

**HAWAI‘I COMMUNITY DEVELOPMENT AUTHORITY
AT-LARGE REGULAR BOARD MEETING**

Wednesday, May 6, 2026
10:00 a.m.

AGENDA

In accordance with Section 92-3.7, *Hawai‘i Revised Statutes*, the Hawai‘i Community Development Authority (“HCDA”) At-Large Board Meeting will be convened remotely via Zoom and in person at the physical meeting site set forth below. The public is welcome to register to participate and view the Board Meeting as follows:

Zoom Credentials

Webinar ID: 826 3005 2715

Passcode: 553394

Participate Remotely Via Zoom Webinar

To participate remotely, please use the following link:

<https://us06web.zoom.us/j/82630052715?pwd=uCSbUFIP5eL1NqXKXgoV1y6UDmDUgg.gCwIVLnFwSqKrLo>

Participant Via Phone

Dial: (669) 900 – 6833

Attend and View the Remote Board Meeting at the Following Physical Meeting Site:

Hawai‘i Community Development Authority

American Brewery Building

547 Queen Street, 2nd Floor Board Room

Honolulu, Hawai‘i 96813

I. CALL TO ORDER/ROLL CALL

II. APPROVAL OF MINUTES

1. Special Meeting Minutes of March 25, 2026
2. Regular Meeting Minutes of April 1, 2026

III. DECISION MAKING

3. Consider Authorizing the Executive Director to Assist the Department of Business, Economic Development and Tourism and the Office of Planning and Sustainable Development, under Act 252 (SLH, 2025), in the Project Management for the Planning, Designing, and Constructing a Sand Stabilization Structure or Other Sand Stabilization Projects located in the Kawehewehe Sector of Waikiki Beach, Honolulu, Hawaii, Including the Procurement of Consultants, with the Specific Location of the Sand Stabilization Structure at Waikiki Beach to be Determined during the Planning phase of the Project.

4. Consider Establishing, Pursuant to Section 92-2.5(b)(1), *Hawaii Revised Statutes*, a Permitted Interaction Group for the Purpose of Establishing the Executive Director’s new 1- 3-, and 5-year goals and accordingly amend the Agency’s Strategic Plan adopted by the Authority at the June 4, 2025 General Authority Meeting.

IV. FOR INFORMATION & DISCUSSION

5. Findings and Recommendations of the Permitted Interaction Group Established at the March 25, 2026, Special At-Large Board Meeting, Pursuant to Section 92-2.5(b), *Hawaii Revised Statutes*, for the Purpose of: (i) Conducting the Executive Director’s Annual Performance Review, and (ii) Establishing the Executive Director’s new 1- 3-, and 5-year goals and accordingly amend the Agency’s Strategic Plan adopted by the Authority at the June 4, 2025 General Authority Meeting.

The Authority may convene in executive session pursuant to HRS § 92-5(a)(2) to consider the hire, evaluation, dismissal, or discipline of an officer or employee or of charge brought against the officer or employee, where consideration of matters affecting privacy will be involved; provided that if the individual concerned requests an open meeting, an open meeting shall be held.

6. Legislative update by the HCDA staff on the Status of the Following Legislative Measures Affecting the Agency for the following measures:

Measure No.	Description
GM 611	Submitting for Consideration and Confirmation to the Hawaii Community Development Authority (Kalaeloa district), Gubernatorial Nominee, Adena Duvauchelle, for a Term to Expire on June 30, 2029.
GM 727	Submitting for consideration and confirmation to the Hawai'i Community Development Authority (He'eia District), Gubernatorial Nominee, Jo-Ann Leong, for a term to expire 06-30-2030.
H.B. 1800, S.D. 1	Adjusts and requests appropriations for fiscal biennium 2025-2027 funding requirements for operations and capital improvement projects of Executive Branch agencies and programs.
S.B. 2001, H.D. 2	Establishes the Waiākea-Makaoku Community Development District and a special fund, outlines the authority of the HCDA to manage and adopt rules for the district, creates one full-time position, and appropriates funds.
S.B. 2599, H.D. 2	PART I: Redesignates the Stadium Development District as the Halawa Community Development District (HCDD). Amends the composition of the Hawai'i Community Development Authority (HCDA) for purposes of the HCDD. Amends the duties and powers of the HCDA and Stadium Authority as they relate to activities within the HCDD. Clarifies the HCDA's permitting and consultation powers regarding public projects within community development districts. Establishes the HCDD Special Fund. Appropriates funds. PART II: Appropriates

	funds from the Stadium Development Special Fund for the planning, design, and development of the HCDD, contingent upon on certain requirements. PART III: Requires the HCDA, when planning and developing housing, to endeavor to plan for complete communities that include various aspects supporting quality of life.
S.B. 2061, H.D. 2	Clarifies the Ninety-Nine Year Leasehold Program.
S.B. 2598, H.D. 1	Authorizes the use of moneys in certain special and revolving funds for operation and administration costs of the programs.
S.B. 2921, H.D. 1	Transfers to the general fund the excess balances of various non-general funds and programs.
S.B. 2811, H.D. 1	Establishes, and appropriates funds for, the State Building Permit Process Task Force to evaluate the challenges, opportunities, and legislative actions necessary to establish a State Building Permit Review Office for state projects located on state-owned lands.
S.B. 3029, H.D. 2	Requires a county with a population of no greater than three hundred thousand, in collaboration with the Hawai'i Community Development Authority, to establish a Summer Streets Pilot Program that closes vehicular traffic and repurposes roads for pedestrian and cyclist use, outdoor events, and other community-driven activities.
S.B. 3218, H.D. 2	Resilient Infrastructure for Shelter and Equity Bonds; Counties; County Debt Limit Statements.
S.B. 3219, H.D. 3	Proposes constitutional amendments to expressly provide that the Legislature may authorize political subdivisions, such as the counties, to issue resilient infrastructure for shelter and equity bonds for specified public works, public improvements.
H.B. 2275, S.D. 2	Appropriates general funds to various programs due to anticipated operating shortfalls because of the lack of authority to transfer funds between programs. Appropriates moneys to certain programs for operations in FY26-27. Lapses moneys from the State Risk Management Revolving Fund to the general fund.
H.C.R. 85, H.D. 1 / H.R. 77, H.D. 1	Urging the department of land and natural resources to transfer parcels that make up the East Kapolei transit-oriented development project to the Hawaii housing finance and development corporation and urging the Hawaii housing finance and development corporation to partner with the department of Hawaiian home lands and Hawaii community development authority to facilitate the development of non-housing community development portions of the project.
S.R. 63, S.D. 1	Urging the department of land and natural resources to transfer parcels that make up the East Kapolei transit-oriented development project to the Hawaii housing finance and development corporation and urging the Hawaii housing finance and development corporation to partner with the department of Hawaiian home lands and Hawaii community development authority to facilitate the development of non-housing community development portions of the project.

V. REPORT OF THE EXECUTIVE DIRECTOR

7. Monthly Report and Other Status Reports

a. Monthly Financial Highlights for March 2026

VI. ADJOURNMENT

In accordance with Section 92-3.7(c), *Hawaii Revised Statutes*, in the event that audiovisual communication cannot be maintained by all participating Board Members and quorum is lost, the meeting will be automatically recessed for up to thirty (30) minutes, during which time, an attempt to restore audiovisual communication will be made. If HCDA is able to reestablish audio communication only, the meeting will be reconvened and continue. To participate via audio communication, please refer to the “Participate Via Phone” information above. If HCDA is unable to reconvene the meeting because neither audiovisual communication nor audio communication can be re-established within thirty (30) minutes, the meeting will be automatically terminated.

The Board meeting agenda and meeting materials provided to the Board Members for this meeting are available for inspection in the Board’s office and on the HCDA website at:

<https://dbedt.hawaii.gov/hcda/authorityagenda/>

PUBLIC TESTIMONY

Oral Live Testimony

Persons who intend to present oral testimony are encouraged to sign up or notify the HCDA staff prior to the beginning of each meeting by submitting a request via email to: dbedt.hcda.contact@hawaii.gov or you may call the HCDA’s office at (808) 594-0300. The HCDA will receive testimony in the following order: persons who signed up prior to the meeting date, persons present in the physical location, and persons online in the Zoom meeting.

All testimony will be limited to a maximum of three minutes pursuant to Section 92-3, Hawaii Revised Statutes, and Article IV, Section 10 of HCDA’s Bylaws. Testimony must be related to an item on the agenda. For the record, all testifiers will be asked to identify themselves using their first and last name, pseudonym name, or other identifier if they wish to remain anonymous. When time has elapsed, “time”, will be called out after which you will have 30 seconds to conclude your testimony. Your audio will then be turned off and the Chairperson will move on to the next testifier.

Oral live testimony may be provided via either of the following options:

In Person:

Upon arriving in person, please complete the speaker registration form at the sign-in table on the 2nd floor of the American Brewery Building, 547 Queen Street, Honolulu, Hawai‘i 96813. When the Chairperson asks for public testimony, and your name, pseudonym, or anonymous identifier name is called, please approach the public testimony table, and proceed with your testimony.

Zoom:

Oral, live testimony may be provided remotely via the Zoom link provided at the top of this agenda. You will be asked to provide your name and an email address in the standard email format, e.g., ****@****.com.

Please use your full name, pseudonym name, or other anonymous identifier name; and if desired, affiliation, when joining via Zoom. When the Chairperson asks for public testimony, you may click the Raise Hand button found on your Zoom screen to indicate that you wish to testify about that specific agenda item. The Webinar Host will individually enable each testifier to unmute their microphone. When recognized by the Chairperson, please unmute your microphone before speaking and mute your microphone after you have finished speaking. The Authority may remove any person who willfully disrupts the meeting.

Phone:

If you do not have a computer/internet access, you may provide oral, live testimony via the Participate by Phone option and attend this meeting with audio-only access by calling the phone number listed in the “Participate Via Phone” option located at the top of this meeting agenda.

Upon dialing the number, you will be prompted to enter the Meeting ID, which is also listed at the top of this agenda. After entering the Meeting ID, you will be asked to either enter your panelist number or wait to be admitted into the meeting. Please wait until you are admitted into the meeting, as no panelist numbers will be issued. You may also be asked to input the meeting passcode, which can be found at the top of this agenda on the first page.

When the Chairperson asks for public testimony, you may indicate that you want to testify by entering * followed by **9** on your phone’s keypad. A voice prompt will then let you know that the meeting host has been notified. When recognized by the Presiding Officer, please unmute yourself by entering * and then **6** on your phone’s keypad. A voice prompt will let you know that you are unmuted, and you may begin speaking. After you have finished speaking, please enter * and then **6** again to mute yourself.

Written Testimony

To ensure that the public as well as the HCDA Board Members receive testimony in a timely manner, written testimony is encouraged be submitted prior to the scheduled meeting date and time. Any written testimony submitted after such time cannot be guaranteed to be distributed in time for the meeting. Written testimony may be submitted by any one of the following methods:

- Email to: dbedt.hcda.contact@hawaii.gov
- Web form at: <http://dbedt.hawaii.gov/hcda/submit-testimony/>
- U.S. Postal Mail sent to:
Hawai‘i Community Development Authority
547 Queen Street
Honolulu, HI 96813
- Facsimile (fax) to: (808) 587-0299

Please note that written public testimony submitted to the HCDA will be treated as a public record and any contact information contained therein will be available for public inspection and copying.

The Authority may elect to convene in executive session pursuant to §§ 92-4 and 92-5(a), Hawai‘i Revised Statutes, if any exceptions set forth therein apply.

If you need an auxiliary aid/service or other accommodation due to a disability, please contact Francine Murray, HCDA Community Outreach Officer, via phone at (808) 594-0300 or via email at: dbedt.hcda.contact@hawaii.gov as soon as possible.