

To: Hawai'i Community Development Authority (HCDA)
From: Allan Solonsky, 1000 Auahi Street, Unit 2204, Honolulu, HI 96814
Date: February 9, 2026
Re: Objection to the proposed amendment for the Mahana Ward Village Project (Approved Permit KAK 23-027 -Proposed Amendment KAK 25-045) and petition to intervene

My name is Allan Solonsky. I live in the Kaka'ako-Ward neighborhood and along with my neighbors, will be negatively impacted by Victoria Ward, Limited's proposed amendment to Permit KAK 23-027. The proposed amendment is KAK 25-045. I petition to intervene in this proceeding by submitting 30 copies of this written motion to HCDA and serving a copy to the Applicant.

My objection is based upon four subject areas described in this letter. They include 1) the proposed amendment's violation of the guiding principles of the Mauka Area Rules (MAR 2024), 2) breach of specific MAR regulations created to protect my neighborhood, 3) recognition of current neighborhood problems and 4) an explanation why the permit amendment does not meet approval standards and, if approved, will make current neighborhood problems worse.

I believe that HCDA should reject permit amendment (KAK 25-045) unless the amendment is revised to meet the Mauka Area Rules and/or ameliorate its negative impacts. The amendment as currently proposed will allow the project to exceed Mauka Area Rules and negatively impact my neighborhood.

1) Mauka Area Rules – Guiding Principles

Mauka Area Rules (MAR 2024) were developed by the Kaka'ako Community Development District to guide and protect characteristics of seven neighborhoods. The Mauka Area Rules provide guidelines and regulations established to protect and preserve public health, safety and general welfare as well as protect places and areas of historical, cultural, architectural or environmental importance.

The Mauka Area Rules stipulate that "No building permit shall be issued for any project within the mauka area unless it conforms to the provisions of the mauka area plan."

According to section 15-217-90 of the Mauka Rules, after final approval of a permit, only minor amendments are allowed. Minor adjustments do not include a material increase in the number of dwelling units or building height

2) Some Mauka Area Regulations to Protect Neighborhoods

- 1 (A) Pedestrian oriented development,
- 1(D) Interconnected thoroughfares are designed to disperse traffic,
- 1 (F) Housing is distributed to promote live work opportunities,
- 1(K) Creation of parks, squares, plazas and playgrounds in neighborhoods,
- 1(G) Appropriate building densities and land uses are provided near transit stops,
- 3(A) Buildings and landscaping contribute to the physical definition of public walkways, sidewalks, and thoroughfares as civic places,
- 3(B) Development prioritizes the pedestrian and spatial form of public areas, and
- 3(C) The design of streets and buildings reinforce safe and accessible environments.

3) Neighborhood and community problems and challenges

The Kaka'ako/Ward community is negatively impacted by numerous ongoing, long-term construction impacts. The HCDA recently identified that infrastructure deficiencies were also present by lacking public facilities and features (Section 15-217-57, Hawaii Administrative Rules). Due to these conditions, HCDA has imposed development limitations within portions of the Kaka'ako-Ward neighborhood.

RECEIVED
2026 FEB 10 AM 11:13
HAWAIIAN COMMUNITY
DEVELOPMENT
AUTHORITY

Some current and ongoing neighborhood problems include:

- 1) Construction noise from numerous, long-term projects,
- 2) Long-term road and traffic congestion from trucks, backhoes and other construction machinery,
- 3) Frequent lane closures, detours and delays,
- 4) Poor road and temporary sidewalk quality,
- 5) Areas of pooling water in pedestrian walkways and roadways (especially Queen Street),
- 6) Limited sidewalk availability, limited crosswalks and limited safe public walkways, and
- 7) Many streets and properties are blocked to traffic and pedestrian access.

4) Reasons why approval of the amendment to KAK-25-045 will negatively impact the Kaka'ako-Ward Neighborhood and should not be approved without additional mitigation

- 1) The proposed amendment will increase the number of apartments by 111 units. This is an increase in density by nearly one-third (33%). This will increase the number of cars owned by new residents living in the building, potentially by 171 (proposed increase in stalls going from 503 to 674). Traffic will increase in local neighborhoods when the MAR (1A) prioritizes pedestrian orientation. Increased building density will require more freshwater, create more sewer and garbage and cause other impacts to local neighborhoods when resources are already limited.
- 2) The amendment will increase the length of construction related impacts in the neighborhood, especially when pedestrian amenities and access (sidewalks and pedestrian walkways) are scarce and of poor quality. A larger building and a longer construction schedule will increase road closures, reduce pedestrian access to neighborhood areas and create longer distances for pedestrians to walk around the project.
- 3) The Project, Mahana Ward Village, will be constructed at the corner of Ward Avenue and Haleauwila Street. Both streets are busy. Construction at this intersection will impact traffic and pedestrian access and flow. The west (Ewa) side of Ward Avenue is a busy pedestrian thoroughfare. Restrictions to access along Ward Avenue and Haleauwila will cause delays for both pedestrians and vehicles. An extended construction schedule for a larger building will result in a longer disruption to the neighborhood.
- 4) The neighborhood will be busier, with over 100 additional families accessing shoreline and beach resources that are not being improved or modified for a larger number of visitors. Increased use of shoreline areas can impact habitat necessary for marine life and reduce the quality for visitors.
- 5) The applicant, Victoria Ward, Limited is requesting modification in the height of the parking and mixed-use platform. This design change increases building coverage and reduces views of the natural environment and decreases the aesthetic quality to local neighborhoods.

Summary

According to section 15-217-90 of the Mauka Rules, after final approval of a permit, only minor amendments are allowed. Minor adjustments do not include a material increase in the number of dwelling units or building height. Therefore, the proposed amendment should not be approved without modification or additional mitigation provided to the local Kaka'ako/Ward neighborhood area.

References:

2024. Mauka Area Rules. Amendments to Hawai'i Administrative Rules, Title 15, Chapter 217. Final (Standard Version) February 2024. Hawaii Community Development Authority.

**On February 9, 2026 a copy of this letter was mailed to Victoria Ward, Limited at 1240 Ala Moana Blvd, Ste 200, Honolulu, Hi 96814*

FW: Public Testimony Website Submission {Project Name:15}

From DBEDT HCDA Contact <dbedt.hcda.contact@hawaii.gov>

Date Thu 2/12/2026 3:21 PM

To Kalei, Ceylan K <ceylan.k.kalei@hawaii.gov>

Cc Mo, Laura LY <laura.ly.mo@hawaii.gov>; Tam, Ryan AM <ryan.am.tam@hawaii.gov>; Nakamoto, Craig K <craig.k.nakamoto@hawaii.gov>

Forwarding public testimony for Mahana.

-----Original Message-----

From: ChancelorKim <chancelork@gmail.com>

Sent: Monday, February 9, 2026 12:30 PM

To: DBEDT HCDA Contact <dbedt.hcda.contact@hawaii.gov>

Subject: Public Testimony Website Submission {Project Name:15}

Name

Chancelor Kim

Organization

Nori Bar

Address

1613 Nuuanu Ave A12

Honolulu, HI 96819

United States

Map It <[https://maps.google.com/maps?](https://maps.google.com/maps?q=1613+Nuuuanu+Ave+A12+Honolulu%2C+HI+96819+United+States)

[q=1613+Nuuuanu+Ave+A12+Honolulu%2C+HI+96819+United+States](https://maps.google.com/maps?q=1613+Nuuuanu+Ave+A12+Honolulu%2C+HI+96819+United+States)>

Phone

(808) 271-8898

Email

chancelork@gmail.com <<mailto:chancelork@gmail.com>>

Project Name

MAHANA WARD VILLAGE

Do you support or oppose?

Support

FW: Public Testimony Website Submission {Project Name:15}

From DBEDT HCDA Contact <dbedt.hcda.contact@hawaii.gov>

Date Mon 2/16/2026 11:43 AM

To Kalei, Ceylan K <ceylan.k.kalei@hawaii.gov>; Mo, Laura LY <laura.ly.mo@hawaii.gov>

Cc Tam, Ryan AM <ryan.am.tam@hawaii.gov>; Nakamoto, Craig K <craig.k.nakamoto@hawaii.gov>

From: Curtisharada <curtisharada@gmail.com>

Sent: Sunday, February 15, 2026 11:00 AM

To: DBEDT HCDA Contact <dbedt.hcda.contact@hawaii.gov>

Subject: Public Testimony Website Submission {Project Name:15}

Name

Curtis harada

Address

815 Queen St
Honolulu, HI 96813
United States
[Map It](#)

Phone

(808) 392-3107

Email

curtisharada@gmail.com

Project Name

KAK 25-045

Do you support or oppose?

Oppose

File Upload

- [KAK-045-signed.pdf](#)

Hawaii Community Development Association
547 Queen St
Honolulu, HI 96813

HCDA Board,

Thank you for the opportunity to provide my input into your decision making process.

I am against any modification of Permit KAK 23-045 for the following reasons:

History of defective and unsafe building construction. Over the years, Victoria Ward, Limited has built several condominiums and has requested significant modifications of their permits. Several of the condominiums have significant **construction defects** some of which are under litigation. Before allowing any modifications to Permit KAK 23-045 I believe that a study of the construction defects should be undertaken by independent governmental authorities. Those studies should include the inspection and permitting process which has allowed units to be completed and occupied. It is important to me that the integrity of the developers be evaluated. Developers should be required to correct deficiencies that can result in catastrophic losses to current and future occupants of building they have constructed. The authorities should require Victoria Ward, Limited to provide detailed lists of all claims and defects which have been asserted and those claims should be considered as part of their decision making processes.

Inadequate waste water Infrastructure. I commute into Kakaako six days a week. During my commute, in the morning and evening, I am often overwhelmed by the odor of sewage. I believe the cause of the odor is due to overtaxing the waste water system at certain times of the day. I believe that the infrastructure should be reevaluated for its adequacy and the infrastructure should be improved so that the odor is eliminated. In no way do I believe that adding more units in the future will do anything but worsen the situation. If anyone believes that adding more units is irrelevant to this issue, I would like to understand how that conclusion was reached.

Inadequate surface street capacity. We own and operate a business on the 800 block of Queen Street. With the development in the Kakaako area, Queen Street traffic flow has been negatively impacted. Often times, Queen Street from Ward Avenue to Cooke Street is filled with vehicles and the traffic negatively impacts access to our business. During these times it is difficult to make left turns onto Ward Avenue and Cooke Street due to lack of a left turn signal and often only one car can turn during each signal cycle after the signal turns yellow. To me it is clear that constructing the 340 unit building will further exacerbate the traffic flow. The impact of increasing the density, under KAK-045, by an additional 111 is unacceptable.

Negative Impact on existing photovoltaic systems. The construction has the potential to further negatively impact existing photovoltaic systems. Some of the small business owners have invested heavily in photovoltaic systems and will be negatively impacted by the requested modification of Permit KAK 23-045. The authorities should evaluate the impact and consider the cost implication to the small family owned businesses that are struggling to survive on Queen Street and in the surrounding area. If those struggling small businesses are of no concern to the authorities, the authorities should clearly state their views so the business can take those views into consideration in their future decision making processes.

A handwritten signature in black ink that reads "Curtis y Harada". The signature is written in a cursive, flowing style.

Curtis Harada
Vice President

February 15, 2026



Commercial Real Estate Division

RECEIVED
2026 FEB 23 PM 1:32
HAWAII COMMUNITY
DEVELOPMENT
AUTHORITY

February 18, 2026

Sterling Higa, Chair
Hawaii Community Development Authority
547 Queen Street
Honolulu, Hawaii 96813

RE: KAK 25-045 Mahana Ward Village
March 4th & 5th, 2026 Presentation & Modification Hearing

Aloha Chair Higa and Members of the Authority:

Thank you for the opportunity to submit testimony in support of Victoria Ward Ltd.'s amended development permit application. Mahana Ward Village will provide much-needed market housing within Honolulu's urban core. The project site located at the intersection of Ward Avenue and the new Halekauwila Extension is ideally situated for residential and commercial use and will help further connect and integrate Ward Village with the greater Kaka'ako community.

Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating sustained employment opportunities that will benefit the local economy and support Hawai'i businesses. The project is designed by the award-winning team of Solomon Cordwell Buenz, Tihany Design, and VITA Planning & Landscape Architecture, ensuring a high-quality built environment that aligns with the community's vision.

Economically, Mahana Ward Village is projected to generate nearly \$670 million in total economic impact, add more than \$225 million in workers' earnings, and contribute approximately \$40 million in state tax revenue. At a time when Hawai'i is seeking pathways to a more sustainable and resilient future, thoughtful planning and quality design play a critical role in strengthening our communities.

This project will help support the next generation's financial and economic needs, and I offer my strong support for this development plan. Mahalo for your time and favorable consideration.

Sincerely,

First Hawaiian Bank

George Leong
Senior Vice President and Division Manager
Commercial Real Estate Division



HAWAII LABORERS-EMPLOYERS COOPERATION AND EDUCATION TRUST

650 Iwilei Road, Suite 285 · Honolulu, HI 96817 · Phone: 808-845-3238 · Fax: 808-845-8300

March 4, 2026

To: **The Hawaii Community Development Authority (HCDA)**

547 Queen Street, Second Floor
Honolulu, HI 96813

Re: **Testimony in Strong Support of Mahana Ward Village (KAK 25-045) Amended Permit**

For HCDA Public Hearing on Wed., March 4, 2026 at 9:00 am (Presentation Hearing)

Aloha Chair Higa, Vice Chair Ishii, HCDA Board Members, Director Nakamoto and HCDA Staff,

The **Hawaii Laborers & Employers Cooperation and Education Trust** (Hawaii LECET) is a labor-plus-management partnership established in 1993 between the 5,000 statewide members of the Hawaii Laborers Union and over 250 construction companies from the *General Contractors Association* and the *Building Industry Association*. The Laborers International is the largest construction trade union in North America, and Hawaii LECET is part of a network of 38 labor-management LECET Funds across the country.

The amended Mahana Ward Village project aligns perfectly with Kaka'ako vision of creating a vibrant, walkable, and connected urban neighborhood. The requested modification to allow for a slightly taller podium by 2 ½ feet directly enables the addition of 111 new homes. This increase in new homes within the urban core is crucial to addressing Honolulu's diverse housing needs, from studios to three-bedroom units, and caters to a wide range of local residents.

The design of Mahana emphasizes pedestrian-friendly streetscapes, an outdoor transit plaza, and additional linear feet of activated retail and commercial frontage along the new Halekauwila Extension. The small podium height modification allows for a design that is essential to creating a ground-level open space and community activation, which will enhance the pedestrian experience and integrate seamlessly with the adjacent Victoria Ward Park, as well as accommodate a needed County regional wastewater easement on the property.

Mahana Ward Village will have a substantial positive economic impact on the State and City and County of Honolulu. The construction phase will contribute over \$670 million in economic impact, sustain 900 jobs yearly during the three-year duration, and generate an estimated \$121 million in real property tax over 30 years.

In summary, the amended Mahana Ward Village project is a thoughtful development that balances urban living with community needs and sustainable design. Mahana will provide needed housing, create living-wage local jobs, activate public spaces, and contribute to the continued positive transformation of the Kaka'ako community.

Hawaii LECET respectfully urges the Authority to provide a favorable review and approval of the applicant's amended planned development permit application for the Mahana Ward Village Project.

Mahalo for the opportunity to offer our testimony.

Mahalo,

**Hawaii Laborers & Employers
Cooperation and Education Trust**

From: [DBEDT HCDA Contact](#)
To: [Mo, Laura LY](#); [Kalei, Ceylan K](#)
Cc: [Tam, Ryan AM](#)
Subject: FW: Public Testimony Website Submission {Project Name:15}
Date: Friday, February 27, 2026 9:46:03 AM

Forwarding the written testimony for Mahana, please see below. Thank you.

Tommilyn K. Soares
Secretary to the Executive Director
Hawaii Community Development Authority
547 Queen Street
Honolulu, Hawaii 96813
(808) 594-0300 phone | (808) 587-0299 fax
dbedt.hcda.contact@hawaii.gov | www.dbedt.hawaii.gov/hcda

From: LisaOkunami <lisaokunami@gmail.com>
Sent: Thursday, February 26, 2026 8:14 PM
To: DBEDT HCDA Contact <dbedt.hcda.contact@hawaii.gov>
Subject: Public Testimony Website Submission {Project Name:15}

Name
Lisa Okunami
Organization
www.furangelfoundation.org
Address
987 Queen St Apt 2707 Honolulu, HI 96814 United States Map It
Phone
(808) 295-6946
Email
lisaokunami@gmail.com
Project Name
Mahana Ward Village
Do you support or oppose?
Oppose
Comment
Opposing all proposals under KAK 25-045. Keep project details as approved in KAK 23-027 as such.

RECEIVED
FEB 27 2026

Testimony by Javison Caires

Hawaii Community Development Authority
By:

March 5, 2026

The Hawaii Community Development Authority
547 Queen Street
Honolulu, Hawaii 96813

Testimony in Support of the Amended Planned Development Permit for the Mahana Ward Village Project

Dear Chair and Members of the Authority:

My name is Javison Caires and I am proudly submitting testimony in support of the Mahana project and today's amendment. I am a proud unit owner of 'A'ali'i and enjoy the evolving community since moving into the neighborhood.

Living and working in and along the urban core, I have had the opportunity to grow my business providing HVAC maintenance service to my neighbors and area residents. It is through my involvement and engagement with fellow neighbors that encouraged me to serve on the association's Board of Directors to positively shape and be a voice for my fellow condominium owners.

More than that, I am delighted at the continued evolution of the community and what the future has in store by providing more housing options, restaurants, and shops. The amendment will add more than 100 new homes. The homes in the urban core is crucial to addressing Honolulu's diverse housing needs and caters to a wide range of residents.

I ask for your favorable consideration in approving this project and the modification.

Mahalo,



Javison Caires
President
JPM Air Conditioning LLC
'A'ali'i Owner



RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

February 10, 2026

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 - Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

As a long-time small-business partner of Ward Village, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka'ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village offers important opportunities for independent, creative professionals like me. Mahana Ward Village will be another tremendous addition to Ward Village and will create more business opportunities at a time when our state economy really needs them.

I respectfully ask that you approve this project. Ward Village continues to evolve into a vibrant and exciting part of Kaka'ako, and your support will ensure we continue to have new business opportunities and foster smart, sustainable growth in Honolulu.

Sincerely,

Andy Landgraf
360 Productions LLC
Owner

March 4, 2026

Hawai'i Community Development Authority
547 Queen Street
Honolulu, HI 96813



TESTIMONY IN SUPPORT

Hawai'i Community Development Authority (HCDA)
Amended Development Permit Application – KAK 25-045
Project: Mahana Ward Village

Aloha Chair Higa and Members of the Authority:

I'm William F. Anonsen, a resident of Ward Village for the past 8 years. We respectfully submit this testimony in support of the proposed Mahana Ward Village development and the requested permit modifications.

My wife and I continue to enjoy living in the neighborhood, which we proudly call home. We have seen firsthand how Ward Village's master-planned approach has created a thoughtful, walkable, and vibrant community that balances housing, open space, neighborhood retail, and pedestrian-friendly design. We feel it has become one of Honolulu's most livable urban neighborhoods and a model for responsible development.

The proposed project continues that success. Adding new residential homes near the planned rail station supports smart growth, increases housing supply in the urban core, and reduces reliance on automobiles by placing residents within walking distance of transit, jobs, and services. This type of transit-oriented, mixed-use development is exactly what our island community needs to accommodate growth sustainably while strengthening neighborhood vitality in the urban core of Honolulu.

We also appreciate the inclusion of expanded recreational areas, open space, and ground-level commercial uses that contribute to an active streetscape and community life. From a resident's perspective, these elements make Ward Village feel complete, connected, and welcoming.

The requested height and podium adjustments appear modest, reasonable, and consistent with the district's overall planning framework. They allow the project to function efficiently while maintaining the high design standards that define Ward Village.

We view this development as a welcome addition that will further enhance the livability, resilience, and long-term success of our neighborhood. I respectfully encourage the Authority approve the amended permit application.

Mahalo for your consideration and for the continued stewardship of thoughtful development in Kaka'ako by the HCDA board and management team.

Respectfully,

William F. Anonsen

Ward Village Resident
Honolulu, Hawai'i



RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

February 25, 2026

Sterling Higa, Chair
Hawaii Community Development Authority
547 Queen Street
Honolulu, Hawaii 96813

RE: KAK 25-045 Mahana Ward Village
March 4th & 5th, 2026 Presentation & Modification Hearing

Aloha Chair Higa and Members of the Authority:

Thank you for the opportunity to submit testimony in support of Victoria Ward Ltd.'s amended development permit application. Mahana Ward Village will provide much-needed market housing in Honolulu's urban core. The proposed development site at the intersection of Ward Avenue and the new Halekauwila Extension is prime real estate for both residential and commercial uses and will further connect and integrate Ward Village with Kaka'ako.

Mahana Ward Village will provide 451 market homes, approximately 17,000 square feet of ground-floor retail and commercial space and create sustained future employment opportunities that will have a positive ripple effect throughout the economy and support local businesses.

The project is projected to generate nearly \$670 million in economic impact, add more than \$225 million in workers' earnings, and provide approximately \$40 million in state tax revenue. As we look for the best path forward for Hawai'i's future, thoughtful planning and design are key to our community's success.

The Mahana Ward Village project helps address the next generation's financial and economic needs, and I offer my strong support for this development plan. Mahalo for your time and favorable consideration.

Sincerely,

Guy Churchill
Senior Executive Vice President and
Chief Credit Officer
Bank of Hawaii



RECEIVED
FEB 27 2026

February 17, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Re: March 4 & 5, 2026 – Presentation & Modification Hearings

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

HomeAid Hawaii is pleased to submit this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited. As a non-profit with a mission to build deeply affordable housing to help people experiencing or at risk of homelessness build new lives through construction, community engagement, and education; we are grateful to be supported by Ward Village.

Mahana Ward Village will deliver approximately 451 new homes and about 13,000 square feet of ground-floor retail and commercial space and more street-lined trees and a transit plaza. The project is also projected to generate significant economic benefits, with more than \$670 million in economic impact, over \$225 million in workers' earnings, and approximately \$40 million in state tax revenues, helping to strengthen the long-term financial stability of Oahu.

Over the last 15 years, Ward Village has supported and continues to partner with community groups providing essential community services and donated over \$4 million in that time. Home Aid Hawaii has been fortunate to have our mission supported by Ward Village's partnership into our efforts. For these reasons, HomeAid Hawaii is pleased to support the Amended PDP Application for Mahana Ward Village. We ask for your favorable consideration.

Sincerely,

A handwritten signature in cursive script that reads "Kimo K. Carvalho".

Kimo K. Carvalho
HomeAid Hawaii

February 10, 2026

RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

As a long-time small-business partner of Ward Village, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka’ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village offers important opportunities for independent, creative professionals like me. Mahana Ward Village will be another tremendous addition to Ward Village and will create more business opportunities at a time when our state economy really needs them.

I respectfully ask that you approve this project. Ward Village continues to evolve into a vibrant and exciting part of Kaka’ako, and your support will ensure we continue to have new business opportunities and foster smart, sustainable growth in Honolulu.

Sincerely,



Andy Landgraf
360 Productions LLC
Owner

RECEIVED
FEB 27 2026

February 10, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

As the owner of a local event rental business that serves Ward Village, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka‘ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village’s streets, storefronts, and parks have become important gathering places for the community — from small business pop-ups and family celebrations to community events and outdoor markets. Mahana Ward Village will be another tremendous addition to Ward Village and will create more opportunities for local residents, families, and businesses to host events and gatherings that our community enjoys.

I respectfully ask that you approve this project. Ward Village continues to evolve into a vibrant and exciting part of Kaka‘ako, and your support will ensure we continue to have new retail spaces and activated public areas that support small businesses like ours and foster smart, sustainable growth in Honolulu.

Sincerely,



Kim Bieniasz
Ambient Rentals

RECEIVED
FEB 27 2026

February _17_, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

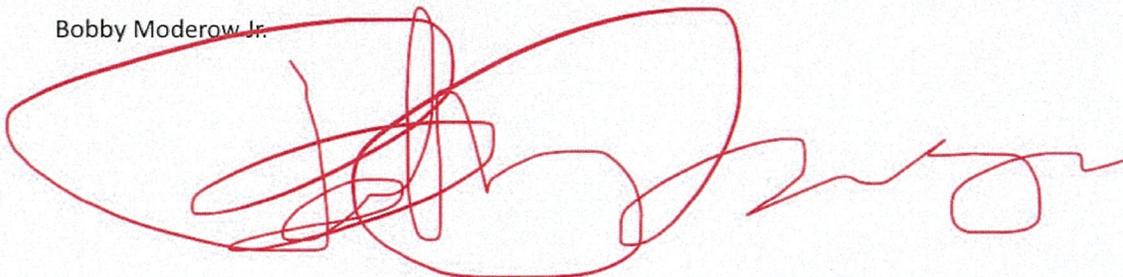
As a local musician who regularly performs in and around Ward Village, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka'ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village's plazas, parks, and streets have become vibrant gathering places where residents and visitors can enjoy live music, cultural events, and performances that showcase local talent. Mahana Ward Village will be another tremendous addition to Ward Village and will create more opportunities for musicians like me to share our music with the community.

Ward Village continues to evolve into a vibrant and exciting part of Kaka'ako, and your support will ensure we continue to have new venues, retail spaces, and activated public areas that support local artists and small businesses to gather.

Sincerely,

Bobby Moderow Jr.



February 10, 2026

RECEIVED
FEB 27 2026

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

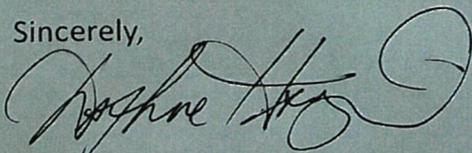
Members of the Hawaii Community Development Authority,

As the owner of a small local photography company based in Honolulu, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka'ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village's streets, storefronts, and parks have become an important backdrop for my work — from family portraits and engagement sessions to small business branding shoots. Mahana Ward Village will be another tremendous addition to Ward Village and will create more opportunities to serve residents, families, and local businesses at a time when our state economy really needs them.

I respectfully ask that you approve this project. Ward Village continues to evolve into a vibrant and exciting part of Kaka'ako, and your support will ensure we continue to have new retail spaces and activated public areas that support small businesses like mine and foster smart, sustainable growth in Honolulu.

Sincerely,



Daphne Hargrove

Daphne Hargrove Photography

RECEIVED
FEB 27 2026

February 11, 2026

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

As an independent creative and owner of a small business that partners with Ward Village on numerous South Shore Market and park community events, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka'ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village's streets, storefronts, and parks have become important gathering places for the community — from small business pop-ups and family celebrations to community events and outdoor markets. Mahana Ward Village will be another tremendous addition to Ward Village and will create more opportunities for local residents, families, and businesses to gather.

Please approve this project. Ward Village continues to evolve into a vibrant and exciting part of Kaka'ako, and your support will ensure we continue to have more community events that support local businesses.

Sincerely,



Ellisa Vendiola
EV Calligraphy

RECEIVED
FEB 27 2026

February 20, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearings

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

My name is Micah Furuyama and I am pleased to submit this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited. As a local landscape contractor with years of experience working in Hawai'i's urban neighborhoods and specifically in Ward Village, I recognize the importance of thoughtfully designed outdoor spaces, healthy tree canopy, and resilient landscapes that serve both residents and the broader community.

Mahana Ward Village will deliver approximately 451 new homes and about 13,000 square feet of ground-floor retail and commercial space and more street-lined trees and a transit plaza. The project is also projected to generate significant economic benefits, with more than \$670 million in economic impact, over \$225 million in workers' earnings, and approximately \$40 million in state tax revenues, helping to strengthen the long-term financial stability of Oahu.

From a landscape perspective, Mahana Ward Village represents the kind of high-quality, climate-appropriate urban development that Hawai'i needs. The project's design team has placed strong emphasis on creating shaded pedestrian routes, incorporating native flora where feasible, and using landscape to buffer, cool, and soften the built environment. These investments in the public realm will improve walkability, enhance the experience of residents and visitors, and contribute to better long-term environmental performance.

As landscape professionals, we see first-hand how these decisions translate into safer, more comfortable public environments, improved stormwater performance, and healthier, more livable neighborhoods for local families.

For these reasons, I'm pleased to support the Amended PDP Application for Mahana Ward Village.

Sincerely,



Micah Furuyama



PO Box 2300
Honolulu, HI 96804-2300

RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

February 23, 2026

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
547 Queen Street
Honolulu, Hawaii 96813

RE: KAK 25-045 Mahana Ward Village
March 4th & 5th, 2026 Presentation & Modification Hearing

Aloha Chair Higa and Members of the Authority:

Thank you for the opportunity to submit testimony in support of Victoria Ward Ltd.'s amended development permit application. Mahana Ward Village will provide much-needed market housing in Honolulu's urban core. The proposed development site at the intersection of Ward Avenue and the new Halekauwila Extension is prime real estate for both residential and commercial uses and will further connect and integrate Ward Village with Kaka'ako.

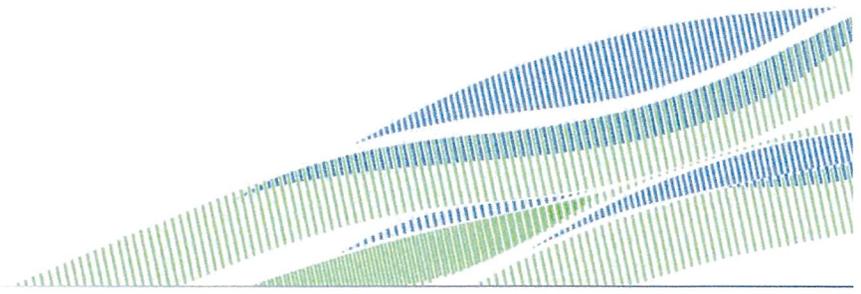
Mahana Ward Village will provide 451 market homes, approximately 17,000 square feet of ground-floor retail and commercial space and create sustained future employment opportunities that will have a positive ripple effect throughout the economy and support local businesses. Mahana Ward Village is designed by award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

The project is projected to generate nearly \$670 million in economic impact, add more than \$225 million in workers' earnings, and provide approximately \$40 million in state tax revenue. As we look for the best path forward for Hawai'i's future, thoughtful planning and design are key to our community's success.

Tony Mizuno, EVP
Commercial Markets
tmizuno@asbhawaii.com



Member FDIC





PO Box 2300
Honolulu, HI 96804-2300

The Mahana Ward Village project helps address the next generation's financial and economic needs, and I offer my strong support for this development plan. Mahalo for your time and careful consideration. If you have any questions or require anything additional from us, please do not hesitate to contact me.

Sincerely,

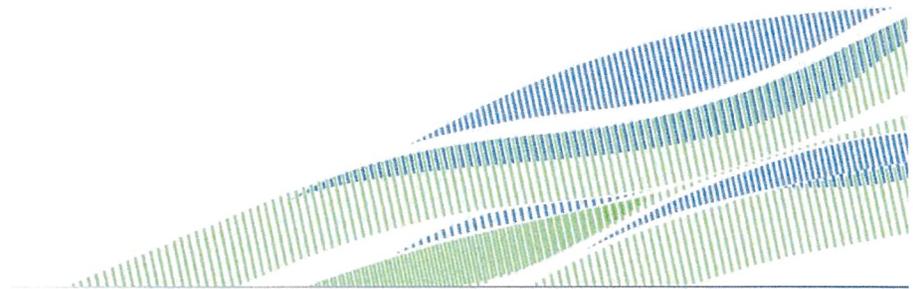
A handwritten signature in black ink, appearing to read "Tony Mizuno", with a stylized flourish at the end.

Tony Mizuno
Executive Vice President
American Savings Bank

Tony Mizuno, EVP
Commercial Markets
tmizuno@asbhawaii.com



Member FDIC



RECEIVED

FEB 27 2026

Hawaii Community Development Authority
By:

February 9, 2026

To: Mr. Sterling Higa, Chair
Hawaii Community Development Authority
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: Support Testimony for Mahana Ward Village from HONBLUE

Hawaii Community Development Authority,

As a locally owned Hawai'i business and proud business partner of Ward Village, HONBLUE is pleased to offer our strong support for **Mahana Ward Village**, the newest proposed mixed-use residential community in Kaka'ako.

We appreciate that this project will bring meaningful benefits to our community— including approximately **451 new homes** and **13,000 square feet of ground-floor retail and outdoor gathering spaces** that will further connect residents, visitors, and local businesses. Ward Village has shown a consistent commitment to walkability, transit accessibility, and green spaces, creating parks and public areas that make the neighborhood more vibrant and welcoming.

For companies like HONBLUE, Ward Village continues to create valuable opportunities for independent, creative, and service-focused local businesses. Mahana Ward Village will add to that momentum, bringing new residents and new activity that directly supports the small-business community. More residents and more events mean more chances for local companies to grow alongside the neighborhood.

For these reasons, I respectfully ask for your support in approving this project. Ward Village is evolving into one of Honolulu's most dynamic communities, and Mahana Ward Village is an important next step in ensuring that Kaka'ako remains a thriving, inclusive place for all.

Sincerely,



Henry Shi
HONBLUE

RECEIVED
FEB 27 2026

February 13, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

As the owner of a catering and F&B business that partners with Ward Village on community events, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka’ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village’s streets, storefronts, and parks have become important gathering places for the community — from small business pop-ups and family celebrations to community events and outdoor markets. Mahana Ward Village will be another tremendous addition to Ward Village and will create more opportunities for local residents, families, and businesses to host events and gatherings that our community enjoys.

I respectfully ask that you approve this project. Ward Village continues to evolve into a vibrant and exciting part of Kaka’ako, and your support will ensure we continue to have new retail spaces and activated public areas that support small businesses.

Sincerely,



Enrique Perez
Kalele Eats

RECEIVED
FEB 27 2026

February 27, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Tree Solutions Hawaii is pleased to submit this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited. As a local landscape arborist with deep experience working in Hawai'i's urban neighborhoods, we recognize the importance of thoughtfully designed outdoor spaces, healthy tree canopy, and resilient landscapes that serve both residents and the broader community.

Mahana Ward Village will deliver approximately 451 new homes and about 13,000 square feet of ground-floor retail and commercial space and more street-lined trees and a transit plaza. The project is also projected to generate significant economic benefits, with more than \$670 million in economic impact, over \$225 million in workers' earnings, and approximately \$40 million in state tax revenues, helping to strengthen the long-term financial stability of our islands.

From a landscape perspective, Mahana Ward Village represents the kind of high-quality, climate-appropriate urban development that Hawai'i needs. The project's design team has placed strong emphasis on creating shaded pedestrian routes, incorporating native flora where feasible, and using landscape to buffer, cool, and soften the built environment. These investments in the public realm will improve walkability, enhance the experience of residents and visitors, and contribute to better long-term environmental performance.

We also appreciate that Ward Village has consistently advanced a broader community vision—one that prioritizes parks, plazas, and green streets, and integrates sustainable practices into site design and construction. As landscape professionals, we see first-hand how these decisions translate into safer, more comfortable public environments, improved stormwater performance, and healthier, more livable neighborhoods for local families.

For these reasons, I'm proud to support the Amended PDP Application for Mahana Ward Village.

Sincerely,



Steve Nimz
Owner, Tree Solutions Hawaii



RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

Testimony in Support of Green Space at the Mahana Building

To: Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room 547 Queen Street 2nd Floor
Honolulu, HI 96813

From: Matthew Schirman, Co-Owner and CFO of Hui Kū Maoli Ola
Subject: Strengthening the Native Landscape Legacy at the Mahana Building

Introduction

On behalf of Hui Kū Maoli Ola, an organization dedicated to the propagation and restoration of Hawai'i's native plants, we are writing to express our strong support for integrating native Hawaiian flora within the green spaces of the Mahana building. Ward Village has already distinguished itself as a leader in urban design by weaving native species and cultural identity throughout its existing footprint, from Victoria Ward Park to its residential towers. The proposed green space for the Mahana building is the natural evolution of this vision.

There is a common misconception that going native requires an all-or-nothing approach. Our perspective is simple: any percentage of native plants is a victory. Whether it is 20% or 80%, every native species introduced serves as a functional building block for a healthier ecosystem. By utilizing species such as Alahe'e, 'Ulei, 'A'ali'i, 'Ohi'a or Pōhinahina, the Mahana building can capture the authentic feeling of Hawai'i within a high-density urban setting.

The integration of native flora at Mahana offers three critical benefits to the Ward Community:

a) Firstly, cultural identity is intrinsic to native species. It co-evolved with the environment and had a distinct impact on our people. Landscaping is often the first point of contact between a person and a place. Using species like Naupaka kahakai, Ahu'awa, or Kulu'i allows residents and visitors to interact with a distinct Hawaiian identity, rooting the urban experience in the history and culture of the Land.

e) Urban Honolulu often acts as a barrier to local wildlife. Each green space at Mahana acts as a steppingstone corridor for indigenous flora and fauna to travel and disperse; allowing for the species to spread out and repopulate historic ranges. Open green space in the urban environment creates a contiguous habitat that supports the survival of flora and fauna in the heart of the city.

i) Native species are both sustainable and resilient. Native plants are evolutionarily adapted to local microclimates and have proven their durability against coastal salt spray and urban heat islands. Once established, they require less water and fewer chemical fertilizers than exotic ornamentals, ensuring visual harmony across the Ward estate with low-impact maintenance.

For these reasons, we support and urge the developers and the board to prioritize functional native landscapes as much as possible into Ward Village. Having additional and larger green spaces only further the ability to reach our goal of establishing native species corridors. This project is a critical opportunity to double down on the cultural and ecological successes of Ward Village. Even a modest commitment to native species will contribute to a more vibrant, resilient, and authentically Hawaiian O'ahu.



Davies Pacific Center
841 Bishop Street, Suite 500
Honolulu, HI 96813
808.521.8408

swinerton.com

RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

February 3, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Swinerton is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

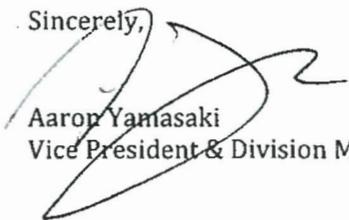
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,


Aaron Yamasaki
Vice President & Division Manager



First Hawaiian Bank.

Commercial Real Estate Division

RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

February 18, 2026

Sterling Higa, Chair
Hawaii Community Development Authority
547 Queen Street
Honolulu, Hawaii 96813

RE: KAK 25-045 Mahana Ward Village
March 4th & 5th, 2026 Presentation & Modification Hearing

Aloha Chair Higa and Members of the Authority:

Thank you for the opportunity to submit testimony in support of Victoria Ward Ltd.'s amended development permit application. Mahana Ward Village will provide much-needed market housing within Honolulu's urban core. The project site located at the intersection of Ward Avenue and the new Halekauwila Extension is ideally situated for residential and commercial use and will help further connect and integrate Ward Village with the greater Kaka'ako community.

Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating sustained employment opportunities that will benefit the local economy and support Hawai'i businesses. The project is designed by the award-winning team of Solomon Cordwell Buenz, Tihany Design, and VITA Planning & Landscape Architecture, ensuring a high-quality built environment that aligns with the community's vision.

Economically, Mahana Ward Village is projected to generate nearly \$670 million in total economic impact, add more than \$225 million in workers' earnings, and contribute approximately \$40 million in state tax revenue. At a time when Hawai'i is seeking pathways to a more sustainable and resilient future, thoughtful planning and quality design play a critical role in strengthening our communities.

This project will help support the next generation's financial and economic needs, and I offer my strong support for this development plan. Mahalo for your time and favorable consideration.

Sincerely,

First Hawaiian Bank

George Leong
Senior Vice President and Division Manager
Commercial Real Estate Division

RECEIVED
FEB 27 2026

February 12, 2026

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

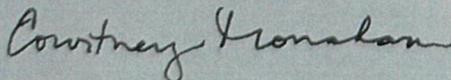
Members of the Hawaii Community Development Authority,

As the owner of a local floral business that serves Ward Village, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka'ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village's shops, restaurants, and parks have become special places where residents celebrate life's moments — from everyday bouquets and lei to weddings, anniversaries, and community events. Mahana Ward Village will be another tremendous addition to Ward Village and will create more opportunities for local florists like me to provide flowers for residents, families, and businesses.

I respectfully ask that you approve this project. Ward Village continues to evolve into a vibrant and exciting part of Kaka'ako, and your support will ensure we continue to have new retail spaces and activated public areas that support small businesses.

Sincerely,



Courtney Monahan
Paiko

RECEIVED
FEB 27 2026

February XX, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

BMK Construction is pleased to offer our support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

As a long-standing Hawai'i contractor, BMK Construction is proud to partner with Ward Village. They are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive. Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,

Igor Mogan
Managing Partner



February 06, 2026



Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
FEB 27 2026

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Hawaii Community Development Authority
By:

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Layton Construction Company, LLC. would like to express our support for the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village continues to deliver on its community vision and provide resources to revitalize Kaka'ako. Mahana Ward Village will provide 451 market homes, approximately 17,000 square feet of ground-floor retail and commercial space and generate sustained future employment opportunities that will have a positive ripple effect throughout the local economy, supporting both small businesses and the construction industry. Mahana Ward Village is designed by the award-winning architecture firm Solomon Cordwell Buenz, with interiors by Tihany Design and landscape by VITA Planning & Landscape Architecture.

When communities thrive, the demand for neighborhood services grows, creating a strong foundation for long-term growth and stability. As the community flourishes, the City & County of Honolulu and the State of Hawai'i benefit from a more stable economy, steady employment, and increased consumer spending and tax revenues. The Mahana Ward Village project will help meet the next generation's financial and economic needs, and we are pleased to offer our favorable support for this development plan.

The project is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

Ward Village is also a leader in environmental stewardship and continues to strengthen its green strategies and planning efforts for the benefit of current and future generations. These practices are thoughtfully incorporated into their land use planning to create high-quality communities where people can live, work, and thrive.

Thank you for the opportunity to provide this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,

A handwritten signature in blue ink, appearing to read "Zachary Taylor", is written over a horizontal line.

Zachary Taylor
Vice President
Layton Construction

RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:



landscaping

February 20, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Re: March 4 & 5, 2026 – Presentation & Modification Hearings

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Takano Nakamura Landscaping, Inc. is pleased to submit this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited. As a local landscape contractor with years of experience working in Hawaii's urban neighborhoods and specifically at Ward Village, we recognize the importance of thoughtfully designed outdoor spaces, healthy tree canopies, and beautiful landscapes that serve its residents, visitors and the broader community.

Mahana Ward Village is projected to deliver approximately 451 new homes and about 13,000 square feet of ground-floor retail commercial space, a transit plaza and tree lined streets. This project will also generate significant economic benefits to the local economy in workers' earnings, state tax revenues and future jobs that will strengthen the long-term financial stability for all industries involved and beyond.

From a landscape perspective, I appreciate the well thought out master plan that Howard Hughes has developed and Mahana Ward Village will be an important and valuable piece to the urban development. The project's design and landscaping have placed a strong emphasis on creating nice shaded pedestrian routes which allows for easy and safe connectability and walkability to the lower downtown Kakaako area while also using native plantings to buffer, cool, and soften its developed environment. These investments have created a beautiful environment for the area of Kakaako and the people of Honolulu to Work, Live and Play.

I see firsthand how these developments have created a more comfortable public environment with safer communities for a healthier more livable neighborhood for local families.

For these reasons, Takano Nakamura Landscaping is pleased to support the Amended PDP Application for Mahana Ward Village.

Sincerely,

A handwritten signature in black ink, appearing to read 'Kevin Fujikawa'.

Kevin Fujikawa

Takano Nakamura Landscaping, Inc.

RECEIVED
FEB 27 2026

February 11, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

As a local videographer and photographer who works regularly in and around Ward Village, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka’ako. I understand there will be many positive impacts associated with this project, including 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize working with local and small businesses.

Mahana Ward Village will be a positive addition to the neighborhood and will create more opportunities to serve residents, families, and Kaka’ako businesses at a time when small businesses need your support.

Ward Village’s streets, storefronts, and parks have become a unique backdrop for my work — from capturing family portraits and special occasions to creating visual stories for local businesses and community events. I respectfully ask that you approve this project and support independent, creative businesses.

Sincerely,



Shaun Goo



RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

February 4, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Dorvin D. Leis Co, Inc. is pleased to offer our support for the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue. As our community grows and prospers, the demand for neighborhood services increases and helps build a strong foundation for stability. The approval of Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support Ward Village's master planned community.

As a long-standing Hawai'i contractor, we are proud to continue to partner with Ward Village. They are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive. Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Stephen Leis
President



**International Union of Painters and Allied Trades
Glaziers Architectural Metal & Glassworkers Local Union 1889**

RECEIVED

FEB 27 2025

Hawaii Community Development Authority
By:

2240 Young Street Honolulu, Hawaii 96826

RE: Testimony in Support of the Amended Planned Development Permit for the Mahana Ward Village Project (KAK 25-045)
Submitted to the Hawaii Community Development Authority

Aloha Chair and Members,

My name is Dwayne Arelliano, and I serve as the Business Representative for Glaziers Local Union 1889, affiliated with District Council 50, representing over 2000 members and their families. I am writing in strong support of the amended planned development permit for the Mahana Ward Village project. I respectfully offer the following testimony in two parts.

PART 1 — SUPPORT FOR THE PROJECT, WORKFORCE BENEFITS, AND HOUSING NEED

From the perspective of the construction workforce, this project represents an important opportunity to create high-quality, family-sustaining union jobs for our members and residents. Large-scale developments such as Mahana provide stable employment across multiple skilled trades, including glazing, waterproofing, painting, flooring, drywall finishing, and related specialties. These are careers that support Hawaii families, provide healthcare and retirement security, and develop the next generation of skilled workers through registered apprenticeship programs.

I also want to emphasize a very real challenge we are currently facing. We are losing many of our skilled union members — and their families — to the mainland because there is not enough consistent construction work and because housing costs in Hawaii continue to rise beyond what working families can afford. When projects are delayed or do not move forward, our members are forced to relocate to find employment and more attainable living situations. Once they leave, many do not return. This results in a loss of local talent, loss of skilled workforce capacity, and disruption to families and communities here at home.

Projects like Mahana directly help address both of these issues. The construction work provides stable employment, and the creation of 451 new homes contributes to increasing housing supply in Honolulu's urban core. Increasing housing near transit, employment centers, and infrastructure is essential if we want working families — including construction workers — to remain in Hawaii. Development that produces both jobs and housing is critical to reversing the outmigration of our workforce.

The project's projected economic impact — including hundreds of millions in economic activity, substantial worker earnings, and sustained employment over multiple years — translates into real benefits for working people in our community. Nearly 900 jobs annually during peak

construction means hundreds of local families will have dependable income, and young workers will have opportunities to enter the trades and build long-term careers here in Hawaii rather than leaving the state.

PART 2 — SUPPORT FOR THE 77½-FOOT PODIUM MODIFICATION

I also support the requested modification allowing the podium height of 77½ feet. From a practical construction and design standpoint, this adjustment is reasonable and necessary to accommodate the additional homes while meeting parking requirements and addressing the existing wastewater infrastructure easement that impacts the site.

The requested increase of only 2½ feet beyond the standard 75-foot allowance is minimal, especially when weighed against the public benefits created by the additional housing units, economic activity, and workforce opportunities. Importantly, the modification remains consistent with the applicable planning framework and development agreements governing the area.

Allowing this flexibility demonstrates a balanced approach — maintaining regulatory intent while enabling projects that deliver housing, jobs, and long-term tax revenue for the community. From the standpoint of working men and women in the construction industry, approving this modification helps ensure the project can move forward efficiently and successfully.

CONCLUSION

For these reasons, on behalf of the skilled union workforce I represent, I respectfully urge the Authority to approve both the amended planned development permit and the requested podium height modification for the Mahana Ward Village project.

Mahalo for the opportunity to provide testimony and for your continued commitment to responsible development that benefits Hawaii's workers, families, and future generations.

Sincerely,



Dwayne Arelliano
Business Representative Glaziers Local Union 1889
IUPAT, District Council 50
2240 Young Street Honolulu, HI 96826
Phone (808) 554-1275

RECEIVED
FEB 27 2026

February 19, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

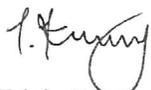
As current residents of Ulana Ward Village, we offer our support to the Mahana Ward Village. In addition to the convenience and lifestyle provided by Ward Village, I'm delighted at the continued evolution of the community, the addition of families, restaurants, shops and enhanced streetscapes.

These new 451 residences will allow for exciting additional public benefits and community amenities, including over 13,600 square feet of commercial ground floor shops and restaurants with outdoor seating along Halekauwila and Ward Avenue that will further connect the community.

We appreciate the Board's consideration to support additional homes in Kaka'ako so our city has more ownership opportunities and housing supply for other local residents and families. We have enjoyed our new home and we're really excited about the opening of the Mauka Park which features open seating pavilions, park-side restaurant seating, keiki play ground and public art.

Mahalo for your time and consideration in approving these projects which will make for an enhanced and continued positive transformation of my community.

Sincerely,



Tricia Kenney
Adam Kenney



RECEIVED
FEB 27 2026

February 17, 2026

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearing
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

Please accept my support Ward Village's plans for Mahana Ward Village. As a Ward Village resident and restaurant owner of a neighborhood restaurant, I have seen the positive change that has taken place and experience Ward Village's commitment and desire to put the community first as they enhance our community with more parks and open space.

I understand there will be many positive impacts associated with the project, including 451 new homes, an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces to further connect the master planned community and prioritize the pedestrian experience around transit and parks. As a small local business, the Ward Village I've experienced is vibrant and thriving, and I believe this project will positively enhance Kaka'ako.

The streetscapes – wide sidewalks, bike lanes, crosswalks and greenery – have created a much better experience for the community. Residents and visitors can explore the neighborhood with ease and visit our restaurant, and the connectivity enhancements within Ward Village and to the surrounding areas make walking, biking or driving to your destination enjoyable. I understand the neighborhood's connectivity will only improve with these additional homes.

I've experienced many concepts in my 30 years in the restaurant business, and I firmly believe Ward Village's master plan is bringing smart growth to Honolulu. Simply put, the Mahana Ward Village is good for the community, economy and local businesses. I ask that you please continue to support projects that benefit Hawai'i's residents.

Mahalo,


Russell Won
Owner of Ginza Sushi
Ward Village Resident

RECEIVED
FEB 27 2026

February 19, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 – Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearing
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

Dean & DeLuca is in strong support of Howard Hughes Communities' Mahana Ward Village proposed mixed-use residential residence. This project will bring many positive impacts including 451 new homes and families, an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces to further connect the master planned community and prioritize the pedestrian experience around transit and parks.

Dean & DeLuca is uniquely located at Victoria Ward Park, and very much support additional residents to the neighborhood to enjoy the many benefits of being in a master planned community. Ward Village poised in the heart of Honolulu, we knew we would be in a location that would let us serve our customers and their special occasions. We've also experienced the benefits of being in a thoughtful and well-designed community, where we have the added benefit of serving residents of the neighborhood, who appreciate the convenience of our delectable treats and drinks.

The Mahana Ward Village will be another tremendous addition to Kaka'ako. We humbly ask that you approve this project and support Kaka'ako businesses and our employees.

Mahalo,

Yohei Takahashi



2-14-2025

RECEIVED
FEB 27 2026

February 12, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearing
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

Please accept my strong support of Howard Hughes Communities' Mahana Ward Village proposed mixed-use residential residence. I understand there will be many positive impacts associated with the project, including nearly 451 new homes, an additional 13,000 square feet of ground-floor retail and outdoor seating areas to further connect the master planned community and prioritize the pedestrian experience around transit and parks. As a small local business, the Ward Village our company has experienced is vibrant and thriving, and I believe this project will positively enhance the community.

Ocean Taste has been a part of Ward Village for a couple of years now, and we have very much enjoyed being in a master planned community. It has continued to be a tremendous opportunity for our seafood business. With Ward Village poised in the heart of Honolulu, we knew we would be in a location that would let us serve our customers and their special occasions. We've also experienced the benefits of being in a thoughtful and well-designed community, where we have the added benefit of serving residents of the neighborhood, who appreciate the convenience of our services.

The Mahana Ward Village will be another tremendous addition to Kaka'ako. My company asks that you favorably approve this project and support small eateries like ours.

Sincerely,



Ocean Taste

RECEIVED
FEB 27 2026

Hawaii Community Development Authority
By:

February 24, 2026

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

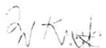
Members of the Hawaii Community Development Authority,

As the owner of a local catering company that serves Ward Village and the surrounding Kaka'ako community, I am pleased to offer my support for Mahana Ward Village, the newest proposed mixed-use residential community in Kaka'ako. I understand there will be many positive impacts associated with this project, including approximately 451 new homes and an additional 13,000 square feet of ground-floor retail and outdoor gathering spaces that will further connect the community. Ward Village has continued to prioritize the pedestrian experience around transit and green spaces with the addition of many new community parks.

Ward Village's streets, storefronts, and parks have become important gathering places for our community — from small business pop-ups and family celebrations to community events and outdoor markets. For a catering business like ours, these spaces create meaningful opportunities to serve residents and visitors, support local events, and contribute to the overall experience of Ward Village. Mahana Ward Village will be another tremendous addition and will create even more opportunities for local residents, families, and businesses to host the kinds of events and gatherings that strengthen our community.

I respectfully ask that you approve this project. Ward Village continues to evolve into a vibrant and exciting part of Kaka'ako, and your support will ensure we continue to have new retail spaces and activated public areas that support small businesses like ours to cater and celebrate special gatherings and events.

Sincerely,



Yim Kwok

Fig & Ginger

RECEIVED
FEB 27 2026

February 25, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

As a current resident of Ward Village, I offer my strong support to the Mahana Ward Village. In addition to the convenience and lifestyle provided by Ward Village, I'm delighted at the continued evolution of the community, the addition of families, restaurants, shops and enhanced streetscapes. I have lived in Kaka'ako for over two decades and continue to marvel at all the neighborhood improvements and open space.

Mahana Ward Village will offer 451 new residences as well as allow for more additional public benefits and community amenities, including over 13,600 square feet of commercial ground floor shops and restaurants with outdoor seating along Halekauwila and Ward Avenue that will further connect the community.

I appreciate the Board's consideration to support additional homes in Kaka'ako so our city has more ownership opportunities and housing supply for other residents and families. I have really enjoyed my new home and am very excited about the recent opening of the Victoria Ward Park which features open seating pavilions, park-side restaurant seating, keiki playground and public art.

Mahalo for your time and consideration in approving these projects which will make for an enhanced and continued positive transformation of my community.

Sincerely,



Susan Gibson

RECEIVED
FEB 27 2026

February 12, 2026

Hawaii Community Development Authority
By:

Mr. Sterling Higa, Chair
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Subject: KAK 25-045 Mahana Ward Village
March 4 & 5, 2026 – Presentation & Modification Hearings
SUPPORT TESTIMONY

Members of the Hawaii Community Development Authority,

Please accept my support for Ward Village's plans for Mahana Ward Village. As the owner of Nori Bar at Ward Village, a neighborhood boutique restaurant, I have seen the positive change that has taken place and experienced Ward Village's commitment to putting the community first as they enhance our neighborhood with more parks, open space, and community amenities.

I understand there will be many positive impacts associated with the project, including 451 new homes, approximately 13,000 square feet of ground-floor retail, and outdoor gathering spaces that will further connect the master planned community and prioritize the pedestrian experience around transit and parks. As a small local business, the Ward Village I've experienced is vibrant and thriving, and I believe this project will positively enhance Kaka'ako.

The streetscapes – wide sidewalks, bike lanes, crosswalks, and greenery – have created a much better experience for the community. Residents and visitors can explore the neighborhood with ease and visit our restaurant, and the connectivity enhancements within Ward Village and to the surrounding areas make walking, biking, or driving more enjoyable.

Simply put, Mahana Ward Village is good for the community, the economy, and local businesses. I respectfully ask that you continue to support projects that benefit Hawai'i's residents and approve this application.

Sincerely,



Nori Bar

From: [Phaedra Ledbetter](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] March 4 HCDA Testimony – Ward Village Dog Restrictions & Access
Date: Sunday, March 1, 2026 3:40:44 PM

Dear HCDA Board Members,

This testimony is submitted for consideration at the March 4 HCDA meeting.

I am a resident of Anaha writing to express serious concern regarding current dog restrictions and enforcement practices in Ward Village, particularly within Victoria Ward Park and surrounding areas.

Ward Village was explicitly marketed and represented as a walkable, integrated, and dog-friendly community—an important factor in our decision to purchase and live here. The current enforcement approach is inconsistent with those representations and materially impacts residents' ability to reasonably enjoy the neighborhood as intended.

Residents are now being issued “Notices to Depart and Forbid Entry,” imposing bans of up to 90 days from park areas. These notices cite HRS §708-814 (Criminal Trespass in the Second Degree). However, the statute is intended to address unlawful entry or refusal to leave after reasonable warning—not to broadly exclude residents engaged in ordinary, non-disruptive activities within areas that function as publicly accessible open space.

While these parks may be privately owned, they are integrated into HCDA's planned urban framework and are held out to the public as pedestrian corridors and community amenities. The use of trespass enforcement in this context raises concerns regarding overbreadth, proportionality, and the adequacy of notice.

Specifically:

- The issuance of a 90-day ban for routine conduct such as walking a leashed dog appears disproportionate to the underlying activity
- Rules regarding dog access are not consistently or conspicuously posted, raising questions as to whether “reasonable notice” under HRS §708-814 is being met
- Enforcement appears selective and inconsistent, which undermines fairness and predictability

Additionally, these actions directly impact safe pedestrian access. Pathways through Victoria Ward Park are commonly used to reach the Ala Moana overpass and surrounding public infrastructure. Restricting or conditioning access through these areas raises legitimate concerns regarding ingress, egress, and pedestrian safety within a dense urban environment.

At the same time, there are no clearly designated dog relief areas. The existing dog park is frequently closed due to mud and poor conditions, and when open, it is too small to safely accommodate the number of dogs using it, which can lead to overcrowding and increased aggression. As a result, it does not function as a reliable or appropriate solution for routine use.

Responsible dog owners should absolutely be expected to use their respective condominium dog relief or dog park areas prior to walks. However, dogs still need a reasonable, designated place to relieve themselves during walks that is not confined within small, enclosed park perimeters. Without such accommodations, routine pet activity is displaced onto sidewalks, planters, and building perimeters—exacerbating sanitation concerns rather than resolving them.

Taken together, the current approach risks misapplying a criminal statute in a quasi-public setting while failing to address the underlying operational issue.

I respectfully request that HCDA:

- Review the use of trespass notices for compliance with HRS §708-814, including whether adequate notice and proportional enforcement standards are being met
- Ensure continuous and safe pedestrian access through key corridors, including routes to the Ala Moana overpass
- Require clear, visible, and uniform signage regarding dog restrictions
- Establish designated dog relief areas to mitigate sanitation impacts

Kaka‘ako has been designed and promoted as a walkable, integrated, and pet-friendly community. Enforcement practices that restrict access, create legal ambiguity, and escalate routine activity into potential criminal exposure are not aligned with that vision.

I urge HCDA to provide oversight and policy clarity before these practices become further entrenched.

Thank you for your time and consideration.

Sincerely,

Phaedra Ledbetter

From: [Stephanie Guo](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 7:41:19 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because my family and I, along with many of our neighbors who own dogs, have responsibly utilized this space for many years now. A blanket prohibition only serves to unfairly punish residents who have helped this community thrive without addressing many of the other real issues plaguing in the area.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Stephanie
Anaha

Sent from my iPhone.

From: [TRAVIS PUNSALAN](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana hearing KAK 25-045 and for all of Ward Village
Date: Sunday, March 1, 2026 6:07:41 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

My Wife and I bought in ke kilohana in 2019

During covid that park was important to us for not only my dog but for us . We appreciated the fact we could go and hang out with our dog in the park. We purchased a unit here because it was dog friendly, that was a selling point for us and many others and now rules say that we can't take our dogs to ANY grass area is a bit of a slap in the face. Im pissed because of these rules we made new friends and now we call them family and we all walk our dogs together. Having these rules are crap!!! I pay ward dues!! My building has so much problems, that park is our get away for just a few hours to unwind each day. Reconsider this ban on dogs on any grass area in ward you know in your heart that's not right!! It's like saying here's a park for kids but saying your kid can't use it!!

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Travis Punsalan
Ke kilohana

From: [Kristen Tanji](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 6:08:32 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

I chose to live in Ward Village due to its known and widely advertised pet friendly community. I've been living in this community for over a year and it's been wonderful. However, now I cannot help but feel like a criminal in my own home with security personnel running after me and tracking my walks around the neighborhood. Several security personnel have told me they are watching me at all times. I've never done anything wrong, I simply have a pet. I am beginning to feel unwanted and discriminated against by the very people who are here to keep me safe.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Kristen Tanji

KEEP WARD VILLAGE PET FRIENDLY

Brian Goldstein
Ko'ula APT 2100
keepwardvillagepetfriendly@gmail.com

March 1, 2026

Hawai'i Community Development Authority
Sent via email: dbedt.hcda.contact@hawaii.gov

Re: KAK 25-045 – Mahana Ward Village (Amended Planned Development Permit)

Dear Chair Higa and Members of the Board:

I am a resident of Ward Village and submit this testimony regarding the Amended Planned Development Permit Application for Mahana (KAK 25-045).

I respectfully request that HCDA condition any approval of this amended permit on restoration of reasonable, on-leash public access for dogs within designated areas of Ward Village parks, specifically and including, Victoria Ward Park, excluding children's play areas.

I. Longstanding Representations of a Pet Friendly Community

For years, Howard Hughes and Ward Village consistently promoted Ward Village as a pet friendly, dog friendly, walkable community. Many purchasers, including myself, relied on those promises when deciding to buy homes here.

Ward Village's own website made those representations explicit. In a Ward Village blog post titled "For a Better You," dated January 2, 2019¹, which as of today is still up on their website, Ward Village encouraged residents to "*Spend more time with the four-legged friends*" and stated:

"Get some exercise and take your dog for a walk anywhere in Ward Village, which is pet friendly and pup ready."

In a separate post on the Ward Village website titled "In Praise of Pets", which was taken down on or about February 20, 2026², Ward Village wrote:

"At our core, we've always had a soft spot in our hearts for our four-legged friends. That's why all of our grounds are pet friendly, allowing you—and your pet—the freedom to roam throughout the community."

Those statements are not ambiguous. They are broad and categorical representations that "all of our grounds are pet friendly" and that residents could walk their dogs "anywhere in Ward Village."

For many residents, including my wife and me, these representations were material to our purchasing decisions. We chose to purchase our home at Ko'ula in part because it is located

¹ <https://web.archive.org/web/20260124213435/https://www.wardvillage.com/articles/for-a-better-you/>

² <https://web.archive.org/web/20250514020206/https://www.wardvillage.com/articles/in-praise-of-pets/>

adjacent to Victoria Ward Park and because the surrounding neighborhood was expressly promoted as pet friendly. Had we known that our dogs would later be categorically banned from the park and that residents would face threats of criminal trespass for walking their dogs on park lawns, we would not have purchased our home in this location.

In simple terms, we relied on what we were told. Purchasers made substantial financial decisions based on clear representations about the character of the community. When those representations are later reversed, it raises serious fairness concerns. Basic principles of equity recognize that when people reasonably rely on clear promises, those promises should not be disregarded without consequence.

Under HRS §206E-5.6(j)(4), the Authority must consider the representations and commitments made by the developer when evaluating amendments to planned development permits. When a developer seeks material amendments, including increased height and density, the consistency and credibility of prior representations are directly relevant to the public interest.

II. Sudden and Drastic Policy Change

In February 2026, Howard Hughes implemented a blanket prohibition on dogs from all lawns and landscaped areas of Ward Village parks, including Victoria Ward Park. This was not a minor refinement. It was a sudden and sweeping reversal of a long-marketed neighborhood characteristic.

We are not requesting unrestricted access to every area. We are requesting reasonable, designated on-leash access consistent with the community character that was represented to purchasers.

III. The Safety and Sanitation Narrative Is Misleading

The developer has attempted to justify the ban by portraying the former park as a dog bathroom that created flies and foul odors. That it's in the interest of safety and sanitation that the community-wide dog ban was implemented.

That narrative omits critical context.

The former Victoria Ward Park Mauka had documented drainage deficiencies and experienced frequent flooding. Poor ground conditions were attributable to infrastructure limitations and maintenance decisions, not the mere presence of dogs.

The renovated park incorporates substantial drainage and design improvements. The renovated park opened with a blanket ban immediately in place, without any attempt to operate the improved facility under reasonable pet friendly rules to determine whether prior issues had been resolved.

Reasonable regulation is the standard approach in urban parks. Leash requirements, exclusion from playground areas, clear signage, waste management tools, and consistent maintenance are commonly used solutions. A categorical prohibition was not the only available option.

Ward Village has also suggested that its policy is consistent with City and County park guidelines. That assertion is contradicted by recent municipal action. In February 2026, the City and County of Honolulu **increased the number of designated on-leash parks across O'ahu by approximately 50 percent**, expanding access for dog owners rather than restricting it (*Honolulu*

*Parks & Rec doubles on-leash dog parks around O'ahu*³). The City's policy direction is toward managed accommodation and broader inclusion as opposed to Ward Village's approach that represents a significantly more restrictions.

IV. Escalation to Criminal Trespass Threats

This issue has now escalated beyond policy into aggressive enforcement that is dividing the community and creating fear.

Attached to this testimony is the "Notice to Depart and Forbid Entry" currently being issued by Ward Village security. These notices cite HRS §708-814, Criminal Trespass in the Second Degree, and warn residents that they may be arrested and criminally prosecuted if they re-enter designated park areas after notice. The forms state that individuals may be banned for ninety days.

These warnings are being issued to residents who are simply walking their dogs, including situations where a dog steps onto the grass while on leash.

Residents have reported being followed, photographed, and confronted by security personnel. I have personally experienced this as well. People are now afraid to walk their dogs in their own neighborhood for fear of being threatened with criminal prosecution by the very people that promised a dog friendly neighborhood.

The level of community concern is significant. Attached to this testimony is a petition signed by over 400 residents of Ward Village and members of the surrounding community opposing the blanket ban and requesting reasonable, designated on-leash access. The number of signatures reflects that this is not an isolated complaint, but a widespread and deeply felt issue affecting a substantial portion of the neighborhood.

V. Victoria Ward Park Is a Required Public Facility

Victoria Ward Park was approved as part of the Ward Village master planning framework and functions as a required public facility within the Kaka'ako Community Development District.

Chapter 206E emphasizes the creation of a livable, mixed use urban neighborhood supported by meaningful public open space. When a required public facility is operated in a manner that categorically excludes a substantial portion of residents, it raises legitimate questions about whether the project continues to meet the objectives of the district development plan and the statutory purposes of Chapter 206E.

This is not merely a private management decision. It directly implicates the public interest within a state governed development district.

VI. HCDA's Authority to Impose Conditions

HCDA possesses broad authority under HRS §206E-4 to regulate development within community development districts and to impose conditions necessary to carry out Chapter 206E and the district development plan.

³ <https://www.honolulu.gov/dpr/dpr-news/honolulu-parks-rec-doubles-on-leash-dog-parks-around-oahu/>

Under HRS §206E-5.6, when reviewing amendments to a planned development permit, the Authority may approve, deny, or approve with modifications and conditions. In doing so, it must consider neighborhood character and developer representations, including those made to purchasers and the public.

Conditioning approval of KAK 25-045 on restoration of reasonable, designated on-leash access is directly related to protecting neighborhood character, ensuring consistency with prior commitments, and preserving the integrity of required public facilities.

Requested Conditions

For these reasons, I respectfully request that, as part of any approval of KAK 25-045, HCDA require the Applicant to:

- Restore on-leash dog access within designated lawn areas of Ward Village parks, including Victoria Ward Park, excluding children’s play areas
- Implement reasonable operational standards including waste management, signage, and proportionate enforcement

Ward Village was marketed as “pet friendly and pup ready”. Many residents relied on that representation. A sudden reversal coupled with threats of criminal trespass against residents should be addressed before additional entitlements are granted.

Respectfully submitted,



Brian Goldstein
Keep Ward Village Pet Friendly
Ko'ula 2100



[BACK TO BLOG / \(WEB/20250514020206/HTTPS://WWW.WARDVILLAGE.COM/BLOG\)](#)

IN PRAISE OF PETS

APR 10, 2020



April 11 marks National Pet Day and if there was ever a time to shower a little extra love and appreciation upon our four-legged fur babies, it's now. With so many of us working from home during these monumental weeks, we're reminded of just how important a role they play in our daily lives. With every wag, wiggle, and nuzzle, our pets show us that our shared love for one another can't be quarantined. They've always been there for us, and we'll always be there for them. And with that in mind, we're pleased to pay homage to pets across this world in the best way we know how: with a content round-up, of course.

WE GO WAY BACK

It's hard to imagine a time before dogs were considered part of our collective 'ohana, but experts believe the first gray wolves were domesticated tens of thousands of years ago, marking a milestone in both human and canine evolution. For the next few thousand years, our paths continued to intertwine as the cold, steely wolves of the wild evolved into the playful puppies we've come to love today. In fact, in ancient Mesopotamia, archeologists discovered a mural depicting a man leisurely walking a *collared* dog through the town. Remarkably, the painting dates back to 3500 BCE.

Our feline friends, on the other hand, have held a god-like reverence over some of our most distinguished civilizations. In ancient Egypt, cats were held in such high esteem that the act of killing of one, even if unintentional, could be punishable by death. A testament to their deep connection to felines, Egyptians would often grieve for the loss of the family cat by shaving off their eyebrows. In 900 BCE, Phoenician traders first brought domesticated cats to Europe, kickstarting a love affair that would span thousands of years.

SAY HELLO TO LUCY WARD, HONOLULU'S ORIGINAL ANIMAL ADVOCATE

Lucy Ward's influence on Honolulu is truly the stuff of legends. One of seven daughters born to Victoria and C.P. Ward, Lucy is credited with being a leading advocate for the protection of mistreated animals in Honolulu in the early 20th century. From 1913 to 1932, she served the city working for the Humane Society, first as a humane agent—technically an officer of the law—and later as the organization's executive director. Armed with a pistol, a bullwhip, and a badge (true story) Lucy was renowned for her passion and her unwavering commitment to protecting mistreated animals. In fact, the Ward 'ohana's devotion ran so deep that the first Hawaiian Humane Society was built on land donated by Victoria Ward.

When recounting Lucy's influence on the city in the book *Poi Dogs and Popoki*, George Engebretson writes, "Lucy made her rounds on horseback—and later in her Model T—rescuing injured cats and dogs and checking dray animals for abuse. She was a familiar sight around town—dressed in her straight-brimmed sailor hat and shirtwaist dresses, sweeping into the police station to bring charges against violators, into the grand jury room to help prosecute them, into the newspaper offices to report on some recent injustice."

FURRY FRIENDS WELCOME AT WARD VILLAGE

At our core, we've always had a soft spot in our hearts for our four-legged friends. That's why all of our grounds are pet friendly, allowing you—and your pet—the freedom to roam throughout the community. We believe in the power of companionship and know full well the positive impact that pets can have on our lives. Whether you're shopping at your favorite South Shore Market boutique or are heading out on your daily dog walk, your pet is always welcome here. And on this national pet day, make sure to throw a lil extra love to your special, four-legged pal.

[HISTORY \(HTTPS://WEB.ARCHIVE.ORG/WEB/20250514020206/HTTPS://WWW.WARDVILLAGE.COM/TAG/HISTORY/\)](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/tag/history/), [LIFE & CULTURE \(HTTPS://WEB.ARCHIVE.ORG/WEB/20250514020206/HTTPS://WWW.WARDVILLAGE.COM/TAG/LIFE-CULTURE/\)](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/tag/life-culture/), [MISCELLANEOUS \(HTTPS://WEB.ARCHIVE.ORG/WEB/20250514020206/HTTPS://WWW.WARDVILLAGE.COM/TAG/MISCELLANEOUS/\)](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/tag/miscellaneous/), [WELLNESS \(HTTPS://WEB.ARCHIVE.ORG/WEB/20250514020206/HTTPS://WWW.WARDVILLAGE.COM/TAG/WE](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/tag/wellness/)

[Press \(https://web.archive.org/web/20250514020206/https://www.wardvillage.com/in-the-news/\)](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/in-the-news/)

[Sustainability \(https://web.archive.org/web/20250514020206/https://www.wardvillage.com/about/sustainability/\)](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/about/sustainability/)

[Disclaimers \(https://web.archive.org/web/20250514020206/https://www.wardvillage.com/disclaimers/\)](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/disclaimers/)

[Privacy Policy \(https://web.archive.org/web/20250514020206/https://www.wardvillage.com/privacy-policy/\)](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/privacy-policy/)

[Do Not Sell or Share My Personal Information \(https://web.archive.org/web/20250514020206/https://www.wardvillage.com/do-not-sell-or-share-my-personal-information/\)](https://web.archive.org/web/20250514020206/https://www.wardvillage.com/do-not-sell-or-share-my-personal-information/)

[Broker Portal \(https://web.archive.org/web/20250514020206/https://broker.wardvillage.com/\)](https://web.archive.org/web/20250514020206/https://broker.wardvillage.com/)

Subscribe Ward Village Newsletter

Stay up to date on all the latest news.

FOR A BETTER YOU

JAN 2, 2019



IT SEEMS THAT WITH SELF-AWARENESS COMES THE INNATE DRIVE TO IMPROVE OUR LIVES.

One way we habitually do this is through New Year's resolutions. In fact, humans have been making New Year's resolutions for thousands of years. Ancient Babylonians made resolutions to their gods at the beginning of every year to return borrowed object and repay outstanding debts. The Romans kicked off their New Years by making promises to the god Janus. We continue this tradition by making personal promises to eat healthier, exercise more, reduce stress, and yes, we're still trying to pay off our debts. Check out these four ways to change your eating habits, reduce stress, and exercise more, and get on the right path to accomplish your New Year's goals.

BECOME A LOCAVORE

Eating locally sourced food has so many benefits, such as fresher, more nutrient-rich food, significantly reduced shipping distances, and support for local farmers, which, in turn, supports local communities. The ripple effects of eating local spread fast and far. It's a change for the better for you and the locale where you're eating.

The [Kaka'ako Farmers Market \(https://www.wardvillage.com/events/kaka-ako-farmers-market\)](https://www.wardvillage.com/events/kaka-ako-farmers-market), which takes place every Saturday in Ward Village, is a great place to find locally grown produce and value-added products like jams, honey, and artisanal sausage. For a sit-down full-service option, check out [Merriman's \(https://www.wardvillage.com/en/places/merriman-s-honolulu\)](https://www.wardvillage.com/en/places/merriman-s-honolulu) in Ward Village's Anaha. Peter Merriman is a pioneer of farm-to-table eating in Hawai'i and one of the inventors of Hawaii Regional Cuisine. This neighborhood bistro makes it easy and ridiculously delicious to eat local. If you prefer to do your own cooking, [Whole Foods Market \(https://www.wardvillage.com/places/whole-foods-market\)](https://www.wardvillage.com/places/whole-foods-market) in Ward Village, where you'll find all manner of locally grown produce and other locally sourced products.

All the distraction in life—the news, the hand-held devices, the expectations—can quickly accumulate and weigh on your mind, causing stress and anxiety. Lighten your load and lift your spirits by centering yourself. People achieve a more positive and quiet state of mind through a range of activities. Movement and breathing are a great way to achieve inner peace and yoga is one way to get there. Check out Core Power Yoga for practicing a variety of yoga styles in a studio setting. Some people feel that viewing art is a form of meditation. If you agree, Ward Village offers an abundance of public art exhibits and art galleries like [Nā Mea Hawaii](https://www.wardvillage.com/places/native-books-na-mea-hawaii) (<https://www.wardvillage.com/places/native-books-na-mea-hawaii>).

GET IN THE OCEAN MORE

Want to improve your health and have fun doing it? Then get in the ocean. Sea salt contains skin-friendly minerals like magnesium, calcium, and potassium, and absorbs toxins in the body and on the skin. Ala Moana Beach Park, the south shore's ocean-activity gem, holds so many opportunities to get in the water. With a handful of surf breaks that stretch the entire length of the reef, board sports dominate the activity in the surfline. Swimmers and stand-up paddlers can take advantage of the calm swimming channel that runs parallel to the beach. Do a few laps from Magic Island to Kewalo Basin, or just splash and play on the shoreline. For an added workout, run or bike Ala Moana Beach Park's generous pedestrian path, and then jump in the water to cool off. If you prefer just to get your feet and ankles wet, opt for a boat charter to take you fishing, parasailing, or a sail along the south shore.

SPEND MORE TIME WITH THE FOUR-LEGGED FRIENDS

Whether it's a service animal, emotional support pet, or a best friend, dog's are just fun to be around. Get some exercise and take your dog for a walk anywhere in Ward Village, which is pet friendly and pup ready. Take your pooch to your favorite café and play Frisbee at Kolowalu Park. Just make sure you also resolve to pick up after your dog.

[ACTIVE LIVING \(HTTPS://WWW.WARDVILLAGE.COM/TAG/ACTIVE-LIVING/\)](https://www.wardvillage.com/tag/active-living/), [WELLNESS \(HTTPS://WWW.WARDVILLAGE.COM/TAG/WELLNESS/\)](https://www.wardvillage.com/tag/wellness/)

[Press \(https://www.wardvillage.com/in-the-news/\)](https://www.wardvillage.com/in-the-news/)

[Sustainability \(https://www.wardvillage.com/about/sustainability/\)](https://www.wardvillage.com/about/sustainability/)

[Disclaimers \(https://www.wardvillage.com/disclaimers/\)](https://www.wardvillage.com/disclaimers/)

[Privacy Policy \(https://www.howardhughes.com/privacy/\)](https://www.howardhughes.com/privacy/)

[Do Not Sell or Share My Personal Information \(https://www.howardhughes.com/do-not-sell-or-share-my-personal-information/\)](https://www.howardhughes.com/do-not-sell-or-share-my-personal-information/)

[Broker Portal \(https://broker.wardvillage.com/\)](https://broker.wardvillage.com/)

Subscribe to Our Ward Village Newsletter

Stay up to date on all the latest news.

Ward Village Main Office

808-591-8411 (tel:808-591-8411)

Social

Visit Our Sales Gallery

1240 Ala Moana Blvd.
Honolulu, Hawai'i 96814

808-369-9600 (tel:808-369-9600)

sales.info@wardvillage.com (mailto:sales.info@wardvillage.com)

Ward Village Properties, LLC
RB-21701

**NOTICE TO DEPART AND FORBID ENTRY
WARD VILLAGE
1240 Ala Moana Blvd., Suite 200
Honolulu, Hawaii 96814**

Ward Village parks, as outlined on the attached map, are private property. Persons are permitted within these park areas at the discretion of the property owner and its agents. The property owner and its agents may revoke this permission at any time. This is a trespass warning issued to you as provided in the Hawaii Revised Statutes, 708-814, Criminal Trespass in the second degree, I am _____, an authorized agent representing the owner of the park areas as shown on the map and described on the reverse side.

You are hereby notified that your presence is not welcome within the park areas described herein, as outlined on the attached map. You are directed to immediately leave and not return to this property or premises for a period of ninety (90) days.

Failure to comply with this warning is in direct violation of Section 708-814 of the Hawaii Penal Code and may subject you to arrest and criminal prosecution, which may result in a fine or incarceration, or both.

SECTION 708-814 Criminal Trespass in the Second Degree

"A person commits the offense of criminal trespass in the second degree if...

b) He/she enters or remains unlawfully in or upon commercial premises after reasonable warning or request to leave by the owner lessee of the commercial premises or his authorized agent or police officer..."

On _____, at _____ hours, the above notice was read and copy presented to the person described below.

Name	_____	AKA	_____
Address	_____	Phone	_____
Sex	_____	DOB	_____
		Age	_____
		Build	_____

DESCRIPTION	Height	_____	Weight	_____	Build	_____
	Hair / Style	_____	Eyes	_____	Complexion	_____

Clothing _____

Peculiarities _____
(Facial hair, tattoos, mannerism, etc.)

CIRCUMSTANCES

Printed Name of Person Being Banned _____ Signature _____ Date _____

Printed Name of Security Officer _____ Signature _____ Date _____

Printed Name/Agency of Witness _____ Signature _____ Date _____

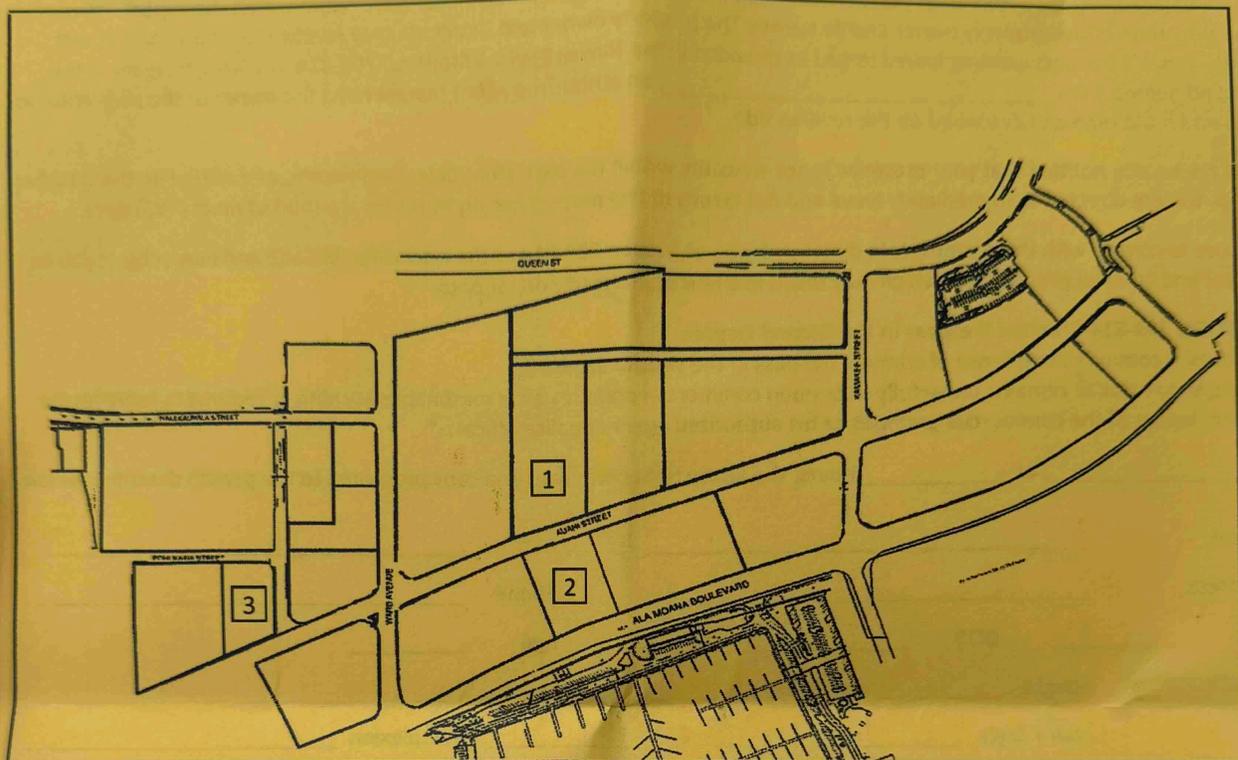
SEE MAP ON THE REVERSE SIDE

WHITE (Security) CANARY (Business) PINK (HPD) GOLDENROD (Trespasser)

MAP OF WARD VILLAGE PARKS BOUNDARIES

Boundaries are highlights with a bold black line.

The person listed on the reverse side of this form is subject to arrest if they enter the boundaries of the park areas.



1. Victoria Ward Park Mauka
2. Victoria Ward Park Makai
3. Ka La'i o Kukuluāe'o Park

PROCEDURES FOR APPEALING A NOTICE OF CRIMINAL TRESPASS

Written requests to repeal this ban may be mailed to: Attn: General Manager, Ward Village, 1240 Ala Moana Boulevard, Suite 200, Honolulu, Hawaii 96814. All bans remain in effect until the expiration date listed on the Notice to Depart and Forbid Entry, or until written permission from the General Manager to return to the property is received.

DO NOT ENTER THE PROPERTY TO SUBMIT A REQUEST.

WHITE (Security) **CANARY** (Business) **PINK** (HPD) **GOLDENROD** (Trespasser)

Ward Village,

457 people have signed a petition on Action Network telling you to Keep Victoria Ward Park pet friendly.

Here is the petition they signed:

Let's keep Victoria Ward Park pet friendly!

You can view each petition signer and the comments they left you below.

Thank you,

Keep Ward Village Pet Friendly

1. Brian Goldstein (ZIP code: 96814)

2. Brian Goldstein (ZIP code: Koula)

3. Ollie Goldstein (ZIP code: Ko'ula)

4. Phuong Dinh (ZIP code: A'ali'i)

5. young ho (ZIP code: aeo)

6. Gigi Tang (ZIP code: Aalii)

It's ridiculous to not allow dogs in the park! That used to be our favorite place for dogs that created such a great community. You already don't allow dogs in ala Moana beach park and magic island. Our building alone has 154 registered dogs. How do you expect all 154 dogs to just crowd in that tiny dirty dog park that you built nearby?!?

7. Jenna Pascual (ZIP code: 'A'ali'i)

8. Ivette Dixon (ZIP code: Al'lii)

9. Meredith Forbes (ZIP code: AEO)

10. Kyle Suzuki (ZIP code:)

11. Jay Yada (ZIP code: Ae'o)

It's ridiculous this is even being entertained. There will be dogs in that park 100% either way.

12. Pongsuwan Bilmes (ZIP code: Koula)

Keep the park open to dogs!

13. Meg Lee (ZIP code: Aalii)

It's important this park remains pet friendly. I always see everyone and their pets remain respectful while spending time here.

14. Tiffany Weaver (ZIP code: Aalii)

15. Ivonne Lee (ZIP code: AALII)

16. Tomoko Tucker (ZIP code:)

17. Audrey's Shoji (ZIP code: Aalii)

18. Shanon Skillman (ZIP code:)

19. Rebecca Teresia (ZIP code: Victoria Place)

20. Katie Deckelmann (ZIP code: Aalii)

Outdoor grassy areas for our dogs are necessary.

21. Anna Park (ZIP code: 'A'ali'i)

22. Preston Chu (ZIP code: Aalii)

23. Shawn Murakawa (ZIP code:)

24. Haley Hasegawa (ZIP code:)

Humans need places to take their pets outdoors!!

25. Pinhsien Chu (ZIP code: 96814)

This is so ridiculous to prohibit dogs!!

26. Aaron Chang (ZIP code: AALII)

Please remember that all the condos here were sold claiming pet friendly.

27. Kara Rohrer (ZIP code: Aalii)

28. Carol Sutherland (ZIP code: Ko'ula)

I bought at Ko'ula because it was adjacent to a dog friendly park .. now it appears the renovated park will no longer allow dogs on or off leash.

29. Kris Kokame (ZIP code: Waiea)

30. Malia Kala_i (ZIP code:)

All community parks should be available for dogs especially around high rise buildings with no yards for residents.

31. Ariel Orasud (ZIP code: Aalii)

32. Keri Brittain (ZIP code:)

33. Mareille Castro (ZIP code: Aeo)

We purchased here due to the Ward Village promise of a Pet Friendly Community to include the advertising of the pet friendly parks and recreation areas in their respective brochures.

34. Erica Garcia (ZIP code: Koula)

35. Paul Garcia (ZIP code: Ko'ula)

36. saya murakami (ZIP code:)

37. Dalton Mink (ZIP code: 'A'ali'i)

38. Alisha Kreeger (ZIP code: 96814)

39. Sora Y (ZIP code: Aalii)

Keep Victoria Ward Park pet friendly please!!_____

40. Ayumi Date (ZIP code: A'ali'i)

Brian, I've sent your petition to our district representative, Kim Coco & General Manager of A'ali'i Steve Weston.

Also a good reference of Ward hypocrisy is their Summer 2025 issue of Kaka'ako Vert magazine, "An Urban Oasis" featuring our neighborhood dogs!

Thank you and Good luck!

41. Chad Cambra (ZIP code: Koolani)

Being a resident for several years, my Pomeranian - Miso has always enjoyed the parks and walking between residences to see her human and dog friends. Ward has always been a welcoming location the dogs love to visit and their human counterparts also enjoy their loved ones engagement and establishing a stringing community relationship with others from the ward community. The new community areas have only enhanced the experience and should continue to pets are part of the strong Ward community development and has established many great friendships across the board.

42. Thomas Ogawa (ZIP code: Aeo)

Allowing dog owners to gather has been a very important social aspect of my life.

43. Katrina Han (ZIP code: Koula)

44. Diana Su (*ZIP code: The Park Ward Village*)

45. Krislyn Hashimoto (*ZIP code: Koula*)

46. Leslie Yim (*ZIP code: Anaha*)

I understand that Victoria Ward Park was never meant to be an off leash dog park (which it became for some time during its first/temporary iteration). But it should be a welcoming park for ALL residents. To exclude dog owners would be a misrepresentation of the developer's stated vision all through the sales & marketing process of the Ward Village community. As all park visitors should be expected to maintain control of their behavior and pick up after themselves (this applies to people as well as their dogs), it makes sense to me that animals be leashed during park hours. But they should not be prohibited from entering the park.

47. Kayla Whalen (*ZIP code:*)

Aloha! Although there are many, responsible pet owners in Hawai'i, there are not a lot of places (ie parks & restaurants) that are pet friendly. Parks are a vital part of a healthy and vibrant community where people, families and pets alike can experience nature and exercise. Please keep Victoria Ward Park pet friendly! Honolulu needs more safe spaces for people and their pets.

48. Konner Hudson (*ZIP code: Ali'i*)

Leashed pets should be allowed. I'd like to assume the language is an oversight, policy shouldn't be dictated in such a manner as to disregard what is obvious to any casual observer of the immediate community. The wording feels targeted, and tyrannical.

49. Tiffany Bihis (*ZIP code: Aeo*)

50. Trace Wong (*ZIP code:*)

51. Jeong Park (*ZIP code: 96814*)

52. Leela B Goldstein (*ZIP code: Koula*)

This feels like a bait and switch. I wouldn't have purchased in this neighborhood if I thought I wouldn't be able to walk in the park with my dog.

53. Tammy Tang (*ZIP code: Ae'O*)

54. Kelly Fujioka (*ZIP code: 801 South St*)

55. An anonymous signer (*ZIP code:*)

56. Tatiana Phu (*ZIP code: Aalii*)

57. Mickey Morikawa (*ZIP code: 96813*)

58. Jo Jarlego (*ZIP code:*)

59. Jaclyn Sato (*ZIP code:*)

60. Bryce Sato (*ZIP code:*)

61. Davene Schaefer (*ZIP code: Waipuna*)

62. Julie Okinaga (*ZIP code:*)

63. Morgan Harris (*ZIP code: A'ali'i*)

Please open this park to dogs. It is a beautiful shared space that should be welcome to all kama__ina

64. Kristi Meechan (*ZIP code:*)

65. Paul Pangilinan (*ZIP code: The central ala Moana*)

66. Kamini Murlee (*ZIP code: A'ali'i*)

67. Angelic Galarza (*ZIP code:*)

68. Eden Pollock (*ZIP code: Aalii*)

69. Heather Hatcher (*ZIP code: Koula*)

70. Emmanuel Campos (*ZIP code: A'Ali'i*)

We paid to be in the area because of proposed parks and green areas. It was never stated before building the parks that dogs would be prohibited.

71. Jennifer Keller (*ZIP code: Aalii*)

72. Jeff Keller (*ZIP code: A'ALI'I*)

Must keep dog friendly!

73. Jenn Pascual (*ZIP code:*)

74. Ryan Joyal (*ZIP code: Aalii*)

My dog would be so sad!

75. Stacy Han (*ZIP code: Aalii*)

76. Etsuko Plett (*ZIP code: Ko'ula*)

I've purchased a pet-friendly Ko'ula condo specifically to walk my elderly dog in the Victoria Ward Park right in front of it.

I heard for the first time today that animals are prohibited from entering the park.

I'm shocked and extremely dissatisfied with this new rule!

77. Sam Campos (ZIP code: 'A'Ali'i)

We moved here because it's dog friendly. Don't ruin that for everyone.

78. Heidi Li (ZIP code:)

79. Zalen Wndo (ZIP code: Aalii)

80. Bri Chinen (ZIP code:)

81. Joe Vogel (ZIP code: 96826)

82. Melody Tam (ZIP code: 96813)

Dogs are part of the Ohana too!

83. Haley Thomas (ZIP code: Aalii)

84. Martin Melndrez (ZIP code: KoUla)

85. Hitomi Uchiyama (ZIP code: Aeo)

Yes! We need dog friendly park/ward village!!

86. Joan Smoyer (ZIP code: Waiea)

Please allow dogs at Victoria Park

87. Jim Frierson (ZIP code: Waiea)

Please keep Victoria Park pet friendly

88. John Stallman (ZIP code: Koula)

Dogs need Victoria Park

89. Victoria Hill (ZIP code: Koula)

I love to see dogs playing in Victoria Park

90. Chuck Hill (ZIP code: Koula)

I bought in Koula so I could watch dogs at play .. please keep the park pet friendly

91. Ryan Tooley (ZIP code: Koula)

Please keep Victoria Park pet friendly

92. Hitoshi Ohta (ZIP code: Koula)

My dog is waiting patiently.. to go back to Victoria Park. Please keep it pet friendly.

93. Timothy Jones (ZIP code: Koula)

Please don't change the use of Victoria Park. We look forward to our families and pets playing

together.

94. Evan Scheffel (*ZIP code: Koula*)

Please make the park dog(on leash) friendly! mahalo

95. Kevin Matsuoka (*ZIP code:*)

96. Brenton Horner (*ZIP code: KOULA*)

Just please thoroughly clean up after your pet.

97. Paul Gallagher (*ZIP code:*)

There are limited open green space in the neighborhood that are nearby. Thats important as we agein place. A must as we are unable to walk to the next pet friendly park.

98. Uwe Chadwick (*ZIP code: Aalii*)

99. Lisa Okunami (*ZIP code: Aalii*)

100. Nathan Tachino (*ZIP code: Aeo*)

Please make the Victoria Ward Park pet friendly

101. Elizabeth La Riva (*ZIP code: AEO*)

102. Kay Flache (*ZIP code: Victoria Place*)

103. Mary Brana (*ZIP code: Victoria Place*)

Victoria Park should be kept pet friendly!!

104. Raymond Bihis (*ZIP code: Aeo*)

105. Amy Wells (*ZIP code: Aeo*)

This is a great community for everyone who has friendly and adorable pets to get together, everyone cleans up after their pets too it would be devastating if we lost the convenience of a close by park for our fur baby's :(

106. Hiro Masuko (*ZIP code:*)

107. Francois Van Wynsberge (*ZIP code: Victoria Place*)

108. Ai Van Vu (*ZIP code: Victoria Place*)

109. Patrick Cornell (*ZIP code: Aeo*)

110. Lauryn Tachino (*ZIP code:*)

111. Dillon Downs (*ZIP code: Victoria place*)

112. Don Patterson (*ZIP code: K_ 'ula*)

Keep Ward pet friendly

113. Rafael Cuello (*ZIP code: Koula*)

Keep Ward Village pet friendly

114. Stephanie Rodriguez (*ZIP code: Victoria Place*)

115. Rie Maeda (*ZIP code: Anaha*)

116. ari Harris, MD (*ZIP code: AE'O*)

117. Quan (*ZIP code: Victoria place*)

118. Adrienne Lam (*ZIP code:*)

119. Michelle Nakamura (*ZIP code:*)

120. Shane Heirakuji (*ZIP code: A'alii*)

121. Jennifer Ramos (*ZIP code: victoria place*)

122. Noland Magbaleta (*ZIP code: Ke Kilohana*)

What are the reasons for banning dogs from the park? Dogs were allowed there once before.

123. Tomoko Saito (*ZIP code: Ke Kilohana*)

124. Cynthia Miao (*ZIP code:*)

125. Vanessa Lui (*ZIP code:*)

126. Amber Ching (*ZIP code: Aalii*)

127. Teresa Sung (*ZIP code: aalii*)

128. Jessica Flores (*ZIP code:*)

129. Kristen Tanji (*ZIP code: Victoria Place*)

We chose Ward village for its pet friendly values. Taking away such an important park for us is completely devastating.

130. Yukiko Matsuura (*ZIP code: Aeo*)

Ward Village was originally developed as a pet-friendly community, and many residents chose to move here with that understanding. Introducing a major public park in the heart of the neighborhood that does not allow pets feels inconsistent with that original vision. It gives the impression that the community is becoming less inclusive, rather than reflecting the welcoming environment that drew residents here in the first place. Allowing pets in the park would be more aligned with the character and values of Ward Village.

131. Jun Matsuura (*ZIP code: Ae'o*)

Since there are so many people who live with dogs in this area, I really hope they will make it a dog-friendly place.

132. Ryo Jaeger (*ZIP code: A'ali'i*)

133. Michael Lim (*ZIP code: 96814-4910*)

134. Taryn T (*ZIP code: Aalii*)

135. Monik Taing (*ZIP code: Aalii*)

136. Stephanie Ha (*ZIP code: Victoria Ward*)

137. Liana Hamada (*ZIP code:*)

138. Shanda DR (*ZIP code: A'ali'i*)

This decision was made without community input.

139. Kerilyn Koga (*ZIP code: 96821*)

140. Kim Coco Iwamoto (*ZIP code: The Collection Lofts*)

141. Gordon Tsumoto (*ZIP code: Anaha*)

A beautiful park such as this should be pet friendly since there are so many dog owners in this community.

142. Janice Tsumoto (*ZIP code: Anaha*)

There are a lot of dogs in the Kakaako area, not to mention people who do not live in this area but bring their dogs here, and not enough parks to accommodate them.

143. David Rucker (*ZIP code:*)

144. Karl Blade (*ZIP code: Waiea*)

Please provide contact information for organizers of the petition so we can engage in ongoing discussion and potential action.

Karl Blade
918-671-8111

145. Niki Kobori (*ZIP code: Victoria/ Ulana*)

146. Piyathida Sage (*ZIP code: Anaha*)

147. Aki Nakheefai (*ZIP code: Anaha*)

148. Alex Lee (*ZIP code: Ulana*)

If the Residents in Ward village is paying a monthly fee to maintain Ward village itself, I think the people who are paying monthly should be able to stand up and decide what we wanted to do. I want no ban on any dogs at any parks in Ward village this whole area is supposed to be known to be pet friendly which is why a lot of residents moved into this area and bought homes here.

If you guys want the grass to be fresh all you guys have to do is hire somebody to maintain it because the residence in ward village already pays a monthly fee to maintain it right? So I hope they have a good heart and not ban these poor dogs and make everybody happy. The dogs are happiest when they are on the grass playing and it is by nature they use the bathroom on there. It's better they use the bathroom on grass than on property.

149. Yeon Jin Kim (*ZIP code: Ulana*)

Please don't ban any dogs on any park here at Ward village

150. Jerry Wilkins (*ZIP code: Ko'ula*)

Victoria Ward park needs to maintain open and pet friendly as previously promised.

151. Terrence Ching (*ZIP code: Koula*)

Please keep the park pet friendly

152. Mark Silverstein (*ZIP code: Koula*)

I agree that this dog friendly area should not be blocked for use by dog owners.

153. Kathleen Silverstein (*ZIP code: 96814*)

154. Juan Acodta (*ZIP code: Aeo*)

This parks have been dog friendly for years . What is wrong with them .

155. Eric Salmonson (*ZIP code: Koula*)

156. Edward McGee (*ZIP code: Aalii*)

157. Penn Phawakkharanon (*ZIP code: Aalii*)

158. Michelle Tsuchiya (*ZIP code: Victoria Place*)

159. Gene Hayashi (*ZIP code: A Alii*)

160. Zack Dang (*ZIP code: Victoria Place*)

161. David Chien (*ZIP code: A'ali'i*)

162. Carol Riley (*ZIP code: Ko'ula*)

Please keep Victoria Park pet friendly .. that park is the reason why I selected to buy in Ko'ula

163. Teya Nakashima (*ZIP code: Victoria place*)

Keep our parks dog friendly

164. Rachel Yee (*ZIP code: Aalii*)

165. MIHO OYAMA (*ZIP code: 96814*)

166. Dave Shih (*ZIP code: Aalii*)

167. Ethan Bell (*ZIP code: Anaha*)

Please consider allowing leashed pets in Mauka side of new Victoria Ward Park. We are responsible pet owners who have been looking forward to strolling through the beautiful new park.

168. Mikayla Chien (*ZIP code: Aalii*)

169. Maggie Huang (*ZIP code: Ulana*)

170. Christina Gomes (*ZIP code: 96819*)

This pet friendly park was promised to us by the mayor before it was built. Now they wanna change it. No! We need more dog friendly spaces not less.

171. Chance Kuhlmann (*ZIP code: Aalii*)

As a local resident that was born and raised on the west side and now currently reside in town. I have a Corso and it's nice to have a nice clean area that I can walk my dog where there's people. It's good for her as it socializes her and gives her something to look forward to when walking the park! _____

172. Gabe Spencer (*ZIP code: Ke Kilohana*)

173. Jaimie Kennedy (*ZIP code: Ke Kilohana*)

174. Mark Lynde (*ZIP code: ko'ula*)

We moved here for the dog friendly parks.

175. Tracy D Lynde (*ZIP code: Koula*)

Ridiculous this even is happening

Dogs rule

176. Malia Goldstein (*ZIP code: Koula*)

if it is of serious concern, please consider a fenced in dog park

177. chi mo (*ZIP code: Aalii*)

Why Ward Village made this decision without community.

We need explanation.

178. Jordan Piper (*ZIP code: 1000 auahi*)

Dogs live in Ward too!

179. Darren Dugas (*ZIP code: 1000 Auahi*)

Woof!

180. Matt Mo (*ZIP code: Aalii*)

Keep ward village dog friendly!

181. Susan Kim (*ZIP code: Aalii*)

182. Jason Short (*ZIP code: 96821*)

183. Lynne Short (*ZIP code: 96821*)

184. Donna Kauwe (*ZIP code: 96789*)

185. Nicholas Leo (*ZIP code: Aalii*)

186. Danielle Rushing (*ZIP code: Aeo*)

187. Karot (*ZIP code: A'a'li'i condo*)

188. Ryan Cross (*ZIP code: A'Ali'i*)

Me and Karen sign on behalf of Nori the corgi who is very excited to sniff and explore the new park.

189. Holly Lee (*ZIP code: Aalii*)

190. Tamarin McCartin (*ZIP code: 'A'ali'i*)

191. Yurie Van Dermark (*ZIP code: Sky Ala Moana*)

Many families today have children and beloved pets. As a mother with a young child and a well-trained dog, I value spaces where both can be present and enjoy life together. Since people often bring pets anyway, allowing them while setting clear guidelines would support safety, respect, and harmony within the community.

192. Thang Do (*ZIP code: Waiea*)

193. Laurie Do (*ZIP code: Waiea*)

We always have positive experiences with other dogs and owners here.

194. Junko (*ZIP code:*)

195. Craig Shoji (*ZIP code: Aalii*)

Keep it pet friendly

196. Fred Levine (*ZIP code: Koula*)

Keep Victoria park dog friendly

197. Linda Levine (*ZIP code: Koula*)

Please keep Victoria Ward Park open to our family pets. Mahalo

198. Rebecca Sy (*ZIP code: Victoria Place*)

199. Merit Uehara (*ZIP code: A'ali'i*)

200. Cassie Fillhart (*ZIP code: Aalii*)

201. Steven Wong (*ZIP code: Aalii*)

202. Mari Eguchi (*ZIP code: Aalii*)

203. Darien Moriguchi (*ZIP code:*)

204. Alyssa Segawa (*ZIP code:*)

205. Freda Ma (*ZIP code: Aalii*)

Leashed dogs should be allowed to walk in the Victory park. It is a dog friendly neighborhood. If kids and homeless cat are allowed then well behaved dog should be allowed

206. Shayna Kaneshiro (*ZIP code: Aalii*)

207. Pong Yen (*ZIP code: A'Ali'i*)

Ward Village is a pet-friendly community, and our main park should reflect that. Allowing dogs will bring more residents together and make the park a more inclusive space for the families who live here

208. Kitaro Sugiyama (*ZIP code:*)

209. Kyungmi Kim (*ZIP code: 96814*)

210. Kimberly Su (*ZIP code: Koula*)

211. DM Gregory (*ZIP code:*)

212. Wesley Suzawa (*ZIP code: Hawaiki Tower*)

Please allow families with fur babies to have equal as those who don't. I would definitely be in favor of substantial penalties & fines for irresponsible pet owners who don't pickup or disregard rules if allowed access.

213. Carolyn Ogami (*ZIP code: A'eo*)

214. Emmy Sun (*ZIP code: Koula*)

I support Vitoria park to allow dogs as long as their owners pick up after them park needs to be clean for dogs and owners and everybody else

215. Crystal Hall (*ZIP code: The central Ala Moana*)

216. Stephanie Guo (*ZIP code: Anaha*)

The majority of buildings in this area are pet friendly - often a reason why families buy in this neighborhood. There can be many ways to ensure safe use of this space and hold pet owners accountable without an overall pet ban.

217. Miki Ueoka (*ZIP code: Koula*)

218. Gehan Devendra (*ZIP code: Koula*)

Should be a pet friendly park.

219. Emanuele Wright (*ZIP code: Hawaiki Tower*)

220. Kailing Chen (*ZIP code: Anaha*)

221. Brent Tatsuno (*ZIP code: Anaha*)

222. Sari Umekawa (*ZIP code: Aeo*)

223. Roger Wolfson (*ZIP code: Aeo*)

224. Keahi Salvador (*ZIP code: Kamakee vista*)

Every one has waited for the park to enjoy with their dogs etc
Please make necessary changes to the policy
Mahalo

225. Jonathan Masaki Shiroma (*ZIP code: 96822*)

226. Sean Cover (*ZIP code: Aalii*)

227. Miko Liem (*ZIP code: Koula*)

The Ward Village is Pet Friendly is what attracted me to this community. Several members with Pets live and bought here anticipating the opening of this park. Our money went into building this dog park and now our pets, most loved member of our family, are prohibited?!?! Please change your policy.

228. Jin Hong (*ZIP code: Koula*)

229. Carli Matsuoka (*ZIP code: Ulana*)

230. Trina Gonsalves (*ZIP code:*)

231. Phoebe Inigo (*ZIP code: Aeo*)

232. Geoffrey Bailey (*ZIP code: Aalii*)

233. Joe Bellwoar (*ZIP code: Aalii*)

234. Mona R (*ZIP code:*)

235. Michael Demello (*ZIP code: Pacifica*)

236. Mike Anderson (*ZIP code: Victoria Place*)

Our dogs should be allowed in all of Ward Village.

237. Travis-Riley Korenaga (*ZIP code: Victoria Place*)

238. Celise Nakakura (*ZIP code: Aeo*)

Why punish all owners because of a few bad apples.

239. Jodee Chang (*ZIP code: Pacifica*)

240. Sibyl Glasby (*ZIP code: 96814*)

Dogs on leashes should be allowed in Victoria Ward park. Condo owners were assured at purchase that dogs would allowed. Building rules allow two dogs per unit. At a minimum, designated dog relief areas need to be created.

241. Angie Bracey (*ZIP code: Koula*)

Dogs should have a space in the new Victoria Ward Park!

242. Julie Merritt (*ZIP code: Koolani*)

This is not acceptable. The amount of places that are not allowed. Dogs is getting overwhelming and the number of dogs per person. They're simply not enough space this is inappropriate and

discriminatory.

243. Bart Fujimoto (*ZIP code:*)

Pet friendly.

244. Jeanne Rice (*ZIP code: Hokua*)

Mahalo Brian!!

245. Michael Datz (*ZIP code: Hokua*)

246. Alan Ruce (*ZIP code: Hokua*)

247. Darrel Enoki (*ZIP code: Moana Pacific*)

Please keep the Victoria Ward Park pet friendly!

248. Jacob Silver (*ZIP code: Pacifica Honolulu*)

249. Tegan Ledford (*ZIP code: PACIFICA*)

250. Marie Esposito (*ZIP code:*)

251. Katherine Wetmur (*ZIP code: Koula*)

Allow pets on leash

252. Sean Tucker (*ZIP code: Pacifica*)

I Believe at least the previously open area (near the walking bridge) should remain open. The picnicking argument doesn't make much sense as most of that area is very hilly, and not flat enough to support a picnic.

253. Emi Rhodes (*ZIP code: Anaha*)

Ward Village has been intentionally developed as a dog-friendly, walkable neighborhood. Nearly all residential buildings in the area - including Waiea, Anaha, Ae'o, Koula, Victoria Place, 'A'ali'i - welcome dogs and have been marketed to residents specifically as pet-friendly communities. Many residents chose Ward Village precisely because they could enjoy an urban lifestyle with their pets. Banning dogs from Victoria Ward Park, the central green space serving this community, contradicts the very foundation of how Ward Village was planned and sold to residents. Where are dog owners supposed to exercise and socialize their pets? The park is an essential amenity for the neighborhood, and excluding dogs eliminates a key quality-of-life benefit for a significant portion of residents. A dog ban doesn't solve problems - it punishes responsible pet owners and diminishes the vibrancy of our community. Instead, I urge to focus on enforcing existing leash laws, installing waste stations, and creating designated dog areas within the park. Ward Village residents invested in this neighborhood with the understanding it would be dog-friendly. The park should reflect and serve the community it was built for.

254. Russell Mukai (*ZIP code: Koula*)

255. Debbie Artiko (*ZIP code: Aalii*)

256. Brent Fujimoto (*ZIP code: Aalii*)

I have a dog named Scooby and we really want to use this park.

257. John K (*ZIP code: Aalii*)

We moved here because of the pet friendliest of WV. I will assure you we will move if park is not pet friendly. This goes against what WV is/has become. I know more dog names than neighbors names. This will be a sad day for WV if this happens.

258. steve mcgerity (*ZIP code: Aalii*)

Keep Victoria Park Dog Friendly

259. Jill Shimabuku (*ZIP code: Aalii*)

260. Nicole Kim (*ZIP code: Ke Kilohana*)

261. Kody Mento (*ZIP code:*)

Let the pets play!

262. Ryan Saito (*ZIP code: A'a'li'i*)

263. Jodie Miller (*ZIP code: Hokua*)

To maintain the beauty of our shared green spaces, there is a small patch of grass on the Mauka/Diamond Head corner of the property that can serve as a designated relief area for leashed dogs.

Because this patch is naturally bordered by concrete, it creates a clear and practical boundary for dog-parents. For Ko'ula residents in particular, this provides a solution where they can quickly walk their leashed dogs out the side door directly to the designated spot, thus significantly reducing the risk of accidents on the people-only lawns.

Establishing this designated zone eliminates confusion and also ensures that our larger lawn areas remain pristine and sanitary for the children and adults in the neighborhood to enjoy.

264. Linda Levine (*ZIP code: 96814*)

Let's work together to make our neighborhood safe for everyone.

265. Ashley White (*ZIP code: A'alii*)

266. Wennie Zhang (*ZIP code: 96814*)

267. Marie McKenzie (*ZIP code: Victoria Place*)

Keep parks open for dogs/pets!!!

268. Stephanie Rodriguez (*ZIP code: Victoria Place*)

269. Lisa Kankoski (*ZIP code:*)

270. Noah Kankoski (*ZIP code: A'A'lii*)

271. Elayne Man (*ZIP code: 'A'ali'i*)

272. Jaala Wong (*ZIP code:*)

273. Drew Henmi (*ZIP code: Koula*)

274. Leigh Wales (*ZIP code: None*)

275. Keane Santos (*ZIP code: Ke Kilohana*)

All of Ward Village is dog friendly it makes no sense to start restricting parks. Howard Hughes already got a lot of bad publicity for bad condo quality control and fee issues do you really want more negative publicity? Require leashes on parks and hold owners accountable for any that are irresponsible but a mass ban is just silly.

276. Linea Harding (*ZIP code: Aeo*)

277. Jackie Jaques (*ZIP code: Victoria Place*)

I completely disagree with this bait and switch approach from Howard Hughes.

278. Ashley Nakaoka (*ZIP code: Aalii*)

Keep ward village pet friendly!

279. Carole K Onouye (*ZIP code: Waiea*)

We have to keep Victoria Ward pet friendly!!

So many of us have pets in Waiea Condo...

Do Not do anything to change the status!

Thank You _

280. Kane Fernandez (*ZIP code: Victoria place*)

I bought my unit with the knowledge that Howard Hughes was building two parks, which were to be dog friendly. There are hundreds if not thousands of dog owners within the Hughes development which are unaware of HH intention to restrict dogs access to the new park. Once these owners become aware of these rules there will be back lash

281. Carole Kai (*ZIP code: Waiea Condo*)

We must keep this area in Ward village pet friendly!

Thank You!

282. Naomi Mochizuki (*ZIP code: 96826*)

283. Elise Santos (ZIP code: Royal Capital plaza)

Keep Ward pet friendly.

284. jun joa (ZIP code: anaha)

285. Jiyoung Kim (ZIP code: Anaha)

286. Landon Santos (ZIP code: Royal Capitol)

287. Rowan Chandler (ZIP code: Ward Village)

288. Evangeline Bihis (ZIP code: Aeo)

This neighborhood is home to our golden doodles, Teddy & Bowie. They have as much rights as any resident as we pay into its upkeep.

289. Kim Falinski (ZIP code: koula)

it's crazy to not allow leashed dogs. who else is the park for?

290. Colin Hosking (ZIP code: Ke Kilohana)

291. Allison Mikuni (ZIP code:)

Several days a week, I carpool with my adult son who works at Kewalo Basin, and then walk through Victoria Ward Park to catch the bus and continue my commute to downtown Honolulu. I enjoy seeing the dogs at Victoria Ward Park, which is perfectly well suited to dogs and people. I'm sure for many dogs it has become a bright spot in their day, so please don't take that away from them.

292. Sharon Stillman (ZIP code:)

293. Samuel Chang (ZIP code:)

294. Loren Bullard (ZIP code: Ke Kilohana)

295. Angela Collard (ZIP code: Nauru)

Please let dogs in the parks in Ward village. I am a cancer survivor and I benefit from walking with my furry friend. I pick up his poop and I will make sure to keep the parks clean.

296. Amy Matsumoto (ZIP code: Ke kilohana)

Tuxy is more than a dog, he's a family member.

297. Gabriel Galindo (ZIP code: Aalii)

Vive La Resistance!! _____

298. Jay Franzone (ZIP code: Ke Kilohana)

My partner and I are renting now and thinking of buying -- not anymore if this policy is enacted.

299. Koren Ishibashi (*ZIP code:*)

We are frequent shoppers and diners at Ward Village only because it's so dog-friendly—and I know others who feel the same. The more dog-unfriendly it becomes, the more businesses in the area will suffer a reduction in foot traffic, unfortunately.

300. Joseph Chang (*ZIP code: Kekilohana*)

301. Valery Leng (*ZIP code: Ke Kilohana*)

302. Jay Wei (*ZIP code: Ke Kilohana*)

As a Kaka_ako resident, I strongly oppose the decision to impose a blanket ban on dogs at Victoria Ward Park. Ward Village has consistently been marketed as a walkable, pet-friendly community, and many residents made housing decisions based on that understanding. A complete prohibition unfairly penalizes responsible owners instead of addressing the actual issues. Practical solutions exist — including designated dog-friendly lawn areas, timed access hours, visible leash enforcement, additional waste stations, and fines for noncompliance. Many urban parks successfully implement these measures without excluding pets entirely. I urge leadership to reverse this ban and work collaboratively with residents on a fair, workable compromise.

303. Cal Muramaru (*ZIP code: 96814*)

304. Kenna Urabe (*ZIP code: Ulana*)

305. Julie Arigo (*ZIP code: 96814*)

306. Lyndsey Garcia (*ZIP code: Ulana*)

I understand the need to balance cleanliness, but a complete ban for Victoria Ward Park and a declaration that they're extending the ban to all parks in Ward Village goes too far. I hope Howard Hughes reconsiders and thinks of the unintended consequences. Mahalo for your patience and understanding!

307. Jesse Miyamoto (*ZIP code: Ulana Ward Village*)

308. Craig Nitta (*ZIP code: 96822-2721*)

If the parks at Victoria ward are for the community, then why are they discriminating against family members, including 4 legged family? I am a responsible pet owner who always picks up after my dog's, "business". What about us, since I am categorized into a group that has a pet who needs somewhere to go to do their "business". Are we going to start segregating bathrooms for only, "certain" people and certain family?

309. Sean Urabe (*ZIP code: Ulana*)

310. Ciara Ahina (*ZIP code:*)

We moved to the ward neighbourhood because we were told it would be a walkable, dog friendly community.

311. Dean Shimonishi (*ZIP code:*)

312. Tod Gushiken (*ZIP code: Ke Kilohana*)

313. Shelley Steele (*ZIP code: Ke Kilohana BFF*)

Please continue to allow leashed pets in our neighborhood. We have so many pet friendly buildings and so many cute little dogs. There are size and weight limits and most of us are very responsible pet owners. We have been to pet birthday parties in the park and it's just a wonderful part of our community to see all the adorable pups and meet other owners in our community. It really is a special part of our pet friendly community so please find a way to allow us to continue to enjoy our neighborhood (if the construction ever ends!) and please don't bait and switch creating pet friendly condos in a walkable neighborhood then saying we can't walk our dogs or take them with us to events or activities in our neighborhood. What do we even pay ward village fees for at this point? Please reconsider, banning pets from the park is not a decision our family and neighbors support. Thank you for your consideration.

314. Dayna Stafford (*ZIP code:*)

315. Bryan Cheng (*ZIP code: Ulana*)

316. Mark Daranciang (*ZIP code: 'A'ali'i*)

317. Joanne Yokoo (*ZIP code: Anaha*)

Keep Kakaako pet friendly!

318. Dixie Johnson (*ZIP code:*)

319. James Urso (*ZIP code: Ke Kilohana*)

320. Aika Ahina (*ZIP code: Ulana*)

One of the main points of buying here was that it was "pet friendly".

321. Kylie Sueoka (*ZIP code: Ke Kilohana*)

My family purchased my home in Ward Village with the understanding that it is a dog-friendly community. I emphasize the word *community* because my dog is part of my family and therefore part of this community as well.

Some of my closest neighbors, who have since become dear friends, are people I met during evening strolls through Ward Village and, especially during COVID, while safely gathering and socially distancing at Victoria Ward Park. These everyday interactions many of them centered around walking our dogs are what foster connection and create the strong sense of community that makes Ward Village special.

Restricting dogs from certain areas within Ward Village effectively excludes not just our pets, but the residents who care for them. If you spend time here, you'll notice that many of the people out walking throughout the day and evening are residents with their dogs meeting neighbors, forming friendships, and strengthening the fabric of our neighborhood.

As residents, we pay Ward Village dues that help maintain and support the community we all value. When dogs are excluded, it inevitably limits our ability, as residents, to fully enjoy and participate in our own community.

For many of us, being dog-friendly is not a minor feature it is a defining part of what makes Ward Village feel like home.

322. Travis Pun6 (*ZIP code: Ke kilohana*)

That's why we moved here because it was pet friendly!!! We moved here in 2019. And we loved that park. We need it back!!!

323. Aimee Punsalan (*ZIP code: Ulana*)

324. Allen Lum (*ZIP code: Ke Kilohana*)

325. Azur Buljubasic (*ZIP code:*)

326. jessica chiu (*ZIP code: The Park Ward*)

We bought this building due to the park and Howard Hughes being very dog "friendly". Please make more green space open to furry family members.

327. Cyrille Collard (*ZIP code: 96814*)

328. Lisa Besa (*ZIP code: 96814*)

Please don't ban us

329. Kimberly Sueoka (*ZIP code: Resident of Ward Village*)

330. Cristina Viernes (*ZIP code: The Collection*)

331. Jamie Nakano (*ZIP code: 96782*)

Our pups is our family! __

332. Lisa Besa (*ZIP code: Anaha*)

333. Emi K (*ZIP code: Ulana*)

334. Brandie Ota (*ZIP code:*)

335. Alan Nishijima (*ZIP code:*)

336. elijah ellis (*ZIP code: Ke Kilohana*)

337. Noah Ellis (*ZIP code: Ke Kilohana*)

338. George Bruno (*ZIP code: 96813*)

339. Sean Ishizaki (*ZIP code: Ari*)

340. Timothy Gillaspie (*ZIP code: Anaha*)

341. Emi Watanabe (*ZIP code:*)

342. Ray Padron II (*ZIP code: Victoria Ward Park*)

343. Adrien Shaw (*ZIP code:*)

344. May Noshijima (*ZIP code:*)

345. Agnes Rennie (*ZIP code: Anaha*)

346. Scott Rennie (*ZIP code: 98008*)

347. Cindy Koelzer (*ZIP code: Ke Kilohana*)

348. Karen Tolentino (*ZIP code: 96814*)

349. Danielle Montano (*ZIP code: 96817*)

350. Joseph Schonhoff (*ZIP code: A'ali'i*)

351. Shelly Hulick (*ZIP code: 96822*)

352. Nina Hung (*ZIP code: Ke Kilohana*)

353. Tetsu Enomoto (*ZIP code: Kekolohana*)

354. Carissa Wong (*ZIP code:*)

355. Humphrey S (*ZIP code: Aeo*)

356. Racheal Naone (*ZIP code: 'A'alii*)

357. Malika Nahina (*ZIP code: A'ali'i*)

Additional dog play areas need to be provided besides the sole dog park that is frequently muddy, and

therefore not useful when living with indoor pets in a condo.

Changing rules after residents buy in to the community should be considered misrepresentation, and an unfair business practice.

358. Britney Gamble (*ZIP code:*)

359. Jessica Ando (*ZIP code:*)

360. Crystal Rambayon (*ZIP code:*)

361. Kimberly De Jong (*ZIP code:*)

Ward Villiage is one of the ONLY pet friendly communities on Oahu. That is one of the reasons I live here. Please consider a compromise that includes dogs in the parks

362. Jordan Nakasone (*ZIP code: Ke Kilohana*)

363. Melissa P (*ZIP code:*)

364. Punahеле Pacheco (*ZIP code: Ulana*)

365. Alex Pacheco (*ZIP code: Ulana*)

366. Stephanie Corpuz (*ZIP code: Ke Kilohana*)

367. Janick Corpuz (*ZIP code: Ke Kilohana*)

368. Yusaku Otagiri (*ZIP code: Anaha*)

The drainage of the park was perviously terrible leading the grass to die in the corners. Blaming the issues on the pet owners and banning uses for dogs outright is no right, especially given the number of pet owners who live in the area who were promised for the access before and there is limited grass areas in the area for dogs to enjoy. People were still enjoying the same grass area doing picnics and playing balls previously when it was empty and open.

369. Shizuka Ueno Reid (*ZIP code: Victoria Place*)

May be we can find happy medium with still keeping some dog area. Not having any grass area at all will result in nastier neighborhood. Existing dog park is not enough for the amount of dogs we have.

370. sydney thompson (*ZIP code: koula*)

We moved here because it's pet friendly and this misinformation and change will drastically change our quality of life that we pay extra for to live in this area.

371. Kalena Preus (*ZIP code: Koula*)

I love living here for the security, pet friendly, and community feel of Ward Village.

372. Melisa Preus (ZIP code: Ae'o)

Pets are part of the family for many Ward Village residents and a reason many bought units. They believed in the "live work, play, pet-friendly" marketing message. I'm sure there's a way to address both the landlord and residents concerns through mutual discussion vs. stating "no pets allowed".

373. Grace Machi (ZIP code: Hokua)

374. Andrew Suenobu (ZIP code:)

375. Zach Urabe (ZIP code: Ulana)

376. Taylor Costa (ZIP code:)

377. Mayu Hashimoto (ZIP code:)

378. Yu Hashimoto (ZIP code: The Central Ala Moana)

I love going to Ward area often with my dog for shopping and dining since I know its nice and dog friendly.

379. Yuka Kato (ZIP code: Waiea)

380. Karla Aurazo (ZIP code: A'ali'i)

I'm a resident of this area, and have been bearing the construction noises for a year. Now that the park has opened up, we are not allowed to have our dogs on the grass. Please change park rules. The Victoria ward park is safe and fun for families with pets. Thank you!

381. Carmelette Simonds (ZIP code: Aeo)

382. An anonymous signer (ZIP code:)

383. Thomas Kappenman (ZIP code: Ulana)

384. Glen Malone (ZIP code:)

385. Dani Mathisen (ZIP code: Ke Kilohana)

The dog runs in the building are a joke. We moved here because of all of the green nearby. Banning the dogs from that green is disrespectful and dishonest

386. Vicki Watson (ZIP code: 96813)

387. Matthew Mathisen (ZIP code: Ke kilohana)

In building dog areas are small and inadequate for a pet friendly building. Ward village advertising as pet friendly and then changing these rules is dishonest advertising and a bad look on the community.

388. Alice Takizawa (*ZIP code: Ulana*)

We've bought and waited for this newly built condo with a promised "pet friendly" park right in front. I've maybe had just 2 months to enjoy the park and that's it! This is wrong...feels like a bait and switch scheme.

389. Dahlia Roberts (*ZIP code:*)

390. Alex Tyler (*ZIP code: Halekuwila*)

391. Nancy Mathisen (*ZIP code:*)

392. Karen Grant (*ZIP code: Halekauwila*)

The spot is perfect for family and pets ARE family

393. Shani Ma (*ZIP code: 1133 Waimanu*)

394. Robert Smith (*ZIP code: 96813-6200*)

395. Sue Schott (*ZIP code: Sky Ala Moana*)

This is not ok. The neighborhood has been advertised as having this park as dog friendly and many have moved here for that reason alone! Please consider this when voting to keep this park dog friendly.

396. Karen Tolentino (*ZIP code: Ulana*)

397. Shasea Rigdon (*ZIP code: 96822*)

398. Yuri Chen (*ZIP code: Ulana*)

399. Marri Murdoch (*ZIP code: Ke Kilohana*)

400. Emily Suh (*ZIP code: Ulana*)

401. Joseph Lee (*ZIP code: Ulana*)

402. Trey Takahashi (*ZIP code:*)

403. Russell Harding (*ZIP code: Aeo*)

404. Brian Chun (*ZIP code: Ulana*)

405. Hana Murphy (*ZIP code: Ulana*)

406. Anez Sayed (*ZIP code:*)

407. Ashley Litwin (*ZIP code:* A'ali'i)

408. Gabby Jimenez (*ZIP code:* Aulili)

409. Rheana Salvador (*ZIP code:* Ae'o)

410. Diane Ware (*ZIP code:* Diane Ware)
Bait and switch scheme that should be taken to court.

411. Mark Enomoto (*ZIP code:*)

412. Marc Kadota (*ZIP code:*)

413. Javin Kiyota (*ZIP code:*)

414. Myrna Uytingco (*ZIP code:* 'A'alii)

415. nicholas white (*ZIP code:*)

416. Lauren (*ZIP code:*)

417. Sienna Morales (*ZIP code:* Ulana)

418. Matt Tomioka (*ZIP code:* Ulana)
Please keep these beautiful parks dog friendly.

419. Crystal M (*ZIP code:*)

420. Brianna DeWitt (*ZIP code:*)

421. Macy Yue (*ZIP code:*)
And not just Victoria Ward Park! All Ward parks should be open to leashed dogs.

422. Kayla Yamada (*ZIP code:* Aalii)

423. Phaedra Ledbetter (*ZIP code:* Anaha)

424. Kirk Robison (*ZIP code:* 96814)
Keep Victoria Park for dogs

425. Artemis Ledbetter (*ZIP code:* Anaha)

426. Synnove Robinson (*ZIP code:*)

427. Emily Garone (*ZIP code: Ko'ula*)

Friends and I have been harassed multiple times by the “security” when walking our dogs. We are more than aware of the new rule to keep dogs off of landscape yet continue to be addressed and followed while walking our dogs. I have been told numerous times: “remember, no dogs allowed on the grass” although I am not walking my dog on the grass. It makes me feel watched and followed and has led to walks becoming unpleasant.

428. Brandon Li (*ZIP code:*)

429. Christopher Alvarado (*ZIP code: 96821*)

430. Hana Na (*ZIP code: koula*)

431. Seikichi Kuma (*ZIP code:*)

432. Kehaulani Jai (*ZIP code: Ko'Ula*)

433. Shawn Forbes (*ZIP code: Nauru*)

434. Angelica Forbes (*ZIP code: 96814*)

435. Charlotte Mukai (*ZIP code: Koula*)

436. erika collins (*ZIP code: Ulana*)

I moved into this community thinking it was dog friendly. I moved into my condo with my dog and it is deeply dissappointing to know that i cannot bring my dog to the parks when i once could.

437. Maddie Planinsek (*ZIP code:*)

438. Jessica Dawson (*ZIP code:*)

439. Rebecca Hathaway (*ZIP code: Aalii*)

440. Kim C (*ZIP code:*)

441. Jennifer Sinhvongsa (*ZIP code:*)

442. John and Chigusa Chapman (*ZIP code: Waiea*)

443. Lyanna Baptista-Dimas (*ZIP code:*)

444. Mark Ledbetter (*ZIP code: Anaha*)

From: [Ollie Goldstein](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 6:24:52 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

Being able to bring my pet to the park has allowed me to find a wonderful community where I have made many friends and allows us to meet up easily and regularly.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Ollie Goldstein
Ko'ula, unit 2100

From: [Gregory Robison](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Kakaako Dog Facilities
Date: Sunday, March 1, 2026 7:13:55 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

When we moved into the Ward Village Kakaako area in 2016 to Pacifica, then Anaha as part of the first wave of occupants in 2017-2018, Victoria park was a dog use site with the Howard Hughes folks stating it as an asset to the community implying dog owners should buy into this community because of the dog friendliness and Victoria park specifically.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Gregory Robison

Get [Outlook for iOS](#)

From: [Tracy Lynde](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing--KAK 25-045
Date: Sunday, March 1, 2026 7:16:31 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village Parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason we chose to buy here and we relied on those representations when deciding to find a community to invest in.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. There were no efforts from Ward Village to maintain the previous park and it was a muddy drainage dump, not solely the fault of the dogs. They renovated the Makai park and we had dogs there and no issues with flies or drainage issues and we were able to meet our neighbors there to talk and catch up on life. Our renovated park we waited so long for includes drainage improvements and instead of creating a community with Koula and our neighbors they now have instituted a total ban on dog owners vs shared safe spaces for all members of this community. A blanket exclusive prohibition is not the solution.

Now instead of family and community coming together you have families from outside the community enjoying the park with kids, overfilled trash cans, spilled food and drinks, scooters running into us on the sidewalks and our dogs are not allowed near any shared spaces that are RIGHT out front of our doors. There is NOWhere within a block for the dogs to use the restroom or play. The result is dogs will and are using the sidewalks as their bathroom because some dog owners cannot physically get to grass quick enough safely.

Having disabled and special needs owners in Koula are now at risk of falling, getting stuck, having to pick up dog poop on the sidewalk because they cannot physically walk to a dedicated dog area anywhere around our Koula condo. Some of our owners have multiple kids and dogs that they know have to figure out how to push a stroller and manage the dogs for a few blocks to get to a safe space. This is 100% unacceptable for me to witness. We bought into Ward village to be part of a community that was respectful, cohesive, kind, and accepting.

What we have is a beautiful park which is guarded by security guards threatening legal action if we get anywhere near the grass or landscape, tracking us around the park, being aggressive towards dog owners and this has created anger, fear and division between neighbors.

I will not live in a neighborhood that treats its owners this way when this is not aloha, this is not ohana, this is the farthest behavior of both. Ward Village management created elitism and favoritism. At this rate we, and several hundred others are contemplating moving away from this dividism and aggression.

We are locked into an area that has poor access for dogs, no dogs at Ala Moana park and now the only place dogs are allowed to relieve themselves or play is at the dog park 2 blocks away. It is impossible to make a dog walk 2 blocks without being able to use the restroom.

I respectfully and patientently request the HCDA condition of approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules and access to an area of the parks including Victoria Ward Park. An option would be to re landscape a portion of park in front of A'ali'i to have better water drainage, level ground, hoses to wash down urine and poo areas, and we can use that area for dogs. We respectfully need a place where we can run our dogs and feel a sense of community and ohana somewhere in this concrete area of highrises so we can be a part of the community again.

From one Ohaha to the next,

The Lyndes
1000 Auahi street Koula

From: [Ivonne Lee](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 7:42:01 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This subject is important to me as the park has long served as a gathering place for people (with or without dogs) - Many of the residents in Howard Hughes development are not from O'ahu so they moved to a brand new state/city with only their family and pet in tow. The park was one of the ways residents would be able to congregate and connect with other people as there is no central gathering place in Ward Village. It was a wonderful place to meet people outside of your own building and make friends - Now we are faced with animosity from the same developers who happily advertised, accepting our money and monthly association fees.

I have observed hostility from personnel of Ward Village who stalk pet owners who are even in proximity to the dog park - I have no intention of breaching their dog ban by staying away from the grass & seating areas as listed, however I do have to walk my dog through this area as the park is centrally located right in the middle of multiple residential buildings - the harassment from their security personnel to pet owners is a stark contrast to the welcoming community that once existed when I moved here. People deserve the ability to walk through the sidewalk in peace - I cannot believe the scrutiny that people who are trying to walk around are facing, I am in compliance with the new rules and yet I still feel like I am doing something wrong just for walking around a park. I have no doubt Howard Hughes has these personnel on overtime watching all of the parks diligently just to send us a message - **You and your pet are not welcome here.**

Since dogs are banned from every single one of their parks & even the sitting areas adjacent to the parks, I am relegated to taking my dog to their poorly thought out pet relief area assigned to my building and walk her on the sidewalk for exercise - Ward Village has the audacity to direct us to Kolowalu Dog Park, which they do not even maintain and have HCDA handling the maintenance, and Mother Waldron Park which is not a part of their development. Their plan is

essentially to build 5,000 residential units, advertise them all as pet friendly and then make everyone else working with HCDA carry the maintenance and burden while reaping all the monetary gains and government support - **Do you, as an entity, feel like that is a responsibility that you must solely navigate now that Ward Village doesn't want to contribute to a problem of their own making?**

Ward Village has responded to resident's concerns about the dog ban by stating their policy is "in alignment with the City & County Park Guidelines" which was immediately contradicted the same month by the City & County of Honolulu increasing the number of designated on-leash parks across O'ahu – “DPR said the expansion of these on-leash dog privileges follows months of community discussion facilitated through neighborhood boards, along with internal review.” (<https://www.staradvertiser.com/2026/02/25/breaking-news/city-announces-additional-on-leash-parks-on-oahu/>).

This clearly demonstrates the communities of this island have demand for dog-parks while working together with the local governance to allow such a privilege – Ward Village does not care about their community and input by ignoring us to make a unilateral decision regarding the parks in direct conflict with advertising and representations made when marketing the community to prospective residents.

I have read the documents related to Mahana and Howard Hughes is asking for even more residential units to be added to this development - Of course Mahana will be pet-friendly, I also presume they will take what little green area is left on the property and convert it to yet another "Ward Village Park" that dogs will not be able to use. I cannot condone the addition of hundreds of residential units (and pets) when the existing residents are already faced with a community that refuses to make reasonable accommodations for pets.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,

Ivonne Lee

A'ali'i - Unit 404

From: [Sibyl Glasby](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 7:44:35 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

This is extremely important to me since we specifically bought a home in Ward Village because it was dog friendly. It is disappointing that we cannot walk our two leashed dogs at Ala Moana park and now Howard Hughes is attempting to further restrict where we may walk our two leashed dogs.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

It also seems unreasonable that each homeowner at Ward Village is required to pay \$36 per month toward the maintenance of all common areas (which includes parks) and then to be excluded from the use of these amenities with their leashed dogs.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow leashed dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Sibyl Glasby

Kō`ula #1206

From: [Emmanuel Campos](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 7:47:13 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because pets are our family. Many people who choose to live in the area were promised to have a dog friendly community, and now that promise has been taken away.

I know there's parts of the community whom support the ban, but those individuals also moved knowing the area was promised to be a pet friendly community.

Furthermore, Ward Village saying that part of the decision is based on 5+ years assessment of cleanliness? During the 5+ years, which dog friendly parks are they talking about. Because as far as I can remember, all the construction took away all the green spaces. During that time, pets had no choice but walk over 2-3 blocks to get to green spaces. Of course it's expected for some accidents to happen on sidewalks, when they are forced to walk long distances. And no matter how much you pick up stool from concrete, there will be residue. But again Ward Village took away green spaces those years. So for them to say that the decision was due to research from those years, those research are biased because there was no green spaces.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Emmanue Campos
A'Ali'i

Sent from my iPhone

From: [Jen R](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 8:00:47 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This issue is extremely important to us because outdoor space for pets is essential for the well-being of both animals and their owners. Over the past ten years, we have owned three different residential units across two Howard Hughes projects, and access to dedicated pet-friendly parks has always been a critical factor in our decision to purchase a home.

The recent ban on pets in the parks has left us deeply disappointed, and it has significantly impacted our comfort living here. We no longer feel that the community supports the needs of residents with pets, which is something we have always valued in Howard Hughes properties.

We respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Jennifer Ramos & Robert Phu
Victoria Place Unit 1305 & Aeo Unit 1611

From: [Wes Suzawa](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 8:18:16 PM

Aloha Chair Higa and Members of the Board,

As a resident of Kakaako since 2003. I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was one of several important reasons why I chose to live here. While Howard Hughes has truly transformed Kakaako into a beautiful & well planned community, I am quite saddened and at a lost for words as to why they've made such an unpopular decision, resulting in 100's of perplexed & indeed extremely unhappy neighbors.

Moreover, it's even more perplexing since this decision is in direct conflict with what the City & County of Honolulu is attempting to do. Recently, the Mayor & his administration announced the doubling of pet friendly city parks, with more to follow in phase 2. By year's end they plan to finally address "The People's Park", Ala Moana. (see KHON2's report <https://www.khon2.com/local-news/the-unfit-adventurer/36-new-dog-parks-coming-to-honolulu/>)

In closing, I humbly ask HCDA's approval of the Mahana permit (KAK 25-045) be contingent on the developer & Ward Village implementing fair and reasonable dog rules which allow leashed dogs in all Ward Village parks (excluding children's play and art work areas). Fair & reasonable rules should perhaps include things like removal of owners who disregard leashed laws or fail to pick up after their pet.

I sincerely thank you in advance for listening and again humbly ask for your consideration.

Mahalo Nui Loa,

Wes Suzawa

From: [Carol](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing KAK 25-045
Date: Sunday, March 1, 2026 8:24:12 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

I thought at 80 years old I'd found a community where I could age in place with my dog. Ko'ula was right on the park and we could safely walk. I was pleased when the park closed for renovation .. thinking the developer was upgrading the park with one of the various K9 turf drainage systems for a safe and sanitized pet area .. along with spaces for children and picnics. We were totally blind-sided and not notified until the week before park re-opening .. that it was totally off limits to our dogs. The developer quickly changed the signage to allow pets on the hard surface walkways only .. following media intervention.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Carol Sutherland
Ko'ula #3209

Please send your email tonight or tomorrow.

This is our opportunity to be heard by folks in power who can help us.

Mahalo,
Brian

From: [Katrina Han](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 8:24:11 PM

Dear Chair Higa and Members of the Board,

I am writing with deep respect to express my concern regarding the recent ban on dogs in Ward Village parks.

Ward Village has always presented itself as a pet-friendly community, and that commitment was a meaningful part of why I chose to make my home here. I relied on those assurances when planting roots in this neighborhood, believing it to be a place where both residents and their pets could thrive together.

I understand the desire to maintain safety and cleanliness; however, the reasoning behind this ban does not fully reflect the situation. The previous park experienced drainage and flooding issues that impacted ground conditions, but the renovated park includes substantial improvements. Despite these enhancements, it reopened with a total prohibition on dogs rather than more balanced, reasonable rules. A blanket ban was not the only path forward.

What has been especially painful is the atmosphere of fear and division the ban has created. Aggressive enforcement and threats of criminal trespass have made many long-time residents feel unwelcome in their own community. These decisions were made without meaningful engagement from those of us who live here every day and who care deeply about the shared spaces we all enjoy.

As someone who has lived in Ward Village since its beginnings, this issue is profoundly personal. My pet has been part of this community just as long, bringing joy to neighbors, fellow residents, and even Ward Village Security, many of whom have told me how much they appreciate the comfort and happiness our animals bring to their workdays. Our pets are part of our Ohana. Restricting them from the very parks meant to enrich life here diminishes the sense of joy and connection that defines this neighborhood.

Additionally, many of our pets have been carefully trained to behave respectfully in shared spaces. The sudden restriction disrupts that training and can lead to unintended behavioral issues, reduced socialization, and more accidents on walkways, especially when the nearest approved relief area is more than three blocks away. These consequences affect both pets and the broader community.

For these reasons, I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on implementing fair, reasonable dog policies that allow dogs in Ward Village parks—including Victoria Ward Park—while still appropriately restricting children's play areas. Such a balanced approach would honor the needs of all residents, uphold community values, and restore a sense of unity.

Thank you for your time, consideration, and care for our community.

Sincerely,
Katrina Han, Koula Resident

From: [Stephanie Ha](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 8:23:57 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because as a pet owner, if a community claims to be pet friendly, welcomes fur families into their place, well then, they should keep their word by being one. It is unfair to draw people and their pets into their community for being pet friendly then take away the already limited pet friendly areas that our pets have in this urban environment. I encourage that you don't selfishly prioritize maximizing profits at the expense of the quality of lives of those already here.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Stephanie H.

From: [Joanne Yokoo](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing KAD 25-045
Date: Sunday, March 1, 2026 8:38:41 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason why we chose to live here, and relied on those representations when making our decision to purchase our home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

As pet owners we value being part of this neighborhood where we can freely exercise with our pups and mingle with our neighbors whom we have come to know and become an extension of our families and our pets. If not here then where can we go? Our pets are not allowed on leash to exercise with us around Ala Moana Park or Magic Island.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,

Joanne Yokoo and Dean Sato
1108 Anaha

From: [Jovonne Lee](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 8:53:07 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because dogs are an important part of our Ohana, and deserve just as much space as if one of our own family members. The fact that they are banned from a park where space is already limited in the area, is extremely disheartening.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely

Jovonne Lee

From: [Michael Ryoma](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 9:03:15 PM

Dear Chair Higa and Members of the Board,

I am writing to formally object to the recently implemented ban on dogs in Ward Village parks.

Ward Village has consistently marketed itself as a pet-friendly community. That representation was a significant factor in my decision to purchase a home here with my wife. I relied on those assurances when choosing to invest in this neighborhood.

The justification that the ban is required for safety and sanitation is unpersuasive. The previous park experienced drainage and flooding issues that affected ground conditions. The renovated park addressed many of those concerns through substantial improvements. Despite these upgrades, it reopened with a total prohibition on dogs rather than adopting reasonable regulations. A blanket ban was not the only viable solution.

The sudden implementation of this ban — coupled with aggressive enforcement practices and threats of criminal trespass — has created tension and fear within the community. This policy change occurred without meaningful input from residents.

The park has long served as a gathering place for neighbors, with or without pets. Many residents of the Howard Hughes development relocated from outside O‘ahu, often knowing only their immediate family and pets. The park provided one of the few shared spaces where residents could connect and build community, as Ward Village lacks a central gathering place. It was an invaluable setting to meet neighbors beyond one’s own building and form friendships. It is disheartening that the same developers who promoted a welcoming, pet-friendly environment are now fostering division after residents have invested financially and continue to pay association fees.

I have personally observed what feels like targeted scrutiny by Ward Village personnel toward pet owners, even when they are merely in proximity to the park. I fully intend to comply with the current rules by avoiding restricted grass and seating areas; however, the park’s central location requires many residents to pass through surrounding sidewalks to access their homes. The level of monitoring and confrontation by security personnel is in stark contrast to the welcoming atmosphere that once defined this community. Residents should be able to walk along public sidewalks without feeling harassed or suspected of wrongdoing. Even while complying with the rules, I feel as though I am being treated as if I am in violation simply for walking my dog nearby.

With dogs prohibited from all Ward Village parks and adjacent seating areas, pet owners are left with limited alternatives. We are directed to small, inadequately planned pet relief areas assigned to individual buildings and told to seek recreation at Kolowalu Dog Park or Mother Waldron Park — neither of which is maintained by Ward Village. It appears that Ward Village seeks to build approximately 5,000 residential units, market them as pet-friendly, and then shift the maintenance responsibilities and associated impacts to HCDA and the broader community while retaining the financial benefits and public support of the development. This

raises serious concerns about accountability and equitable responsibility.

Ward Village has defended its policy by stating that it aligns with City & County park guidelines. However, that claim was undermined when the City & County of Honolulu recently expanded the number of designated on-leash parks across O‘ahu following months of community discussion and review. This action demonstrates that there is community demand for reasonable dog access and that collaboration between developers and local governance is both possible and effective. Ward Village’s unilateral decision stands in contrast to this approach.

I have also reviewed materials related to the Mahana project, which proposes adding even more residential units to the development. While the new building will be marketed as pet-friendly, it is reasonable to question whether remaining green space will continue to exclude dogs. Approving additional units — and, inevitably, more pets — without addressing current restrictions places further strain on an already underserved community.

For these reasons, I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) upon the developer implementing fair and reasonable dog policies that allow dogs in Ward Village parks, including Victoria Ward Park, while excluding designated children’s play areas.

Thank you for your time and consideration.

Michael Shibata

A'ali'i - Unit 404

From: [Leela B. Goldstein](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing — KAK 25-045
Date: Sunday, March 1, 2026 9:13:10 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because I purchased a new home partly based on a promise to me that subsequently was not kept. If Howard Hughes cannot be relied on to keep this major promise, what other promises will they break, without community socialization and vetting? We should all be concerned about this. Furthermore, their response to public outcry has not been to invite conversation or express concern to the large number dog owners but to double and then triple down on their unilateral and stringent decision, hiring additional security to police dog owners, intimidation by those employees, and, most recently, the threat of issuing criminal trespass notices. Many of us bought our homes from Howard Hughes, and their tactics of intimidation, surveillance and punishment are shocking and disturbing. The park is enormous. There is enough room for everyone to enjoy it.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Leela Bilmes Goldstein
Ko‘ula

From: [Mark Enomoto](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Keep Ward Village pet friendly
Date: Sunday, March 1, 2026 9:27:13 PM

The City's currently bans all dogs at Ala Moana Beach Park even if they are on leash. We used to live taking our dogs for walks from Magic Island to Kewalo and back but now it's off limits to us. We won't live in Ward Village but do frequent the Kaka'ako neighborhood for lunch at SALT which is very dog friendly.

Yes. There are terrible dog owners who don't pick up after their animal or don't leash their dogs when in a city park which I think is a fair and reasonable law to impose on dog owners.

But I honestly feel there is a hostile sentiment from the City and Parks department towards dog owners.

1. Fine irresponsible owners for not picking up after their animal or not keeping them on leash.
2. Provide off leash dog areas as there are many dog owners that have invested into the lifestyle of Ward Village.
3. Make Ward Village "the model and case study" for what a great experience living there can be, for residents "and" their pets.
4. Staff security appropriately to enforce these rules to shape the behavior of anyone visiting or living in Ward Village.

Make Ward Village a friendly and safe and clean place for everyone. Enforce these rules with Aloha and regretfully work with HPD if there are belligerent users of the village.

Aloha,
Mark Enomoto
1717 Uhi PL
Honolulu HI 96821

Sent from my iPhone

From: [Malika Nahina](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana-KAK 25-045
Date: Sunday, March 1, 2026 9:36:09 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the request for modifications to the existing permit for Mahana.

The request to add additional units and height to Mahana in order to increase the developers profits, while at the same time failing to adequately address building defects within existing properties in a timely manner is not ethical. The various and numerous building defects that have been identified within the existing projects should be addressed, and rectified by the developer before they are allowed to continue to profit off of our people and lands. Current homeowners are burdened with stress and enormous costs associated with defects that should not be occurring within buildings that are less than 10 years old, and have been forced to pursue litigation in order to seek corrective action. If the developer and builders were acting in good faith they would offer to make the repairs to defects without the need for lawyers and litigation.

Additionally, A'a'li'i is a 3rd row property which was designed with a 42nd floor balcony for all residents (both market and reserved housing unit owners) to be able to enjoy a view. The additional height that is being requested will impact our view planes, and the property values which are already impacted as a result of the defects and litigation.

Finally, Ward Village has implemented a new ban on dogs in Ward Village parks, despite long promoting itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home. This change was implemented without meaningful community input, and homeowners with dogs are being negatively impacted. The developer must provide additional designated outdoor spaces for the numerous 4-legged residents who call Ward Village home, as their suggestion to use Kolowalu park is not adequate for the large number of dogs in the neighborhood.

I respectfully request that HCDA deny the request to modify the existing Mahana permit (KAK 25-045). Developers must be held accountable for ensuring that they are producing a product that is free of defects, making repairs when defects are identified and held to their claims that the project is pet-friendly and buildings are designed to preserve view planes.

Thank you for your consideration.

Sincerely,
Malika Nahina
A'a'li Resident

From: [Raymond Bihis](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Opposition to Ward Village Dog Ban – Permit KAK 25-045
Date: Sunday, March 1, 2026 9:56:43 PM

Dear Chair Higa and Members of the Board,

I am writing to strongly object to the new ban on dogs in Ward Village parks. I purchased my home here specifically because the community was marketed as "pet-friendly." This sudden reversal is a breach of that expectation.

Key Points of Concern:

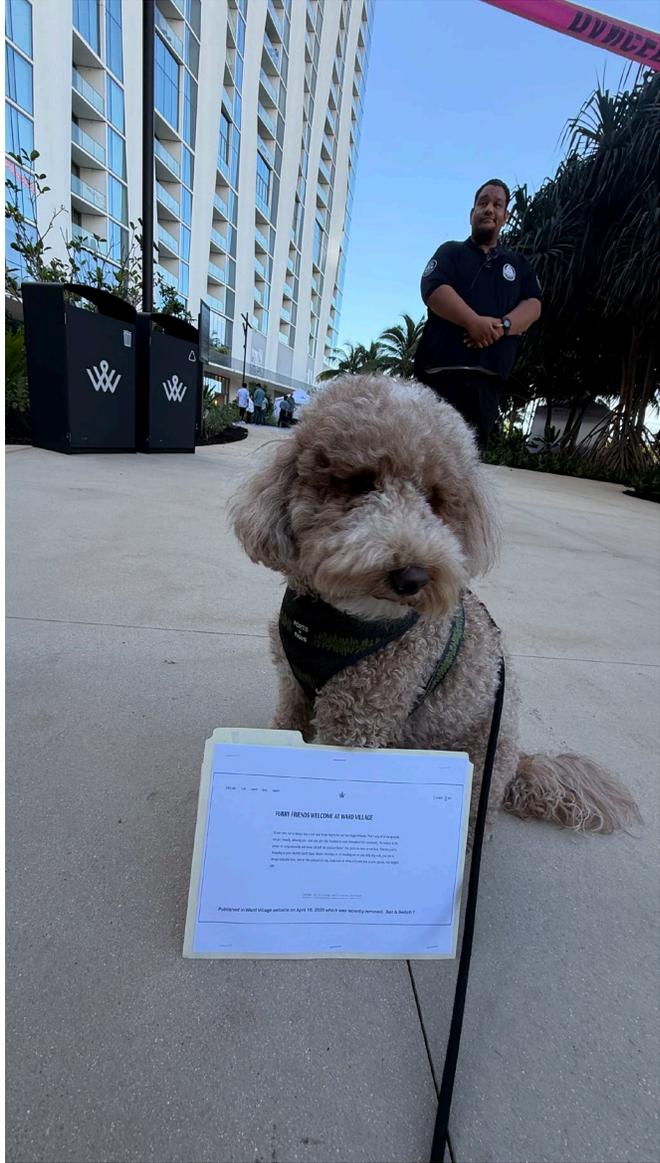
- **Infrastructure over Regulation:** The previous park's issues were due to drainage and flooding, not pet ownership. The renovated park should be managed with reasonable rules, not a total prohibition.
- **Lack of Process:** This ban was implemented without community input. Aggressive enforcement and threats of "criminal trespass" have created an atmosphere of fear and division.
- **The "Mahana" Permit:** I urge the HCDA to condition the approval of Permit KAK 25-045 on the developer implementing fair access for dogs in Ward Village parks (excluding children's play areas).

Why this matters to me: I made a significant financial investment in Ward Village based on the explicit promise of a pet-friendly urban lifestyle. Stripping away park access after my purchase feels like a "bait-and-switch" that negatively impacts my property's value and forces residents onto busy, narrow sidewalks that are less safe for both pedestrians and pets.

I respectfully request that you hold the developer accountable to the pet-friendly standards they used to sell this neighborhood.

Sincerely,

**Raymond Bihis aka Teddy's Dad
1001 Queen St. #906
Honolulu, HI 96814
Ae'o Resident since 2018
Paws Belong Here Too!**



From: [Kimberly Sueoka](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Sunday, March 1, 2026 10:03:46 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The park was not maintained properly at all and it seems that they placed blame on dogs being the issue. The renovated park includes significant improvements, yet it reopened with a total ban on dogs rather than implementing reasonable rules.

The recent dog ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

The current ban on dogs from all green spaces, landscaped areas, and seating areas directly contradicts the longstanding representations of Ward Village as a pet-friendly community. It unfairly impacts residents with pets, including myself, who chose to live here in part because of that identity.

Residents with dogs are now being directed to remain strictly on sidewalks or to use extremely limited designated areas within our buildings. For many of us, that amounts to little more than a small patch of AstroTurf. There are no meaningful grassy areas within the community where dogs can walk, enjoy the outdoors, or even relieve themselves during a neighborhood stroll.

For years prior to this ban, walking my dog through Ward Village was part of my daily life and sense of belonging in this community. I would see neighbors, dog owners and non-dog owners alike, catch up with friends, greet families and children, and feel genuinely connected to this community. It was a simple but meaningful daily tradition that fostered neighborly interaction and goodwill.

After the Dog Ban was implemented, that feeling has changed. Instead of welcome, there is tension. Instead of community, there is division, "pro-dog" versus "anti-dog." Now dog owners are being closely monitored by security, who I understand are simply enforcing policy, but nonetheless creating an atmosphere that feels uncomfortable and unwelcoming in a place I have called home for years.

This approach is not fair to responsible dog owners who are invested members of this community. We pay monthly maintenance dues to Wad Village to help maintain Ward

Village.

Howard Hughes essentially created this community's identity through its own marketing. The narrative of Ward Village as a dog-friendly, pet-welcoming neighborhood was intentional and consistent. For years, that message attracted buyers and renters who valued being part of a vibrant, pet-inclusive community. After cultivating and profiting from that identity, changing course so dramatically now feels fundamentally unfair. It is not right to market to pet owners, encourage them to invest in the community, and then alter the rules after people have bought in. That undermines trust and raises serious ethical concerns.

This isn't just about dogs. It's about integrity and holding Howard Hughes to their word. It is about honoring the commitments that were made to residents and ensuring that this community remains one where everyone, with and without pets, feels that they truly belong. And it's about ensuring that development in our community reflects the promises made to the people who invested their lives and homes here.

For these reasons, I respectfully ask the Hawaii Community Development Authority to exercise its authority thoughtfully and responsibly. As the state agency overseeing development in Kaka'ako, HCDA has the power to ensure that new approvals align with fairness, transparency, and the public interest.

If Howard Hughes seeks continued approvals for future development, including major projects within Ward Village, then it is reasonable to expect that they uphold the commitments and community identity they themselves established.

If large-scale development with Howard Hughes is to continue in Kakaako, it must reflect balanced community planning, not shifting policies that diminish livability for existing residents.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration and for your role in protecting the long-term integrity of this community.

Sincerely,
Kimberly Sueoka
Resident of Ward Village

From: [Karen Grant](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Victoria park
Date: Monday, March 2, 2026 2:20:48 AM

Please please please make Victoria park pet friendly. Family friendly should include our furry family members. Keep an on leash requirement and put pet trash receptacles but make it pet friendly.

Thank you

Karen

Get [Outlook for iOS](#)

From: [Koren Ishibashi](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 6:37:30 AM

Aloha e Chair Higa a me Members of the Board,

I am writing today to object to Ward Village's new hostility toward the community and ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet-friendly community--which has been especially welcome in a state where the vast majority of parks prohibit animals. That's one of the primary reasons I frequent the area and support its retailers and restaurants with my business.

The claim that this ban is necessary for safety and sanitation is inaccurate. As I understand it, the former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban on dogs rather than implementing reasonable rules. This blanket prohibition was implemented without meaningful community input.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has changed the whole character of the neighborhood, sowing fear and division. I recently walked through the area with my dog on the way to the Kaka'ako Farmer's Market and felt security personnel eyeing me up suspiciously. On my way back, I saw a security guard standing on a rock in the middle of the park's grassy area, surveilling the park as if he was scanning for criminals or terrorists. The park was pretty much empty.

This kind of treatment of residents, visitors, shoppers, and tourists alike not only affects ambiance, but will also, over time, erode the financial and economic infrastructure of this live/work/play/shop community. Why would I come and give my business to Ward Village shops and restaurants if visiting with my dog means I'm going to be treated like a criminal?

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Koren Ishibashi

From: [Carrie Ogami](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 7:58:35 AM

Dear Chair Higa and Members of the Board,

I am writing to state my disappointment and objection to the new ban on dogs in Ward Village parks.

On February 14, 2026, I signed a lease agreement to become a resident of Ae'ō. I stayed with a friend in her new unit in the Ulana in December and fell in love with the neighborhood vibe and the adjacent park where dogs were welcome and people smiled at each other and asked about their pets. Dog ownership is a truly wonderful way for people to connect.

It is undeniable that Ward Village promoted itself as a pet-friendly community from the very beginning of its ubiquitous marketing campaign in its pre- and post-construction phases, so I was not surprised that it felt like a "neighborhood." That was when I made my decision to look into renting in Ward Village.

Four different agents showed me units in Koula, A'ali'i, Ke Kilohana and Ae'ō. Each one of them made a point to tell me that Ward Village was pet-friendly and the new park near Koula would be a great place for dogs. In fact, one agent told me that "everyone is waiting for the new dog park to open."

I have taken my dog to the Kolowalu dog park in the past. The boulders are dangerous for dogs and humans. Dogs like to play with each other and I saw many dogs get hurt while running into a rock. The person who designed Kolowalu is clearly not a dog owner. That is why I was delighted at the prospect of taking my dog to a vast green space just steps from my door.

Needless to say, I was shocked when, after signing my lease but before even moving into my new condo, I was told that all the parks were going to be prohibiting dogs. A major reason influencing my decision to move here was the convenience of places to walk my dog. I would never have moved from Manoa had I known that Ward Village would become a hostile environment to dogs and their owners. This is wrong.

I relied, to my detriment, on the representations and implicit promises made by Howard Hughes Corp and Ward Village when making my decision to live here. Now, I have to live in a neighborhood where security guards stand and watch me walk down the street like I am a criminal suspect. We are all adults. Let's find a solution that can be a win-win for everyone. This

does not have to be a zero sum game.

I respect the families who want to keep their children safe and away from dogs who are playing too. But, what are families with children **and** dogs supposed to do? Could creating a large, separate space in Victoria Ward Park be a solution to accommodate all members of this community?

Because of the reasons stated above, I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,

Carolyn Ogami

From: [Ciara Ahina](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 10:42:39 AM

Dear Chair Higa and Members of the Board,

I am writing to formally object to the new ban on dogs in Ward Village parks and to respectfully request that this issue be considered in connection with the Mahana permit (KAK 25-045).

Ward Village has long promoted itself as a pet-friendly community. That representation was an important factor in our decision to purchase our home here, and I relied upon it when choosing to invest in this neighborhood.

The stated justification for the ban—safety and sanitation—does not fully reflect the circumstances. The former park experienced drainage and flooding issues that affected ground conditions. The renovated park includes significant infrastructure improvements, yet it reopened with a total prohibition on dogs rather than implementing reasonable and enforceable rules. A blanket ban was not the only available solution.

One of the reasons cited for the ban is that dogs were soiling areas fronting shops and businesses. However, prohibiting dogs from green spaces does not eliminate the need for them to relieve themselves. In fact, banning them from grassy areas may unintentionally increase unsanitary conditions on sidewalks and pathways—areas with much heavier pedestrian traffic. I fully agree that pet owners must be held accountable for cleaning up after their animals, but responsible ownership enforcement is very different from a total prohibition of access to green space.

It has also been stated that this policy aligns with state park rules. However, the State of Hawaii recently expanded the number of public parks where dogs are permitted, which directly contradicts the assertion that such a ban is required.

As more families choose to include dogs in their households, the need for thoughtful, balanced policies will only grow. Please do not penalize responsible dog owners for the actions of a small minority. In an increasingly urban environment, access to green space is important not only for residents but for the well-being of our pets.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog regulations that allow dogs in Ward Village parks, including Victoria Ward Park, while excluding designated children's play areas.

Thank you for your consideration.

Sincerely,

Ciara A.

From: charlotte.mukai.us
To: [DBEDT HCDA Contact](#)
Cc: kawai.yamashiro@howardhughes.com
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 12:18:00 PM

Aloha Chair Higa and Members of the Board,

I am writing to ask that the HCDA consider the significant changes Ward Village is making to their community development when considering approval of the Mahana permit (KAK 25-045).

Ward Village has long promoted itself as a pet friendly community. That was an important reason why I chose to buy here. I relied on those representations when making my decision to purchase and is something I have repeated to others.

The claim that this ban is necessary for safety and sanitation has been made by Ward Village. We, as owners, have not seen the information supporting these claims. The former park has been said to have drainage and flooding issues that affected ground conditions. Is this due to the underground stream that runs from the original Ward property in the Thomas Square area? We used to see a pool of water in each of the projects during construction. We always hoped it would remain as a pond but it was always covered up. If this was the problem which closed the park for renovation, has this design and engineering issue been addressed for the Mahana project?

The renovated Victoria Ward park was supposed to be a product with significant improvements, yet it reopened with a total ban on its use by a significant number of park users. I was not aware of any discussion prior to the implementation of the ban on pets in the park.

The enforcement of the ban has been less than amicable. People have been told (not very nicely) about how they can use the park. People have had to change their daily routines with little notice in order to accommodate the new rules instituted on the community by Ward Village. There was no discussion on the implementation of the new rules or time for preparation.

I have asked for the boundaries of the Ward Village parks and have received no answers.

Ward Village's statement issued in defense of their actions says they did it to be in line with City and County guidelines. The City and County of Honolulu opened 36 additional on leash dog parks on the island of Oahu doubling the number found on Oahu on February 25, 2026, one week after the Ward Village Victoria Park opening. Ward Village does not seem to be in line with the current guidance of the City and County of Honolulu by

issuing a total ban on dogs.

We have seen very little information about this new condominium project, Mahana. Is the change in attitude toward pets by Ward Village going to be made clear to prospective buyers? The Ward Village website still claims they are a pet friendly community upholding the legacy of Victoria Ward who was the founder of the Hawaiian Humane Society. The change in attitude by Ward Village is a disappointment and, sadly, makes living here less enjoyable.

I respectfully request that HCDA consider carefully the approval of the Mahana permit (KAK 25-045) as Ward Village seems to be changing their ideas for acceptable living conditions of their owners without discussion/notice and without input from people who already have bought into Ward Village projects. Perhaps their overall project premise needs a more current review as you and the Board review another permit application from Ward Village/Howard Hughes.

Thank you for your consideration.

Sincerely,
Charlotte Mukai

From: [Jay Franzone](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 12:34:58 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to rent in Ward.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without ANY real community input.

HCDA should condition the approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Jay

February 04, 2026

RECEIVED
MAR 02 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,


ANTONIO SANTOS

February 04, 2026

RECEIVED
MAR 02 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



ERNESTO PONCE

February 04, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

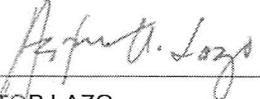
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



NESTOR LAZO

February 04, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



AMADO J. SANCHEZ

February 20, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

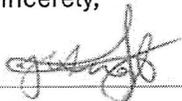
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



John Sagsagat

February 3 , 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Alvida Surpia-Jones

February 5, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

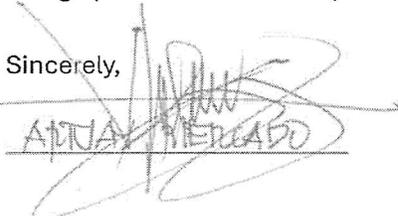
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Aina Merlino

February 20, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Ethylene Rose Ipalari-Santiago

February 20, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

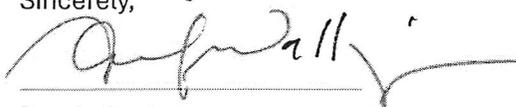
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Randy Castor

February 20, 2026

RECEIVED
MAR 02 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Joey Boy Alcantara

February , 2026

RECEIVED
MAR 02 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka’ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

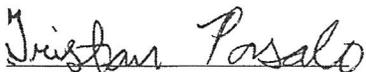
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai’i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation’s financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers’ earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



February 20, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,
Emit Cosio



February 13, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

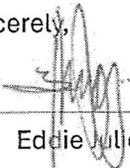
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Eddie Julio Jr.

February 13, 2026

RECEIVED
MAR 02 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Edralin Orbeta

February 13, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

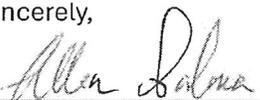
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Allen Julius Palma

February , 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,


MYLA NAIMEN

February 20 , 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

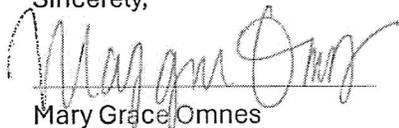
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Mary Grace Omnes

February 06, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,


Emil G. Bete

February 4, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Christine Oyadomari

February 6, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

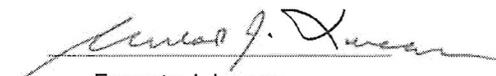
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,


Ernesto J. Lucas

February 6 , 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Josie Felicitas

February 6, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

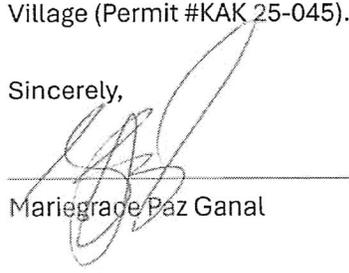
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Mariegrace Paz Ganal

February 4, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Lucia A. Llana

February 4, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,


Andrea Benitez

February 4, 2026

RECEIVED
MAR 02 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Bernard Sevilla
808-439-9912

February 04, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2026

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

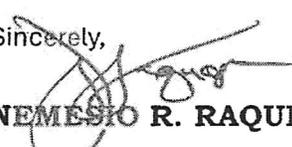
As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,


NEMESIS R. RAQUEPO

February 4, 2026

RECEIVED
MAR 02 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Group Builders is pleased to offer this testimony in support of the Mahana Ward Village project (Permit #KAK 25-045) proposed by Victoria Ward, Limited.

Ward Village has consistently advanced its community vision and invested in the revitalization of Kaka'ako. Mahana Ward Village will deliver 451 market homes and approximately 17,000 square feet of ground-floor retail and commercial space, creating long-term employment opportunities that will positively impact the local economy and support both small businesses and the construction industry. The project team includes the award-winning architecture firm Solomon Cordwell Buenz, interior designer Tihany Design, and VITA Planning & Landscape Architecture.

As communities grow and prosper, the demand for neighborhood services increases and helps build a strong foundation for stability. A thriving Mahana Ward Village will contribute to a more resilient economy for the City & County of Honolulu and the State of Hawai'i, supporting steady employment, increased household spending, and higher tax revenues. This project will help address the next generation's financial and economic needs, and we are proud to strongly support this development plan.

Mahana Ward Village is projected to generate over \$670 million in economic impact, more than \$225 million in workers' earnings, and approximately \$40 million in state tax revenue.

We are proud to partner with Ward Village, as they are a recognized leader in LEED Design and environmental stewardship, continually refining their green strategies and long-range planning for the benefit of our local community. These principles are integrated into their land use decisions to create high-quality, sustainable communities where people can live, work, and thrive.

Thank you for the opportunity to submit this public testimony in support of Mahana Ward Village (Permit #KAK 25-045).

Sincerely,



Roy Balantac



94-535 UKEE STREET, WAIPAHU, HI. 96797 | PHONE: 808.671.6460 FAX: 808.676.5832 | LICENSE # ABC-07819

Thursday, February 26, 2026

Mr. Sterling Higa, Chairperson
Hawaii Community Development Authority
HCDA Board Meeting Room
547 Queen Street, 2nd Floor
Honolulu, HI 96813

RECEIVED
MAR 02 2025

Hawaii Community Development Authority
By:

Re: March 4 & 5, 2026 – Presentation & Modification Hearing

Subject: Amended PDP Application KAK 25-045 / Mahana Ward Village

Dear Chair Higa,

Thank you for allowing Albert C. Kobayashi, Inc. (ACK) to submit testimony in support of Victoria Ward Ltd.'s amended development permit application. ACK is a 100% employee-owned general contractor in Hawaii. We are in support of Mahana Ward Village because it will provide much needed market housing supply in Honolulu's urban core. The project is located at an important transit development site at the intersection of Ward Avenue and the new Halekauwila Extension. It is a prime location for both residential and commercial purposes which will further connect and integrate Ward Village with Kaka'ako.

Mahana Ward Village will now provide 451 market homes, approximately 17,000 SF of ground retail and commercial space, and create sustained future construction jobs that will have a trickle-down effect throughout the economy to support local businesses and our industry. The Mahana Ward Village is designed by award-winning architecture firm Solomon Cordwell Buenz and interior designer Tihany Design and VITA Planning & Landscape Architecture.

As we look for examples of improving Hawaii's future, thoughtful planning and design are key. The Mahana Ward Village project provides for the next generation's financial and economic needs, and I favorably support their development plan. The project is projected to have nearly \$670+ million economic impact and \$225+ million in workers' earnings as well as provide \$40 million in state tax revenue.

Ward Village continues to be a leader in environmental stewardship and continues to find ways to improve our community so that residents and visitors benefit. They incorporate sustainable practices in their land use planning and construction to provide the best communities for people to live and work.

Thank you for your time and consideration in supporting Mahana Ward Village (Permit # KAK 25-045).

Sincerely,

A handwritten signature in black ink, appearing to read 'Michael Young', is written over a light blue horizontal line.

Michael Young, President
myy@ack-inc.com / (808) 590-1567

From: [DM Gregory](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony Regarding KAK 25-045 – Mahana Ward Village (Amended Planned Development Permit)
Date: Monday, March 2, 2026 3:23:59 PM

Submitted via email (dbedt.hcda.contact@hawaii.gov) to the Hawaii Community Development Authority

Chair Higa and Members of the Authority:

My name is DM Gregory. I am a member of the Kakaako/Ward Village community. I respectfully request that any approval of KAK 25-045 be conditioned on restoring reasonable, designated, on-leash dog access within Victoria Ward Park, both mauka and makai.

This issue is not about creating an off-leash dog park. It is about honoring prior representations, ensuring ADA compliance, correcting misinformation about sanitation, and stopping unnecessary harassment of community members with dogs and service animals.

1. Clear Representations for “Pet Friendly Community” Were Made

Ward Village publicly promoted itself as “pet friendly” and “pup ready,” encouraging residents to “take your dog for a walk anywhere in Ward Village.” These were categorical statements. Many residents relied on them when purchasing homes. A blanket ban on dogs in landscape, seating, art and play areas is a material reversal of the community character that was marketed and relied upon.

2. ADA Concerns and Escalation of Harassment

The current enforcement environment raises disability access concerns. Residents walking dogs and service animals are routinely confronted, warned, followed, and photographed — even when complying with leash rules and remaining on paved paths. A required public open space should not operate in a manner that functionally deters community use or ADA-protected access. Additionally, Ward Village security has begun distributing notices referencing criminal trespass statutes to residents walking dogs on areas subject to public easement. The tone and manner of enforcement is disproportionate to the conduct involved.

3. The “Unsanitary” Justification Is Misapplied

The claim that banning leashed dogs is necessary for sanitation is not supported by public health evidence. The prior park had documented drainage deficiencies that contributed to swamp-like conditions, which in turn drove problems with insects and other pests. The renovated park includes drainage improvements, but opened with a blanket ban without testing reasonable managed access. In outdoor environments, the highest infectious disease transmission risk is human-to-human; particularly among children in playground settings. Properly vaccinated, leashed dogs in open-air parks present minimal risk, especially when waste rules are enforced. If sanitation were the true concern, the primary focus would be on maintenance and hygiene infrastructure rather than categorical exclusion.

4. A Reasonable Alternative Exists

Urban parks routinely allow leashed dogs while excluding playground structures and enforcing waste compliance. A total ban is the most restrictive option available and was implemented abruptly and without measured alternatives or community input.

Requested Conditions

I respectfully request that HCDA condition approval of KAK 25-045 on:

- Restoration of designated, on-leash dog access within Victoria Ward Park.
- Implementation of clear operational standards (leash enforcement, waste stations, proportionate penalties).
- ADA-compliant enforcement training to prevent discriminatory or preemptive harassment.

Victoria Ward Park is a required public facility within the Kakaako Community Development District. Conditioning approval of the KAK 25-045 permit to ensure consistency with prior representations, accessibility standards, and balanced management is directly related to protecting neighborhood character and the public interest.

Over 440 community members (and growing) have signed a petition requesting restoration of reasonable on-leash dog access to Victoria Ward Park, reflecting broad community concern, not an isolated complaint.

When a developer seeks additional entitlements, HCDA may consider prior representations and neighborhood character under HRS Chapter 206E. It is within HCDA authority to condition this permit approval.

Thank you for your consideration.

DM Gregory

From: [Gigi Tang](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 3:26:38 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

1 - I bought a unit in this building because it was promoted as a pet friendly neighborhood. I have built a great community of doggie friends that we go hike with and play with because we met other owners at the park. We have celebrated many dog birthdays in the park as well over the years until the park closed down.

2 - Ward Village is being very shady with their business antics and basically baited and switched what they stand for. They completely removed the furry friends welcome and pets are welcome on their grounds language from their website that was posted to advertise the community since 2020. (See attached pic from their website)



FURRY FRIENDS WELCOME AT WARD VILLAGE

At our core, we've always had a soft spot in our hearts for our four-legged friends. That's why all of our grounds are pet friendly, allowing you—and your pet—the freedom to roam throughout the community. We believe in the power of companionship and know full well the positive impact that pets can have on our lives. Whether you're shopping at your favorite South Shore Market boutique or are heading out on your daily dog walk, your pet is always welcome here. And on this national pet day, make sure to throw a lil extra love to your special, four-legged pal.

[HISTORY](#), [LIFE & CULTURE](#), [MISCELLANEOUS](#), [WELLNESS](#)

3 - instead of using funds to solve the root cause of the issues (pet pee and poop) they just hired more security guards to scare us and creepily follow us around and give us citations. I don't feel safe around the guards and even feel anxious. Average salaries of security guards are around \$50,000 per google. There has been at least 3 new faces I have seen. That's \$150,000. If that Kolowalu park took \$25k, why can't they use that money to build another area within this park for dogs??

4 - Kolowalu's conditions are horrid to say the least and half the time it's fenced off and just all dirt. (See attached pictures) and not to mention the size. It's around 8000 sq feet combined for large and small dogs which means each area is even smaller than that. But the average dog park should be at least 1 acre. The Hawaii Kai dog park by Costco and the Diamond Head dog park by KCC are both at least 1.5 acres. we have conservatively speaking at least 100 dogs per building (2 pets per household per unit). Our building alone has 154 registered dogs as of 2022. And there are 5 buildings within a 5 min walking radius of that park. So say we are off limits to the parks is ridiculous. Where can our furry babies run?! Ala Moana banned dogs.





**BUT OF COURSE THE ONLY PARK DOGS ARE ALLOWED
IN @WARDVILLAGE IS HALF UNUSABLE**

5 - 90% of the kids at the playground don't even live here. Why are they putting the interest of those who don't live here over that of the residents?! I am not asking them to ban the kids. But can't we just have more space? The 3 acres park can easily have an acre fenced off for dogs if they are so worried about stepping on pee and poop. Our fur babies deserve to have running space just as much as kids, and they don't even live here! Not to mention kids and their parents leave trash all over!

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and

reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Gigi Tang

A'ali'i #2804

Gigi Tang
gigi.tang@gmail.com
(808) 381.3715

From: [Alika Ahina](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 3:57:14 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

When I bought into the neighborhood it was for my dogs. Now they can only walk and use the bathroom on the cement... not very pet friendly if you ask me.

This ban of dogs can be avoided with proper care of the parks including using AstroTurf or something similar so the grass doesn't die. Also a hose to spray down any messes. Nobody wants to go to a park that's run down and muddy because of regular use.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
[Your Name]
[Bu

ilding Name and Unit, if you wish to include]

[Yahoo Mail: Search, Organize, Conquer](#)

From: [Ariel Orasud](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 4:32:44 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That representation was not incidental to me — it was a major factor in my decision to purchase my first home in Ward Village in 2022. As a dog owner, access to nearby dog-friendly green space was extremely important to me. I relied on the community's established pet-friendly character when making one of the largest financial decisions of my life. In fact, I intentionally waited until after I had purchased and moved into my home here before getting my first dog, because I wanted to ensure I was living in a community that responsibly accommodated pets and provided appropriate outdoor space. Beyond that, the parks have become a meaningful part of my life. My dog and I have built friendships there and regularly spend time in the community as part of our daily walking or exercise routine. The park has been a place of connection and community where responsible dogs and owners can socialize, exercise, and contribute positively to the neighborhood culture.

This change banning dogs at Ward Village parks, before the opening of Victoria Ward Park, was unfairly implemented without meaningful community input. Unit owners in Ward Village pay master association dues that contribute to the upkeep and maintenance of these shared spaces. As contributing members of this community, we deserve 1) a voice in how we are able to access and use community spaces, and 2) reasonable access to the park including, reasonable dog rules that allow leashed dogs in Ward Village parks, excluding children's play areas. A total prohibition unfairly excludes responsible dog owners rather than addressing specific behavior concerns. This issue matters deeply to me because I intentionally chose Ward Village as my home based on its accessibility to dog-friendly open space. Removing that access after residents have purchased homes in reliance on those representations is unfair and undermines trust in the community's development commitments.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. I have personally experienced this escalation earlier this week. While going about my normal running routine through the park on the public sidewalk with my dog, who was leashed and not on the grass, I was followed twice and spoken to harshly by security for passing

through the park on the sidewalk with my dog running next to me on a leash. This type of aggressive enforcement, even when residents are simply using the sidewalk, creates an atmosphere of intimidation, fear and discourages community members from peacefully enjoying the neighborhood they financially support.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Ariel Orasud
Aalii #2205

From: [Phuong Dinh](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Public Testimony in the Matter of Mahana building
Date: Monday, March 2, 2026 5:22:18 PM

Dear the members of the HDCA board,

My name is Phuong Dinh. But around Ward, everybody knows me as Leo's mom. I walk Leo 3 times a day during school break. I have been living at Ward Village for 3 years.

I bought my 2 bedrooms apartment at Ward not only because of the close proximity of downtown where I'll be working as a lawyer. But more importantly because of the promises of dog friendly neighborhood.

Walking Leo around has been the core ingredient that drove me to success in law school. I gained a community and found ourselves right at home here at Ward.

Whenever i feel like law school is too hard for me, i walk Leo down to the Victoria Park. Leo gets to say hi to his friends. And i get to feel warm and happy by the encouragement of my community and the warm of people asking "hey, how's law school going? You're gonna do great! It's ok, you're gonna make it"

I return home and feel refreshed and ready to tackle any readings, any hard cases or homework i needed to tackle.

On Monday February 23rd 2026, i walked Leo for the first time to the new Victoria Park. I have not seen the park since it opened because i was in california for a trial competition. As soon as Leo stepped his little paws on the grass, a security guard approached me. She asked whether I have read "the email". I said yes, not knowing which email she was preferring to. She then said " we have cameras on you". I asked " why do you have cameras on me?". she said " to document". I asked "what do you use the document for". She said, " to prove that you actually did if you said you did not do something". I asked " but what if the person does not refuse whether they did it or not, what would you use the document for?" She then said " im calling my boss, so he can come talk to you." I said ok and walked toward 2 neighbors - ziggy's mom and snowball's mom and told them what happened. The guard overheard what i said to the neighbors and told me she's calling the police.

Howard Hughes "HH" ignored the promised of a dog friendly neighborhood and used their resources to guard their park as if the park a bank with cash in it.

HH reasoned its decision to protect kupuna and keiki for the cleanliness of the park.

if HH has enough resource to patrol the park as soon as a dog steps foot on the lawn, HH has enough resources to maintain a clean dog disregard of whether dogs or kids or any other factor dirtied the park. In other words, HH has enough resources to maintain a dog friendly park and enforce the rule against bad or irresponsible dog owners.

Furthermore, the park rule is confusing, not only to the park user but the guards themselves. The guards freely interpreting the rule as they please and led to harassing the dog walkers. For example, the sign in front of the park is called "guideline", not "rule" or "contract". The second guideline said " dogs or any animals on landscape". What is landscape? What includes in landscape?

When there is ambiguity or contradiction language in a contract, the contract is construed against the drafters.

Here, the park rule is ambiguous because everyone has their own interpretation of the rule, including HH's own employees. Some guards allowed dogs to step on the grass. Some don't. Some allow dogs on the grass but dogs cannot relieve themselves there.

On Thursday February 26th, while i was walking my dog with my neighbor. The guard approached us to show us a notice to depart and forbid entry. The guard threatened that if we walked our dog into the park proximity again, the guards would issued the notice to us. If issued, we are banned from the park for 90 days. If we ignored and stepped

foot in the park during that 90 days, HH will pursue criminal trespassing against us.

This action has no legal effect because (1) if the park rule is enforceable (which

I hope that the board give high consideration to help us raise pressure so that HH regain their new rule to prohibit dogs and to restore the community that many of us value.

Thank you
Phuong Dinh

From: dlr1540@gmail.com
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Dear Chair Higa and Members of the Board,
Date: Monday, March 2, 2026 7:25:43 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase in the neighborhood.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had significant drainage and flooding issues that affected ground conditions. In fact, long before the renovation, I had been avoiding to even walk in the park area due to the ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The sudden and recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input. I now wonder if I can even walk on the sidewalk adjacent to the park with my dog on a leash to even visit the numerous businesses that Howard Hughes and Ward Village are promoting as an amenity to living in the area.

This is important to me because myself and numerous others have relied on the representations of Howard Hughes and Ward Village promoting a pet friendly environment.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,

David Rucker

From: [Michael Datz](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Monday, March 2, 2026 8:26:48 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

As someone that has lived in the neighborhood for the past 15 years and someone who also owns a dog I feel it isn't right to open a park that is central to the community and exclude so many that can and will contribute to the park, all because they have a four legged tenant living with them.

By all means if a dog owner doesn't pick up after their dog hold them accountable. If a dog is unattended off leash and running rampant, disrupting family time at the park, hold the dog owner accountable. If there is so much effort with security to keep dogs out of the park how come the same effort cannot be applied to hold those that deserved to be held accountable instead?

Like so many in this neighborhood , I got my pup in 2020 during the lock downs of Covid. Because of my dog I had the opportunity to establish more relationships and become more involved within the community, more than I ever would imagine. We have some great people in this neighborhood and many of them are responsible dog owners.

Parks are meant to bring families together and for recreation, yes. Dogs are a big part of that. Owners that live here should not be penalized unless they are being irresponsible with their pets. They should be able to have use of the new park to which they pay fees for.

The Kolowalu Dog Park along with all the bark runs in all the Buildings that are being built is not enough for everyone and their dogs now and for those who are moving in. People and their

dogs need to have the ability to get out.

Between no dogs being allowed at Ala Moana Park and now not allowed at Victoria Ward Park there really isn't much for people who own dogs to go to for recreation.

This is unfortunate because this part of town is blossoming into a beautiful neighborhood and with how many families that are moving in and with how many families that are moving in with their pets it is inevitable for this to be an ongoing conflict without any reasonable compromise for both sides.

Give the people a chance to make use of their contributions and to continue to be a part of the community. Give the dogs a chance to do the same.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,

Michael Datz
Hokua Building

[Sent from Yahoo Mail for iPhone](#)

From: [Macy Yue](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Tuesday, March 3, 2026 8:06:24 AM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet-friendly community. That was an important reason I chose to live here, and I relied on those representations when deciding to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

I have a dog named Suki, and we should be able to walk around together and enjoy the parks just like other families with kids. Not all dogs can go to the dog park, and the dog park is just not large enough to accommodate the dog population in this neighborhood. The new dog park near South Shore Market is also often closed on one side or the other, meaning that small and large dogs would have to be in the same park. That's just not safe for every dog. I don't believe it is unreasonable to open parts of the Ward parks or just a few parks to dogs. A blanket ban is really a betrayal of the spirit in which they marketed all their buildings and they shouldn't be able to turn around and ban dogs.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,

--
Macy Yue

From: [Alice Takizawa](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Request condition approval for Mahana permit
Date: Tuesday, March 3, 2026 9:13:58 AM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because:

KA LA'I O KUKULUĀE'O PARK (ADJACENT TO ULANA)

Ulana is currently where my family resides. We purchased this home because of Ward's pet friendly atmosphere as well as knowing that there will be a park nearby that both our kids and pet dog can enjoy. I am disabled and find it difficult to walk long distances, so the close vicinity of this park was important to me when considering Ulana for purchase. Now that dogs are banned from KA LA'I O KUKULUĀE'O PARK we are left to use a very tiny dog private park within Ulana that has now been quite busy due to the banning. Our dog is unable to relief himself because there is just too much distraction in this tiny park with multiple dogs.

It is very deceiving of the Howard Hugh's/ Ward Village management to portray a dog friendly park and community in order to drive sales, then ban it without discussing or notifying the community on its intent prior to banning.

With their new development, Mahana, I would like to see Ward Village implement fair and reasonable dog rules.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Takizawa Ohana
Ulana Resident

From: [sydney.thompson](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Tuesday, March 3, 2026 11:27:51 AM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

Additionally, this new change will result in dogs urinating on sidewalks that are covered by roofing rather than grass that will be rained on

This is important to me because:

I have a service dog and a regular dog so now I have to walk them separately as my service dog is trained to urinate on grass not sidewalk. I moved into Koula solely because the dog park was across the sidewalk due to my plan of getting a service dog. These new park rules force dogs to urinate on sidewalks that have pores and are covered by roofing which will only increase the smell of urine and worsen sanitation. If dogs are allowed on the sidewalk that is next to the play area for kids but not on the large grassy area that is further from kids, how does this make sense?

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Sydney Thompson

Koula #601

[Sent from Yahoo Mail for iPhone](#)



Testimony of
Pacific Resource Partnership

Hawai'i Community Development Authority (HCDA)
Wednesday, March 4, 2026

Subject: Testimony in Strong Support of revision to Planned Development Permit (KAK 25-045) previously approved for a mixed-use, high-rise development, Mahana Ward Village.

Aloha members of the Hawai'i Community Development Authority:

Pacific Resource Partnership (PRP), representing more than 6,000 union carpenters, over 250 signatory contractors, and community stakeholders statewide, respectfully submits this testimony in strong support of

PRP strongly supports the amended Planned Development Permit application KAK 25-045 for Mahana Ward Village.

This project will deliver 451 new homes (111 more than originally approved), 13,600 square feet of ground-floor commercial space, an outdoor transit plaza, and 350 linear feet of activated streetscape retail and dining frontage. The economic benefits are substantial and immediate:

- \$670+ million in total economic impact
- \$225+ million in workers' earnings
- \$40 million in state tax revenue
- A peak of nearly 900 jobs sustained each year for three years
- An estimated \$121 million in real property tax revenue over the next 30 years



(Continued From Page 1)

These numbers translate directly into family-wage jobs for local carpenters and construction workers who will build this project using fair labor practices. The minor modification requested — increasing the podium height by just 2½ feet to 77.5 feet — is both reasonable and necessary to accommodate required parking for the additional homes and to work around the existing C&C Honolulu Wastewater easement. It remains fully consistent with the 2005 HCDA Mauka Area Rules and the Ward Village Amended & Reinstated Development Agreement.

Mahana Ward Village embodies exactly what PRP stands for: “The Power of Partnership – People, Relationships, Promise.” By adding much-needed housing, activating the streetscape, and contributing millions to our economy and tax base, this project strengthens our communities and raises the quality of life for all who live and work in Hawai‘i.

We respectfully urge the HCDA to approve the amended PDP and the requested modification at the upcoming hearings.

Mahalo for the opportunity to testify in support of this important project.

Respectfully submitted,

Andrew Pereira

Andrew Pereira

Director of Public Affairs
Pacific Resource Partnership
1100 Alakea Street, 4th Floor
Honolulu, HI 96813
Phone: (808) 528-5557
Email: apereira@prp-hawaii.com
Website: www.PRP-Hawaii.com

From: [Carol Riley](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Pets
Date: Tuesday, March 3, 2026 2:01:46 PM

Pets must be allowed in all Howard Hughes parks. That is why I bought KoUla! They are not allowed here. Bummer! I could have bought elsewhere!

Sent from my iPhone

From: [Shelley Steele](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Tuesday, March 3, 2026 3:27:43 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village park.

Our family bought into the unaffordable housing program at Ke Kilohana in 2016 and HHC has gone back on their word time and time again for the community they promised and sold us. We continue to pay a mandatory Ward Village fee of \$420 per year while the village has been under constant construction since we moved here to our new condo home in 2019.

We live on the Kakaako side of Ward and we have the continuous misfortune of paying monthly Ward Village fees for a community we have less access to every year and for growing businesses we are unable to afford, primarily due to the HOA fees being grossly understated at time of purchase and being barely able to keep up with rising cost of condo insurance among other things.

As monthly payers of the mandatory Ward village fee, annually \$420, one of the few benefits, is the promise of Victoria Ward park finally coming to completion where we can go with our neighbors to walk our dogs and strengthen our relationships as a community.

There are so many families who bought into the project since it was marketed as a pet friendly building and community. Pet owners understand the importance of this and we pay for access to these spaces and share the with the public, but there seems to be a misunderstanding about how so many pet friendly buildings without adequate space for dogs to run or adequate space for potty areas are supposed to go for exercise and relief for our beloved fur babies.

We have been to many pet birthday parties in the park and have grown to know neighbors because of our animals. It is also important for our family to be able to bring our pets if there are ever community events again like when HHC was more heavily marketing the neighborhood. Although, those seem to be a distant memory based on yet another HHC false promise of the type of neighborhood and community they are building.

Please hold them accountable and do not let them take away the pet friendly designation of our community. It makes our neighborhood safer and better when we have these strong relationships that are often built around things such as our pets and our children. We were shocked this is even an issue since it was always a promise and selling point of HHC from

the beginning of this community being established.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Shelley Steele of Ke Kilohana

Sent from my iPhone

From: [Collins, Erika J.](#)
To: [DBEDT HCDA Contact](#)
Cc: [Erika](#)
Subject: [EXTERNAL] KEEP WARD VILLAGE DOG FRIENDLY
Date: Tuesday, March 3, 2026 6:50:41 PM

Dear Chair Higa and Members of the Board,

I am writing to object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet friendly community. That was an important reason I chose to live here, and I relied on those representations when making my decision to purchase my home.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected ground conditions. The renovated park includes significant improvements, yet it reopened with a total ban rather than implementing reasonable rules. A blanket prohibition was not the only solution.

The recent ban, combined with aggressive enforcement and threats of criminal trespass, has created fear and division in the neighborhood. This change was implemented without meaningful community input.

This is important to me because I moved into this community with the vision of me and my very first dog. I got a dog a month after moving in and it has been everything I have dreamed of. I will consider moving out of this community when I am able if the new ban on dogs continue.

I respectfully request that HCDA condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog rules that allow dogs in Ward Village parks, including Victoria Ward Park, excluding children's play areas.

Thank you for your consideration.

Sincerely,
Erika
Ulana

From: [Fatemeh Ghaheri](#)
To: [DBEDT HCDA Contact](#)
Subject: [EXTERNAL] Testimony for Mahana Hearing -- KAK 25-045
Date: Tuesday, March 3, 2026 7:02:58 PM

Dear Chair Higa and Members of the Board,

I am writing to respectfully object to the new ban on dogs in Ward Village parks.

Ward Village has long promoted itself as a pet-friendly community. That was one of the main reasons I chose to live here, and I relied on those representations when making the decision to purchase my home. Changing this policy so drastically after residents have invested in the community feels unfair and inconsistent with what was promised.

The claim that this ban is necessary for safety and sanitation is not accurate. The former park had drainage and flooding issues that affected the condition of the grass and soil. The renovated park includes significant improvements, yet it reopened with a complete ban instead of implementing reasonable regulations such as leash requirements, designated dog areas, or time restrictions. A blanket prohibition was not the only solution.

This issue is very personal to me. I have a dog who is extremely social and used to play regularly on the grass. She thrives on outdoor activity and interaction with other dogs and neighbors. Since this ban was implemented, she has been forced to stay home because I no longer feel comfortable bringing her to the park. It has affected her daily routine, exercise, and socialization, and it has also affected me emotionally. Our walks and time in the park were an important part of our day and our connection to the community.

In addition, the aggressive enforcement of this rule has created unnecessary tension. I have personally experienced what felt like harassment by park security while simply walking near the area with my dog. Being approached in a confrontational manner and threatened with trespassing has been upsetting and intimidating. It has created fear and division rather than cooperation among residents.

This policy does not feel right. It feels punitive toward responsible dog owners who care for their pets and respect shared spaces. Most of us clean up after our dogs and follow rules. Instead of working with the community to create balanced guidelines, the decision imposed a total ban without meaningful resident input.

I respectfully request that the Hawaii Community Development Authority condition approval of the Mahana permit (KAK 25-045) on the developer and Ward Village implementing fair and reasonable dog policies that allow dogs in Ward Village parks, including Victoria Ward Park, while excluding children's play areas if necessary.

Ward Village should remain the inclusive, pet-friendly community it was represented to be. I urge you to reconsider this blanket ban and support a fair compromise that respects residents and their pets.

Thank you for your time and consideration.

Sincerely,
Fatemeh Ghaheri

Koula apartment