HRS §226-63(b)(5) CIP Review Requirement

“Review all CIP projects to the legislature for TOD projects on … state lands within county-designated TOD zones or within one-half mile radius of public transit stations, if a county has not designated TOD zones.”
TOD Council-Approved Criteria

- High Priority Area – Iwilei-Kapalama, Halawa Stadium, East Kapolei
- Site Considerations
- Agency/Project Readiness
- Other Financial Considerations
- Public Benefit
- Catalytic Impact
FY 19 TOD CIP Project Requests

1. HPHA – Mayor Wright Homes  $4,500,000
2. DOE – Pohukaina Elementary School  
   $60,000,000
3. PSD – Public-Private Partnership Opportunities  
   $1,000,000
4. HHFDC – Alder Street  $25,000,000
5. HHFDC – Dwelling Unit Revolving Fund  
   $25,000,000
1. Mayor Wright Homes
   $4,500,000
   - On-site infrastructure improvements
   - 2,500 unit mixed-income residential
   - 66% affordable rental units (1,675 units)
   - Catalytic project in high priority Iwilei-Kapalama TOD region
Mayor Wright Homes
2. Pohukaina Elem School
$60,000,000

- Much needed school in growing area
- First DOE vertical school
- Part of 690 Pohukaina project: private and HHFDC residential – 590 mostly affordable rental housing
3. PSD Public-Private Partnership Opportunities $1,000,000

- Explore potential for P3s to design, build, or finance prison or jail projects
- Relocation or replacement of the Oahu Community Correctional Center currently under active consideration
- Can instruct other State projects considering P3.
4. Alder Street Mixed Use Residential Project  $25,000,000

- 180 affordable rental residential units <60% AMI
- Co-located with Judiciary juvenile services center
- 1.45-acre site near Ala Moana rail station
- Set-aside from Rental Housing Revolving Fund
5. HHFDC Dwelling Unit Revolving Fund Infusion  $25,000,000

1) Liliha Civic Center Mix-Use Residential, Iwilei
2) Kahului Civic Center affordable rental, Maui
3) Village 9 affordable rental and homeless facility, West Hawaii
4) Villages of Leialii affordable rental housing, West Maui
Liliha Civic Center

- **EO 4131 to DAGS**
  - For Liliha Civic Center

- **Easement “U”**

- **EO 4130 to HCDCH**
  - For Affordable Rental Housing

- **3.79 acres: BMX-3, IMX-1**
- **~400,000 SF max floor area**

- **OR&L Annex**
- **OR&L Building**
- **HCAP (former Gas Station - demolished)**
Kahului Civic Center
Affordable Housing and Transit Hub
Villages of Leialii Affordable Rental Housing
Recommendation for Action:

- All five (5) projects should be funded by the Legislature for FY 2019

1. HPHA – Mayor Wright Homes  $4,500,000
2. DOE – Pohukaina Elem. School $60,000,000
3. PSD – Public-Private Partnership $1,000,000
4. HHFDC – Alder Street  $25,000,000
5. HHFDC – DURF Projects $25,000,000
Pua Loke Affordable Housing, Lihue $1.5M
Proposed Recommendation

- The TOD Council endorses OP’s Review of TOD CIP Projects for FY 2019
- The TOD Council recommends that all five projects be funded by the Legislature.