

House District 7

Senate District 4

THE TWENTY-NINTH LEGISLATURE  
APPLICATION FOR GRANTS  
CHAPTER 42F, HAWAII REVISED STATUTES

Log No:

For Legislature's Use Only

Type of Grant Request:

GRANT REQUEST - OPERATING

GRANT REQUEST - CAPITAL

"Grant" means an award of state funds by the legislature, by an appropriation to a specified recipient, to support the activities of the recipient and permit the community to benefit from those activities.

"Recipient" means any organization or person receiving a grant.

STATE DEPARTMENT OR AGENCY RELATED TO THIS REQUEST (LEAVE BLANK IF UNKNOWN):

STATE PROGRAM I.D. NO. (LEAVE BLANK IF UNKNOWN):

1. APPLICANT INFORMATION:

Legal Name of Requesting Organization or Individual:  
WAIMEA NUI COMMUNITY DEVELOPMENT CORPORATION  
Dba:

Street Address:  
64-793 Ainahua Alanui, Kamuela, HI 96743

Mailing Address:  
Po Box 126 Kamuela, HI 96743

2. CONTACT PERSON FOR MATTERS INVOLVING THIS APPLICATION:

Name MICHAEL L. K. HODSON

Title Chairman

Phone # 808 640-3453

Fax # \_\_\_\_\_

E-mail h281dad@aol.com

3. TYPE OF BUSINESS ENTITY:

- NON PROFIT CORPORATION INCORPORATED IN HAWAII
- FOR PROFIT CORPORATION INCORPORATED IN HAWAII
- LIMITED LIABILITY COMPANY
- SOLE PROPRIETORSHIP/INDIVIDUAL
- OTHER

6. DESCRIPTIVE TITLE OF APPLICANT'S REQUEST:

FUNDING TO COMPLETE COMMUNITY AGRICULTURAL PARK IN THE WAIMEA NUI COMMUNITY DEVELOPMENT PLAN ON THE ISLAND OF HAWAII

4. FEDERAL TAX ID #: \_\_\_\_\_

5. STATE TAX ID #: \_\_\_\_\_

7. AMOUNT OF STATE FUNDS REQUESTED:

FISCAL YEAR 2018: \$ 3,200,000.00

8. STATUS OF SERVICE DESCRIBED IN THIS REQUEST:

- NEW SERVICE (PRESENTLY DOES NOT EXIST)
- EXISTING SERVICE (PRESENTLY IN OPERATION)

SPECIFY THE AMOUNT BY SOURCES OF FUNDS AVAILABLE AT THE TIME OF THIS REQUEST:

STATE \$ 0

FEDERAL \$ 0

COUNTY \$ 0

PRIVATE/OTHER \$ 0

TYPE NAME & TITLE OF AUTHORIZED REPRESENTATIVE

[Redacted Name]

AUTHORIZED SIGNATURE

Rev 12/2/16

MICHAEL HODSON, CHAIRMAN

NAME & TITLE

1/13/17

DATE SIGNED



RECEIVED

1/18/17 wa

## Application for Grants

*If any item is not applicable to the request, the applicant should enter "not applicable".*

### I. Background and Summary

This section shall clearly and concisely summarize and highlight the contents of the request in such a way as to provide the State Legislature with a broad understanding of the request. Please include the following:

1. A brief description of the applicant's background;

Waimea Nui Community Development Corporation was incorporated in May 2013. WNCDC's mission is the development of homestead projects and programs that promote economic development and homestead association capacity to own or operate community facilities and other projects located on private lands and the lands established under the Hawaiian Homes Commission Act. WNCDC's primary focus is the development of 161 acres in Waimea to build a system of community facilities designed to enhance the quality of life for Hawaiian homesteaders and all residents of Waimea. A core goal of all of WNCDC projects is creating the opportunity for residents to live and work with their *'ohana* in their community. This strengthens the community and helps it to thrive through families working together to share the *kuleana* of caring for themselves and each other.

2. The goals and objectives related to the request;

The development plan for Waimea Nui focuses on all aspects of community well-being including: food security, energy security, education, health care, *kupuna* housing, early childhood education, commerce, and a cultural center to celebrate Hawaiian culture, protocol, and traditions from a Hawaiian perspective. This Grant request is for the development of our Community Agricultural Park.

3. The public purpose and need to be served;

Food security has been at the forefront of our development plan. Food production has been left to a small group of people. Our plan brings that responsibility to everyone in the community by building out a community agricultural park open to the whole Waimea Community to farm small portions

of fertile land that can feed themselves and the community. By providing increased opportunities for farming and enabling families to work together, we can build practical skills related to food production that feeds families while also enabling families to work cohesively together thereby building relationships and strengthening community.

4. Describe the target population to be served; and

The greater Waimea Community (South Kohala) has a population of nearly 15,000 people. The Agricultural Park will be made available to all who seek to farm.

5. Describe the geographic coverage.

Waimea Nui is in the South Kohala District, County & State of Hawaii and represented by Senate District 4 and House district 7.

## **II. Service Summary and Outcomes**

The Service Summary shall include a detailed discussion of the applicant's approach to the request. The applicant shall clearly and concisely specify the results, outcomes, and measures of effectiveness from this request. The applicant shall:

1. Describe the scope of work, tasks and responsibilities;

WNCDC already has a lease for 161 acres. Initial construction of roads is scheduled to be completed by July, 2017. Funds received from this grant enable WNCDC to complete the construction of the Agricultural Park through the following steps: (1) grade access road to existing AG park parcel which (2) supports the erection of 100 greenhouses, (3) bring safe drinking water to parcel and (4) develop an alternative energy source for the operation of two AG water pumps being installed on AG parcel.

2. Provide a projected annual timeline for accomplishing the results or outcomes of the service;

The initial funding for this project, administered by Department of Agriculture is expected to be completed this summer with roads and installation of two 100,000 gallon water storage tanks with water pumps to the AG parcel. The expected start date for this next phase is in the winter of 2017.

3. Describe its quality assurance and evaluation plans for the request. Specify how the applicant plans to monitor, evaluate, and improve their results; and

This project has been an ongoing community effort for the past 6 years with the partnership of the State of Hawaii Department of Agriculture, County of Hawaii Mayor’s Office, the University of Hawaii at Hilo’s College of Agriculture, Forestry, and Natural Resource Management (CAFNRM), and the Julie Ann Wrigley Global Institute of Sustainability at Arizona State University. This project has been designed to serve as a model that could be replicated throughout the County and State for successful implementation of food production and security. As such, the evaluation and monitoring of the progress of this project is a critical component to being able to successfully replicate this effort in other communities, which is of significant interest to our post-secondary institution partners who are responsible for assisting with evaluation, assessment, and reporting. The involvement of both University of Hawaii at Hilo and Arizona State University will be an intricate part of the development, implementation, operation, and evaluation of this project.

4. List the measure(s) of effectiveness that will be reported to the State agency through which grant funds are appropriated (the expending agency). The measure(s) will provide a standard and objective way for the State to assess the program's achievement or accomplishment. Please note that if the level of appropriation differs from the amount included in this application that the measure(s) of effectiveness will need to be updated and transmitted to the expending agency.

Time Line	October of 2017 to December of 2019.
Construction	Permitting and notice of completions in partnership with the County of Hawaii.
Operations	Operational plan developed and implemented by WNCDC upon completion of construction.
AG Water Operations	Water operation and procedures set up by and through DOA
Community Usage	Monitored and reported to DOA on participation of Community AG Park and production amounts.

### III. Financial

#### Budget

1. The applicant shall submit a budget utilizing the enclosed budget forms as applicable, to detail the cost of the request. "See Attached"
2. The applicant shall provide its anticipated quarterly funding requests for the fiscal year 2018.

Quarter 1	Quarter 2	Quarter 3	Quarter 4	Total Grant
800,000.00	800,000.00	800,000.00	800,000.00	3,200,000.00

3. The applicant shall provide a listing of all other sources of funding that they are seeking for fiscal year 2018.

Dorrance Foundation	Operational funding request
Wriggly Foundation	Technical Assistance funding request through ASU
Hawaii Community Foundation	Staff Support funding
Ulupono Foundation	Equipment funding request
First Nations Development Institute	Program funding request
Office of Hawaii Affairs	Capital funding request
Department of Hawaiian Home Lands	Technical Assistance funding request
USDA	Program funding request
County of Hawaii	Research & Development funding request
Kohala Center	Technical Assistance and Micro Loans
Kamehameha Schools	Educational funding request

4. The applicant shall provide a listing of all state and federal tax credits it has been granted within the prior three years. Additionally, the applicant shall provide a listing of all state and federal tax credits they have applied for or anticipate applying for pertaining to any capital project, if applicable. "Not Applicable"
5. The applicant shall provide a listing of all federal, state, and county government contracts and grants it has been and will be receiving for program funding.

This project received a CIP from Hawaii State legislation in 2015 of 3.5 million. Execution of the contract has started in January of 2017 for the main roads and AG water installation.

6. The applicant shall provide the balance of its unrestricted current assets as of December 31, 2016.

Bank Savings \$6,000.00

#### **IV. Experience and Capability**

##### **A. Necessary Skills and Experience**

The applicant shall demonstrate that it has the necessary skills, abilities, knowledge of, and experience relating to the request. State your experience and appropriateness for providing the service proposed in this application. The applicant shall also provide a listing of verifiable experience of related projects or contracts for the most recent three years that are pertinent to the request.

Waimea Nui CDC is the development arm of Waimea Hawaiian Homesteaders' Association and has been in the development of 43 family farms over the past 4 years. The program designed and operated was called "Farming for the Working Class" whereby 43 families participated in a hands on, one year training on becoming farmers through a greenhouse operation built on the participant's farm lots by the organization. The training program extended from the ABC's of farming to marketing and distribution.

Over this four year period the organizations received in excess of \$700,000 in grant funding to implement this program and it has completed all requirements of the program and grant reporting.

##### **B. Facilities**

The applicant shall provide a description of its facilities and demonstrate its adequacy in relation to the request. If facilities are not presently available, describe plans to secure facilities.

We do not have facilities. A temporary Office space will be secured once AG Park is brought into operations.

The applicant currently utilizes the President's farm as its center of operations until the Agricultural Park with its offices can be constructed.

#### **V. Personnel: Project Organization and Staffing**

##### **A. Proposed Staffing, Staff Qualifications, Supervision and Training**

The applicant shall describe the proposed staffing pattern and proposed service capacity appropriate for the viability of the request. The applicant shall provide the qualifications and experience of personnel for the request and shall describe its ability to supervise, train and provide administrative direction relative to the request.

WNCDC has a five-member Board of Directors, all of which are members of Waimea Hawaiian Homesteaders' Association, Inc. The purpose of this structure is to ensure that there are appropriate checks and balances in authority to ensure a focus on the collective benefit of the Waimea homestead community. Regular board meetings are held on a monthly basis and information is continuously disseminated via email.

A number of the WNCDC Board members run businesses or service organizations. These are homesteaders with education, experience, and influential networks of contacts. These are individuals who are well respected in homestead and non-homestead communities and who work well with policymakers and business leaders on Hawaii Island, throughout the state and across the country.

**B. Organization Chart**

The applicant shall illustrate the position of each staff and line of responsibility/supervision. If the request is part of a large, multi-purpose organization, include an organization chart that illustrates the placement of this request. "See Attached"

**C. Compensation**

The applicant shall provide the annual salaries paid by the applicant to the three highest paid officers, directors, or employees of the organization by position.

None

**VI. Other**

**A. Litigation**

The applicant shall disclose any pending litigation to which they are a party, including the disclosure of any outstanding judgement. If applicable, please explain. "Not Applicable"

**B. Licensure or Accreditation**

The applicant shall specify any special qualifications, including but not limited to licensure or accreditation that the applicant possesses relevant to this request.  
“Not Applicable”

**C. Private Educational Institutions**

The applicant shall specify whether the grant will be used to support or benefit a sectarian or non-sectarian private educational institution. Please see Article X, Section 1, of the State Constitution for the relevance of this question.  
“Not Applicable”

**D. Future Sustainability Plan**

The applicant shall provide a plan for sustaining after fiscal year 2017-18 the activity funded by the grant if the grant of this application is:

- (1) Received by the applicant for fiscal year 2017-18, but
- (2) Not received by the applicant thereafter.

Waimea Nui AG Park is designed to be financially sustainable. The AG Park will generate monthly fees that will cover the operation and maintenance of the facilities. The monthly membership fees will be based on the benefit tiers selected by each member. For example, options range from open field farming to as much as two greenhouses to conduct farming activities. Overage of fees will be reinvested into the AG Park for expansion and development of community facilities such as additional greenhouses, a marketing store front and postharvest/certified kitchen facility, as well as a distribution outlet.

**E. Certificate of Good Standing (If the Applicant is an Organization)**

If the applicant is an organization, the applicant shall submit one (1) copy of a certificate of good standing from the Director of Commerce and Consumer Affairs that is dated no earlier than December 1, 2016.  
“See Attached”



## BUDGET REQUEST BY SOURCE OF FUNDS

Period: July 1, 2017 to June 30, 2018

Applicant: \_\_\_\_\_ WAIMEA NUI COMMUNITY DEVELOPMENT CORPORATION

BUDGET CATEGORIES	Total State Funds Requested (a)	Total Federal Funds Requested (b)	Total County Funds Requested (c)	Total Private/Other Funds Requested (d)
<b>A. PERSONNEL COST</b>				
1. Salaries	0	0	0	0
2. Payroll Taxes & Assessments				
3. Fringe Benefits				
<b>TOTAL PERSONNEL COST</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>B. OTHER CURRENT EXPENSES</b>				
1. Airfare, Inter-Island	0	0	0	0
2. Insurance				
3. Lease/Rental of Equipment				
4. Lease/Rental of Space				
5. Staff Training				
6. Supplies				
7. Telecommunication				
8. Utilities				
9				
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				
<b>TOTAL OTHER CURRENT EXPENSES</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>C. EQUIPMENT PURCHASES</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>D. MOTOR VEHICLE PURCHASES</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>E. CAPITAL</b>	<b>3,200,000</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>TOTAL (A+B+C+D+E)</b>	<b>3,200,000</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>SOURCES OF FUNDING</b>		Budget Prepared By:		
(a) Total State Funds Requested	3,200,000	Michael L. K. Hodson <span style="float: right;">808 640-3453</span>		
(b) Total Federal Funds Requested	0	Name (Please type or print) <span style="float: right;">Phone</span>		
(c) Total County Funds Requested	0	1/13/17		
(d) Total Private/Other Funds Requested	0	Signature of Authorized Official <span style="float: right;">Date</span>		
<b>TOTAL BUDGET</b>	<b>3,200,000</b>	Michael Hodson, Chairman Name and Title (Please type or print)		

## BUDGET JUSTIFICATION - PERSONNEL SALARIES AND WAGES

Period: July 1, 2017 to June 30, 2018

Waimea Nui Community Development Corporation

POSITION TITLE	FULL TIME EQUIVALENT	ANNUAL SALARY A	% OF TIME ALLOCATED TO GRANT REQUEST B	TOTAL STATE FUNDS REQUESTED (A x B)
None	0	\$0.00	0.00%	\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
<b>TOTAL:</b>	0			0.00
<b>JUSTIFICATION/COMMENTS:</b>				

## BUDGET JUSTIFICATION - EQUIPMENT AND MOTOR VEHICLES

Period: July 1, 2017 to June 30, 2018

Waimea Nui Community Development Corporation

DESCRIPTION EQUIPMENT	NO. OF ITEMS	COST PER ITEM	TOTAL COST	TOTAL BUDGETED
NA			\$ -	
			\$ -	
			\$ -	
			\$ -	
			\$ -	
TOTAL:				
JUSTIFICATION/COMMENTS:				

DESCRIPTION OF MOTOR VEHICLE	NO. OF VEHICLES	COST PER VEHICLE	TOTAL COST	TOTAL BUDGETED
NA			\$ -	
			\$ -	
			\$ -	
			\$ -	
			\$ -	
TOTAL:				
JUSTIFICATION/COMMENTS:				

## BUDGET JUSTIFICATION - CAPITAL PROJECT DETAILS

Period: July 1, 2017 to June 30, 2018

Waimea Nui Community Development Corpora

FUNDING AMOUNT REQUESTED						
TOTAL PROJECT COST	ALL SOURCES OF FUNDS RECEIVED IN PRIOR YEARS		STATE FUNDS REQUESTED	OF FUNDS REQUESTED	FUNDING REQUIRED IN SUCCEEDING YEARS	
	FY: 2015-2016	FY: 2016-2017	FY:2017-2018	FY:2017-2018	FY:2018-2019	FY:2019-2020
PLANS			100000			
LAND ACQUISITION						
DESIGN	495000		100000			
CONSTRUCTION		3025000	3000000			
EQUIPMENT						
<b>TOTAL:</b>	<b>495000</b>	<b>3025000</b>	<b>3,200,000</b>	<b>3,200,000</b>	<b>0</b>	<b>0</b>
<b>JUSTIFICATION/COMMENTS:</b> Complete existing project by grading access road to existing AG Park parcel for the erection of 100 greenhouse, bring safe drinking water and alternative energy						

**GOVERNMENT CONTRACTS AND / OR GRANTS**

App: Waimea Nui Community Development Corp

Contracts Total: -

	<b>CONTRACT DESCRIPTION</b>	<b>EFFECTIVE DATES</b>	<b>AGENCY</b>	<b>GOVERNMENT ENTITY</b> (U.S. / State / Haw / Hon / Kau / Mau)	<b>CONTRACT VALUE</b>
1	NA				
2					
3					
4					
5					
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9					
10					
11					
12					
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**DECLARATION STATEMENT OF  
APPLICANTS FOR GRANTS PURSUANT TO  
CHAPTER 42F, HAWAII REVISIED STATUTES**

The undersigned authorized representative of the applicant certifies the following:

- 1) The applicant meets and will comply with all of the following standards for the award of grants pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is licensed or accredited, in accordance with federal, state, or county statutes, rules, or ordinances, to conduct the activities or provide the services for which a grant is awarded;
  - b) Complies with all applicable federal and state laws prohibiting discrimination against any person on the basis of race, color, national origin, religion, creed, sex, age, sexual orientation, or disability;
  - c) Agrees not to use state funds for entertainment or lobbying activities; and
  - d) Allows the state agency to which funds for the grant were appropriated for expenditure, legislative committees and their staff, and the auditor full access to their records, reports, files, and other related documents and information for purposes of monitoring, measuring the effectiveness, and ensuring the proper expenditure of the grant.
  
- 2) If the applicant is an organization, the applicant meets the following requirements pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is incorporated under the laws of the State; and
  - b) Has bylaws or policies that describe the manner in which the activities or services for which a grant is awarded shall be conducted or provided.
  
- 3) If the applicant is a non-profit organization, it meets the following requirements pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is determined and designated to be a non-profit organization by the Internal Revenue Service; and
  - b) Has a governing board whose members have no material conflict of interest and serve without compensation.

Pursuant to Section 42F-103, Hawaii Revised Statutes, for grants used for the acquisition of land, when the organization discontinues the activities or services on the land acquired for which the grant was awarded and disposes of the land in fee simple or by lease, the organization shall negotiate with the expending agency for a lump sum or installment repayment to the State of the amount of the grant used for the acquisition of the land.

Further, the undersigned authorized representative certifies that this statement is true and correct to the best of the applicant's knowledge.

Waimea Nui Community Development Corporation  
(Typed Name of Individual or Organization)



(Signature)

*1/13/17*

(Date)

Michael L. K. Hodson  
(Typed Name)

Chairman of the Board  
(Title)



## Department of Commerce and Consumer Affairs

### CERTIFICATE OF GOOD STANDING

I, the undersigned Director of Commerce and Consumer Affairs of the State of Hawaii, do hereby certify that

**WAIMEA NUI COMMUNITY DEVELOPMENT CORPORATION**

was incorporated under the laws of Hawaii on 05/23/2013 ;  
that it is an existing nonprofit corporation; and that,  
as far as the records of this Department reveal, has complied  
with all of the provisions of the Hawaii Nonprofit Corporations  
Act, regulating domestic nonprofit corporations.



IN WITNESS WHEREOF, I have hereunto set  
my hand and affixed the seal of the  
Department of Commerce and Consumer  
Affairs, at Honolulu, Hawaii.

Dated: January 11, 2017

Director of Commerce and Consumer Affairs



