

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

August 1, 2018

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

HCDA Board Members:

SUBJECT: Hawaii Community Development Authority (HCDA) to issue RFP for Kewalo Basin Harbor Paid Parking Facilities Management and Operation Services

SUMMARY:

The purpose of the HCDA issuing an RFP is to solicit proposals to manage the Diamond Head paved parking lot that is approximately 34,500 square feet that currently consists of 76 marked parking stalls, located on state-owned land parcel TMK: (1) 2-1-058:134 (portion).

HCDA's objectives for this RFP include maximizing revenue, by generating the most income or by generating value through avoided costs HCDA may otherwise incur. Respondents are encouraged to propose innovative solutions to enhance the value of this asset to the State.

The Site is an approximately 34,500 square foot paved parking lot consisting of 76 marked stalls adjacent to the Diamond Head comfort station at the east end of the Kewalo Basin property, bordering Ala Moana Beach Park. A map of the lot is attached as Exhibit A.

AUTHORITIES:

The Board must be informed of the intention of the Interim Executive Director to issue an RFP.

BACKGROUND:

Kewalo Basin, a harbor of approximately 55 acres including ocean acreage, was first constructed in the 1920s to ease the congestion in Honolulu Harbor and provide docking for lumber schooners. Today it is the only commercial small boat harbor in the State, occupied by a mix of commercial, charter and recreational vessels.

Act 86, Session Laws of Hawaii 1990, transferred state-owned land and facilities Makai of Ala Moana Boulevard, including Kewalo Basin to HCDA.

Part of the Kewalo Basin lands include a public parking lot designed to serve users of the Kewalo Basin Harbor and the public.

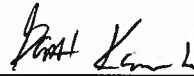
This Request for Proposals is to generate innovative ideas to maximize revenue for use of the parking lot for HCDA while managing the parking for users of the harbor and members of the public.

The current ROE for the parking lot expires at the end of August, and services must be procured again.

ANALYSIS:

HCDA staff has been directed to find innovative ways to maximize revenue from its assets. This RFP will allow respondents to propose ways to generate revenues to HCDA's favor. The parking lot is intended to remain a parking lot for harbor users and the public.

Respectfully submitted,



Garrett Kamemoto, Interim Executive Director
Hawaii Community Development Authority

Attachments

Exhibit A – Map of the Kewalo Basin Lot.

(1) Diamond Head paved parking lot consisting of 76 marked parking stalls that is approximately 34,500 square feet ; (2) adjacent Diamond Head comfort station

