Hawaii Interagency Council for Transit-Oriented Development

Highlights of Member Perspectives

October 4, 2016
Dominant issues & concerns

infrastructure

financing

PPPs

Poor People’s Perspective

Puhi-Puunene-Pahoa

Pay-Pay-Pay
Opportunities

• **Affordable housing:** Deliberate policy to address targets through TOD on State lands, especially low AMI groups & affordable rental housing

• Incorporating **social infrastructure** (schools & services) in TOD planning & development

• Incorporating **alternative transportation modes** into rail & roadway investments to support walking, biking, etc.

• **Generating revenue** to State & State agencies on lands slated for TOD
Challenges & needs

- **Unified/coordinated approach** that melds State, County, private sector & community interests and provides:
  - **Strategic direction** on investments as well as
  - **Project-specific** coordination & problem-solving with
detailed, ongoing exchange of information & ideas between county, public utilities, other stakeholders at the table

- **Coordination/sharing of regional infrastructure investments** between State, counties, private
Challenges & needs

• **Committed source/s of funding** for TOD/SG & infrastructure investments

• **Best practices:**
  - TOD design
  - New tools for financing TOD & infrastructure
    - Hybrid TIFs, GET-TIFs, etc.
    - Linking State bonding authority with County recapture tools
  - Incentives for TOD
    - Private & smaller landowner participation
  - Incorporating sustainable development practices to address climate change