

**HAWAII HOUSING FINANCE AND DEVELOPMENT CORPORATION  
REGULAR BOARD OF DIRECTORS MEETING**

August 8, 2024

9:00 am

677 Queen Street, Suite 300, Board Room  
Honolulu, Hawaii 96813

**AGENDA**

**Viewing/Participating in the Meeting:**

**Livestream on HHFDC's YouTube Channel:** Click on link below.

<https://www.youtube.com/channel/UCJP6i8hhsS9EK769RJfT5w>

**Virtually on Zoom:** Click on link below.

<https://us06web.zoom.us/j/81948757109?pwd=a92aBz1zyIe2W2CrEN5bZt6tbBg8o6.1>

In the event internet or Zoom connection during the meeting where audiovisual communication cannot be maintained with all participating board members and quorum is lost, the meeting will automatically be recessed for up to 30 minutes, during which time, an attempt to restore audiovisual communication will be made. If such attempt to restore audiovisual communication is unsuccessful, all board members, members of the public, staff and other interested individuals may continue to participate in the Board meeting via telephone by calling 1-808-829-4853, Conference ID: 547 526 855, whereby audio-only communication will be established for all participants and the meeting will continue. If reconvening the meeting is not possible because neither audiovisual nor audio-only communication can be re-established, the meeting will be terminated.

**Public Location:** Seating will be made available in the Board Room at the HHFDC office located at 677 Queen Street, Suite 300, Honolulu, HI 96813. Meeting materials for this meeting are made available for inspection at the public location stated above and on the HHFDC website at: <http://dbedt.hawaii.gov/hhfdc/board/meetings/>.

**Providing/Submitting Testimony (Written, Oral, Audiovisual):** Under Section 92-7.5, Hawaii Revised Statutes, board packets must be compiled and distributed to board members no later than 48 hours before the meeting. For inclusion of written testimony for the Board's review before the meeting, submission must occur at least 48 hours before the scheduled meeting. Written testimony submitted after the 48-hour timeframe will be made available for the Board's review and posted on the HHFDC website as soon as practicable.

Pursuant to Section 92-3, Hawaii Revised Statutes, and Section 15-300-18, Hawaii Administrative Rules, a testifier may be limited to three (3) minutes at the discretion of the presiding officer, to address matters directly related to the agenda.

Written testimony submitted to HHFDC will be made a public record and any contact information contained therein will be available for public inspection and copying. Please do not include information in your written testimony that you do not want disclosed to the public. Written testimony may be submitted by:

1. Email to [esa.j.pablo@hawaii.gov](mailto:esa.j.pablo@hawaii.gov) with testimony attached as a pdf file; or
2. US Postal Mail, addressed to: Esa Pablo  
Hawaii Housing Finance and Development Corporation  
677 Queen Street, Suite 300  
Honolulu, HI 96813.

**Executive Sessions:** The Board may elect to convene in executive session pursuant to Sections 92-4 and 92-5(a), Hawaii Revised Statutes, if any exceptions set forth therein apply, in which all members of the public will be placed in a virtual breakout room or asked to wait outside of the HHFDC Office Board Room. All members of the public will then be readmitted to the meeting at the adjournment of executive session.

**I. CALL TO ORDER/ROLL CALL**

**II. APPROVAL OF MINUTES**

- A. [Annual Meeting – July 11, 2024](#)
- B. [Regular Meeting – July 11, 2024](#)

**III. [FINDINGS AND RECOMMENDATIONS OF THE 2025 QUALIFIED ALLOCATION PLAN PERMITTED INTERACTION GROUP](#)**

**IV. DISCUSSION AND/OR DECISION MAKING**

- A. [Approve an Amendment of Collateral for the Rental Housing Revolving Fund Loan for the Kaiaulu O Kupuohi Project Located in Lahaina, Maui, TMK No.: \(2\) 4-5-010: 047](#)
- B. [Approve an Affordable Homeownership Revolving Fund Project Award for the Lima Ola Project Located in Eleele, Kauai, TMK Nos.: \(4\) 2-1-013: 013, 015, 017 & 019](#)
- C. [Approve an Extension to Resolution No. 199, Which Provides for Official Intent with Respect to the Issuance of Hula Mae Multi-Family Tax-Exempt Revenue Bonds for the Hale O Piikea II Project Located in Kihei, Maui, TMK No.: \(2\) 3-9-002: 076, CPR Unit C](#)
- D. [Approve Resolution No. 205, Authorizing the Issuance of Hula Mae Multi-Family Tax-Exempt Revenue Bonds for the Na Hale Makoa Project Located in Waikoloa, Hawaii, TMK No.: \(3\) 6-8-042: 022](#)
- E. [Approve: \(1\) the Repeal of Chapter 15-161 “Hula Mae Single Family Program,” Hawaii Administrative Rules \(HAR\); and \(2\) the Proposed New Chapter 15-314 “Hula Mae Home Mortgage Loan Program,” HAR, to Implement the Provisions of the Housing Loan and Mortgage Program Established by Subpart B of Part III, Chapter 201H, Hawaii Revised Statutes](#)

The proposed rules may be viewed on or about August 8, 2024 in person at the offices of HHFDC at the address stated above or on HHFDC’s website at <https://dbedt.hawaii.gov/hhfdc/administrative-rules/> and on the Lieutenant Governor’s website at <https://ltgov.hawaii.gov/theoffice/administrative-rules/>.

- F. [Approve: \(1\) the Repeal of Chapter 15-169 “Downpayment Loan Program,” Hawaii Administrative Rules \(HAR\); and \(2\) the Proposed New Chapter 15-317 “Downpayment Loan Assistance Program,” HAR, to Implement the Downpayment Loan Assistance Program Under Subpart F of Part III, Chapter 201H, Hawaii Revised Statutes](#)

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- G. [Approve Delegated Authority to the Executive Director to Modify Designated Dwelling Unit Revolving Fund Equity Pilot Program Units in Approved Housing Projects Provided the Total Allocation Remains the Same](#)

- H. [Approve an Amendment of the Dwelling Unit Revolving Fund Equity Pilot \(DEP\) Program Allocation and Quantity of Designated DEP Units for the Kuilei Place Housing Project Located at 2599 Kapiolani Boulevard, Honolulu, Hawaii, TMK Nos.: \(1\) 2-7-022: 011, 015, & 031 to 049](#)
- I. [Approve: \(1\) the Hawaii Housing Finance and Development Corporation's Purchase of Equity in Designated Units within The Flats at Sky Ala Moana Project \(the Project\) Located at 1390 Ala Moana Boulevard, Honolulu, Hawaii, TMK No.: \(1\) 2-3-016: 049, in Accordance with Chapter 15-309, Hawaii Administrative Rules; and \(2\) a Set Aside of Dwelling Unit Revolving Fund Equity Pilot Program Funds for the Project](#)
- J. [Approve an Increase to the Salary of the Hawaii Housing Finance and Development Corporation Executive Director, Pursuant to Chapter 201H, Hawaii Revised Statutes](#)

The Board of Directors of the Hawaii Housing Finance and Development Corporation anticipates convening in Executive Session pursuant to Section 92-5(a)(2), Hawaii Revised Statutes, as it relates to the evaluation of the Executive Director, where consideration of matters affecting privacy will be involved.

**V. [REPORT BY THE EXECUTIVE DIRECTOR](#)**

- A. [HHFDC Program Resources \(Exhibit A\)](#)
- B. [Contracts and Change Orders Over \\$25,000 \(Exhibit B\)](#)
- C. [Development Branch Monthly Status Report](#)
- D. [Finance Branch Monthly Status Report](#)
- E. [Planning, Evaluation and Compliance Branch Monthly Status Report](#)

**VI. ADJOURNMENT**

If you need an auxiliary aid/service or other accommodation due to a disability, contact Esa Pablo at (808) 587-0647 or [esa.j.pablo@hawaii.gov](mailto:esa.j.pablo@hawaii.gov) as soon as possible, preferably by August 5, 2024. Requests made as early as possible have a greater likelihood of being fulfilled. Upon request, this notice is available in alternate/accessible formats.