



MULTISTATE INCOME/FRANCHISE TAX

## Hawaii issues guidance on REIT notification requirement Tax Alert

### Overview

On December 23, 2021, the Hawaii Department of Taxation (“Department”) issued [Announcement No. 2021-09](#), which provides guidance on a new notification requirement for Real Estate Investment Trusts (“REITs”) operating in Hawaii. For taxable years beginning after December 31, 2021, REITs are subject to specific reporting requirements, including but not limited to notifying the Department of their operation as a REIT in Hawaii within 15 days of beginning operations in the state. Moreover, REITs that were active in Hawaii as of July 1, 2021, must also notify the Department of their activity in the state no later than January 15, 2022 as follows:

The REIT must send the Department an email to [tax.rules.office@hawaii.gov](mailto:tax.rules.office@hawaii.gov). The subject line must read ‘Act 78 REIT Notification’ and the email must include the REIT’s:

- Name;
- “Doing business as/DBA” name(s), if applicable;
- Hawaii tax identification number; and
- Current mailing address and telephone number.

REITs who fail to comply with the reporting requirements outlined by Announcement No. 2021-09 face a penalty of \$50 per day. Please see the [Announcement](#) for additional information.

### Get in touch

[Ashley Yamada](#)



30 Rockefeller Plaza  
New York, NY 10112-0015  
United States

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