

Report of the Executive Director

KALAELOA

November 6, 2019

Planning and Development Activities

Enterprise and Franklin Delano Roosevelt Avenue Intersection Improvement Project

On October 4, 2019, Hawaii Community Development Authority (HCDA) staff met with the State of Hawaii Department of Transportation Highway Division (DOT) to discuss the Enterprise and Franklin Delano Roosevelt (FDR) Avenue Intersection Improvement Project. The DOT is proposing to install new traffic signal lights and other improvements that will meet City and County of Honolulu (C&C) standards. DOT plans to do solicitations by the end of the year. HCDA staff is working with DOT to establish a right-of-entry.

Kalaeloa Master Plan and Rules Update Permitted Interaction Group

The Kalaeloa Master Plan and Rules Update Permitted Interaction Group (Task Force) met on September 30, 2019. Invited guests included HCDA engineering, Austin, Tsutumi and Associates and the Department of Hawaiian Home Land staff to discuss the Kalaeloa roadways, right-of-way and potential changes.

The Task Force also met on October 15, 2019 to finalize the scope of work for a facilitators contract and the technical consultants contract. The Task Force anticipates inviting George Atta, former director of the C&C Department of Planning and Permitting to attend the next Task Force meeting on October 29, 2019.

Asset Management

Kalaeloa Heritage Park

The HCDA and Kalaeloa Heritage and Legacy Foundation (KHLF) are exercising the six-month extension option for Right of Entry Agreement (ROE) 7-19. This ROE for the 11.5 acre parcel containing the Kalaeloa Heritage Park would otherwise expire on November 17, 2019. KHLF and HCDA continue to negotiate a longer-term stewardship agreement for the parcel. KHLF's envisioned scope of work was provided in the October Executive Director Report. HCDA staff notes that the proposed scope of work is much broader than the existing ROE, and further discussion is warranted to "right size" the agreement and ensure feasibility.

Triangle 19-acre Parcel North of the Kalaeloa Heritage Park

On March 11, 2019, HK Management first submitted an unsolicited proposal to lease 19 acres of land north of the Kalaeloa Heritage Park. The 19-acre triangle parcel is Tax Map Key: 9-1-013: 068 and no address is assigned. The HCDA staff, three-member committee initially determined the proposal needed clarifying information. HK Management submitted new information and the committee met again on September 26, 2019. The committee has determined that, pursuant to HCDA's policy no. Lease-03 version 1.0, *Consideration of Unsolicited Proposals to Lease and/or Develop Property*, the new proposal meets the necessary criteria to deem it valid for consideration.

Infrastructure

Enterprise Energy Corridor Project

The HCDA issued the notice to proceed for the second phase of the Enterprise Energy Corridor Project to Paul's Electric in September 2019. Paul's Electric completed the installation six manholes to include Hawaiian Electric Company (HECO), Hawaiian Telecom (HTCO) and other communications related equipment between Langley and Cord Roads. The excavation for the duct work has begun. Currently, construction work and signage are erected on Enterprise Avenue between Saratoga Avenue and Yorktown.



Paul's Electric completes manhole installation fronting the Hawaii Army National Guard on Enterprise Avenue.



Paul's Electric begins duct work between Langley and Cord roads

Projects

Aloha Solar Fund II

On October 9, 2019 Aloha Solar Fund II (ASEF) staff reported and HCDA staff confirmed on October 16, 2019, ASEF replaced the temporary fencing with the black vinyl coated perimeter fencing as described in the development permit. The fencing posts will be painted to match the black vinyl coated fencing. The orange temporary construction fencing around the cultural resources have been installed. The section of fencing along Tripoli Road (Dirt Road) abutting the cultural preservation area is being installed to meet State Historic Preservation Division specifications. ASEF staff anticipates mechanical testing of the project will commence the week of November 6, 2019.

Attachments

Exhibit A – Kalaeloa Heritage and Legacy Foundation Report and Inventory

