

Report of the Executive Director - Kakaako

February 03, 2021

I. Planning

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

Name of Applicant:	Project:	Action:
Victoria Ward Limited	KAK 20-091 Interior alterations: add storage units, fire protection & electrical modification	1/11/21
Pohulani Elderly LLC	KAK 21-003 Exterior Renovations	1/11/21

II. Asset/Land/Property Management

Kauhale Kakaako Parking Garage

Renovations to the exterior of the parking garage by Stanford Carr Development are continuing. Renovations include repainting and waterproofing the garage's exterior and installing new rain gutters and railings.

Queen Street Sidewalk Repair

The HCDA's selected contractor, Quality General, Inc. is in the process of scheduling the repair of the damaged sidewalks along the Queen Street extension near Kolowalu Park. The board approved the expenditure of up to \$35,000 for such repairs in November 2020. Quality General, Inc. is awaiting a building permit from the City and County of Honolulu, then will begin the repairs.

Reserved Housing

In January 2021, 13 subordination of equity sharing payment agreements were executed to allow reserved housing unit owners to refinance their mortgages. Thirteen other requests for subordination were received.

In January 2021, there was one request to sell a reserved housing unit during its regulated term.

In January 2021, one Release of Unilateral Agreement was executed. Two other requests for Unilateral Release were received.

In January 2021, there were 79 inquiries relating to Reserved Housing Rules and Regulations. Most of these inquiries were related to the upcoming Reserved Housing Rule Amendments, as owners were concerned whether the amendment would require them to pay off their shared equity immediately. HCDA staff explained that the amendment would not force an immediate payment of shared equity, rather it would give them the option to prepay the shared equity or a portion thereof if they so desired.

Right of Entry Agreements

There were nine active Right of Entry (ROE) agreements through January 2021. 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	Bike Share Hawaii	7-17	Kolowalu Park	6/9/2017	5/31/2021	Biki station	none
3	UH JABSOM	13-18	Lot C	9/1/2018	8/31/2023	325 parking stalls	\$32,500/ month
4	KHLF	7-19	Kalaeloa Parcel 13073D	5/18/2019	11/17/2021	For maintenance of Heritage Park	none
5	Howard Hughes Corp.	24-19	NOAA Lot/ Harbormaster Office	9/1/2019	8/31/2021	Harbor Master's office for harbor management	None
6	Kupu	1-19	NOAA Lot (portion)	10/1/2019	9/30/2022	Supplemental parking and storage	\$1,232.50/ month
7	Howard Hughes Corp.	4-20	Kewalo Basin Makai Landing Site	3/1/2020	2/28/2021	For due diligence for Ala Moana pedestrian bridge with DOT	none
8	Honolulu Board of Water Supply	6-20	Portion of Queen Street sidewalk	6/1/2020	5/31/2021	For fire hydrant maintenance	none
9	Reuse Hawaii	7-20	Portion of Forrest Driveway	6/1/2020	2/28/2021	For temporary storage container	\$564.30/ month