ISLAND	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
O'AHU	Apartment/ Hotel	50	68	-18
	Bed & Breakfast	38	43	-5
	Condominium Hotel	3,575	3,956	-381
	Hostel	285	285	0
	Hotel	26,966	27,060	-94
	Vacation Rental Unit	3,848	3,821	27
	Timeshare	3,819	3,782	37
	Other	225	225	0
	Total	38,806	39,240	-434
STATEWIDE	Apartment/ Hotel	184	107	77
	Bed & Breakfast	480	445	35
	Condominium Hotel	9,871	10,400	-529
	Hostel	406	370	36
	Hotel	43,513	43,217	296
	Vacation Rental Unit	14,200	13,555	645
	Timeshare	12,181	12,090	91
	Other	353	370	-17
	State Total	81,188	80,554	634

Table 4: Inventory by Area and Property Type

ISLAND	AREA	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
HAWAI'I ISLAND	Hilo/Honoka'a	Apartment/ Hotel	2	1	1
		Bed & Breakfast	17	17	0
		Condominium Hotel	0	1	-1
		Hostel	0	0	0
		Hotel	6	7	-1
		Vacation Rental Unit	48	55	-7
		Timeshare	0	0	0
		Other	1	1	0
		Total	74	82	-8
	Kohala/Waimea/Kawaihae	Apartment/ Hotel	0	0	0
		Bed & Breakfast	5	5	0
		Condominium Hotel	6	6	0
		Hostel	0	0	0
		Hotel	10	9	1
		Vacation Rental Unit	61	67	-6
		Timeshare	6	6	0
		Other	1	2	-1
		Total	89	95	-6
	Kona	Apartment/ Hotel	0	0	0
		Bed & Breakfast	18	20	-2
		Condominium Hotel	5	7	-2
		Hostel	2	1	1
		Hotel	10	10	0
		Vacation Rental Unit	172	198	-26
		Timeshare	12	12	0
		Other	0	1	-1
		Total	219	249	-30
	Nā'ālehu/Ka'ū	Apartment/ Hotel	0	0	0
		Bed & Breakfast	2	2	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	0	0	0
		Vacation Rental Unit	1	2	-1
		Timeshare	0	0	0
		Other	1	1	0
		Total	4	5	-1
	Volcano Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	10	10	0
		Condominium Hotel	0	0	0
		Hostel	1	1	0
		Hotel	4	4	0
		Vacation Rental Unit	9	15	-6
		Timeshare	0	0	0
		Other	2	3	-1
		Total	26	33	-7
HAWAI'I ISLAND TOTAL			412	464	-52

Table 4: Inventory by Area and Property Type (Continued)

ISLAND	AREA	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
KAUA'I	Kalāheo/Waimea	Apartment/ Hotel	0	0	0
		Bed & Breakfast	3	3	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	1	1	0
		Vacation Rental Unit	18	17	1
		Timeshare	0	0	0
		Other	2	2	0
		Total	24	23	1
		Līhu'e		Apartment/ Hotel	0
Bed & Breakfast	0			0	0
Condominium Hotel	3			3	0
Hostel	0			0	0
Hotel	5			5	0
Vacation Rental Unit	3			4	-1
Timeshare	3			2	1
Other	1			1	0
Total	15			15	0
Po'ipū/Kukui'ula				Apartment/ Hotel	0
		Bed & Breakfast	2	2	0
		Condominium Hotel	5	5	0
		Hostel	0	0	0
		Hotel	4	4	0
		Vacation Rental Unit	117	130	-13
		Timeshare	4	4	0
		Other	0	0	0
		Total	132	145	-13
		Princeville/Hanalei		Apartment/ Hotel	0
Bed & Breakfast	2			2	0
Condominium Hotel	0			0	0
Hostel	0			0	0
Hotel	2			1	1
Vacation Rental Unit	137			129	8
Timeshare	9			9	0
Other	1			1	0
Total	151			142	9
Wailua/Kapa'a				Apartment/ Hotel	0
		Bed & Breakfast	0	1	-1
		Condominium Hotel	8	8	0
		Hostel	0	0	0
		Hotel	4	4	0
		Vacation Rental Unit	26	25	1
		Timeshare	4	4	0
		Other	0	0	0
		Total	42	42	0
		KAUA'I TOTAL			364

Table 4: Inventory by Area and Property Type (Continued)

ISLAND	AREA	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
MAUI	Hāna Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	2	1	1
		Condominium Hotel	1	1	0
		Hostel	0	0	0
		Hotel	1	1	0
		Vacation Rental Unit	5	8	-3
		Timeshare	0	0	0
		Other	1	1	0
		Total	10	12	-2
		Kahului/Wailuku		Apartment/ Hotel	0
Bed & Breakfast	7			4	3
Condominium Hotel	0			0	0
Hostel	2			2	0
Hotel	5			5	0
Vacation Rental Unit	9			9	0
Timeshare	0			0	0
Other	0			0	0
Total	23			20	3
Kula/Makawao				Apartment/ Hotel	0
		Bed & Breakfast	20	12	8
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	2	2	0
		Vacation Rental Unit	4	6	-2
		Timeshare	0	0	0
		Other	1	1	0
		Total	27	21	6
		Lahaina/Kā'anapali/ Nāpili/Kapalua		Apartment/ Hotel	0
Bed & Breakfast	6			6	0
Condominium Hotel	33			33	0
Hostel	1			1	0
Hotel	11			12	-1
Vacation Rental Unit	94			74	20
Timeshare	18			19	-1
Other	0			1	-1
Total	163			146	17
Mā'alaea				Apartment/ Hotel	0
		Bed & Breakfast	1	1	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	0	0	0
		Vacation Rental Unit	14	5	9
		Timeshare	0	0	0
		Other	0	0	0
		Total	15	6	9

Table 4: Inventory by Area and Property Type (Continued)

ISLAND	AREA	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
	Wailea/Kihei Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	22	10	12
		Condominium Hotel	18	22	-4
		Hostel	0	0	0
		Hotel	10	10	0
		Vacation Rental Unit	103	105	-2
		Timeshare	9	10	-1
		Other	0	0	0
		Total		162	157
MAUI TOTAL			400	362	38

ISLAND	AREA	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
MOLOKA'I		Apartment/ Hotel	0	0	0
		Bed & Breakfast	1	2	-1
		Condominium Hotel	2	2	0
		Hostel	0	0	0
		Hotel	0	0	0
		Vacation Rental Unit	24	28	-4
		Timeshare	1	1	0
		Other	0	0	0
		Total		28	33
MOLOKA'I TOTAL			28	33	-5

ISLAND	AREA	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
LĀNA'I		Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	3	2	1
		Vacation Rental Unit	1	2	-1
		Timeshare	0	0	0
		Other	0	0	0
		Total		4	4
LĀNA'I TOTAL			4	4	0

Table 4: Inventory by Area and Property Type (Continued)

ISLAND	AREA	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
O'AHU	Airport Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	5	5	0
		Vacation Rental Unit	0	0	0
		Timeshare	0	0	0
		Other	0	0	0
		Total	5	5	0
	Ala Moana Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	1	1	0
		Hostel	1	1	0
		Hotel	1	1	0
		Vacation Rental Unit	1	2	-1
		Timeshare	0	0	0
		Other	0	0	0
		Total	4	5	-1
	Leeward/Mākaha Side	Apartment/ Hotel	1	1	0
		Bed & Breakfast	1	2	-1
		Condominium Hotel	1	2	-1
		Hostel	0	0	0
		Hotel	3	3	0
		Vacation Rental Unit	10	10	0
		Timeshare	3	3	0
		Other	1	0	1
		Total	20	21	-1
	North Shore	Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	3	3	0
		Vacation Rental Unit	26	27	-1
		Timeshare	0	0	0
		Other	0	0	0
		Total	29	30	-1
	Other Honolulu	Apartment/ Hotel	0	0	0
		Bed & Breakfast	1	1	0
		Condominium Hotel	1	1	0
		Hostel	1	1	0
		Hotel	2	2	0
		Vacation Rental Unit	1	3	-2
		Timeshare	0	0	0
		Other	0	0	0
		Total	6	8	-2

Table 4: Inventory by Area and Property Type (Continued)

ISLAND	AREA	TYPE	2020 PROPERTIES	2019 PROPERTIES	CHANGE FROM 2019
	Waikīkī/Honolulu	Apartment/ Hotel	1	2	-1
		Bed & Breakfast	2	3	-1
		Condominium Hotel	20	22	-2
		Hostel	7	7	0
		Hotel	57	55	2
		Vacation Rental Unit	58	57	1
		Timeshare	17	17	0
		Other	0	0	0
		Total	162	163	-1
	Windward Side	Apartment/ Hotel	0	0	0
		Bed & Breakfast	12	13	-1
		Condominium Hotel	0	0	0
		Hostel	1	1	0
		Hotel	2	2	0
		Vacation Rental Unit	15	22	-7
		Timeshare	0	0	0
		Other	4	4	0
		Total	34	42	-8
O'AHU TOTAL			260	274	-14

Table 5: Inventory by Area and Unit Type

ISLAND	AREA	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
HAWAII ISLAND	Hilo/Honoka'a	Apartment/ Hotel	119	24	95
		Bed & Breakfast	58	69	-11
		Condominium Hotel	0	50	-50
		Hostel	16	16	0
		Hotel	928	928	0
		Vacation Rental Unit	98	76	22
		Timeshare	0	0	0
		Other	9	9	0
		Total	1,228	1,172	56
	Kohala/Waimea/Kawaihae	Apartment/ Hotel	0	0	0
		Bed & Breakfast	46	46	0
		Condominium Hotel	252	197	55
		Hostel	0	0	0
		Hotel	2,975	2,642	333
		Vacation Rental Unit	700	640	60
		Timeshare	947	962	-15
		Other	6	6	0
		Total	4,926	4,493	433
	Kona	Apartment/ Hotel	0	0	0
		Bed & Breakfast	75	79	-4
		Condominium Hotel	231	245	-14
		Hostel	37	1	36
		Hotel	2,061	2,061	0
		Vacation Rental Unit	1,300	1,160	140
		Timeshare	930	931	-1
		Other	0	6	-6
		Total	4,634	4,483	151
	Nā'ālehu/Ka'ū	Apartment/ Hotel	0	0	0
		Bed & Breakfast	8	8	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	0	0	0
		Vacation Rental Unit	1	2	-1
		Timeshare	0	0	0
		Other	5	5	0
		Total	14	15	-1
	Volcano Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	43	40	3
		Condominium Hotel	0	0	0
		Hostel	6	6	0
		Hotel	151	151	0
		Vacation Rental Unit	93	114	-21
		Timeshare	0	0	0
		Other	28	31	-3
		Total	321	342	-21
HAWAII TOTAL			11,123	10,505	618

Table 5: Inventory by Area and Unit Type (Continued)

ISLAND	AREA	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
KAUA'I	Kalāheo/Waimea	Apartment/ Hotel	0	0	0
		Bed & Breakfast	6	6	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	59	60	-1
		Vacation Rental Unit	80	75	5
		Timeshare	0	0	0
		Other	28	28	0
		Total	173	169	4
	Līhu'e	Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	430	395	35
		Hostel	0	0	0
		Hotel	485	485	0
		Vacation Rental Unit	61	60	1
		Timeshare	614	568	46
		Other	8	8	0
		Total	1,598	1,516	82
	Po'ipū/Kukui'ula	Apartment/ Hotel	0	0	0
		Bed & Breakfast	8	8	0
		Condominium Hotel	634	640	-6
		Hostel	0	0	0
		Hotel	1,429	1,429	0
		Vacation Rental Unit	770	805	-35
		Timeshare	606	606	0
		Other	0	0	0
		Total	3,447	3,488	-41
	Princeville/Hanalei	Apartment/ Hotel	0	0	0
		Bed & Breakfast	5	5	0
		Condominium Hotel	49	0	49
		Hostel	0	0	0
		Hotel	251	251	0
		Vacation Rental Unit	607	537	70
		Timeshare	1,116	1,116	0
		Other	4	4	0
		Total	2,032	1,913	119
	Wailua/Kapa'a	Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	3	-3
		Condominium Hotel	493	513	-20
		Hostel	0	0	0
		Hotel	637	631	6
		Vacation Rental Unit	407	340	67
		Timeshare	463	463	0
		Other	0	0	0
		Total	2,000	1,950	50
KAUA'I TOTAL			9,250	9,036	214

Table 5: Inventory by Area and Unit Type (Continued)

ISLAND	AREA	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
MAUI	Hāna Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	3	2	1
		Condominium Hotel	17	17	0
		Hostel	0	0	0
		Hotel	75	71	4
		Vacation Rental Unit	7	17	-10
		Timeshare	0	0	0
		Other	4	4	0
		Total	106	111	-5
	Kahului/Wailuku	Apartment/ Hotel	15	15	0
		Bed & Breakfast	27	22	5
		Condominium Hotel	0	0	0
		Hostel	44	44	0
		Hotel	487	487	0
		Vacation Rental Unit	25	26	-1
		Timeshare	0	0	0
		Other	0	0	0
		Total	598	594	4
	Kula/Makawao	Apartment/ Hotel	0	0	0
		Bed & Breakfast	67	43	24
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	14	14	0
		Vacation Rental Unit	8	21	-13
		Timeshare	0	0	0
		Other	24	24	0
		Total	113	102	11
	Lahaina/Kā'anapali/ Nāpili/Kapalua	Apartment/ Hotel	0	0	0
		Bed & Breakfast	25	25	0
		Condominium Hotel	2,865	2,790	75
		Hostel	18	18	0
		Hotel	3,564	3,612	-48
		Vacation Rental Unit	2,254	2,349	-95
		Timeshare	3,147	3,115	32
		Other	12	20	-8
		Total	11,885	11,929	-44
	Mā'alaea	Apartment/ Hotel	0	0	0
		Bed & Breakfast	5	5	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	0	0	0
		Vacation Rental Unit	327	235	92
		Timeshare	0	0	0
		Other	0	0	0
		Total	332	240	92

Table 5: Inventory by Area and Unit Type (Continued)

ISLAND	AREA	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
	Wailea/Kihei Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	65	39	26
		Condominium Hotel	1,230	1,527	-297
		Hostel	0	0	0
		Hotel	3,111	3,111	0
		Vacation Rental Unit	3,435	3,101	334
		Timeshare	532	540	-8
		Other	0	0	0
		Total	8,373	8,318	55
MAUI TOTAL			21,407	21,294	113

ISLAND	AREA	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
MOLOKA'I		Apartment/ Hotel	0	0	0
		Bed & Breakfast	1	2	-1
		Condominium Hotel	95	70	25
		Hostel	0	0	0
		Hotel	0	0	0
		Vacation Rental Unit	175	171	4
		Timeshare	7	7	0
		Other	0	0	0
		Total	278	250	28
MOLOKA'I TOTAL			278	250	28

ISLAND	AREA	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
LĀNA'I		Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	320	224	96
		Vacation Rental Unit	4	5	-1
		Timeshare	0	0	0
		Other	0	0	0
		Total	324	229	95
LĀNA'I TOTAL			324	229	95

Table 5: Inventory by Area and Unit Type (Continued)

ISLAND	AREA	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
O'AHU	Airport Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	1,286	1,286	0
		Vacation Rental Unit	0	0	0
		Timeshare	0	0	0
		Other	0	0	0
		Total	1,286	1,286	0
	Ala Moana Area	Apartment/ Hotel	0	0	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	1,113	1,113	0
		Hostel	26	26	0
		Hotel	199	199	0
		Vacation Rental Unit	64	65	-1
		Timeshare	0	0	0
		Other	0	0	0
		Total	1,402	1,403	-1
	Leeward/Mākaha Side	Apartment/ Hotel	30	30	0
		Bed & Breakfast	1	2	-1
		Condominium Hotel	42	206	-164
		Hostel	0	0	0
		Hotel	1,085	1,085	0
		Vacation Rental Unit	621	531	90
		Timeshare	1,431	1,431	0
		Other	43	43	0
		Total	3,253	3,328	-75
	North Shore	Apartment/ Hotel	2	2	0
		Bed & Breakfast	0	0	0
		Condominium Hotel	0	0	0
		Hostel	4	4	0
		Hotel	788	788	0
		Vacation Rental Unit	382	377	5
		Timeshare	0	0	0
		Other	0	0	0
		Total	1,176	1,171	5
	Other Honolulu	Apartment/ Hotel	0	0	0
		Bed & Breakfast	7	7	0
		Condominium Hotel	112	112	0
		Hostel	40	40	0
		Hotel	436	436	0
		Vacation Rental Unit	1	4	-3
		Timeshare	0	0	0
		Other	0	0	0
		Total	596	599	-3

Table 5: Inventory by Area and Unit Type (Continued)

ISLAND	AREA	TYPE	2020 UNITS	2019 UNITS	CHANGE FROM 2019
	Waikīkī/Honolulu	Apartment/ Hotel	18	36	-18
		Bed & Breakfast	5	7	-2
		Condominium Hotel	2,308	2,525	-217
		Hostel	215	215	0
		Hotel	23,009	23,103	-94
		Vacation Rental Unit	2,645	2,698	-53
		Timeshare	2,388	2,351	37
		Other	0	0	0
		Total	30,588	30,935	-347
	Windward Side	Apartment/ Hotel	0	0	0
		Bed & Breakfast	25	27	-2
		Condominium Hotel	0	0	0
		Hostel	0	0	0
		Hotel	163	163	0
		Vacation Rental Unit	135	146	-11
		Timeshare	0	0	0
		Other	182	182	0
		Total	505	518	-13
O'AHU TOTAL			38,806	39,240	-434

Table 6: Class of Units by Island

ISLAND	CLASS	Percent of Total Units ¹		Percentage Point
		2020 ²	2019 ³	CHANGE FROM 2019
HAWAI'I ISLAND	Budget (Up to \$100)	10.7%	10.6%	0.1%
	Standard (\$101 to \$250)	24.5%	23.4%	1.1%
	Deluxe (\$251 to \$500)	32.7%	35.3%	-2.6%
	Luxury (Over \$500/Night)	32.0%	30.7%	1.3%
	Total	100.0%	100.0%	
KAUA'I	Budget (Up to \$100)	2.4%	2.4%	0.0%
	Standard (\$101 to \$250)	32.6%	32.5%	0.1%
	Deluxe (\$251 to \$500)	22.1%	23.4%	-1.3%
	Luxury (Over \$500/Night)	43.0%	41.8%	1.2%
	Total	100.0%	100.0%	
MAUI	Budget (Up to \$100)	0.7%	0.8%	-0.1%
	Standard (\$101 to \$250)	18.5%	18.1%	0.4%
	Deluxe (\$251 to \$500)	26.1%	25.2%	0.9%
	Luxury (Over \$500/Night)	54.7%	55.9%	-1.2%
	Total	100.0%	100.0%	
MOLOKA'I	Budget (Up to \$100)	0.6%	2.2%	-1.6%
	Standard (\$101 to \$250)	94.8%	93.5%	1.3%
	Deluxe (\$251 to \$500)	4.0%	3.8%	0.2%
	Luxury (Over \$500/Night)	0.6%	0.5%	0.1%
	Total	100.0%	100.0%	
LĀNA'I	Budget (Up to \$100)	0.0%	0.0%	0.0%
	Standard (\$101 to \$250)	1.2%	2.6%	-1.4%
	Deluxe (\$251 to \$500)	29.7%	3.9%	25.8%
	Luxury (Over \$500/Night)	69.1%	93.4%	-24.3%
	Total	100.0%	100.0%	
O'AHU	Budget (Up to \$100)	2.4%	2.4%	0.0%
	Standard (\$101 to \$250)	29.8%	29.6%	0.2%
	Deluxe (\$251 to \$500)	34.8%	33.5%	1.3%
	Luxury (Over \$500/Night)	33.0%	34.5%	-1.5%
	Total	100.0%	100.0%	
STATEWIDE	Budget (Up to \$100)	3.2%	3.2%	0.0%
	Standard (\$101 to \$250)	26.7%	26.5%	0.2%
	Deluxe (\$251 to \$500)	31.2%	30.7%	0.5%
	Luxury (Over \$500/Night)	38.9%	39.7%	-0.8%
	Total	100.0%	100.0%	

¹ Totals may not sum to 100% due to rounding.

² Based on 48,259 units (59.4 percent of the total units in 2020) for which information on the class of units was available.

³ Based on 47,497 units (59.0 percent of the total units in 2019) for which information on the class of units was available.

Table 7: Class of Units by Type

PROPERTY TYPE	CLASS	Percent of Total Units ¹		Percentage Point
		2020 ²	2019 ³	CHANGE FROM 2019
Apartment/ Hotel	Budget (Up to \$100)	80.5%	32.7%	47.8%
	Standard (\$101 to \$250)	19.5%	67.3%	-47.8%
	Deluxe (\$251 to \$500)	0.0%	0.0%	0.0%
	Luxury (Over \$500/Night)	0.0%	0.0%	0.0%
	Total	100.0%	100.0%	
Bed & Breakfast	Budget (Up to \$100)	15.5%	15.4%	0.1%
	Standard (\$101 to \$250)	71.9%	72.7%	-0.8%
	Deluxe (\$251 to \$500)	12.1%	11.2%	1.0%
	Luxury (Over \$500/Night)	0.5%	0.7%	-0.3%
	Total	100.0%	100.0%	
Condominium Hotel	Budget (Up to \$100)	1.7%	2.4%	-0.8%
	Standard (\$101 to \$250)	41.1%	42.3%	-1.2%
	Deluxe (\$251 to \$500)	46.9%	46.7%	0.2%
	Luxury (Over \$500/Night)	10.3%	8.6%	1.7%
	Total	100.0%	100.0%	
Hostel	Budget (Up to \$100)	86.0%	86.2%	-0.3%
	Standard (\$101 to \$250)	12.8%	12.6%	0.3%
	Deluxe (\$251 to \$500)	1.2%	1.2%	0.0%
	Luxury (Over \$500/Night)	0.0%	0.0%	0.0%
	Total	100.0%	100.0%	
Hotel	Budget (Up to \$100)	2.0%	2.2%	-0.1%
	Standard (\$101 to \$250)	22.9%	22.9%	0.0%
	Deluxe (\$251 to \$500)	34.0%	32.8%	1.2%
	Luxury (Over \$500/Night)	41.1%	42.1%	-1.0%
	Total	100.0%	100.0%	
Vacation Rental Unit	Budget (Up to \$100)	5.3%	8.5%	-3.2%
	Standard (\$101 to \$250)	51.3%	50.3%	1.0%
	Deluxe (\$251 to \$500)	28.2%	29.6%	-1.4%
	Luxury (Over \$500/Night)	15.2%	11.5%	3.6%
	Total	100.0%	100.0%	
Timeshare	Budget (Up to \$100)	1.0%	0.9%	0.0%
	Standard (\$101 to \$250)	18.9%	18.6%	0.3%
	Deluxe (\$251 to \$500)	8.9%	9.9%	-0.9%
	Luxury (Over \$500/Night)	71.2%	70.6%	0.6%
	Total	100.0%	100.0%	

¹ Totals may not sum to 100% due to rounding.

² Based on 48,259 units (59.4 percent of the total units in 2020) for which information on the class of units was available.

³ Based on 47,497 units (59.0 percent of the total units in 2019) for which information on the class of units was available.

Table 7: Class of Units by Type (Continued)

ISLAND	CLASS	Percent of Total Units ¹		Percentage Point CHANGE FROM 2019
		2020 ²	2019 ³	
Other	Budget (Up to \$100)	50.5%	38.4%	12.1%
	Standard (\$101 to \$250)	35.1%	42.9%	-7.8%
	Deluxe (\$251 to \$500)	13.9%	16.4%	-2.4%
	Luxury (Over \$500/Night)	0.5%	2.3%	-1.8%
	Total	100.0%	100.0%	
STATEWIDE	Budget (Up to \$100)	3.1%	3.2%	0.0%
	Standard (\$101 to \$250)	26.7%	26.5%	0.2%
	Deluxe (\$251 to \$500)	31.2%	30.7%	0.5%
	Luxury (Over \$500/Night)	39.0%	39.7%	-0.7%
	Total	100.0%	100.0%	

¹ Totals may not sum to 100% due to rounding.

² Based on 48,259 units (59.4 percent of the total units in 2020) for which information on the class of units was available.

³ Based on 47,497 units (59.0 percent of the total units in 2019) for which information on the class of units was available.

Table 8: Timeshare Properties by Island and Area

Area	Property	2020		2019		CHANGE FROM 2019	
		Reg.	Oper.	Reg.	Oper.	Reg.	Oper.
HAWAI'I ISLAND							
Kohala/Waimea	Hilton Bay Club at Waikoloa Beach	168	150	168	156	0	-6
	/Kawaihae	King's Land by Hilton Grand Vacations	435	350	435	346	0
	Kohala Suites by Hilton Grand Vacations	120	111	120	114	0	-3
	Ocean Tower by Hilton Grand Vacations	72	62	72	72	0	-10
	Marriott's Waikoloa Ocean Club	112	112	112	112	0	0
	Paniolo Greens Resort	162	162	162	162	0	0
Kona	Holua Resort at Mauna Loa Village	73	73	73	73	0	0
	Kona Billfisher	65	65	65	65	0	0
	Kona Coast Resort	268	268	268	268	0	0
	Kona Islander Inn	85	85	85	85	0	0
	Kona Reef	24	24	24	24	0	0
	Royal Aloha Kona at Keauhou Kona Surf & Racquet Club	16	16	16	16	0	0
	Vacation Internationale - Sea Village	48	48	49	49	-1	-1
	WorldMark at Kona	64	64	64	64	0	0
	Wyndham Kona Hawaiian Resort	158	158	158	158	0	0
	Wyndham Mauna Loa Village	53	53	53	53	0	0
	Wyndham Royal Sea Cliff	76	76	76	76	0	0
		Total	1,999	1,877	2,000	1,893	-1
KAUA'I							
Lihue	Banyan Harbor Resort	31	31	32	32	-1	-1
	Marriott's Kaua'i Beach Club	232	464	232	464	0	0
	Marriott's Kaua'i Lagoons	72	72	72	72	0	0
	Timbers Kauai Ocean Club & Residences	47	47	0	0	47	47
	Wyndham Kaua'i Beach Villas	105	105	105	105	0	0
Po'ipū/Kukui'ula	Lawai Beach Resort	172	172	172	172	0	0
	Nihi Kai Villas	3	3	3	3	0	0
	Marriott's Waiohai Beach Club	231	231	231	231	0	0
	The Point at Poipu	219	200	219	200	0	0
Princeville/Hanalei	Alii Kai II	24	24	24	24	0	0
	Cliffs At Princeville, The	129	129	129	129	0	0
	Hanalei Bay Resort	134	134	134	134	0	0
	Westin Princeville Ocean Resort Villas	179	358	179	358	0	0
	Wyndham Bali Hai Villas	259	257	258	257	1	0
	Wyndham Ka Eo Kai	87	125	87	125	0	0
	Makai Club & Makai Club Cottages	57	57	57	57	0	0
	Wyndham Shearwater	32	32	32	32	0	0
Wailua/Kapa'a	Kaua'i Coast Resort at the Beachboy	108	108	108	108	0	0
	WorldMark Kapaa Shore	49	49	49	49	0	0
	Total	2,371	2,799	2,324	2,753	47	46

Table 8: Timeshare Properties by Island and Area (Continued)

Area	Property	2020		2019		CHANGE FROM 2019	
		Reg.	Oper.	Reg.	Oper.	Reg.	Oper.
MAUI							
Lahaina/Kā'anapali/ Nāpili/Kapalua	Aston Paki Maui	60	60	0	0	60	60
	Gardens at West Maui, The	34	34	34	34	0	0
	Hyatt Ka'anapali Beach, A Hyatt Residence Club	131	131	131	131	0	0
	Hololani Resort	5	5	5	5	0	0
	Hono Koa Resort Condominium	28	28	28	28	0	0
	Kaanapali Beach Club	413	391	413	391	0	0
	Kahana Beach Resort	84	84	84	84	0	0
	Kahana Falls Resorts	130	130	130	130	0	0
	Kahana Villa Maui	39	39	39	39	0	0
	Kuleana Resort	31	31	31	31	0	0
	Marriott's Maui Ocean Club	311	442	311	442	0	0
	Marriott's Maui Ocean Club Sequel-Lahaina & Napili Villas	148	277	148	277	0	0
	Montage Kapalua Bay	0	0	27	27	-27	-27
	One Napili Way	14	14	14	14	0	0
	Papakea Resort	36	36	37	37	0	0
	Sands of Kahana, The	144	144	144	144	0	0
	Valley Isle Resort	21	21	21	21	0	0
	Westin Kaanapali Ocean Resort Villas	1021	1021	1021	1021	0	0
	Westin Nanea Ocean Villas, Kaanapali	195	195	195	195	0	0
	Wailea/Kihei Area	Whaler on Kaanapali Beach, The	50	50	50	50	0
WorldMark at Valley Isle		14	14	14	14	0	0
Aston Maui Lea at Maui Hill Resort		76	76	76	76	0	0
Kamaole Beach Club		31	31	31	31	0	0
Kapulanikai		12	12	12	12	0	0
Kauhale Makai, Village By The Sea (Royal Aloha Maui)		12	12	12	12	0	0
Kihei Kai Nani		6	6	6	6	0	0
Kihei Surfside		7	7	7	7	0	0
Leilani Kai Resort		0	0	8	8	-8	-8
Maui Banyan Vacation Club		19	19	19	19	0	0
Maui Beach Vacation Club		47	47	47	47	0	0
Maui Schooner Resort		58	58	58	58	0	0
Maui Sunset	65	65	65	65	0	0	
WorldMark at Kihei	200	199	200	199	0	0	
Total		3,442	3,679	3,418	3,655	-36	-36
MOLOKA'I							
	Ke Nani Kai	7	7	7	7	0	0
Total		7	7	7	7	0	0

Table 8: Timeshare Properties by Island and Area (Continued)

Area	Property	2020		2019		CHANGE FROM 2019	
		Reg.	Oper.	Reg.	Oper.	Reg.	Oper.
O'AHU							
Leeward/Mākaha	Aulani, A Disney Resort & Spa	481	481	481	481	0	0
	Hawaiian Princess at Makaha Beach	32	32	32	32	0	0
	Marriott's Ko Olina Beach Club	560	918	560	918	0	0
Waikīkī/Honolulu	Fairway Villa	19	19	19	19	0	0
	Hilton Hawaiian Village Grand Waikikian	331	297	331	294	0	3
	Hilton Hawaiian Village Kalia Tower	72	67	72	66	0	1
	Hilton Hawaiian Village Lagoon Tower	236	210	236	213	0	-3
	Hokulani Waikiki by Hilton Grand Vacations Club	143	120	143	121	0	-1
	The Grand Islander by Hilton Grand Vacations Club	418	338	418	301	0	37
	Waikiki Marina Resort at the Ilikai	123	123	123	123	0	0
	Imperial Hawaii Resort at Waikiki, The	262	232	262	232	0	0
	Kuhio Banyan Hotel	61	61	61	61	0	0
	Royal Aloha Vacation Club Aloha Towers	40	40	40	40	0	0
	Royal Aloha Vacation Club Waikiki Sky Tower	10	10	10	10	0	0
	Royal Kuhio Condominium	153	153	153	153	0	0
	The Modern Honolulu	338	338	338	338	0	0
	Waikiki Banyan	45	45	45	45	0	0
	Wyndham at Royal Garden	140	140	140	140	0	0
	Wyndham at Waikiki Beach Walk	195	195	195	195	0	0
	Total	3,659	3,819	3,659	3,782	0	37
	State Total	11,478	12,181	11,408	12,090	10	31

Table 9: Planned Additions and New Developments – County of Hawai‘i

Name of Applicant/Facility	Planned Type	Total Units in Project	Estimated Completion	Notes
Jeff Brink	B&B	2	N/A	USE --Withdrawn
RTA Kilauea Lodge	Lodge	3	N/A	REZ - Approved,
SGRY dba Konalani Yoga Ashram	Yoga Retreat	6	N/A	SPP - Approved,
Steven J Sakala	B&B	5	N/A	SPP - Returned
Bruce and Laura Gilmore	Religious Retreat	2	N/A	SPP - Approved
Edna Cash-Dudley and William Dudley Cash	B&B	2	N/A	SPP - Returned
Fairview Avenue Hawaii LLC	Lodge	40	N/A	SPP - Pending
Christian Liberty Ministries of Hawaii	Retreat	16	N/A	SPP - Pending
Peter S. Golden Trust & Kathleen Golden Trust	B&B	3	N/A	Use Permit Amendment- Approved
John W Reynolds and Paris R Reynolds	B&B	1	N/A	SPP - Approved

Source: County of Hawai‘i, Department of Planning, 2020

Table 10: Planned Additions and New Developments – County of Kaua‘i

Name of Facility	Planned Type	Total Units in Project	Estimated Completion	Notes
Kapalawai- Robinson Family	Hotel-Cottage type	250	N/A	Zoning permits obtained. Building permits not obtained yet.
Kukui‘ula-Kukui‘ula Development Co. (Hawai‘i), LLC	Resort, Single Family, Multi-Family, Golf course, Hotel, Condo/Timeshare	1,500 (all types) (max of 750 visitor units, plus 21 guest cottages)	N/A	N/A
Po‘ipū Realty Partner LLC/Royal Palms at Po‘ipū Beach	Resort Condo	164	N/A	Zoning permits obtained. Building permits not obtained yet.
Kiahuaana Po‘ipū Golf Resort LLC	Resort Condo	282	N/A	Zoning permits obtained. Building permits not obtained yet.
Po‘ipū Sheraton Expansion/SVO Pacific Inc.	Timeshare	382 Multi-family units & 186 Hotel	N/A	Land permits issued. Building permits not applied for yet.
Coconut Beach Development	Apartment/Hotel	343 Multi-Family, 6 Hotel	N/A	Land use permits issued. Building permits not applied for yet.
Coconut Plantation Development	Apartment/Hotel	192 Multi-Family, 6 Hotel	N/A	Land use permits issued. Building permits not applied for yet.
Princeville-Moody property	Hotel or Timeshare	N/A	N/A	There have been inquiries on this property, no formal permit applications.

Source: County of Kaua‘i Planning Department, 2020

Table 11: Planned Additions and New Developments – County of Maui

Name of Facility	Planned Type	Total Units in Project	Estimated Completion	Notes
Maui Palms Expansion	Hotel	136	2020	SMA permit issued. Permit transferred to new owner in 2014. Also known as the Maui Pagoda. Received two year time extension request to complete construction.
Maui Lu Timeshare	Timeshare	388	2021	Amended SMA to delete lock off units. SMA permit transferred in 2014. Demolition complete. Under construction.
Kamaole Grand	Condo	217	N/A	SMA permit approved. Construction pending. Received two year time extension request to initiate construction.
Kamaole Heights	Hotel/Condo	24	N/A	Project in review.
Kula Lodge	Hotel	15	N/A	Kula Lodge is for sale and is not pursuing permitting at this time.
Westin Kā'anapali Ocean Resort III	Timeshare	390	N/A	Construction is completed. Available for occupancy.
Kapalua Project District 2-Kapalua Mauka	Mixed Use	690	N/A	Project District permits Issued. Project Pending.
South Maui Gardens	Mixed Use	9	N/A	Council Approved Change in Zoning. Applicant withdrew SMA and CP component. Therefore no construction is proposed currently.
Plantation Inn	H-M Hotel	14	2022	Redevelopment of existing Plantation Inn. Includes demolition of existing structure and the construction of a two-story guest building with 14 new rooms. Construction is not completed. Compliance Report approval issued in 2017 to complete construction by 2022.
Villas at Royal Lahaina	Condo/Hotel	128	N/A	SMA permit issued. Construction pending. Floor plans range from 2 to 4 bedroom units.
Maui Research and Technology Park	Mixed Use Hotel	150-Hotel units	N/A	County Council approved Maui Research and Technology Park which allows hotel rooms. Hotel project submitted includes 280 guest rooms in 3 buildings
Down Town Kihei	Mixed Use Hotel	150	2026	CIZ & SMA approved. Construction pending. Anticipated start of construction by 2024. Estimated Completion date is 2026, 2 years after initiation of construction.
Wada Commercial Building & Hotel	Mixed Use Hotel	8	N/A	SM1 2013/0003 and CTB 2016/0004 approved. On June 29, 2020, the Applicant requested for a one year time extension
Makena Resort M-5, M-6, S-7, B-2	Mixed Use	40	2024	SMA approved. Construction pending. Only 10, 2-story TVR transient vacation rental buildings consisting of 4 visitor units each for a combined total of 40 visitor bedrooms on 47.15 acres. (SM1 2015/0012). Estimated Completion date to 2030.

**Table 11: Planned Additions and New Developments – County of Maui
(Continued)**

Name of Facility	Planned Type	Total Units in Project	Estimated Completion	Notes
Grand Wailea Resort Expansion	Hotel	151	N/A	Project is approved and it is in a contested case. Developer: BRE ICONIC GWR OWNER LLC Comments: Dec2019-Renovations/ 151 additional hotel guest units. Addl parking level = 158 new stalls. Beachside Seaside Chapel will remain. 30 new public beach stalls. (2019 > Reduction in expansion > successful community intervention over iwi kupuna). Renovate and expand swimming pool and restaurant facilities expand the parking structure from three to four levels.
Four Seasons Resort at Koele (Formerly The Lodge at Koele)	Hotel	94	2019	Previously the Lodge at Koele had 102 visitor units. The new hotel proposes 94 units. Project in Review. Construction is Completed. Open for occupancy.
Hotel Ike	Hotel	110	N/A	Project approved by MPC and is currently under construction.
Hotel Wailuku	Hotel	156	N/A	Chapter 343 process not complete. As of 7/28/2020 no action yet taken on DEA.
Kanaha Hotel	Hotel	200	2024	Project in review
Wailea Resort SF-7A/MF-12/MF-13	Mixed Use	289	2027	Project in review. Approx. 23 vacation rental units.
Alternative Tourism Visitor Units (B&B, STRH, TVR)				
Bed & Breakfast (individually owned homes with guest bedrooms operating throughout the county)	B&B	Establishments w/ approved permits 130. 435 units	Projects in review-33	Projects in review-26
Short-term rentals homes (single-family dwellings for rent in their entirety for a period of less than 180 days, operating throughout the county)	New class accommodations	Establishments w/approved STRH permits 226. 814 units.	Projects in review-33	Projects in review-33
Transient vacation rentals (Establishments are processed under the Conditional Permit requirements and may be more varied types than B&B and STRH)		Establishments w/ approved Conditional permits 10. 57 units.	Projects in review-33	Projects in review-3

Source: County of Maui Department of Planning, 2020

Table 12: Planned Additions and New Developments – City & County of Honolulu

Name of Facility	Planned Type	Total Units in Project	Estimated Completion	Notes
KO OLINA RESORT				
Atlantis Resort Ko Olina	Hotel Condo Hotel	+800 +524	Unknown	Announced in late 2016, Hawai'i's first Atlantis Resort is expected to be developed on 26 acres in Ko Olina. In the early permitting process.
Four Seasons Resort O'ahu (renovation and expansion of the Ihilani Resort)	Hotel Condo Hotel	358 +150	Reopened in May 2016 by 2020	The Ihilani hotel closed in January 2015, and after renovations reopened as the Four Seasons in May 2016. A planned second tower in the back will provide luxury resort condo residences.
Unnamed beachfront hotel next to the Marriott Beach Club	Hotel Condo Hotel	+400 +400	2019 or later 2019 or later	A two-tower hotel and resort condo project announced at the end of 2015; no permitting action yet.
The rest of Ko Olina Resort	All types	Unknown	No firm plans	Several inland sites are available for resort or residential use.
EWA BEACH				
Hoakalei Resort at Ocean Pointe	Hotel	Up to +950	Unknown	Ocean Pointe/Hoakalei Resort now plans a lagoon instead of a marina, and this has delayed the project's future hotel plans.
Marriott Residence Inn	Hotel	+183	Under construction	Processing CUP Application (No. 2017/CUP-22), and decision due July 11, 2017. Public Hearing was held on May 26, 2017.
ALA MOANA AREA				
1500 Kapiolani	Hotel Condo Hotel	+444 +6 68 affordable units "air rights"	Unknown	Processing an IPD-T Permit Application (No. 2017/SDD-24), and decision due July 30, 2017. Public hearing is scheduled for June 28, 2017.
Hawai'i Ocean Plaza	Hotel Condo Hotel	+175 +216	Unknown	Processing SD Permit.
Manaolana Place Hotel (corner of Kapiolani & Atkinson Dr.)	Hotel multi-family dwelling	+125 +98	2021	Issued Major Special District Permit on May 16, 2017.
Sky Ala Moana	Condo Hotel	300	Unknown	Processing IPD-T permit application (2019/SDD-25).

Source: City and County of Honolulu, Department of Planning and Permitting, Planning Division, 2020

Table 12: Planned Additions and New Developments – City & County of Honolulu (Continued)

Name of Facility	Planned Type	Total Units in Project	Estimated Completion	Notes
WAIKĪKĪ				
A second new timeshare tower at the Hilton Hawaiian Village	Timeshare	+255	2024 or later	This planned second tower will replace the existing Rainbow Bazaar, in the central core area next to the parking structure.
Ritz-Carlton Waikiki (two towers)	Condo Hotel Condo Hotel	+307 +246	First tower completed July 2016, second tower to be completed in 2019.	A two-tower hotel behind Luxury Row at 2100 Kalakaua Ave. The first tower opened in July 2016; the second is to be completed by fall 2019.
Sheraton Princess Kaiulani	Hotel	+1,009	2022 or later	350' tower with 1,009 hotel units.
Hilton Grand Vacations (Former 133 Kaiulani behind the Hyatt Regency Waikiki)	Timeshare	+203	2021 or later	A planned high-rise hotel has obtained its needed PD-R permit and will replace the King's Village shops and adjacent parcels.
King Kalakaua Plaza	Hotel	+230	2020 or later	Conversion and expansion of the old Nike Town store into a seven-story hotel.
Outrigger Reef Waikiki Beach Resort	Hotel	+39	2020 or later	Demolish pool deck and five-story Diamond Head Tower, and add a 150-foot, 17-story extension to the Pacific Tower.
RURAL AREAS				
Replacement of the Laie Inn by the Laie Marriott Courtyard, in two phases	Hotel Hotel	-49 +144 +78	Demolished 2010 144 in 2015 unknown	The 49-unit Laie Inn was demolished, and the first phase of the new 144-room hotel was completed in 2015. 78 additional units are planned for a total of 222 units.
Turtle Bay Resort expansion	Hotel	625	Unknown	Public agencies have purchased conservation easements and land, so this scaled-down resort expansion plan can proceed.
Makaha Resort demolition and replacement project	Hotel Hotel & Timeshare	-173 +300	Demolished 2014 2019 or later	The old resort closed in 2011 and was demolished in 2014. The new owners have announced plans for up to 300 hotel and timeshare units, and have begun infrastructure planning.

Table 13: Visitor Plant Inventory Reductions

Area	Property Name	Property Type	Total Units	Reason Closed/Out of Business
HAWAI'I ISLAND				
VOLCANO	Lava Pond Lodge	B&B	4	Closed down indefinitely due to the pandemic.
KAUA'I				
KALAHEO/WAIMEA	Bamboo for Two	VR House	1	Property sold.
PRINCEVILLE/HANAIEI	Anini Kai	VR House	1	Closed.
	Green Acres Cottages	B&B	3	Closed.
WAILUA/KAPAA	Kakalina's Bed & Breakfast	B&B	3	Closed.
MAUI				
HANA AREA	Hana Lani Farms	B&B	1	Closed.
KAHULUI/WAILUKU AREA				
KULA/MAKAWAO AREA	Hale Hookipa Inn B&B	B&B	4	Closed.
O'AHU				
WINDWARD SIDE	Sand Surf Cottage	B&B	1	Property sold.
WINDWARD SIDE	Sand Surf Cottage	B&B	1	Closed.

Table 14: Individually Advertised Vacation Rental Units by County

From 2015 to 2019, the VPI included a Supplemental Analysis of Individually Advertised Vacation Rental Units (“IAVRU”). The data for this analysis were extracted from vacation rental booking platforms such as Airbnb, VRBO and TripAdvisor. The 2020 VPI does not include an analysis of IAVRU, as HTA now publishes a monthly tracking study of the vacation rental market that provides supply and demand data on a regular basis.

Because of the difficulty involved in identifying all vacation rental units using traditional survey methodology, the method of extracting data from the booking platforms is believed to provide a better estimate of the supply of vacation rentals. HTA’s data contractor for the monthly tracking study of the Hawai’i vacation rental market, Transparent Intelligence, has provided us with the following summary of the average supply of vacation rentals by county for 2019 and 2020.

Island	2020 Supply of Vacation Rental Units	2019 Supply of Vacation Rental Units
Hawai’i Island	6,649	7,150
Kaua’i	3,987	4,002
Maui	8,863	8,931
Moloka’i	256	227
Lāna’i	8	17
O’ahu	8,486	11,335
Total	28,249	31,662

2020 VISITOR PLANT INVENTORY: LIST OF PROPERTIES

The 2020 VPI property list is available online in a companion workbook. Notes for the list are shown below.

Explanation of Categories

- Island = Island on which the property is located
- Area = Area of the island where the property is located
- Name = Name of property
- Type = Unit Type
- Available Units = Number of units available for visitor use
- Change from 2019 = Difference in available units between 2020 and 2019 for entire property.
- Opened = Year property first opened

Class

- B Number of visitor units classified as Budget (Up to \$100 per night)
- S Number of visitor units classified as Standard (\$101 to \$250 per night)
- D Number of visitor units classified as Deluxe (\$251 to \$500 per night)
- L Number of visitor units classified as Luxury (Over \$500 per night)
- N/A Not available

Last Response

- 2020 Survey form received in 2020
- 2019 No response received in 2020, information received in 2019
- 2018 No response received in 2019, information received in 2018
- 2017 No response received in 2018, information received in 2017

Notes

- A – Visitor unit count estimated by AOUCO/Resident Manager/Property Manager (for units managed by others)
- B – Visitor unit count estimated by Owner/Operator (for units owned/managed by others)
- C – Visitor unit count estimated by county real property tax departments
- D – Visitor unit count estimated by HTA
- E – Visitor unit count estimated based on prior survey response.
- F – The property’s reporting method changed from 2019
- G – Selected units closed for renovation/reconstruction (balance of the property open for business)
- H – Units reopened after renovation/reconstruction
- I – Added units (new construction)
- J – Survey responses indicate additional units available for transient rental
- K – Survey responses indicate units no longer available for transient rental
- L – Survey responses indicate change in supply
- M – Visitor unit count is for beds, not rooms, for Hostel property

METHODS AND PROCEDURES: Visitor Plant Inventory

The 2020 Visitor Plant Inventory presents the results of HTA's enumeration of visitor accommodations in Hawai'i. Existing visitor accommodations as of May 1, 2020 as well as planned developments and additions to existing developments were catalogued.

Visitor Plant Inventory Survey: Information about transient accommodations was gathered mainly from a survey of existing visitor accommodation properties and management companies. Survey forms were sent to general managers, property managers and other individuals who could provide information about the property. The survey provided information about available units, planned additions and other information presented in this report.

Survey forms were distributed to all properties that participated in the prior year's survey and additional properties identified through the association survey (below) and internet research. Information for hotel and condominium hotel properties that participate in STR, Inc's monthly survey were also cross-verified against STR, Inc's' property database.

Survey forms were distributed via mail, email, and fax. If no response was received, follow-up telephone calls, emails, and/or faxes were made to the property to remind them to complete and return the form. Subsequently, if no response was received after the follow-ups, an Internet search was conducted to determine if the property was still in business and telephone calls were made to verify unit counts and types. If no response was received or no data was found on the Internet, but information was available from prior years (2017, 2018, and 2019), that information was included and so noted. If no response was received from a property and information was available from the association survey, such information was included and so noted. If no survey form was returned and no information

was available from previous years or other sources, the property was listed as a non-respondent.

Association of Unit Owners Manager Survey: A survey of Association of Unit Owners ("AOUO") management companies for projects located in resort areas was conducted to gather information about transient rental units located within the project, especially VRU rental houses/villas and VR-condo units. AOUO managers were also asked to identify rental management companies associated with such visitor units and also IVU-condo units which are being marketed by owners, including participation in Visitor Rental By Owner ("VRBO"), Home Away, etc. programs. Any identified rental management companies that were not previously contacted were sent VPI survey forms. Data from this survey was also used to estimate VRU-condo units for a given project.

Contact information included in the State of Hawai'i Department of Commerce and Consumer Affairs' AOUO Contact List and Developer's Public Report/Association Biennial Registration database was used in the administration of this survey. Letters and survey forms were distributed via mail, email, and fax and follow-up telephone calls, emails, and/or faxes were also made.

Association Letter: Continued in 2020, this survey's purpose was to gather contact information of associations whose members were transient visitor accommodations in the State of Hawai'i. Letters were sent to these associations to request member accommodation contact information, from which the mailing list was updated and new accommodations were contacted via mailing as described above.

Timeshare Properties: Information on timeshare properties were gathered through the survey questionnaire, which asked for

information on the number of units *registered* as timeshare and units *operated* as timeshare. The number of units registered included those that were available for sale in a timeshare program (as well as those already sold in such a program). The number of units operated represented the units that were in use. Certain timeshare properties have the ability to split a given registered timeshare unit into more than one operated visitor unit (i.e. it may be possible for a two-bedroom unit to be rented as two keys: one studio unit and one 1-bedroom unit).

As of the 2009 VPI, the listing of timeshare inventory presented in Table 8 has been restated with registered units representing the number of units that were available to be sold as part of a timeshare program and operated units were defined as number of salable keys that were operated for visitor use. In some cases, the number of operating units exceed the number of registered units for a given timeshare property.

The available timeshare units listed in Tables 3 and 5 and their related charts were the total number of operated units. The number of timeshare properties listed in Tables 2 and 4 were the properties with the majority of units classified as timeshare. However, the number of available units listed with the timeshare category included those units that were cross-listed under the other property types. The 2020 Current Visitor Plant Inventory details the unit types available at each property.

Starting with the 2009 VPI, certain timeshare operators reported their inventory counts in terms of individual guest rooms (keys) rather than timeshare units previously reported. For example, a two-bedroom timeshare unit may, depending configuration, be rented separately as two guest rooms: a one-bedroom unit and as a studio unit. This change in reporting procedure resulted in a higher inventory count for certain timeshare properties, but did not necessarily reflect a change in the physical plant.

Cross Verification of Data: Responses from selected hotels, condominium hotels, and timeshare properties were cross verified against Smith Travel Research’s property database and data from the American Resort Development Association.

Responses were also cross-verified against data received from the four counties, including real property classifications, bed and breakfast license data, and transient vacation unit (TVU) license data.

Unit Type Classification: Each unit reported in the survey was assigned a unit type based on HTA’s type definitions [page 50]. For the purposes of classification, a given property may include more than one unit type. Historically, type classifications were self-selected by the respondent but research has shown that the response was not always consistent with HTA’s type definitions. In such cases, the unit type was corrected for the 2020 VPI report.

Notably, many respondents classified their units as condominium hotel due to the units’ location within a condominium building, but did not have the services or amenities included in HTA’s definition for a condominium hotel. These units were reclassified as individual vacation units.

Property Type Classification: Classification of property type (Tables 2 & 4) for properties with more than one unit type was determined by the majority of units on that property. Historically property type was self-selected by the respondent but research has shown that the response was not always consistent with HTA’s type definitions [page 50].

Planned New Developments: Information about planned new developments was gathered with assistance from the four county Planning Offices. The information was reprinted here and includes projects and developments that have achieved some level of jurisdictional approval. That was to say,

these developments were a step beyond the preliminary stages of development and have some “official” standing as planned developments.

DEFINITIONS

Type of Units

An individual property may include more than one type of unit. If a property has more than one unit type, the majority unit type was used to determine the property type for the purposes of this report. Units were categorized as follows:

Apartment / Hotel (Apt/Hotel): Visitor accommodations units typically located in low-rise apartment-style buildings and available for short-term rental. Units may have kitchens and laundry facilities. Front desk operations and housekeeping service are limited and sometimes non-existent.

Bed & Breakfast (B&B): A lodging facility with a limited number of guest units, available for short-term rental. Services include breakfast in the daily rental rate. Typical bed and breakfast facilities may be small, quaint inns or family homes.

Condominium Hotel (Condo Hotel): A multi-unit property legally classified as a condominium with each unit individually deeded. Generally, units are collectively placed into transient hotel rental operations, offering most of the services of a hotel, such as daily housekeeping service and front desk operations. Condominium hotel units are larger than hotel units and include studios and one- to three-bedroom units, with kitchen and laundry facilities, available for transient use on short-term rental basis (30 days or less).

Hotel: A multi-unit lodging facility that provides room accommodations on a short-term rental basis. Services often include a pool, restaurant operations, and other “away from home” services such as daily housekeeping service and front desk operations.

Hostels: An inexpensive, limited-service lodging facility, often with dormitory-style accommodations. They are available for short-

term rental and are frequently used by younger travelers.

Vacation Rental Unit (VRU): An individual vacation rental unit available for visitor use on a short-term basis (30 days or less). VRs usually include kitchens, laundry facilities, and parking garages. Services are very limited although some may include some housekeeping service.

- **Vacation Rental in a Condominium Hotel (VR-Condo):** A condominium hotel unit available for visitor use on a short-term basis. VR-Condos are not rented or managed by the condominium hotel management, but are available through individual owners, property managers, or Internet agencies.
- **Vacation Rental House (VR-House):** A single-family dwelling property available for visitor use on a short-term basis. May be a house, townhouse, duplex, multiplex, cabin, villa or cottage, where the owner does not reside on the property.
- **Vacation Rental Other (VR-Other):** Vacation Rental Units located in other types of properties not mentioned above. Includes private and shared rooms for visitor use and other non-traditional accommodations.

Timeshare: A timeshare is a type of property ownership in which guests acquire a shared interest in a hotel or condominium hotel unit for a specific period of time and on a recurring basis. Timeshare ownership is typically defined by intervals (a set number of days and

nights of annual use) or points (a “currency” that represents ownership and is used to establish value for seasons, unit sizes, and resort locations).

“Operated” timeshare units are those that have been sold and are currently (as of May 1) available for visitor use. “Registered” units include operated units and units that are not yet operating as visitor rentals.

Some timeshare units can be rented as one or two units as their design allows a single unit to be divided into two complete sections and operated as two units by securing a door

between the sections. The number of keys operated as timeshare reflect the number of distinct keys available for each unit.

Other: Includes lodges, inns, or any other form of property not included in the above definitions.

Owner-Occupied: Units not available for transient visitor use (30 days or less).

Not for visitor use: Includes owner-occupied units, residential rentals only, and units under remodeling.

Class of Units

The Visitor Plant Inventory survey also included questions about the class of units at each property. The subsequent tables show the percent of each class of units available by island. Units were classified as follows:

Class	Price Range (Rack Rate)
Budget	Up to \$100 per night
Standard	\$101 to \$250 per night
Deluxe	\$251 to \$500 per night
Luxury	Over \$500 per night

APPENDIX A: Survey Forms

Cover Letter Sample



Hawai'i Convention Center
1801 Kalākau Avenue, Honolulu, Hawai'i 96815
kelepona tel 808 973 2255
kelepona fax 808 973 2253
kahua pa's web hawaiiitourismauthority.org

David Y. Ige
Governor

Chris Tatum
President and Chief Executive Officer

July 1, 2020

RE: 2020 State of Hawai'i Visitor Plant Inventory Survey

Aloha,

The Hawai'i Tourism Authority (HTA) is in the process of updating the annual State of Hawai'i Visitor Plant Inventory report, and we would greatly appreciate your support and participation in this year's survey. Kloninger & Sims Consulting LLC has been contracted by HTA to conduct the 2020 Visitor Plant Inventory (VPI) survey.

Enclosed with this letter are:

- 2020 survey form pre-filled with your responses from 2019, if applicable
- Definition sheet

Please make your corrections directly on the survey form. If your information for 2020 is identical to 2019, simply sign and return the form.

Please submit your completed survey directly to Kloninger & Sims Consulting LLC via email (survey@kloningerandsims.com). The completed form can also be faxed to Kloninger & Sims Consulting LLC at (808) 441-5320.

We would greatly appreciate receiving this information by **September 20, 2020**. If you have any questions or need assistance in filling out the survey, please call Kloninger & Sims Consulting LLC at (808) 457-1272.

Sincerely,

Jennifer Chun
Director
Tourism Research

Repeat Participant Survey Form



Please review the existing data we have for your property, which is listed in the column labeled "2019." If the data is correct as of **May 1st, 2020** simply check the box, and sign and date below. If the data is erroneous or needs to be revised, please provide the correct information in the second column and then sign and date. **Definitions for each property type are listed in the Property Type Definition Sheet on the page prior to this survey.** Please return the form to Kloninger & Sims Consulting LLC in the self-addressed stamped envelope, by fax at (808) 441-5320 or via email (survey@kloningerandsims.com). For further information or clarification, please contact Kloninger & Sims Consulting LLC at (808) 457-1272. **Mahalo for your cooperation!**

If the data listed for 2019 is correct as of May 1st, 2020, please check this box and sign and date below.

SIGNATURE: _____ DATE: _____

1. PROPERTY INFORMATION:

Current Name of Property:	
Physical Address of Property:	
Physical City, State, Zip Code:	
Website:	
VPI ID:	

2. CONTACT INFORMATION:

	2019	2020
Name of management company for this property:		
Contact name:**		
Contact title:		
Contact company:		
Contact address:		
City, State Zip Code:		
Email:		
Phone:		
Fax:		

**If the person who manages the vacation rental property or properties is different than the person listed, please provide their name and contact information instead (if applicable)

	2019	2020
3. PROPERTY UNIT COUNTS (TOTAL \$):		
A. Total # units for entire property		
B. # that are designated for visitor use		
C. # that are not for visitor use		

	2019	2020
4. VISITOR UNIT \$ FOR ENTIRE BUILDING/PROPERTY:		
A. Total # of <u>visitor units</u> for the entire property		
B. # that are operated as hotel		
C. # that are operated as condominium hotel <small>(usually has a front desk)</small>		
D. # that are registered as timeshare		
E. # that are operated as timeshare		
F. # keys operated as timeshare		
G. # that are operated as bed & breakfast		
H. # that are operated as vacation rental (VR)		
4. vacation rental condo (VR-Condo)		
5. vacation rental house (VR-House)		
6. vacation rental other (VR-Other)		
I. # that are operated as hostel		
J. # that are operated as apartment hotel		
K. # that are operated as other <small>(please specify)</small>		

	2019	2020
5. PROPERTY DESCRIPTION AS OF MAY 1st, 2020:		
A. # of structures on property		
B. # of floors in each property		

	2019	2020
6. PROPERTY CHANGES AS OF MAY 1st, 2020:		
A. # units converted to timeshare this year		
B. # units converted to condo-hotel this year		
C. # units converted to VRs this year		

	2019	2020
7. AVERAGE ROOM RATE \$ DURING PEAK SEASON:		
A. # that have rates Up to \$100/night		
B. # that have rates \$101 to \$250		
C. # that have rates \$251 to \$500		
D. # that have rates Over \$500/night		
E. TOTAL (A+B+C+D)		

	2019	2020
8. AVERAGE ROOM RATE \$ DURING LOW SEASON:		
A. # that have rates Up to \$100/night		
B. # that have rates \$101 to \$250		
C. # that have rates \$251 to \$500		
D. # that have rates Over \$500/night		
E. TOTAL (A+B+C+D)		

	2019	2020
9. PROPERTY MILE STONES		
A. Year property first opened		
B. Year of last major renovation <small>(Property required to be in the condition)</small>		

Repeat Participant Survey Form Vacation Rental Units, Bed & Breakfast, Hostel, and Others



Please review the existing data we have for your property, listed in the column labeled "2019 Data". If the data as of May 1st, 2020 is correct, simply check the box and provide your signature and date. If the data is incorrect or needs to be revised, please provide the correct information in the second column and then sign and date. Definitions for each property type are listed on the Property Type Definition Sheet on the prior page. Please return the form to Kloninger & Sims Consulting LLC in the self-addressed stamped envelope, by fax at (808) 441-5320 or via email (survey@kloningerandsims.com). For further information or clarification, please contact Kloninger & Sims Consulting LLC at (808) 457-1272. **Mahalo for your cooperation.**

If the data listed for 2019 is correct as of May 1st, 2020, please check this box and sign and date below.

SIGNATURE: _____ DATE: _____

	<u>2019 Data</u>	<u>2020 Correction</u>
1. PROPERTY INFORMATION		
A. Current name of property:	<input type="text"/>	<input type="text"/>
B. Physical address of property:	<input type="text"/>	<input type="text"/>
C. Physical city, state, zip code:	<input type="text"/>	<input type="text"/>
D. Website:	<input type="text"/>	<input type="text"/>
E. Name of building/complex:	<input type="text"/>	<input type="text"/>
F. VPI ID:	<input type="text"/>	<input type="text"/>
2. VISITOR UNITS MANAGED BY YOU AT THIS ADDRESS		
A. Total number of visitor units for entire property	<input type="text"/>	<input type="text"/>
B. # that are operated as bed & breakfast	<input type="text"/>	<input type="text"/>
C. # that are operated as vacation rental (VR)	<input type="text"/>	<input type="text"/>
1. vacation rental condo (VR-Condo)	<input type="text"/>	<input type="text"/>
2. vacation rental house (VR-House)	<input type="text"/>	<input type="text"/>
3. vacation rental other (VR-Other)	<input type="text"/>	<input type="text"/>
D. # that are operated as hostel	<input type="text"/>	<input type="text"/>
E. # that are operated as apartment hotel	<input type="text"/>	<input type="text"/>
F. # that are registered as timeshare	<input type="text"/>	<input type="text"/>
G. # that are operated as timeshare	<input type="text"/>	<input type="text"/>
H. # of keys operated as timeshare	<input type="text"/>	<input type="text"/>
I. # that are operated as other	<input type="text"/>	<input type="text"/>
3. PROPERTY DESCRIPTION		
A. # of structures on property	<input type="text"/>	<input type="text"/>
B. # of floors on property	<input type="text"/>	<input type="text"/>
4. AVERAGE ROOM RATES DURING PEAK SEASON		
A. # that have rack rates Up to \$100/night	<input type="text"/>	<input type="text"/>
B. # that have rack rates \$101 to \$250	<input type="text"/>	<input type="text"/>
C. # that have rack rates \$251 to \$500	<input type="text"/>	<input type="text"/>
D. # that have rack rates Over \$500/night	<input type="text"/>	<input type="text"/>
E. TOTAL (A+B+C+D)	<input type="text"/>	<input type="text"/>
5. AVERAGE ROOM RATES DURING LOW SEASON		
A. # that have rack rates Up to \$100/night	<input type="text"/>	<input type="text"/>
B. # that have rack rates \$101 to \$250	<input type="text"/>	<input type="text"/>
C. # that have rack rates \$251 to \$500	<input type="text"/>	<input type="text"/>
D. # that have rack rates Over \$500/night	<input type="text"/>	<input type="text"/>
E. TOTAL (A+B+C+D)	<input type="text"/>	<input type="text"/>
6. YEAR PROPERTY FIRST OPENED:		
Year:	<input type="text"/>	<input type="text"/>
7. YEAR OF LAST MAJOR RENOVATION		
(Property restored to like-new condition):	<input type="text"/>	<input type="text"/>
8. CONTACT INFO:		
A. Contact Name/Title:	<input type="text"/>	<input type="text"/>
B. Contact Company:	<input type="text"/>	<input type="text"/>
C. Contact Address:	<input type="text"/>	<input type="text"/>
D. City, State, Zip Code:	<input type="text"/>	<input type="text"/>
E. Email:	<input type="text"/>	<input type="text"/>
F. Phone:	<input type="text"/>	<input type="text"/>
G. Fax:	<input type="text"/>	<input type="text"/>

New Properties Survey Form



The Hawai'i Tourism Authority is updating the State of Hawai'i annual Visitor Plant Inventory, the official census of visitor accommodations in the state. All information should be correct as of **May 1st, 2020**. Definitions for each property type are listed on the Property Type Definition Sheet on the prior page. Please return the form to Kloninger & Sims Consulting LLC in the self-addressed stamped envelope, by fax at (808) 441-5320 or via email (survey@kloningersims.com). For further information or clarification, please contact Kloninger & Sims Consulting LLC at (808) 457-1272. *Mahele for your cooperation.*

SIGNATURE: _____

DATE: _____

2020 Data

1. PROPERTY INFORMATION

- A. Current name of property:
- B. Physical address of property:
- C. Physical city, state, zip code:
- D. Website:
- E. Name of building/complex:
- F. VPI ID:

2. VISITOR UNITS MANAGED BY YOU AT THIS ADDRESS

- A. Total number of visitor units for entire property
- B. # that are operated as bed & breakfast
- C. # that are operated as vacation rental (VR)
 - 1. vacation rental condo (VR-Condo)
 - 2. vacation rental house (VR-House)
 - 3. vacation rental other (VR-Other)
- D. # that are operated as hostel
- E. # that are operated as apartment hotel
- F. # that are registered as timeshare
- G. # that are operated as timeshare
- H. # of keys operated as timeshare
- I. # that are operated as other

3. PROPERTY DESCRIPTION

- A. # of structures on property
- B. # of floors on property

4. AVERAGE ROOM RATES DURING PEAK SEASON

- A. # that have rack rates Up to \$100/night
- B. # that have rack rates \$101 to \$250
- C. # that have rack rates \$251 to \$500
- D. # that have rack rates Over \$500/night
- E. TOTAL (A+B+C+D)

5. AVERAGE ROOM RATES DURING LOW SEASON

- A. # that have rack rates Up to \$100/night
- B. # that have rack rates \$101 to \$250
- C. # that have rack rates \$251 to \$500
- D. # that have rack rates Over \$500/night
- E. TOTAL (A+B+C+D)

6. YEAR PROPERTY FIRST OPENED:

Year: _____

--

7. YEAR OF LAST MAJOR RENOVATION

(Property restored to like-new condition): _____

--

8. CONTACT INFO:

- A. Contact Name/Title:
- B. Contact Company:
- C. Contact Address:
- D. City, State, Zip Code:
- E. Email:
- F. Phone:
- G. Fax:

AOUO Survey



The Hawai'i Tourism Authority is updating the State of Hawai'i annual Visitor Plant Inventory, the official census of visitor accommodations in the state. All information should be correct as of **May 1, 2020**. Definitions for each property type are listed on the Property Type Definition Sheet. Please sign the form and return it to Kloninger & Sims Consulting LLC by fax to (808) 441-5320 or email to survey@kloningerandsims.com. For further information or clarification, please contact Kloninger & Sims at (808) 457-1272. *Mahalo for your cooperation.*

1. PROPERTY INFORMATION:

- a) Name of building/complex _____
- b) Physical address of property: _____
- c) Physical city, state, zip code: _____
- d) Contact Name _____
- e) Contact Company: _____
- f) Email: _____
- g) Phone: _____
- h) Fax: _____
- i) Website: _____

2. PROPERTY UNIT COUNTS (TOTALS)

- a) # that are for visitor use

--
- b) # that are owner-occupied/residential tenants

--
- c) Total # units for entire property (a+b)

--

3. VISITOR UNITS

	Resort Management Co 1	Resort Management Co 2
a) Name of Resort Management Company		
b) # of visitor units managed by Resort Management Company		
c) Visitor Unit Type (ie. condo units, timeshare, villa)		

	Resort Management Co 3	Individual Vacation Unit (VRBO, Home Away, Rented by owner)
a) Name of Resort Management Company		
b) # of visitor units managed by Resort Management Company		
c) Visitor Unit Type (ie. condo units, timeshare, villa)		

SIGNATURE: _____ DATE: _____

Management Company Survey Spreadsheet

2020 State of Hawaii Visitor Plant Inventory Survey

Management Company:
Contact Person:

Title:
Address:

City, State Zip Code:
Phone:

Fax:
Email:

Website:

Property Name	Property Address	Total Property Units	Units designated for visitor use	Owner Occupied Units	Units Operated as a Hotel	Units Owned as a Condo and Operated as Hotel	Units Registered as Timeshare	Units Operated as Timeshare	Number of Keys Operated as Timeshare	Units Operated as VRU Condo	Units Operated as VRU House	Units that are B&B, VRU, Hostel, Apt, Hotel, Other	Units Managed by Your Company	Type of Property	Budget Units (up to \$100)	Standard Units (\$101 to \$250)	Deluxe Units (\$251-\$500)	Luxury Units (over \$500)	Year Property Opened	Last Year of Major Renovation

NOTE: At minimum, please fill out property addresses, unit types, & number of units for each of the properties above.
Please add any other properties you manage that we do not have on file.
Please email or fax completed database to:
Email: survey@klongerandsims.com
Fax: 808-441-5320
Phone: 808-457-1272

Definition Sheet

VISITOR PLANT INVENTORY SURVEY DEFINITION SHEET

Apartment / Hotel	Visitor accommodations units typically located in low-rise apartment-style buildings and available for short-term rental. Units may have kitchens and laundry facilities. Front desk operations and housekeeping service are limited and sometimes non-existent.
Bed & Breakfast (B&B)	A lodging facility with a limited number of guest units, available for short-term rental. Services include breakfast in the daily rental rate. Typical bed and breakfast facilities may be small, quaint inns or family homes.
Condominium Hotel	A multi-unit property legally classified as a condominium with each unit individually deeded. Generally, units are collectively placed into transient hotel rental operations, offering most of the services of a hotel, such as daily housekeeping service and front desk operations. Condominium hotel units are larger than hotel units and include studios and one- to three-bedroom units, with kitchen and laundry facilities, available for transient use on short-term rental basis (30 days or less).
Hotel	A multi-unit lodging facility that provides room accommodations on a short-term rental basis. Services often include a pool, restaurant operations, and other "away from home" services such as daily housekeeping service and front desk operations.
Hostel	An inexpensive, limited-service lodging facility, often with dormitory-style accommodations. They are available for short-term rental and are frequently used by younger travelers.
Vacation Rental (VR)	<p>An individual vacation rental unit available for visitor use on a short-term basis (30 days or less). VRs usually include kitchens, laundry facilities, and parking garages. Services are very limited although some may include some housekeeping service.</p> <ul style="list-style-type: none"> • Vacation Rental in a Condominium Hotel (VR-Condo): A condominium hotel unit available for visitor use on a short-term basis. VR-Condos are not rented or managed by the condominium hotel management, but are available through individual owners, property managers, or Internet agencies. • Vacation Rental House (VR-House): A single-family dwelling property available for visitor use on a short-term basis. May be a house, townhouse, duplex, multiplex, cabin, villa or cottage, where the owner does not reside on the property. • Vacation Rental Other (VR-Other): Vacation rental units located in other types of properties not mentioned above. Includes private and shared rooms for visitor use and other non-traditional accommodations.
Timeshare	<p>A timeshare is a type of property ownership in which guests acquire a shared interest in a hotel or condominium hotel unit for a specific period of time and on a recurring basis. Timeshare ownership is typically defined by intervals (a set number of days and nights of annual use) or points (a "currency" that represents ownership and is used to establish value for seasons, unit sizes, and resort locations).</p> <p>"Operated" timeshare units are those that have been sold and are currently (as of May 1) available for visitor use. "Registered" units include operated units and units that are not yet operating as visitor rentals.</p> <p>Some timeshare units can be rented as one or two units as their design allows a single unit to be divided into two complete sections and operated as two units by securing a door between the sections. The number of keys operated as timeshare reflect the number of distinct keys available for each unit.</p>
Other	Includes lodges, inns, or any other form of property not included in the above definitions.
Owner-Occupied	Units not available for transient visitor use (30 days or less).
Not for visitor use	Includes owner-occupied units, residential rentals only, and units under remodeling.