



ASHFORD + WRISTON  
ALLIED CREDITABILITY LAW PARTNERSHIP LLP

**BENJAMIN ASA KUDO**

Mr. Kudo presently practices in the areas of land use planning and zoning, environmental, natural resources and administrative law.

Mr. Kudo received his Bachelor of Science in Mechanical Engineering from the University of Washington in 1972; a Masters of Business Administration (emphasis in finance) from the University of Hawaii in 1975; a Juris Doctor degree from Georgetown University Law Center in Washington, D.C. in 1978; a Ph.D. in international management from the Shidler College of Business, University of Hawaii, with emphasis in cross-cultural studies (i.e., Japanese culture and language) in 2008.

Prior to beginning his legal career, Mr. Kudo held positions with two of Hawaii's major agriculture and land development corporations. From 1973 to 1975, he served in several capacities, including that of Application Mechanical Engineer for Hawaiian Equipment Co. and Senior Financial Analyst for Oceanic Properties, Inc., subsidiaries of Castle & Cooke, Inc. In 1978, Mr. Kudo was employed by Amfac Development Corporation, a subsidiary of Amfac, Inc., as Assistant Vice President responsible for asset and property management.

Mr. Kudo presently is counsel to the law firm of Ashford & Wriston, a law firm which handles major real estate transactions, commercial litigation, and tax law throughout the State. He frequently appears before State Legislative Committees, County Councils, and State and County Boards and Commissions. He has been an invited speaker and seminar lecturer to various professional organizations (e.g., Hawaii Congress of Planning Officials; Hawaii State Association of Counties; Hawaii Resort Development Conference; Land Use Research Foundation of Hawaii; Hawaii State Bar Association; National Business Institute; American Water Works Association, American Society of Civil Engineers; United Architects of the Philippines) on real property law, land use law, native Hawaiian rights and water rights. In addition to his representation of private landowners and development clients, Mr. Kudo has also advised State and County legislative and administrative bodies on various land use projects, including the drafting of a number of our State and County land use and administrative laws and regulations. He has also represented several State and County agencies on water rights and land use development issues.

On an international level, Mr. Kudo has represented many international clients from Japan, China, Malaysia, Philippines and Australia performing corporate and real estate legal work in the United States. In addition, Mr. Kudo has done projects for foreign and U.S. clients in Japan, Scotland, Philippines and China. Work on these matters has involved consultation with attorneys and government agencies from these countries to develop joint venture agreements and to assess regulatory requirements for clients. He has been an invited speaker on law and resort development in Tokyo, Japan (International Symposium on Land Policy) and Manila, Philippines (United Architects of the Philippines).

MAILING ADDRESS

[REDACTED]

STREET ADDRESS

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## **BENJAMIN A. KUDO**

Mr. Kudo has authored an article entitled “Nukolii - Private Development Rights and the Public Interest”, published in *The Urban Lawyer*, Volume 16, No. 2, Spring 1984. In addition, he is a co-author of “Paying for Growth in Hawaii: An Analysis of Impact Fees and Housing Exaction Programs” published by the Land Use Research Foundation of Hawaii (1988) and also authored a “Technical Paper on the Implementation of Hawaiian Water Rights” submitted to the Review Commission on the State Water Code, December 31, 1993. In 1995, Mr. Kudo published a paper entitled “Hawaii’s Land Tenure System: And Its Impact on Residential Leasehold Estates” which was presented to the International Land Policy Forum, National Land Agency of Japan, Tokyo, Japan. In 2000, he authored a chapter entitled “Secretary of Justice Elsie Leung” in a book entitled *China and Hong Kong in Legal Transition* published by the American Bar Association, Section of International Law and Practice.

In addition to his law practice, Mr. Kudo served as an Adjunct Professor of Law at The William S. Richardson School of Law teaching in the area of real property, land use and water law from 1990 - 2000. In 1994, Mr. Kudo was honored by the establishment of the Benjamin A. Kudo, Chair of Law (designated in the areas of land use, environmental and administrative law) at The William S. Richardson School of Law, University of Hawaii. From 1994 – 2021, the Chair of Law was held by Professor David L. Callies who developed a national reputation in the land use planning and zoning legal area until his retirement in 2021. Mr. Kudo was also an instructor with the Master of Human Resources Management graduate program at the Shidler College of Business in 2008, and taught business law at the University of Hawaii West Oahu from 2009 - 2012.

He was appointed to the Board of Directors, Hawaii Tourism Authority, and served from August 2002 to June 2003. The Hawaii Tourism Authority is responsible for the allocation of public monies to support tourism for the State of Hawaii. In December of 2006, he was appointed to serve as Chairperson of the State Commission on Salaries. The Commission issued a report and recommendation on salary adjustments for the Executive, Judicial and Legislative branches of state government to the State Legislature in March 2007. From 2008 - 2016, he served as a Director of the Hawaii Visitors and Convention Bureau, which is responsible for the marketing aspects of the State hotel and travel industry. In July 2012, he was appointed to serve two terms on the University of Hawaii Board of Regents (Chair of the Board 2019 – 2021). Mr. Kudo also served as Director on the East-West Center Foundation (2008 - 2014). In July 2023, he was appointed by the Chair of the University of Hawaii Board of Regents to serve as its designee member to the newly formed Mauna Kea Stewardship and Oversight Authority Board.

**BENJAMIN A. KUDO**

Mr. Kudo has served as a Supreme Court Board of Examiner (1984 - present), and was also selected to sit on the Commercial Panel of Neutrals as an Arbitrator for the American Arbitration Association. Mr. Kudo has also served as an administrative hearings officer for the Department of Land and Natural Resources, State of Hawaii.

He also participates in community activities and currently serves as an Advisory Board member, Aloha Council, Boy Scouts of America (former Kamehameha District Chairman); Director, Boys & Girls Club of Hawaii (1996 – 2011); Honorary Director, Temari-Center for Pacific and Asian Art; Director, Rehabilitation Hospital of the Pacific; President (2008 – 2010) and Director, The 200 Club; Director, New City Nissan, Inc.; Council Leader, U.S. – Japan Council; serves as legal counsel to the Japanese American Citizens League and volunteer advisor to the Japanese Cultural Center of Hawaii on the Honouliuli Internment Center Preservation Project. Mr. Kudo's other personal interests include jazz music. He received his Professional Certification in Jazz Guitar from the Berklee College of Music in 2012, and presently performs jazz music in Honolulu.

Mr. Kudo is or has been a member of the following organizations: Hawaii State and American (Member, Section on Real Property, Municipal and Local Government) Bar Associations; American Society of Mechanical Engineers; American Planning Association; Urban Land Institute, Hawaiian Historical Society; American Water Resources Association; JACL, National Association of Industrial and Office Properties; National Association of Home Builders; Asian American Bar Association; The American Society of International Law; Society of Intercultural Education, Training and Research; Pacific Basic Economic Council; American Anthropological Association and American Sociological Association, Honolulu Japanese Chamber of Commerce, Temari Arts, Lambda Alpha International, Honolulu Japanese Cultural Center and U.S. – Japan Council.

Mr. Kudo is married to [REDACTED] and is an avid golfer.