

LATE

SB

1203

From: mailinglist@capitol.hawaii.gov
To: [WTLTestimony](#)
Cc: waynetakamine@hawaii.rr.com
Subject: Submitted testimony for SB1203 on Feb 18, 2015 14:50PM
Date: Wednesday, February 18, 2015 2:25:39 PM
Attachments: [SB1203 Testimony Wayne Takamine CPAC.docx](#)

SB1203

Submitted on: 2/18/2015

Testimony for WTL/HSB on Feb 18, 2015 14:50PM in Conference Room 224

Submitted By	Organization	Testifier Position	Present at Hearing
Wayne Takamine	Kaka'ako Makai Community Planning Advisory Council	Support	Yes

Comments: SB1203 Strong Support with Amendments

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SB1203 Testimony
Strong Support with Amendments

COMMITTEE ON WATER AND LAND

Senator Laura H. Thielen, Chair

Senator Brickwood Galuteria, Vice Chair

COMMITTEE ON HUMAN SERVICES AND HOUSING

Senator Suzanne Chun Oakland, Chair

Senator Josh Green, Vice Chair

DATE:

Wednesday, February 18, 2015, 2:50 PM

Conference Room 224

State Capitol, 415 South Beretania Street

Aloha to the Senate Committee on Human Services and Committee on Housing Committee,

Thank you for hearing SB 1203 for the protection of the Kaka’ako Shoreline and the “Lei of Green.”

My experiences in Kaka’ako Makai go back to the 1980, fishing and bodysurfing in the mostly undeveloped land. Moving forward to 2005/2006, the A&B residential condominium RFP controversy brought many Kaka’ako Makai stakeholders, community groups and ocean recreational park user to create laws to protect this valuable public asset. In 2006 the legislature created what is now HRS 206e 31.5 that prohibits the HCDA from approving any residential plans for Kaka’ako Makai and prohibits the sale of Kaka’ako land. The Legislature also created HCR 30 that requested the HCDA form a community working group for the creation, planning and implementation of the Kaka’ako Makai Master Plan.

My experience in the Kaka’ako Master Planning process is with the Kaka’ako Makai Community Planning Advisory Council (CPAC) where I served as the chairman. The HCDA approved the Kaka’ako Makai Conceptual Master Plan and its Vision and Guiding Principles in 2011. In 2012 the Office of Hawaiian Affairs (OHA) took ownership of 9 parcels in Kaka’ako Makai. CPAC and Kaka’ako Makai stakeholders made it very clear to all parties that the prohibition of residential development in Kaka’ako Makai should remain as it does today. We also talked with OHA and its board members and they confirmed their support for the Kaka’ako Makai Master Plan and its Vision and Guiding Principles.

In August 2013, CPAC attended a HCDA Special Hearing with action items that included “Exclusive Negotiation Agreements (ENA) for a 25 year lease of 9.4 acres of Waterfront Park for an LED Light Amusement Park. There was also a ENA for a 18,000sf Kewalo Basin Wedding Chapel at the former Kewalo McWayne Marine site.

The ENA was conceived by HCDA to allow developers to negotiate its project and lease terms without a public hearing process. Since it is a public private partnership, the HCDA restricts public access to information of the project. In December 2014, the Honolulu Star Advertiser released an article that shows the publically undisclosed Kewalo Wedding Chapel as a 50,000sf rendering in a Japanese Magazine looking for investors. This brought uproar from Kaka’ako Makai stakeholders and CPAC began discussions and met with stakeholders to address the issue. It was decided that we would propose a “Lei of Green” bill that would foster dialogue between Kaka’ako Makai Landowners, Developers, HCDA

Stakeholders, Community Groups, Ocean Recreational Park Users, Kaka’ako Residents, and CPAC members.

Moving forward, CPAC is concerned about the following issues that are encroaching in the Kaka’ako Makai Shoreline:

- The HCDA’s Exclusive Negotiation Agreement Long-Term Lease procedures
 - A legal specialist has advised CPAC that this practice is unconstitutional in regards to HCDA 343, Environmental Impact Statements.
 - ENA project in include:
 - Kewalo Wedding Chapel at the McWayne Marine site 45,000sf-TMK 21058131
 - The Kaka’ako Makai Master Plan calls for a 20,000sf building harbor related retail and a C&C Lifeguard Training Facility.
 - Friends of Kewalo Basis commented that the restrooms and greens space makai should be park lands and promenade expansion.
 - LED Light Amusement Park on Waterfront Park 9.4 acres - TKM 2106008
 - This project in being considered in the Kaka’ako Makai Parks Plan. There has been objection to HCDA’s plan to lease public parkland for commercial ventures.
 - Restaurant at the Kewalo Boat Charter Boat Building – TMK 2105843
 - Seagull Charter Schools near at Waterfront Park – TMK 21060008
 - Obama Library
 - The site for the Obama Library near a well-used public park and promenade are. Concerns are that it will restrict access and public parking. – TMK 21060029
 - The Kaka’ako Master Plan calls for the area to be Park Expansion
 - OHA Kaka’ako Makai Conceptual Master Plan
 - OHA is beginning its master plan for Kaka’ako Makai with a focus on generating income for its mission.
 - The Kaka’ako Makai Master Plan calls for a variety of Cultural and Educational uses in a Park Setting on OHA land. CPAC believes it is in the public’s best interest to review the concepts in the master plan so OHA can share these ideas with its community. TMK 21060026, 21054829, 21058006
 - The Kaka’ako Makai Master Plan also calls for park expansion and promenade expansion starting at the Kewalo Marine Lab and moving mauka fronting the John Dominis/53 By The Sea site, then adjacent to the Kewalo Keiki Fishing Conservancy. Since the Honolulu Marine Facility is ending its lease in 2020, we are hoping this bill will allow the promenade to continue through the Honolulu Marine Facility lot. TMK 21060028, 21060027, 21058130.
 - The Fisherman’s Wharf/Tuna Cannery Lot is expected to be a commercial area in a landscaped setting. The area near where the Piers cantilever over the harbor is leased by Howard Huges. TMK 2105812.
 - Howard Huges “Kewalo Should Be”
 - On January 30, 2015 Howard Huges presented “Kewalo Should Be.” It is a comprehensive plan for its Kewalo Basin Harbor fast lands and also includes alternative proposals for the McWayne Marine site and Kewalo Basin Charter Boat Building area. – TMK 21058131, 21058127, 21028061, 21058043
 - CPAC finds the Howard Huges planning process very friendly and open to the community. The plans are very thoughtful and reflect much of the planning concepts in the Kaka’ako Makai Master Plan.

- Kaka’ako Makai Parks Plan
 - The Kaka’ako Makai Parks Plan is currently ongoing. There are some new concepts however because its focus on HCDA’s goal is to generate \$1,000,000 in annual revenue to pay for parks maintenance. CPAC and many community representatives are skeptical because it is leasing public park land for commercial use. TMK 21059023, 21059024, 21059025, 21059026, 21060007, 21060008, 21060030, 21060029
- Kaka’ako Homeless at the Piano Lot and Children’s Discovery Ctr.
 - Homeless in Kaka’ako Makai is a growing problem. At the Feb 11, 2015 HCDA Meeting and action item regarding the Kaka’ako Makai Stormwater System, it was disclosed that the homeless without access to restroom facilities have been throwing excrements into the storm drains that flow into Kewalo Harbor or out the Waterfront Park culvert. As a bodysurfer at Point Panic, many ocean recreational users are concerns and some have sustained serious infections from small cuts and scratches. TMK 12060026, 21060017, 21060025, 21060030, 2106007.

In summary, there are a lot of moving parts in Kaka’ako Makai today. Since the Kaka’ako Makai Master Plan is the only fully vetted and HCDA approved plan for this area, we believe it will provide the best starting point for the “Lei of Green” concept. Many landowners and lease owners are concerned that SB1203 will limit their ability to plan however; CPAC believes it would be in their best interest to begin bringing their plans into the open so they can be supported by the community and general public.

CPAC believes SB1203 is a “work in progress.” We support the intention of SB1203 and would like to work to further amend the TMK list and continue working on expanding the “Lei of Green” Parks and extend the Promenade.

Mahalo Nui Loa,
Wayne Takamine
Kaka’ako Makai CPAC Chair

From: mailinglist@capitol.hawaii.gov
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Subject: Submitted testimony for SB1203 on Feb 18, 2015 14:50PM
Date: Wednesday, February 18, 2015 2:35:42 PM

SB1203

Submitted on: 2/18/2015

Testimony for WTL/HSB on Feb 18, 2015 14:50PM in Conference Room 224

Submitted By	Organization	Testifier Position	Present at Hearing
Craig Jerome	Individual	Support	No

Comments: I join in the Kaka'ako Makai Community Planning Advisory Council's strong support of this measure and in their requests for amendments thereto.

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SB1203

Submitted on: 2/18/2015

Testimony for WTL/HSB on Feb 18, 2015 14:50PM in Conference Room 224

Submitted By	Organization	Testifier Position	Present at Hearing
Juanita Kawamoto Brown	Individual	Support	No

Comments: Aloha Mai Chair Thielen and members of the committee, I am a Maoli Hawaiian, environmentalist and a resident of Kakaako. The need for Green open spaces, pono presence In the community and places where we can all gather to enjoy the natural resources only Hawaii can offer must be preserved and perpetuated. Our Keiki and Kupuna need this environment -appropriate connection to'aina. This legislation provides an excellent precedence for others areas in our great state where we can all truly appreciate why we live Hawaii nei. People are the priority, provide for the people and we evolve into a pono and enlightened society. Please pass this bill. Mahalo for the opportunity to testify.

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Subject: Submitted testimony for SB1203 on Feb 18, 2015 14:50PM
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SB1203

Submitted on: 2/18/2015

Testimony for WTL/HSB on Feb 18, 2015 14:50PM in Conference Room 224

Submitted By	Organization	Testifier Position	Present at Hearing
Shuochen Zheng	Individual	Support	No

Comments: I could not find TMK 1-2-1-060:023 in the Honolulu City TMK database. Is that intended to be property 747 Ala Moana Blvd? If so, then the TMK is 1-2-1-059:023

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Senate Bill 1203

Measure Title: RELATING TO THE HAWAII COMMUNITY DEVELOPMENT AUTHORITY.

Report Title: Hawaii Community Development Authority; Kaka‘ako Makai; Shoreline Protection; Parkland

Description: Requires the Hawaii community development authority to set aside certain parcels of land in Kaka‘ako makai for shoreline protection and parkland development.

Testimony - Feb 18, 2015

I support SB1203 and I agree with §206E (a) that existing parkland should remain parkland.

Current Kaka‘ako Makai Area Land Use zoning §15-23-40 allows the following for Park areas: “(1) amphitheater; (2) performing arts centers; (3) museums, art galleries and workshops; (4) aquariums and marine research facilities; (5) active and passive recreation; (6) gardens, greenhouses; (7) parking; (8) Exploratorium; (9) uses and structures that are customarily accessory and clearly incidental and subordinate to principal uses and structures. The authority may allow other uses, provided that such other uses shall further the purpose and intent of this chapter and the makai area plan.”

I am concerned that future proposed uses in the park could include fences and gates that charge entry fees. For example, if the Amphitheater were to be leased to a management company, the management company could erect fencing, which counts as accessory structures, but would be a structure that excludes public use of much of the mound.

In addition, the existing surface parking lot in TMK 1-2-1-060:008 (Kaka‘ako Waterfront Park) is the main entry to the park. Even though it is currently a parking lot, its location makes it the heart of Kaka‘ako Waterfront Park and Gateway Park. It is a crucial space and there should not be a structure there. There should be language that states that main entries to the parks should not have facilities or structures that obstruct said entries.

Mahalo,

Shuochen Zheng

McCully-Moilili resident

From: mailinglist@capitol.hawaii.gov
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Subject: Submitted testimony for SB1203 on Feb 18, 2015 14:50PM
Date: Wednesday, February 18, 2015 2:51:01 PM

SB1203

Submitted on: 2/18/2015

Testimony for WTL/HSB on Feb 18, 2015 14:50PM in Conference Room 224

Submitted By	Organization	Testifier Position	Present at Hearing
Choon James	Individual	Support	No

Comments: We wholeheartedly support SB1203. Do not turn Hawaii into a concrete jungle; it will backfire in more ways than one. =====SB1203 === Measure
Title:RELATING TO THE HAWAII COMMUNITY DEVELOPMENT AUTHORITY.
Report Title:====Hawaii Community Development Authority; Kaka'ako Makai; Shoreline Protection; Parkland ===== Description:====Requires the Hawaii community development authority to set aside certain parcels of land in Kaka'ako makai for shoreline protection and parkland development.

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