

Report of the Executive Director

KALAELOA

January 9, 2019

Planning and Development Activities

Enterprise Energy Corridor Construction

During the month of December 2018, contractors completed the micro-tunneling activities for the Hawaii Community Development Authority's (HCDA) Enterprise Energy Corridor (Enterprise). They also began the installation of the last-remaining manholes for electrical, telephone and television cables. After the new manholes are installed, contractors will place the connection conduits and finish restoration of the roadways that were impacted by the construction trenching and exaction. The Enterprise Phase I is expected to be completed in February 2019.

Additionally, contractors started the process to secure necessary county and utility permits and approvals for the construction of the Enterprise Phase II, which is expected to start in 2019.

Ewa Field Battlefield Preservation

Louis Berger U.S. (Berger) and Architects Hawaii Limited (AHL) continue with the planning process for the Ewa Field Battlefield Preservation Plan. In December 2018, Berger and AHL launched a website, www.ewabattlefield.com, for the public distribution and feedback of viable options for the plan. The website includes related documents, announcements and upcoming activities. The consultants also published and distributed the first edition of the "Ewa Field Battlefield Newsletter." See Exhibit A.

Draft Environmental Assessment and Anticipated Finding of No Significant Impact

On November 28, 2018, the HCDA issued a transmittal letter to the State of Hawaii, Office of Environmental Quality (OEQC) to accompany Hunt Communities Hawaii LLC (Hunt) Draft Environmental Assessment and Anticipated Finding of No Significant Impact (DEA-AFNSI) for Hunt's subdivision roads project.

The OEQC published the DEA-AFNSI on December 23, 2018 and the 30-day public comment period ends on January 22, 2019. The draft report is available at: http://oeqc2.doh.hawaii.gov/EA_EIS_Library/2018-12-23-OA-DEA-Hunt-Kalaeloa-Subdivision-Roads.pdf. Public inquiries and comments are being handled by R.M. Towill Corporation, Mr. Brian Takeda, planning project manager, at phone (808) 842-1133 or email briant@rmtowill.com

Legislative Briefing

Representative Bob McDermott, House District 40 and Senator Kurt Fevella, Senate District 19, requested a briefing on district issues by the HCDA Kalaeloa staff. Area legislators are preparing for the Legislature’s 30th session, which will convene on January 16, 2019. The briefing was held on December 18, 2018; and Representative McDermott and Senator Fevella inquired on the status of the Kalaeloa land ownership, anticipated district activities for the upcoming year and 2019 Capital Improvement Project requests for the Kalaeloa district.

Assessments

As approved by the Authority at its June 6, 2018 meeting and pursuant to HRS §§ 206E-195 and 206E-196, staff issued Kalaeloa Assessment notices to non-federal land users for Fiscal Year 2018-2019 on June 29, 2018. During the month of December 2018, HCDA received an assessment payment from Henkels and McCoy. Staff sent communications to the remaining past due accounts.

Landowner	Number of Acres	Proportionate Share	Assessment	Payment Status	Amount
City Board of Water Supply	20.029	1.63%	\$ 4,897.13		
Eagle River Investors Hawaii LLC	10.000	1%	\$ 2,445.02	PAID IN FULL August 3, 2018	\$ 2,445.02
Henkels and McCoy	2.039	0.17%	\$ 498.54	PAID IN FULL December 3, 2018	\$ 498.54
Hunt Communities Hawaii LLC	84.430	7%	\$ 20,643.28		
Kalaeloa Ventures LLC	424.830	35%	\$103,871.69		
Kalaeloa Water Company	3.661	0.30%	\$ 895.12	PAID IN FULL Aug 6, 2018	\$ 895.12
RP Kalaeloa Landowner LLC	77.926	6.35%	\$ 19,053.04	PAID IN FULL July 30, 2018	\$ 19,053.04
Seventh Day Adventist	1.208	0.10%	\$ 295.36	PAID IN FULL October 29, 2018	\$ 295.36
State Department of Education	14.458	1.18%	\$ 3,535.01	PAID IN FULL July 30, 2018	\$ 3,535.01
State Department of Hawaiian Home Lands	545.285	44.44%	\$133,323.15	PAID IN FULL Aug 20, 2018	\$ 133,323.15
State Hawaii Homeless Programs Office	13.549	1.10%	\$ 3,312.75	PAID IN FULL October 1, 2018	\$ 3,312.75
University of Hawaii - HCC	4.520	0.37%	\$ 1,105.15	PAID IN FULL July 30, 2018	\$ 1,105.15
Wakea Garden Apartments	25.050	2%	\$ 6,124.77		
TOTAL	1,226.985	100%	\$300,000.00		\$ 164,463.14

Land Conveyances

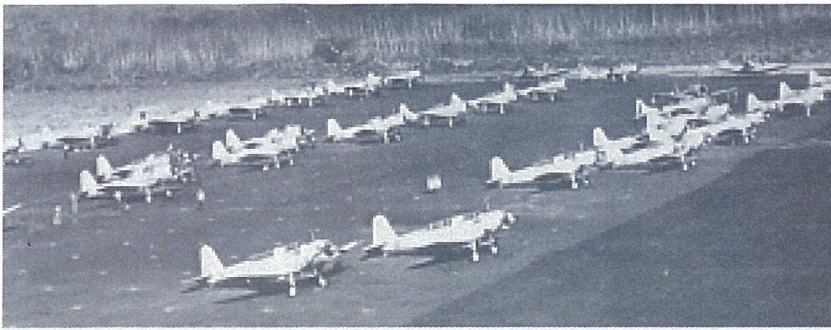
On December 20, 2018, HCDA staff held a teleconference with the U.S. Navy’s Base Realignment and Closure (BRAC) staff to discuss the status of the former Northern and Southern Trap and Skeet ranges and Ordy Pond. The BRAC reported that they continue to work with the U.S. Fish and Wildlife Service (USFWS) to finalize the Conservation and Management Plan (CMP) for the federally listed endangered species Ewa plains ‘akoko (*Camaesyce skottsberjii* var. *kalaeloa*). The BRAC plans to have discussions regarding CMP enforcement with the USFWS and the State of Hawaii, Department of the Attorney General staff that provides counsel to the HCDA and the Department of Land and Natural Resources.

Permits

In December 2018, the following are the approved permit applications that did not require HRS §206E-5.6 hearings and by rule, are subject to administrative approval:

Name of Applicant:	Project:	Action:
Advanced Enterprises LLC	KAL 18-023 – Conditional Use of Vacant Land Training Area for Temporary Class	11/28/2018
Kalaeloa Ventures LLC	KAL 18-024 – Rules Clearance Interior Alterations	12/4/2018
Kalaeloa Ventures LLC	KAL 18-025 – Rules Clearance Interior Alternations	12/4/2018

Attachments: Exhibit A



Preserving the Ewa Field Battlefield

DECEMBER 2018

Ewa Field Battlefield Preservation Planning

The U.S. Navy has long maintained control over approximately 1,055 acres of lands encompassing the military installations which once existed in the present-day Kalaheo area. Most of these lands have been conveyed or will soon be conveyed by the U.S. Navy to various public agencies and private interests; it. The U.S. Navy has been working to complete the identification of the historic facilities, sites, and landscapes prior to the transfer action, in accordance with a 2001 Programmatic Agreement.

Since development of the Programmatic Agreement, many individuals and organizations devoted themselves to compiling an historical account of the area once known as Ewa Field, and later as Marine Corps Air Station (MCAS), Ewa. This area has a rich and varied history, in large part as a military installation associated with the December 7, 1941 Japanese attack on Hawaii. Recognition of the association of the site with the battle, and the understanding of the background, context and the events before and after December 7, 1941, resulted in the listing of the Ewa Field Battlefield on the National Register of Historic Places in 2016. Although most of the buildings and structures associated with Ewa Field and MCAS, Ewa no longer exist, the area holds important historic resources which warrant consideration for preservation and protection.

Louis Berger U.S., Inc. (Louis Berger), in association with AHL, is preparing a Battlefield Preservation Plan to advance the planning process for the area comprising Ewa Field. The plan being prepared by the Louis Berger/AHL Team is intended to:

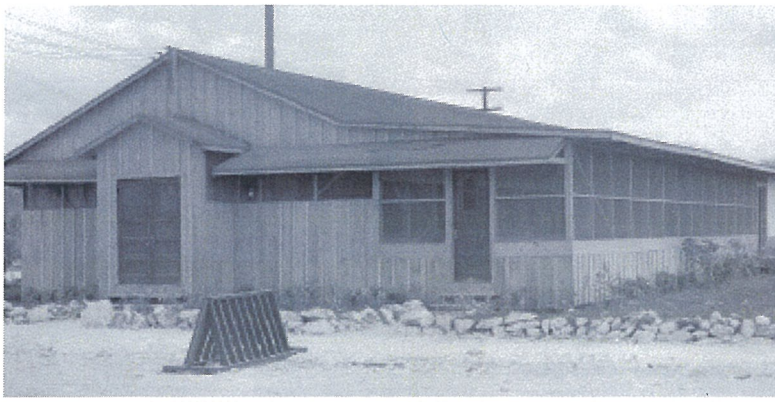
- Define an overall vision for preserving the battlefield and guide future preservation work.
- Provide guidance to battlefield advocates, local officials, landowners, and interested citizens about what needs to be done to protect the battlefield and its associated historic resources.
- Address overall, long-term management concept and objectives for the treatment of the Ewa Field Battlefield.
- Establish a strategy to guide preservation efforts and ensure the long-term protection of the battlefield.
- Develop strategies that balance land and resource protection, private landowner concerns, and public access and use.

Historic Context

Ewa Field was established first as Ewa Mooring Mast in 1925, a Navy air station dedicated to lighter-than-air dirigibles; however, no airships were ever moored there. In 1939, Ewa Mooring Mast transitioned into an emergency landing field and soon after became Ewa Mooring Mast Field, a temporary Marine Corps air field for training Marine aviators. At the time, Ewa Mooring Mast Field was attached to the larger Naval Air Station Barbers Point (NASBP). Over time, the airfield was expanded and barracks, mess hall, dispensary, armory, recreation building, and other support facilities were developed. On December 7, 1941, Japanese aircraft bombed and strafed Ewa Field just minutes before attacking Pearl Harbor, with the installation suffering casualties as well as the destruction of planes and buildings.

During World War II, Ewa Field became Marine Corps Air Station, Ewa (MCAS Ewa) and supported various Marine commands that were training for battle in outlying areas of the Pacific. Following the end of World War II, MCAS continued to operate as a training area and staging ground for demobilization and other Pacific-centered campaigns. MCAS Ewa was closed in 1949 and the property reverted to NASBP.

In the years that followed, most of the buildings and structures associated with MCAS Ewa were demolished, although NASBP retained use of several storehouses located in the northwest corner of the installation. A large portion of the former MCAS Ewa was converted into a golf course, while a cluster of aircraft revetments were adapted into horse stables, with both in use today. The northern part of the installation was redeveloped in support of various Cold War missions. In 1993, the Base Closure and Realignment Commission recommended NASBP for closure, and in 1999, the base was officially closed. In 2015, Ewa Field was determined eligible for the National Register of Historic Places as a military installation associated with the December 7, 1941, Japanese attack on Hawaii, and in 2016, Ewa Field was officially added to the National Register.



Next Steps

Over the coming weeks, the Louis Berger/AHL Team will be engaged in the following activities:

- Establishing an overall, long-term management concept and objectives for the treatment of the Ewa Field Battlefield.
- Establishing a strategy with prioritized actions to guide preservation efforts and ensure long-term protection of battlefield.
- Defining an overall vision for preserving battlefield and guide future preservation work.
- Providing guidance to battlefield advocates, local officials, landowners, and interested citizens about what needs to be done to protect battlefield and its associated historic resources.
- Continuing public engagement activities.

Upcoming Activities

The Louis Berger/AHL Team is moving forward with these activities in the months ahead:

Establish Ewa Battlefield website (Ewabattlefield.com); look to website for documents, announcements, and upcoming activities.

December 2018

Publish "Preserving the Ewa Field Battlefield" newsletter.

Continue engaging key stakeholders in Ewa Battlefield planning process.

Look to Ewa Battlefield website for documents, announcements, and upcoming activities.

January 2019

Publish Newsletter.

Continue engaging key stakeholders in Ewa Battlefield planning process.

Look to Ewa Battlefield website for documents, announcements, and upcoming activities.

February 2019

Publish Newsletter.

Continue engaging key stakeholders in Ewa Battlefield planning process.

Interested in Learning More?

For additional information visit Ewabattlefield.com or contact:

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