

Report of the Executive Director - Kakaako
November 6, 2019

I. Planning

Approved permit applications that did not require HRS § 206E-5.6 hearings

Name of Applicant:	Project:	Action:
Alan Thomas Budge	KAK 19-095 Interior Alterations	9/23/19
WBCK LP	KAK 19-096 New Metal Roof	9/23/19
Redico Management, Inc.	KAK 19-098 Interior Alterations	9/27/19
Bryan Spicer	KAK 19-099 Install Fence and Gate	9/30/19
Francis Park	KAK 19-100 Upgrade Electrical	10/8/19
Island Menu (Le Bistro)	KAK 19-101 Interior Demolition	10/9/19
JPB Engineering	KAK 19-102 Paint and Spall Repair for One Waterfront	10/14/19
Kaiser Permanente	KAK 19-103 Interior Alterations	10/14/19
Hawaii Sun Tea, Inc.	KAK 19-104 Interior Alterations	10/16/19

Transit-Oriented Development Overlay Plan and Rules

HCDA last took action on the draft overlay plan on March 18, 2016. As the city expects to bid out the next section of the rail transit system soon, it is prudent for HCDA to reach out to stakeholders and begin the process of adopting rules for Transit-Oriented Development in concert with good development ideals.

II. Asset/Land/Property Management

Parks

The HCDA and the City and County of Honolulu signed the documents to effectuate the Kakaako Makai Parks transfer on October 29, 2019. Effective November 1, 2019, the subject lands are under City ownership. The City Department of Parks and Recreation hired 24 new positions to manage the new park properties and closed Kakaako Waterfront Park for several months to make repairs.

Reserved Housing

In October 2019, two subordination of equity sharing payment agreements were executed. Four other requests for subordination due to refinancing were received.

In October 2019, no requests to sell a reserved housing unit during its regulated term were received.

In October 2019, one Release of Unilateral Agreement was executed.

In October 2019, there were 35 inquiries relating to Reserved Housing Rules and Regulations.

Right of Entry Agreements

There were 15 active Right of Entry agreements through October 2019. See Exhibit A.

Attachments

Exhibit A: List of Right of Entry Agreements

EXHIBIT A
HCDA Right of Entry List

	PROJECT/PARTIES	ROE #	SITE	START DATE	TERMINATION DATE	COMMENTS	FEE
1	C&C Honolulu Emergency Services Ocean Safety and Lifeguards	15-15	NOAA Lot/ Harbormaster Office	2/9/2016	2/8/2047	For Kewalo Basin lifeguard station	None
2	Howard Hughes Corp.	24-19	NOAA Lot/ Harbormaster Office	9/1/2019	8/31/2020	Harbor Master's office for harbor management	None
3	UH JABSOM	13-18	Lot C	9/1/2018	8/31/2023	325 parking stalls	\$32,500/ month
4	UH/ JABSOM	14-19	KWP Parking Lot	5/1/2019	4/30/2024	50 stalls at KWP parking lot	\$5,000/ month
5	UH/ JABSOM	3-19	Ohe St. Parking Lot	5/1/2019	4/30/2024	45-stalls	\$4,500/ month
6	Kupu	1-19	NOAA Lot (portion)	10/1/2019	9/30/2020	Supplemental parking and storage	\$1,232.50/ month
7	Ocean Investments	6-19	Look Lab yard	5/1/2019	4/30/2020	Portion of Look Lab lot for employee parking and storage	\$4,500/ month offset cost
8	Point Panic Productions	12-19	Look Lab	5/9/2019	5/8/2020	Magnum PI storage and baseyard	None, lessee will provide security for lot and in-kind site improvements
9	Point Panic Productions	18-19	Wastewater Lot	7/6/2019	7/5/2020	Parking, storage	None, lessee will provide security for lot and in-kind site improvements

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HCDA Right of Entry List

	PROJECT/PARTIES	ROE #	SITE	START DATE	TERMINATION DATE	COMMENTS	FEE
10	Kupu	13-19	Kewalo DH Parking Lot	8/12/2019	8/11/2020	installing new water meter for Kewalo property	none
11	City and County of Honolulu	n/a	Kakaako Makai Parks, Non-Revenue Generating Makai Parcels, and Makai Roads	8/26/2019	10/24/2019	Enforce city park rules and ordinances	None
12	UH SOEST	20-19	Kakaako Waterfront Park	8/1/2019	7/31/2020	For wave study equipment and monitoring	\$250 monthly
13	HECO	21-19	Enterprise Ave. and Midway Rd.	10/1/2019	9/30/2020	For relocation of underground utilities	none
14	Kupu	22-19	NOAA Lot	11/9/2019	11/9/2019	one day event parking	\$200
15	Kupu	23-19	NOAA Lot	11/10/2019	11/10/2019	one day event parking	\$200