


Reviewed and Approved by Executive Director: 
November 3, 2021

FOR ACTION

I. REQUEST

Request to Establish a Permitted Interaction Group (“PIG”), Pursuant to Hawaii Revised Statutes §92–2.5(b), to Examine the Operations and Management of the Honuakaha Limited Partnership (“HLP”) relating to the Honuakaha Senior Rental Housing Project (located at 545 and 547 Queen Street, Honolulu, Hawaii 96813 and identified by TMK Number: 1-2-1-031-021) (“Project”) and Present the PIG’s Findings and Recommendations to the Authority.

II. DISCUSSION


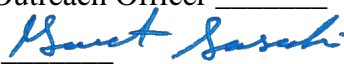
The financial status of the Project was presented to the Kakaako Board at its September 1, 2021 and its October 6, 2021 meeting during an executive session.

After discussion in executive session at its October 6, 2021 meeting, the Kakaako Board authorized the Executive Director to make a loan of up to \$1,000,000.00 from the Hawaii Community Development Special Fund, Reserved Housing Subaccount, to HLP, to immediately pay off the maintenance fees owed to the Association of Apartment Owners of Honuakaha (“AOAO”) and undertake all tasks necessary to effectuate the purpose(s) of the action taken.

Questions remain about the operation and management of HLP and the financial and non-financial impact such operations and management may have on the Project and the Hawaii Community Development Authority (“HCDA”) in its role as the general partner of HLP.

III. RECOMMENDATION

It is recommended that the Authority establish a Permitted Interaction Group to examine the operations and management of the HLP relating to the Honuakaha Senior Rental Housing Project (located at 545 and 547 Queen Street, Honolulu, Hawaii 96813 and identified by TMK Number: 1-2-1-031-021 and present the Permitted Interaction Group’s findings and recommendations to the Authority.

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