April 30, 2014
KS Land Block B Initial Public Hearing

**Applicants:** Castle and Cooke, Kamehameha Schools (landowner)
Sharon Moriwaki withdrew her application for motion to intervene

**Project location:** 400 and 440 Keawe Street

**Project details:** KS Land Block B represents a joint development between Castle & Cooke Homes and Kamehameha Schools. The applicants submitted a joint development permit for two separated mixed-use, residential, commercial/retail development projects.

- The Castle & Cooke portion of the project (B-1) is located at 400 Keawe St. and would consist of 95 residential units, including a mix of one-, two-, and three-bedroom units in a 65-foot structure. The project will include 9,680 sq. ft. of ground floor commercial space, 145 parking stalls in a surface parking lot, and about 1,411 sq. ft. of open space.

- The Kamehameha Schools portion of the project (B-2) is located at 440 Keawe St. and would consist of 88 residential units, including a mix of studio, one-, two-, and three-bedroom units in a 65-foot structure. 165 parking stalls will be located in a podium parking structure. The project will include about 3,949 sq. ft. of open space and 10,066 of recreation space.

- Both projects (B1 and B2) will share facilities like parking, loading area, open space, and recreation space.

- The applicant is requesting building modifications to increase the platform height from 45 feet to 65 feet.
  - This modification is requested instead of building a tower, in efforts to preserve street view and retain existing Alu Like building

**Open space**
- Recreational space and open space are combined to create a large park area that is open to the public
- Compliant with mauka area rules and exceeds the current requirement for open space
- Creates buffer between retail and residential space and encourage walkability
- Creates connection between HART rail station and KS Land Block A and Block E

**Applicant calls expert witnesses:**
Lee Cranmer: Senior development manager for KS
Andrew Furuta: Castle & Cooke Homes Hawaii
Michael Goshi: Expert in architecture/planning
Keith Uemura: Expert in civil engineering/ infrastructure/ planning/ design and management
Pete Pascua: Expert in traffic engineering
Hallett Hammatt: Expert in archaeology and cultural assessment

Public Testimony
Damien Tua: Army veteran who supports project because it will create a new community with new neighbors and he and his family can live there
Frank Leslie: OWT resident and realtor who supports project
Bill Spencer: Opposes 20 ft. height increase modification, OWT resident who raises concerns about blocked eastern views from OWT rec deck
Peter Lee: HI LECET member, supports project and its sustainability/ open space/ proximity to transit
Bobby Cane: Supports project
Karen Nakamura: BIA member, supports project and redevelopment of Kakaako
Monica Toguchi: Kakaako resident and owner of Highway Inn, supports project and development of more housing, pedestrian walkways, mixed-income community
Paulette Moore: Supports KS and benefitting the Hawaiians and residents alike

Next hearing is June 10, 2014