

Nohona Hale

NOHONA PROJECT MONTHLY UPDATE
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June to December 2015

1. Development Agreement:

- 1.1. Received and Revised Sample Development Agreement
- 1.2. Received and shared comments to newly revised development document by HCDA
- 1.3. Finalizing HCDA Development Agreement with Nohona Hale team.

2. Project Funding:

- 2.1. Download of HHFDC and other agency application requirements
- 2.2. Outlining of required design documents needed for applications
- 2.3. Research for development funding of design fees, EA, and other non-construction costs
- 2.4. Share project proforma with potential funders at Enterprise Community Partners and JP Morgan Chase and updated for comments
- 2.5. Exploring Implications of HUD's 2016 DDA Change

3. ENVIRONMENTALS, NEPA & CHATER 343:

- 3.1. Applied for EPA Grant for Phase 1
- 3.2. Engaged Mayer & Associates Consulting Inc.
- 3.3. Received Consultant Proposals
- 3.4. Engage Chosen Consultant (By Year End)

4. Design & Construction:

- 4.1. Re-assessment of the construction budget for current market conditions
- 4.2. Construction budget impact due to current market conditions in Honolulu
- 4.3. Discussions with local unions on the pre-fabricated panel system; additional discussions pending Development Agreement
- 4.4. Meetings with State and City agencies to discuss the pre-fabricated panel system; meetings with Department of Planning and Permitting (DPP) and DCAB.

- 4.5. Approximately a 16% increase occurred in construction costs from original March 2015 submission
- 4.6. Further development of the design to confirm final square footage of the buildings for pricing
- 4.7. Design development and value engineering of the podium and ground floor levels for cost savings
- 4.8. Investigation of alternate building layout for more building efficiency and cost
- 4.9. Continued development of the typical unit design for accessibility compliance
- 4.10. Further FAR calculations to confirm if any variance will be requested from HCDA