

STATE OF HAWAII
HAWAII COMMUNITY DEVELOPMENT AUTHORITY
KAKAAKO
Honolulu, Hawaii 96813

May 2, 2018

Chairperson and Members
Hawaii Community Development Authority
State of Hawaii
Honolulu, Hawaii

HCDA Board Members:

SUBJECT: Shall the Authority Authorize the Land Transfer of Various HCDA Park Parcels, Remnant Roads, and the Children's Discovery Center in the Kakaako Community Development District to the City and County of Honolulu?

SUMMARY:

The HCDA is interested in transferring its park assets and road remnants throughout Kakaako to the City and County of Honolulu. This would not only drastically reduce HCDA expenditures, but would also cause the parks and subject roads to be more efficiently managed and maintained by the City's existing departments. The City is agreeable to the transfer, provided the HCDA continues to fund all park maintenance services until the end of fiscal year 2019 and assists in the transition.

BACKGROUND:

The HCDA developed Kewalo Basin Park, Kakaako Waterfront Park, and Gateway Park in 1990, 1992, and 1998; respectively. These 41 acres of park lands were intended to be transferred and dedicated to the City and County of Honolulu shortly after their development, as the HCDA was not created with a park management function. However, the transfer never occurred, and the HCDA has managed the parks through a series of contracts for the past two decades.

Initially, the HCDA contracted with the state Department of Land and Natural Resources to manage the Kakaako Makai Parks; however, the reduction in force eliminated those agreements in 2009. Since then, the HCDA has managed the maintenance of its parks through half a dozen contracts worth approximately \$640,000 annually. When factoring in utility payments for electricity and water/sewer, the total cost to operate and maintain HCDA's parks in Kakaako totals over \$1 million each year.

Some of these costs are offset by several revenue-generating parcels currently zoned for park use located in Kakaako Makai. These parcels include the following:

1. Ohe St. Parking Lot
2. Look Lab Lot
3. Wastewater Lot

Together, these parcels generate roughly \$17,000 monthly for the HCDA's asset management functions. However, this is still insufficient to sustain the expenditure of roughly \$83,000 monthly to maintain and manage the Kakaako Makai parks through HCDA's contracted vendors.

The Kakaako Makai parcels contemplated for transfer to the City are identified in Exhibits A and B. These parcels include all of HCDA's Kakaako Makai Parks, certain revenue generating parcels listed above, and the Children's Discovery Center.

In addition, the HCDA also intends to transfer 53 remnant road parcels throughout the Kakaako Community Development District. These remnants were acquired as the result of Community Improvement District Projects implemented by the HCDA over the past 20+ years. Three of the roads are located in Kakaako Makai (Ohe, Olomehani, and Ahui Streets). All others are located in Kakaako Mauka and include remnants as small as 23 square feet in size up to entire streets. These remnant parcels involve right-of-ways, shoulder areas, and remnant lands along property boundaries.

As the HCDA has never staffed a road or sidewalk maintenance department, the City and County of Honolulu has managed and maintained these remnant roads and parcels under their existing departments. A transfer of these remnants to the City will not have a noticeable impact on the general public, as the City would continue to maintain the remnant parcels. A summary and map of the remnant parcels are attached hereto as Exhibits C and D.

The HCDA and City previously executed an ROE for the maintenance of Ohe Street, Olomehani Street, and Ahui Street. The City continues to maintain these roads and sidewalks and enforce all City ordinances on these properties under the ROE.

Since the HCDA was also never created or intended to manage and maintain parks, the HCDA does not have a parks maintenance department, adequate staff, or resources to fulfill such a role. In contrast, the City has multiple departments with hundreds of employees possessing a wealth of skills to manage public resources.

The City and County of Honolulu's Department of Parks and Recreation oversees the management, maintenance, and operation of about 300 public parks across Oahu with a staff of 750 employees.

The City and County of Honolulu's Department of Enterprise Services is responsible for the rental of all city facilities and equipment, including the Blaisdell Center and Waikiki Shell. It also oversees the management of the Honolulu Zoo and municipal golf courses.

The City and County of Honolulu's Department of Facilities Maintenance maintains all city roads, streetlights, bridges, streams, city buildings and office facilities, city vehicles and heavy equipment, mechanical/ electrical/ electronic equipment for parks, and facilities for parks. This department also provides property management services and security for other City properties.

These three City departments easily possess the requisite knowledge and experience to maintain and operate HCDA's parks and roadways in Kakaako Makai. Given their resources

and expertise, these City departments would also likely be able to lower costs and maintain and manage HCDA's parks and roads more efficiently.

In March 2018, the HCDA and the City discussed entering into a short-term Right of Entry agreement for the unencumbered park parcels. This ROE would give the City jurisdiction over the subject park parcels to allow City laws and rules to be enforced by the Honolulu Police Department. This ROE was executed between HCDA and the City in late April 2018.

On April 4, 2018, the HCDA board agreed to continue funding the maintenance and service contracts for the HCDA parks in Kakaako Makai until June 30, 2019 in the event the City assumes the management of these parks. This will allow adequate time for the City to seek funding and positions to maintain the parks starting in fiscal year 2020. The City has committed to ensuring the park properties are maintained as public park lands, as all lands would still be subject to HCDA's zoning regulations as part of the Kakaako Community Development District. No development would be allowed without the proper approvals, permits, and public hearings that the HCDA requires.

ANALYSIS:

The HCDA will continue collecting lease rent on the three revenue generating properties until June 30, 2019 to further offset the maintenance cost for the park properties. Upon the start of fiscal year 2020, all leases for revenue generating parcels will be transferred to the City, and the City will assume all maintenance contracts and management expenditures for the subject parcels.

The Governor and Mayor were instrumental in bringing all sides together to discuss the transfer of HCDA's Kakaako Makai park lands and road remnants. This transfer would relieve the HCDA of the fiscal burden of operating and maintaining the parks, and it would also benefit the people of Oahu, as the parks and roads would be more appropriately managed under the City and County of Honolulu.

The Ala Moana – Kakaako Neighborhood Board No. 11 met on April 24, 2018, and heard a presentation from HCDA on the proposed land transfer. A few members of the community expressed concerns with what the city was doing at Ala Moana Regional Park. Neighborhood Board members did not express concerns with the proposed land transfer.

The City has previously told the HCDA that the Department of Parks and Recreation will seek public input before making any material changes. The City has also committed to working with area stakeholders and community groups to ease the transition.

The actual land transfer is expected to take place in multiple stages. The first would involve the transfer of all parks in Kakaako Makai, Look Lab, Wastewater Lot, Ohe St. Parking Lot, plus Ohe, Olomehani, and Ahui Streets. A second transfer would involve the parcels in Kakaako Mauka, including Mother Waldron Park and all remaining remnant roads as noted in Exhibit E.

These remnant roads represent liabilities for the HCDA, as unlike the City, the HCDA does not have the staff or resources to properly maintain them. Transferring ownership of these road

remnants would not result in any noticeable change for the public, other than better maintenance of roads and sidewalks.

The HCDA Board has already approved a resolution to transfer these parcels to the city during the last two legislative sessions.

Honolulu City Council Resolution 18-91 was introduced by Councilmembers Carol Fukunaga and Ann Kobayashi on April 24, 2018, urging the City Administration to “include, as part of its negotiations and discussions with the Hawaii Community Development Authority ... the transfer of the parcel on which the Children’s Discovery Center is located.”

The resolution notes “the Council believes that the transfer of the CDC parcel (and its corresponding lease) to the City in conjunction with the Kakaako Makai Park lands, would enhance the City’s ability to revitalize the Kakaako Makai area, and to facilitate an environment in which public resources and the fostering of educational activities for keiki and their families, and their extended families, would be more closely aligned.”

While there is no current agreement on the CDC parcel, HCDA staff believes it is prudent to authorize the transfer should an agreement be reached in the future.

In summary, is in the public’s best interest to facilitate the transfer of these parcels as quickly as possible.

RECOMMENDATION

HCDA staff recommends that the Board:

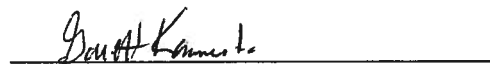
Authorize the Land Transfer of Various HCDA Park Parcels, Remnant Roads, and the Children’s Discovery Center in the Kakaako Community Development District to the City and County of Honolulu.

Respectfully submitted,



Lindsey Doi
Asset Manager

APPROVED FOR SUBMITTAL:



Garrett Kamemoto, Interim Executive Director
Hawaii Community Development Authority

Attachments

Exhibit A – Kakaako Makai Parcel Transfer Summary

Exhibit B – Kakaako Makai Parcel Transfer Map

Exhibit C – HCDA Remnant Roads Summary

Exhibit D - HCDA Remnant Roads Map

Exhibit E – Kakaako Mauka Parcel Transfer Summary

Exhibit F – City Council Resolution 18-91

HCDA Kakaako Makai Land Transfer Parcels

1. Kakaako Waterfront Park

a. Park and Parking Lot

- i. TMK 1-2-1-060-008 and 1-2-1-060-029 (por.)
- ii. Address: 102 Ohe St.
- iii. Size: Approximately 25 acres
- iv. Encumbrance: None, public park and park parking

b. Maintenance Shed

- i. TMK: 1-2-1-060-008 (por.)
- ii. Address: 709 Kelikoi St., 100 Cooke St.
- iii. Size: 10,000 square feet
- iv. Encumbrance: Lease to DHS for Family Assessment Center until September 15, 2018 (18-month extension requested)

c. Ohe St. Parking Lot

- i. TMK: TMK: 1-2-1-060-030 (por.)
- ii. Address: 135 Ohe St.
- iii. Size: Approximately 12,000 square feet
- iv. Encumbrance: Short term ROE to JABSOM for parking until Aug. 31, 2018 (60-day termination clause)

d. Look Lab Lot

- i. TMK: 1-2-1-060-029 (por.)
- ii. Address: 98 Koula St., 40 Ahui St.
- iii. Size: Approximately 2 acres
- iv. Encumbrances: ROE with Reuse Hawaii for Look Lab Warehouse until April 12, 2018 (30-day termination clause)

e. Wastewater Lot

- i. TMK: 1-2-1-060-029 (por.)
- ii. Address: 98 Koula St.
- iii. Size: Approximately 2.2 acres
- iv. Encumbrances: ROE with Pasha Hawaii until Feb. 28, 2018 (with 60-day termination clause)

f. Koula Stub

- i. TMK: 1-2-1-060-029 (por.)
- ii. Address: 98 Koula St.
- iii. Size: Approximately 13,000 square feet
- iv. Encumbrances: None, private closed driveway

g. Point Panic Parking Lot

- i. TMK: 1-2-1-060-029 (por.)
- ii. Address: 40 Ahui St.
- iii. Size: Approximately 15,000 square feet
- iv. Encumbrances: None, public park parking

h. Olomehani St. Parking Lot (Near Children's Discovery Center)

- i. TMK: 1-2-1-060-25
- ii. Size: Approximately 21,500 square feet
- iii. Encumbrances, None, public park parking

2. Kakaako Gateway Parks

a. Gateway Mauka Park

- i. TMK: 1-2-1-059-026, 1-2-1-059-025, 1-2-1-059-024, 1-2-1-059-023
- ii. Approximately 2.1 acres
- iii. 747 Ala Moana Blvd., 240 Ohe St., 235 Cooke St., 742 Ilalo St.
- iv. Encumbrances: None, public park

b. Gateway Makai Park and Kelikoi Parking Lot

- i. TMK 1-2-1-060-007 (por.)
- ii. Address: 741 Ilalo St.
- iii. Approximately 3.3 acres
- iv. Encumbrances: None, public park

3. Kewalo Basin Park

a. Park and Parking Lot

- i. TMK: 1-2-1-058-137
- ii. Address: None, Kewalo Basin Harbor
- iii. Size: Approximately 4.3 acres
- iv. Encumbrances: None, public park and park parking

b. Net Shed

- i. TMK: 1-2-1-058-136
- ii. Address: None, Kewalo Basin Harbor
- iii. Size: Approximately 19,500 square feet
- iv. Encumbrances: Leased to Kupu until September 9, 2032 with two additional 10-year options to extend

4. Kakaako Makai Roads

a. Ohe Street

- i. Between Ilalo St. and Olomehani St.
- ii. Approximately 19,000 square feet

b. Olomehani Street

- i. Between Waterfront Park parking lot entrance and Ahui St.
- ii. Approximately 12,000 square feet

c. Ahui Street

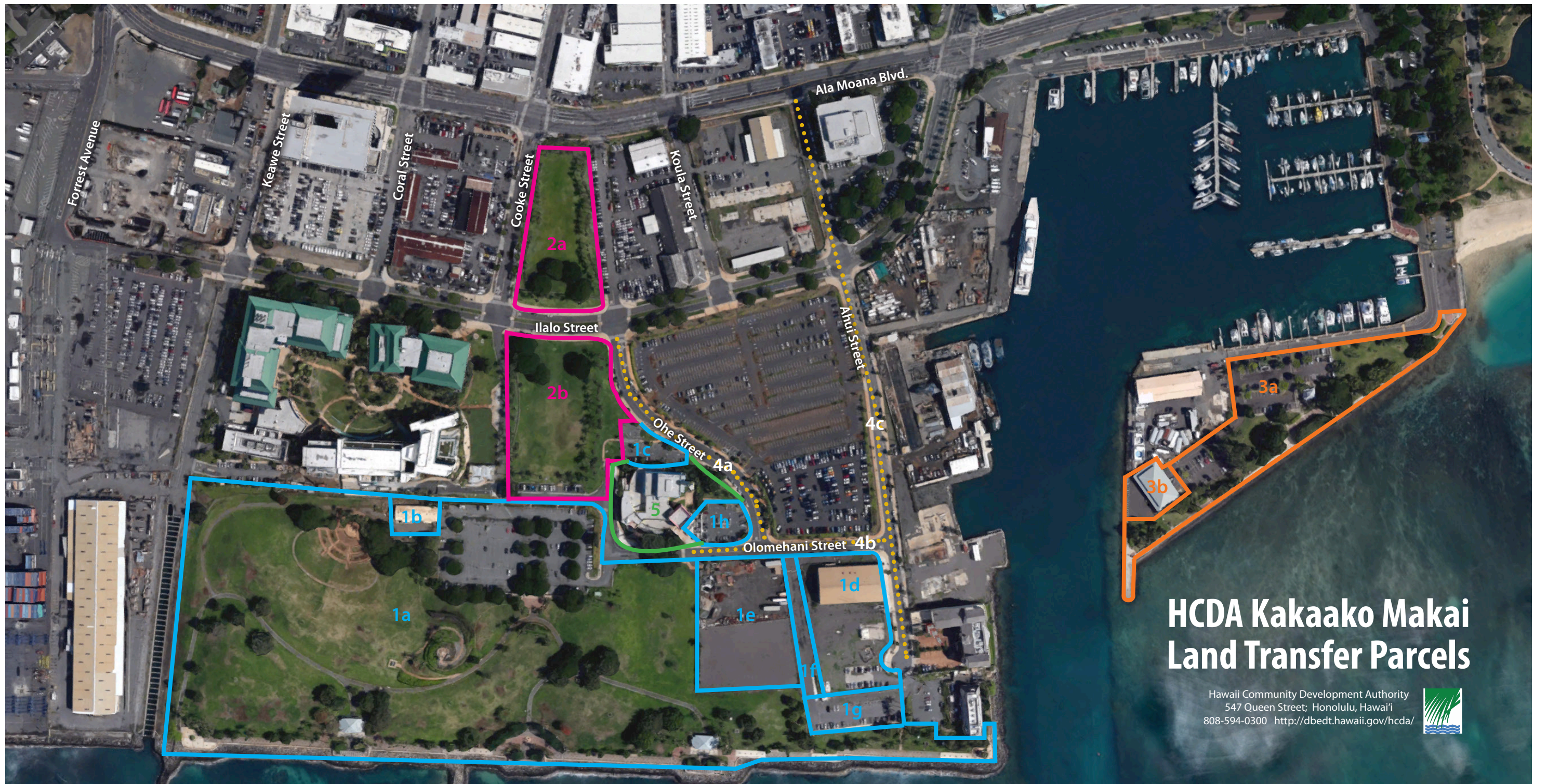
- i. Between Ilalo St. and Point Panic
- ii. Approximately 30,000 square feet

d. Ilalo Street medians (City already owns, but HCDA maintains)

- i. Between Ala Moana Blvd. and Forrest Ave.

5. Children's Discovery Center Parcel

- TMK: 1-2-1-060-017
 - Address: 111 Ohe St.
 - Size: Approximately 1.2 acres
 - Encumbrances: Leased to Children's Discovery Center until June 1, 2036 with one additional 10-year option to extend
-
-



HCDA Kakaako Makai Land Transfer Parcels

Hawaii Community Development Authority
547 Queen Street; Honolulu, Hawai'i
808-594-0300 <http://dbedt.hawaii.gov/hcda/>



1. Kakaako Waterfront Park

a. Park and Parking Lot

- i. TMK: 1-2-1-060-008 and 1-2-1-060-029 (por.)
- ii. Address: 102 Ohe St.
- iii. Size: Approximately 25 acres
- iv. Encumbrance: None, public park and park parking

b. Maintenance Shed

- i. TMK: 1-2-1-060-008 (por.)
- ii. Address: 709 Kelikoi St., 100 Cooke St.
- iii. Size: 10,000 square feet
- iv. Encumbrance: Lease to DHS for Family Assessment Center until September 15, 2018 (18-month extension requested)

c. Ohe St. Parking Lot

- i. TMK: TMK: 1-2-1-060-030 (por.)
- ii. Address: 135 Ohe St.
- iii. Size: Approximately 12,000 square feet
- iv. Encumbrance: Short term ROE to JABSOM for parking until

Aug. 31, 2018 (60-day termination clause)

d. Look Lab Lot

- i. TMK: 1-2-1-060-029 (por.)
- ii. Address: 98 Koula St., 40 Ahui St.
- iii. Size: Approximately 2 acres
- iv. Encumbrances: ROE with Reuse Hawaii for Look Lab Warehouse until April 12, 2018 (30-day termination clause)

e. Wastewater Lot

- i. TMK: 1-2-1-060-029 (por.)
- ii. Address: 98 Koula St.
- iii. Size: Approximately 2.2 acres
- iv. Encumbrances: ROE with Pasha Hawaii until Feb. 28, 2018 (with 60-day termination clause)

f. Koula Stub

- i. TMK: 1-2-1-060-029 (por.)
- ii. Address: 98 Koula St.
- iii. Size: Approximately 13,000 square feet
- iv. Encumbrances: None, private closed driveway

2. Kakaako Gateway Parks

a. Gateway Mauka Park

- i. TMK: 1-2-1-059-026, 1-2-1-059-025, 1-2-1-059-024, 1-2-1-059-023
- ii. Approximately 2.1 acres
- iii. 747 Ala Moana Blvd., 240 Ohe St., 235 Cooke St., 742 Ilalo St.
- iv. Encumbrances: None, public park

b. Gateway Makai Park and Kelikoi Parking Lot

- i. TMK 1-2-1-060-007 (por.)

3. Kewalo Basin Park

a. Park and Parking Lot

- i. TMK: 1-2-1-060-029 (por.)
- ii. Address: 40 Ahui St.
- iii. Size: Approximately 15,000 square feet
- iv. Encumbrances: None, public park parking

b. Olomehane St. Parking Lot (Near Children's Discovery Center)

- i. TMK: 1-2-1-060-25
- ii. Size: Approximately 21,500 square feet
- iii. Encumbrances, None, public park parking

ii. Address: 741 Ilalo St.

iii. Approximately 3.3 acres

iv. Encumbrances: None, public park

4. Kakaako Makai Roads

a. Ohe Street

- i. TMK: 1-2-1-058-137
- ii. Address: None, Kewalo Basin Harbor
- iii. Size: Approximately 4.3 acres
- iv. Encumbrances: None, public park and park parking

b. Net Shed

- i. TMK: 1-2-1-058-136
- ii. Address: None, Kewalo Basin Harbor
- iii. Size: Approximately 19,500 square feet
- iv. Encumbrances: 35-year lease with Kupu

i. Between Ilalo St. and Olomehane St.

ii. Approximately 19,000 square feet

b. Olomehane Street

i. Between Waterfront Park parking lot entrance and Ahui St.

ii. Approximately 12,000 square feet

c. Ahui Street

i. Between Ala Moana Blvd. and Point Panic

ii. Approximately 40,000 square feet

5. Children's Discovery Center

- i. TMK: 1-2-1-060-017
- ii. Address: None, Kewalo Basin Harbor
- iii. Size: Approximately 1.2 acres
- iv. Encumbrances: Leased to Children's Discovery Center until June 1, 2036 with one additional 10-year option to extend.

Table I-1**SUBJECT PARCEL SUMMARY**

Subject Parcel ID [1]	Tax Map Key (Division 1)	Description	Type [2]	Area (Sq. Ft.)
1	2-1-29: 06	Portion of South & Pohukaina Streets	2	6,806
2	2-1-29: 07	Portion of South Street	2	1,595
3	2-1-30: 46	Portions of South & Halekauwila St.	2	640
4	2-1-30: 47	Portion of Pohukaina Street	2	4,380
5	2-1-30: 48	Portion of South Street	2	758
6	2-1-30: 49	Portions of South & Pohukaina Streets	2	4,586
7	2-1-31: 37	Portion of Halekauwila Street	2	23
8	2-1-31: 38	Portion of South Street	2	5,095
9	2-1-32: 25	Portions of Queen and South Streets	2	9,761
10	2-1-47: 09	Portion of South Street	2	1,450
11	2-1-48: 20	Portions of Cooke & Kawaiahao St.	1	27,598
12	2-1-48: 21	Portion of South Street	2	5,049
13	2-1-49: 51	Corner of Cooke & Kawaiahao Streets	2	86
14	2-1-49: 81	Portion of Queen Street	2	286
15	2-1-49: 83	Corner of Cooke St. & Kapiolani Blvd.	2	155
16	2-1-50: 66	Corner of Cooke & Ilaniwai Streets	2	86
17	2-1-50: 67 (Portion)	Portion of Halekauwila Street	1	18,614
18	2-1-50: 69	Portion of Cooke Street	2	235
19	2-1-50: Portion of Cooke & Queen Streets	Corner of Cooke & Queen Street	2	86
20	2-1-51: 03 (Portion)	Portion of Cooke & Pohukaina Streets	1	11,646
21	2-1-51: 14 (Portion)	Portion of Cooke Street	2	750
22	2-1-51: 19 (Portion)	Portions of Halekauwila & Cooke St.	1	7,207
23	2-1-51: 34	Portion of Coral Street	2	82
24	2-1-51: 36	Portion of Cooke Street	2	836
25	2-1-51: 37	Portion of Cooke Street	2	1,628
26	2-1-51: 40	Portion of Pohukaina Street	2	7,000
27	2-1-51: Portion of Lana Lane	Portion of Pohukaina Street	2	160
28	2-1-51: Por. of Lana Lane & Halekauwila St.	Portions of Halekauwila St. & Lana Ln.	2	400
29	2-1-52: 22 (Portion)	Portion of Halekauwila Street	1	37,261

Table I-1**SUBJECT PARCEL SUMMARY**

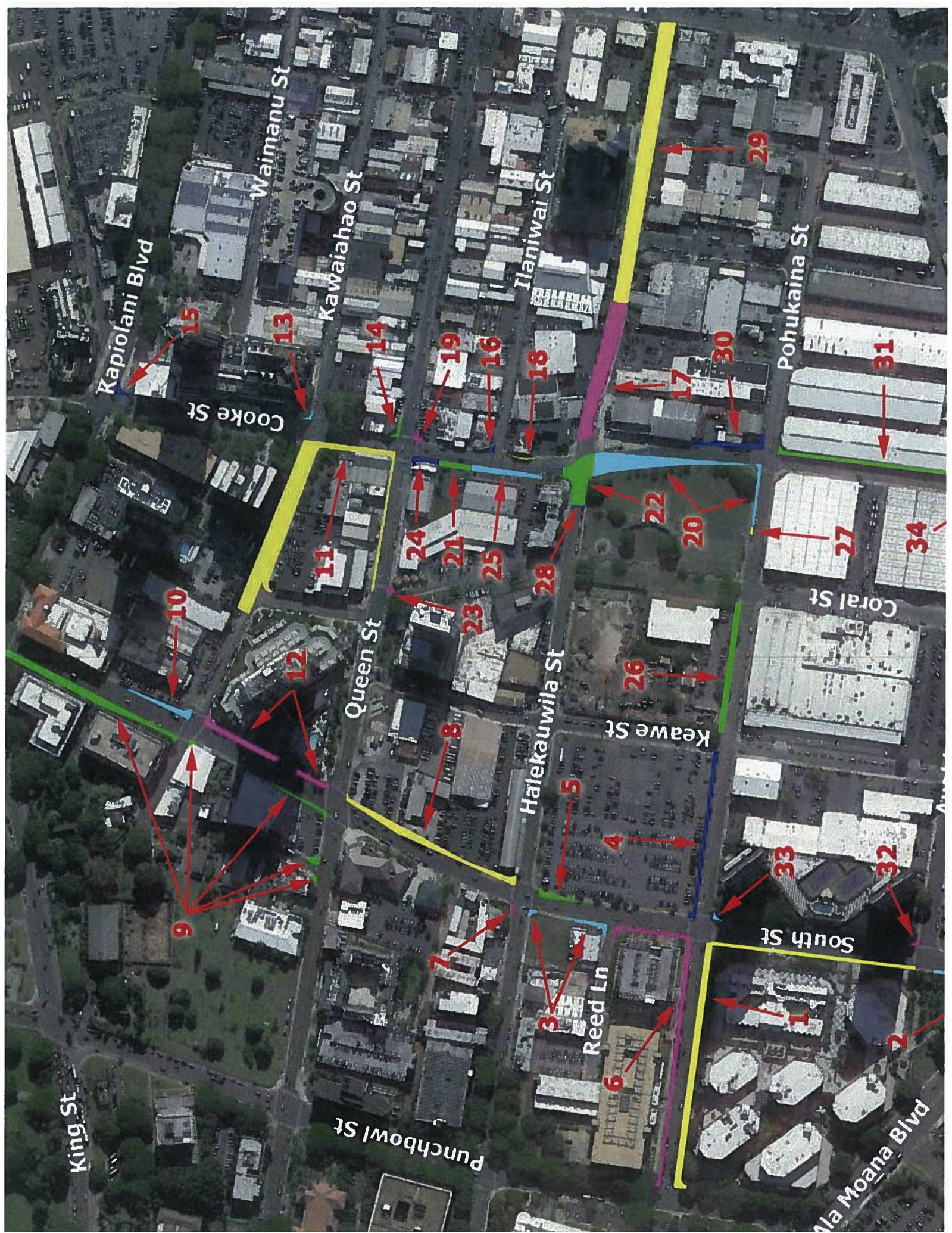
Subject Parcel ID [1]	Tax Map Key (Division 1)	Description	Type [2]	Area (Sq. Ft.)
30	2-1-52: 55	Portion of Cooke Street	2	1,520
31	2-1-53: 31	Portion of Cooke Street	2	4,892
32	2-1-54: 34	Portion of South & Auahi Streets	2	86
33	2-1-54: 35	Portion of South & Pohukaina Streets	2	86
34	2-1-54: 36	Portion of Cooke Street	2	707
35	2-1-55: 39	Portion of South & Auahi Streets	2	86
36	2-1-55: 40	Portion of Cooke Street	2	512
37	2-1-56: 12	Portion of Cooke Street	2	3,189
38	2-1-58: Portion of Ahui Street	Portion of Ahui Street	1	18,818
39	2-1-60: 4 (Por.), 6 (Por.), and Por. of Ahui St.	Portions of Ohe, Olomehani, & Ahui St.	1	141,483
40	2-3-03: 103	Portion of Kamakee Street	2	11,649
41	2-3-03: 87	Portion of Queen Street [3]	1	26,826
42	2-3-04: 29 (Portion)	Portion of Kamakee & Queen Streets	2	3,431
43	2-3-04: 74	Portion of Kamakee Street	2	8,075
44	2-3-04: 80 (Portion)	Portion of Waimanu Street	2	20,686
45	2-3-04: 80 (Portion), 2-3-06: 14 (Portion)	Portion of Queen Street	1	44,385
46	2-3-04: Portion of Kamakee Street	Portion of Kamakee Street	2	910
47	2-3-04: Portion of Kamakee Street	Portion of Kamakee Street	2	892
48	2-3-04: Portion of Kamakee Street	Portion of Kamakee Street	2	1,784
49	2-3-04: Portion of Kawaiahao Street	Portion of Kawaiahao Street	2	710
50	2-3-06: 16	Portion of Waimanu Street	2	9,507
51	2-3-06: 14 (Portion)	Portion of Waimanu Street	2	3,160
52	2-3-06: 15 (Portion)	Portion of Waimanu Street	2	9,194
53	2-3-07: Por. of Waimanu & Pensacola St.	Corner of Waimanu & Pensacola St.	2	86

[1] For appraisal purposes.

[2] Type 1 = roadways with street parking, Type 2 = roadways with no parking and remnant lands.

[3] Site area is an approximation.

Source: Tax map keys, description, Kakaako Improvement IDs, and lot areas based on Attachment A within the HCDA's Request for Quotes.



Kapiolani Blvd

Waimanu St

Kawaiahao St

Ianiwai St

Pohukaina St

Cooke St

Queen St

Halekauwila St

Keawe St

Coral St

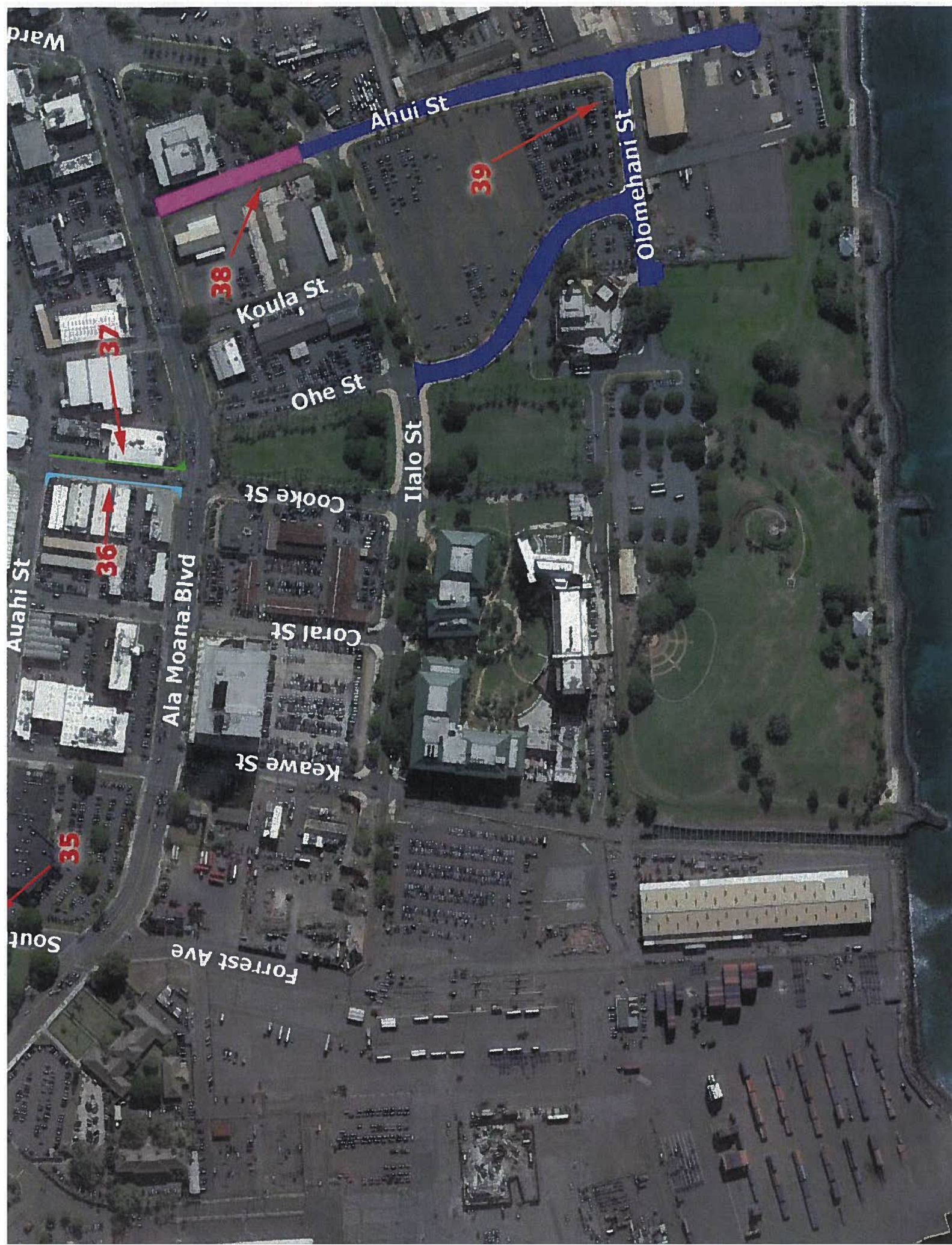
South St

Punchbowl St

Reed Ln

Ala Moana Blvd

King St



Ward

Ahui St

Olomehani St

Koula St

Ohe St

Tialo St

Cooke St

Coral St

Keawe St

Ala Moana Blvd

Auahi St

South

Forrest Ave

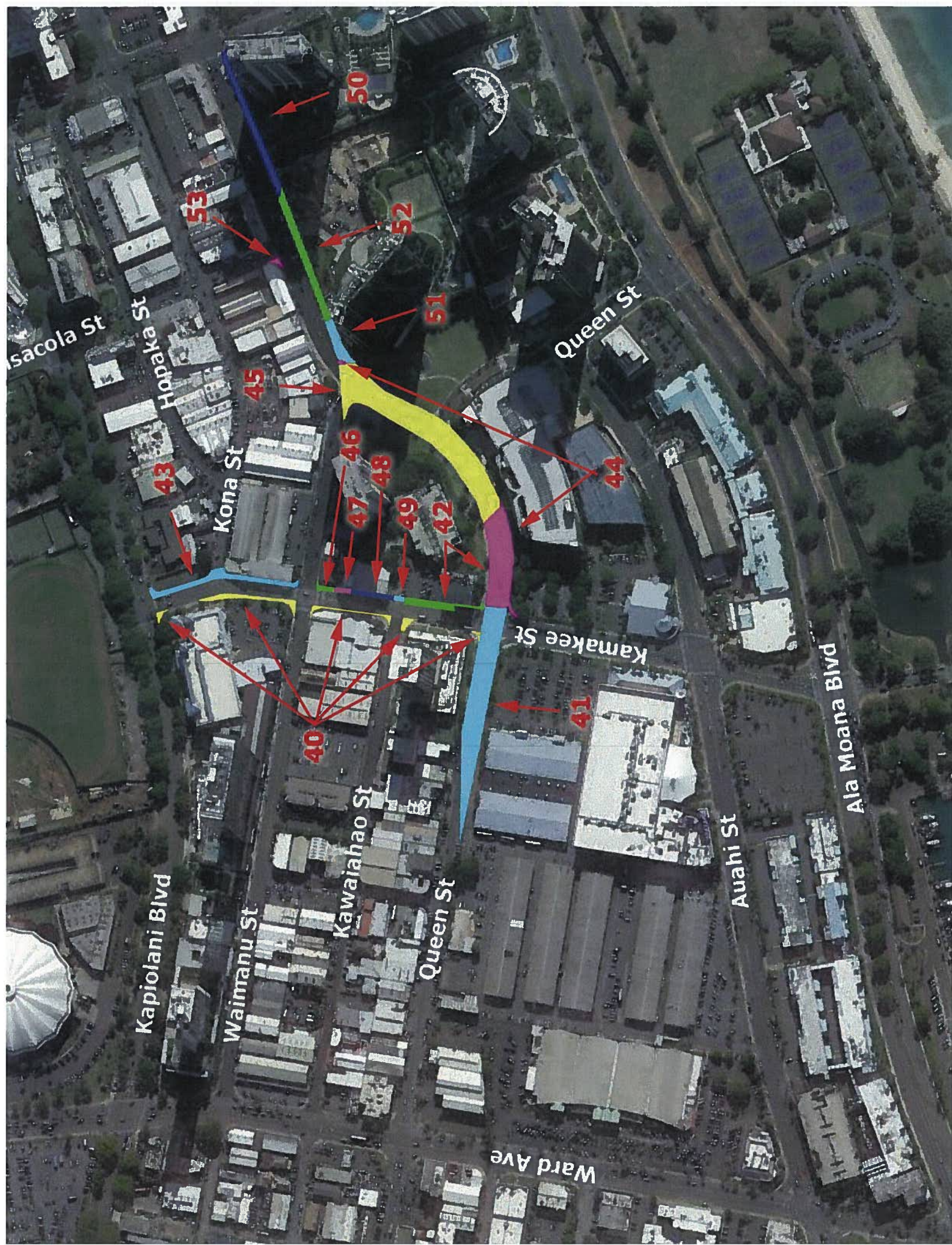
39

38

37

36

35



Kapiolani Blvd

Waimanu St

Kawaiahao St

Queen St

Ward Ave

Kamaakee St

Auahi St

Ala Moana Blvd

Isacola St

Hopaka St

Queen St

43

45

40

46

47

48

49

42

50

52

51

44

41

Kakaako Mauka Land Transfer Parcels

1. Mother Waldron Park

a. Portion of Park (includes Lana Lane)

- i. TMK:1-2-1-051-003
- ii. Address: 510 Cooke St.
- iii. Size: 1.5125 acres
- iv. Encumbrances: None, public park maintained by City

b. Cooke Street extension remnant

- i. TMK: 1-2-1-051-019
- ii. Address: 594 Cooke St.
- iii. Size: 8059 square feet
- iv. Encumbrances: None, public right of way maintained by City

2. Road Remnants (see attached map)

The 53 subject parcels involve right-of-ways or portions of right-of-ways and include roadways, road shoulder area (some of which can support street parking), and remnant lands along property boundaries. The subject parcels range in size from 23 square feet to 141,483 square feet and vary in shape. The subject parcels are improved with traditional right-of-way improvements including but not limited to: asphalt paving, concrete sidewalks and curbs, overhead street lights, traffic lights, parking meters, street signs, and underground utilities.



RESOLUTION

URGING THE CITY ADMINISTRATION TO INCLUDE, AS PART OF ITS NEGOTIATIONS AND DISCUSSIONS WITH THE HAWAII COMMUNITY DEVELOPMENT AUTHORITY REGARDING THE TRANSFER OF THE AUTHORITY'S PARK LANDS IN KAKAAKO MAKAI TO THE CITY, THE TRANSFER OF THE PARCEL ON WHICH THE HAWAII CHILDREN'S DISCOVERY CENTER IS LOCATED (IDENTIFIED AS TAX MAP KEY NO. 2-1-060: 017), AND THE CENTER'S CORRESPONDING LEASE.

WHEREAS, the Hawaii Community Development Authority ("HCDA") developed Kewalo Basin Park, Kakaako Waterfront Park, and the Gateway (Makai and Mauka) Parks (collectively as "Kakaako Makai Park lands") in 1990, 1992, and 1998, respectively; and

WHEREAS, the Kakaako Makai Park lands (approximately 41 acres) were intended to be transferred and dedicated to the City and County of Honolulu ("City") shortly after their development; and

WHEREAS, however, the transfer of the Kakaako Makai Park lands never occurred, and the HCDA has since managed the parks through a series of costly contracts; and

WHEREAS, in recent years, Oahu's growing homeless population has adversely affected the public's ability to enjoy the Kakaako Makai Park lands and has continued to burden the HCDA with costly repairs of the facilities and infrastructure therein; and

WHEREAS, the HCDA, however, was not intended to manage the Kakaako Makai Park lands for long-term public recreational, educational, and open space uses; and

WHEREAS, the City Administration, on the other hand, possesses the requisite knowledge and experience to maintain and manage the Kakaako Makai Park lands; and

WHEREAS, currently, the City Administration is in discussions/negotiations with the HCDA to transfer the Kakaako Makai Park lands to the City beginning in July of 2019; and

WHEREAS, the HCDA also leases a parcel (identified as Tax Map Key No. 2-1-060: 017) that it owns, abutting Kakaako Waterfront Park and Gateway Makai Park, to the Hawaii Children's Discovery Center ("CDC"); and

WHEREAS, the CDC provides a world-class, interactive, participatory learning environment that has been described in the organization's website as follows:



CITY COUNCIL
CITY AND COUNTY OF HONOLULU
HONOLULU, HAWAII

No. 18-91

RESOLUTION

1. Designed to inspire the young and "young-at-heart" to new heights of learning and discovery; and
2. Encourages children to use their senses of touch, sight, hearing, and smell to gain a better understanding of the world around them; and

WHEREAS, since its establishment at this site in 1998, the CDC has pursued a mission of creating an inspiring environment with educational activities for Hawaii's families through numerous high-tech, interactive exhibits designed to help children develop a positive outlook and promote understanding of others in a multicultural society; and

WHEREAS, the CDC has served as a model for children's museums in other American communities and inspired Chinese philanthropist Niu Gensheng to create the Laoni Children's Discovery Museum in China to advance the informal learning model approach in Hawaii's Discovery Center into a network of children's museums being developed in China; and

WHEREAS, the Council believes that the transfer of the CDC parcel (and its corresponding lease) to the City, in conjunction with the Kakaako Makai Park lands, would enhance the City's ability to revitalize the Kakaako Makai area, and to facilitate an environment in which public resources and the fostering of educational activities for keiki and their families, and their extended families, would be more closely aligned; now, therefore,

BE IT RESOLVED by the Council of the City and County of Honolulu that the City Administration is urged to include, as part of its negotiations and discussions with the Hawaii Community Development Authority regarding the transfer of the Authority's park lands in Kakaako Makai to the City, the transfer of the parcel on which the Hawaii Children's Discovery Center is located (identified as Tax Map Key No. 2-1-060: 017), and the Center's corresponding lease; and



CITY COUNCIL
CITY AND COUNTY OF HONOLULU
HONOLULU, HAWAII

No. 18-91

RESOLUTION

BE IT FINALLY RESOLVED that copies of this resolution be transmitted to the Mayor, Managing Director, Director of Parks and Recreation, Director of Facility Maintenance, and Director of Enterprise Services.

INTRODUCED BY:

Carol F. Johnson
Carol N. Katsiyasho

DATE OF INTRODUCTION:

APR 24 2018

Honolulu, Hawaii

Councilmembers