

STATE OF HAWAII
HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION
SECOND SUBSTANTIAL AMENDMENT TO THE
PY2016 ANNUAL ACTION PLAN - DRAFT

This substantial amendment to the State of Hawaii’s PY2016 Annual Action Plan (AAP) represents a re-programming of PY2016 National Housing Trust Fund (HTF) program funds totaling \$1,425,000 from the City and County of Honolulu (Honolulu) to the County of Kauai (Kauai). Kauai intends to use these funds for its Koa’e Workforce Housing Development project and administration, as follows:

PY	Project	- \$ Amount	+ \$ Amount
2016	City and County of Honolulu	\$1,425,000	
2016	County of Kauai – Koa’e Workforce Housing Development Project		\$1,350,000
2016	County of Kauai - Administration		\$75,000
TOTAL:		\$1,425,000	\$1,425,000

In its PY2016 AAP, the Hawaii Housing Finance and Development Corporation (HHFDC) allocated HTF grant funds in the amount of \$1,425,000 each to its PY2016 Sub-Grantees, Honolulu and Kauai, to be used for the production or preservation of affordable rental housing units serving households with incomes at or below 30% of the area median income. Subsequently, Kauai identified the 134-unit Koa’e Workforce Housing Development as an eligible HTF project, with five (5) units to receive HTF assistance. After issuing a Notice of Funding Availability, Honolulu was unable to identify an eligible activity for the funds.

To meet HTF commitment and expenditure deadlines and to avoid a lapse of HTF funding, Honolulu returned its PY2016 allocation to HHFDC for re-programming. HHFDC issued a Notice of Interest to its other Sub-Grantees – the Counties of Hawaii, Kauai and Maui – and received one application, from Kauai for its Koa’e project. HHFDC conducted its review and found the project to be an eligible HTF activity, capable of committing and expending HTF funds by program deadlines.

If approved, Kauai’s Koa’e project will receive a total of \$2,700,000 in HTF assistance to produce eleven (11) HTF-assisted units; Kauai will receive a total of \$150,000 in PY2016 HTF funds for its administration of the program.

HHFDC is submitting this Substantial Amendment to its PY2016 AAP to HUD, to reflect the re-programming of Honolulu’s HTF allocation to Kauai. Section AP-38 of the PY2016 AAP in HUD’s Integrated Disbursement and Information System will be amended to revise the Koa’e Workforce Housing Development project information and Kauai’s administration, as follows:

AP-38, Project Summary

12	Project Name	HTF 2016- Administration – County of Kauai
	Target Area	Rural Counties
	Goals Supported	HA-1 – Program Administration
	Needs Addressed	Planning and Administration
	Funding	Housing Trust Fund: \$150,000
	Description	The County of Kauai will utilize National Housing Trust Funds to administer and coordinate its HTF program to ensure the production

	and preservation of affordable housing in accordance with its HTF Allocation Plan and regulations provided in 24 CFR part 93.
Target Date	09/01/2022
Estimate no. and type of families to benefit	n/a
Location Description	Kauai County Housing Agency, 4444 Rice Street, Piikoi Building, Suite 330, Lihue, 96766
Planned Activities	Reasonable costs of program management and coordination.
13	Project Name
	HTF 2016- - Koa'e Workforce Housing Development
	Target Area
	Rural Counties
	Goals Supported
	HR-4 New Construction/Rehab – Rental Housing
	Needs Addressed
	Rental Housing
	Funding
	Housing Trust Fund: \$2,700,000
	Description
	New construction of a 134-unit rental project, consisting of 1-, 2-, and 3-bedroom units in four-plex buildings on an 11-acre parcel of County-owned land. Eleven (11) units will be HTF-assisted, serving households with incomes at or below 30% of Kauai's median income. The project will have a 30-year affordability period. Estimated construction start date is April 2018.
	Target Date
	09/30/2019
	Estimate no. and type of families to benefit
	Eleven (11) of the total 134 units will be HTF-assisted for households with incomes at or below 30% of Kauai's median income.
	Location
	(4) 2-6-004-019. Koloa, Kauai.
	Planned Activities
	HTF funds will be used for the development of the 134-unit affordable rental housing project, eleven (11) of which will be HTF-assisted, serving households with incomes at or below 30% AMI.

Other aspects of the PY2016 Annual Action Plan remain the same.

On February 14, 2018, a Notice of Public Comment was published in the Honolulu Star-Advertiser and The Garden Island newspapers, and posted to HHFDC's website at <http://hawaii.gov/dbedt/hhfdc>, to accept comments from the public on the proposed re-programming of HTF funds to the County of Kauai. The Notice of Public Comment and Draft Substantial Amendment were also sent to regional public libraries, county housing agencies, and the Department of Human Services' Homeless Programs Office, who were asked to provide public access to these documents.

A copy of the Notice of Public Comment is attached as Exhibit A. The 30-day comment period will end on March 16, 2018.

Attachment: Exhibit A, Notice of Public Comment

EXHIBIT A
NOTICE OF PUBLIC COMMENT

NOTICE OF PUBLIC COMMENT

The Hawaii Housing Finance and Development Corporation (HHFDC) is proposing a substantial amendment to its PY2016 Annual Action Plan (AAP) to re-program National Housing Trust Fund (HTF) program funds from the City and County of Honolulu to the County of Kauai.

In its PY2016 AAP, HHFDC allocated HTF grant funds in the amount of \$1,425,000 each to its Sub-Grantees, the County of Kauai (Kauai) and the City and County of Honolulu (Honolulu), to be used for the production or preservation of affordable rental housing units serving households with incomes at or below 30% of the area median income. Kauai identified the Koa'e Workforce Housing Development as an eligible HTF project. After issuing a Notice of Funding Availability, Honolulu was unable to identify an eligible activity for the funds.

To meet HTF commitment and expenditure deadlines and to avoid a lapse of HTF funding, Honolulu returned its PY2016 allocation to HHFDC for re-programming. HHFDC issued a Notice of Interest to its other Sub-Grantees – the Counties of Hawaii, Kauai and Maui - and received one application, from Kauai for its Koa'e project. HHFDC conducted its review and found the project to be an eligible HTF activity, capable of committing and expending HTF funds by program deadlines.

The HHFDC plans to submit to HUD a Substantial Amendment to its PY2016 AAP, reprogramming HTF funds totaling \$1,425,000 from Honolulu to Kauai for its Koa'e project and administrative costs. Other aspects of the PY2016 Annual Action Plan would remain the same.

The *Draft Substantial Amendment to the PY2016 Action Plan* is posted on HHFDC's website at <http://hawaii.gov/dbedt/hhfdc> and is also available for public review at depository libraries and the following offices from 7:45 a.m. to 4:30 p.m.:

Hawaii Housing Finance and Development Corporation
677 Queen Street, Suite 300, Honolulu, Oahu

Department of Human Services, Homeless Programs
Benefits, Employment and Support Services Division
1010 Richards Street, Suite 312, Honolulu, Oahu

County of Hawaii, Office of Housing and Community Development
50 Wailuku Drive, Hilo, Hawaii Island; and
West Hawaii Civic Center, 74-5044 Ane Keohakalole Highway,
Kailua-Kona, Hawaii Island

County of Maui, Department of Housing and Human Concerns
35 Lunalilo Street, Suite 102, Wailuku, Maui

County of Kauai, Kauai County Housing Agency
4444 Rice Street, Suite 330, Lihue, Kauai

City and County of Honolulu, Department of Community Services
925 Dillingham Boulevard, Suite 200
Honolulu, Oahu

Interested persons are invited to provide written comments on the *Draft Substantial Amendment to the PY2016 Action Plan* to HHFDC at the above address no later than March 16, 2018 at 4:00 p.m. Comments may also be submitted via fax to (808) 587-0600 or emailed to hhfdc.consolidatedplan@hawaii.gov. All comments received by the deadline will be considered in preparing the final *Substantial Amendment to the PY2016 Action Plan*.

Persons with special needs (i.e., needing materials in large print, taped materials, sign language interpreter, or translator) shall make all requests for access and communication assistance by contacting the HHFDC Personnel Office at 587-0501, by written request, or by email to hhfdchr@hawaii.gov by February 23, 2018. Prompt requests help to ensure the availability of appropriate accommodations. Persons on the neighbor islands may call toll free: from Kauai, 274-3141, ext. 70501; from Maui, 984-2400, ext. 70501; from Molokai/Lanai, 1-800-468-4644, ext. 70501; from Hawaii Island, 974-4000, ext. 70501.

HHFDC does not discriminate against any person because of race, color, religion, sex, including gender identity or expression, sexual orientation, disability, familial status, ancestry, age, marital status, or HIV infection.

Craig K. Hirai, Executive Director
Hawaii Housing Finance and Development Corporation
Department of Business, Economic Development and Tourism



Honolulu Star-Advertiser
The Garden Island

February 14, 2018