



December 2014 HCDA Newsletter

Aloha,

I hope you're all having a happy and safe holiday season! Don't forget to join us this Saturday from 10 a.m. to 4 p.m. for "Kakaako Parks Peek" at the Gateway Parks in Kakaako Makai. The Hawaii Community Development Authority is hosting this free community event as part of our second round of open houses for the master planning of active use facilities in Kakaako Makai. We compiled all of your suggestions for new park activities and now we're bringing them to life to give you a "sneak peek" at what could be the future of the area.

Some of the day's activities include a youth volleyball tournament, local entertainment, a farmers market, art activities, an urban gardening depot and agricultural demonstrations, and community informational booths. We've also teamed up with Eat the Street so you can fill your stomach with tasty treats from more than 30 food trucks and vendors. We're also still collecting public feedback, so drop by and weigh in on the potential park layouts and activities to get involved in the parks master planning process.

In development news, on November 25, 2014, the HCDA voted to approve two development permit applications: Ward Village Land Block 2, Project 2 (Ward Gateway), and Kamehameha Schools Land Block I (MK Vida). Public testimony for both projects was overwhelmingly positive.

Testifiers stated that the four proposed modifications for the Ward Gateway project were favorable to create a more vibrant pedestrian-oriented community and to bring positive change to the Ward Warehouse area. The Ward Gateway project will provide 236 new housing units, ground floor open space and recreation space, commercial space, as well as 548 parking stalls.

The MK Vida project requested no project modifications and will provide 265 new housing units, commercial space, ground level open space and recreation space, and 685 parking spaces. Cultural descendants testified that developers have been very cooperative in creating a project that is respectful of the iwi kupuna on the property.

As a commitment to fostering the development of more low income housing in Kakaako, the HCDA also voted to approve a 65-year lease agreement with Ola Ka Ilima Lofts for the development of an affordable rental project at 1025 Waimanu Street. This parcel is one of only two developable parcels owned by the HCDA in Kakaako Mauka, and will provide 84 rental units to low-income artists, a community center, art studio rental space, commercial space, and about 94 parking stalls. Ola Ka Ilima Lofts has already secured funding for the project through Low-Income Housing Tax Credits and a Rental Housing Trust Fund loan. An environmental

assessment of the parcel was also completed earlier this month, with a finding of no significant impact.

More affordable housing could also be built at the HCDA-owned lot at 630 Cooke Street. On November 24, 2014, the HCDA issued a Request for Proposals (RFP) for developing more efficient, affordable housing on the 10,000 square foot lot. Developers are now welcome to submit their proposals for low-to-moderate income rental housing that may be offered at a lower price point. The HCDA is encouraging developers to get creative and utilize a new unit typology, such as micro-units, which are thoughtfully designed units around 300 square feet in size. By creating a supportive environment for such developments, the HCDA believes the Cooke Street project could serve as a springboard for future housing solutions.

The HCDA has developed and implemented a Storm Water Management Program to help reduce and prevent pollutants from entering the storm drainage system. Pollutants such as oils, sediment, pet waste, fertilizers and trash are routinely picked up in rain water as it flows across roofs, sidewalks, roads and other impervious surfaces before entering the storm drainage system and eventually emptying into our streams and ocean. The Storm Water Management Program includes the following elements:

1. Public Education and Outreach
2. Public Involvement/Participation
3. Illicit Discharge Detection and Elimination
4. Construction Site Storm Water Runoff Control
5. Post-Construction Storm Water Management in New Development and Redevelopment
6. Pollution Prevention/Good Housekeeping

For more information on the specific efforts HCDA is implementing, please see the Storm Water Management Program Plan at: <http://dbedt.hawaii.gov/hcda/plans-rules/>.

You can help prevent pollutants from entering our streams and ocean by using the following best management practices as part of your maintenance activities:

- Use a broom to clean driveway, sidewalk and street. Do not blow or wash leaves, grass clips, sediment or trash into the storm drain system.
- Cleanup any oil spills/leaks using dry absorbent, such as “kitty litter”
- Use commercial car washes or wash the car in an area that drains to vegetation and use as little detergent as needed or use low or no-phosphate detergent
- Apply fertilizers and pesticides when rain is not forecasted and place near plants rather than spreading it all over. Consider using compost in place of chemical fertilizers.
- Never pour paints, fertilizers, or other household chemicals into a gutter or storm drain
- Cover exposed soils with a well secured tarp and provide vegetative cover as soon as possible
- Pick up pet waste and throw it in the garbage
- Throw all rubbish in a trash can, tie trash bags securely and keep trash cans covered

Please feel free to contact me, should you require any additional information on any of these items. For your convenience, copies of this and previous monthly newsletters and documents are posted on our website, <http://dbedt.hawaii.gov/hcda/newsletters/>.

Mahalo,

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See Attached: Updated Project Activity Sheet, Kakaako Parks Peek Flyer