



HAWAIIAN HOME LANDS
HAWAIIAN HOMES COMMISSION
DEPARTMENT OF HAWAIIAN HOME LANDS

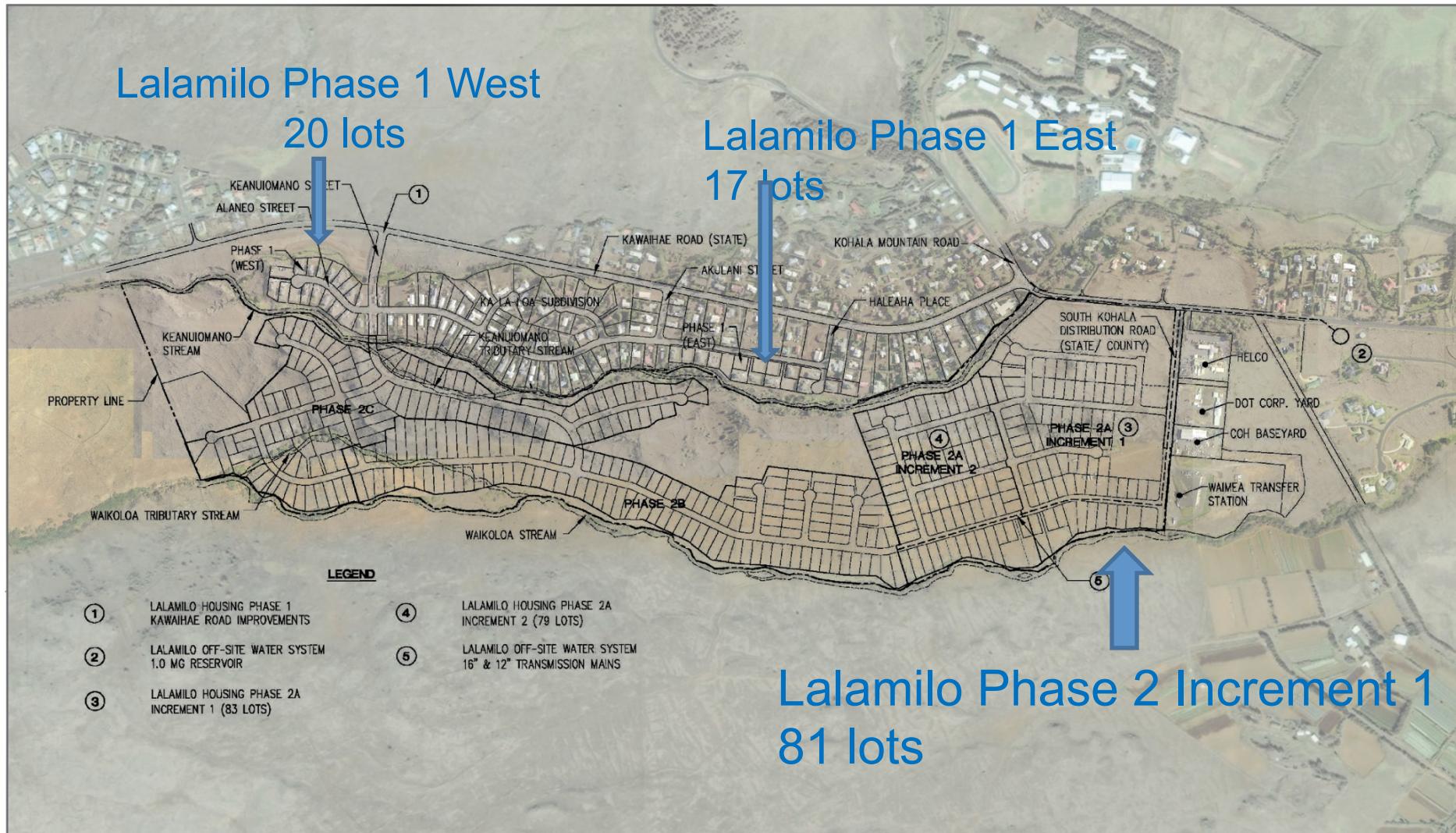
WEST HAWAII

Capital Improvement Projects

Update

Item E-3 Workshop
Hawaiian Homes Commission
Monday, May 20, 2019

Lālāmilo Development



Lālāmilo Housing Phase 1 Individual Wastewater System Compliance

- Proposed Installation of inspection ports to seepage pits.
- Field investigation May 2019
- Advertisement for bids in mid-2019.
- Approximate cost: \$ 500,000



Lālāmiilo Housing Phase 1 West Kawaihae Road Improvements

- Channelize Kawaihae Road at Keanuiomano St. intersection.
- DHHL can restart construction with proper UXO construction support.
- Hawaiian Telcom to relocate utility poles.
- Estimated schedule: Mid-2020 start
- Construction Cost: \$1.5 Million



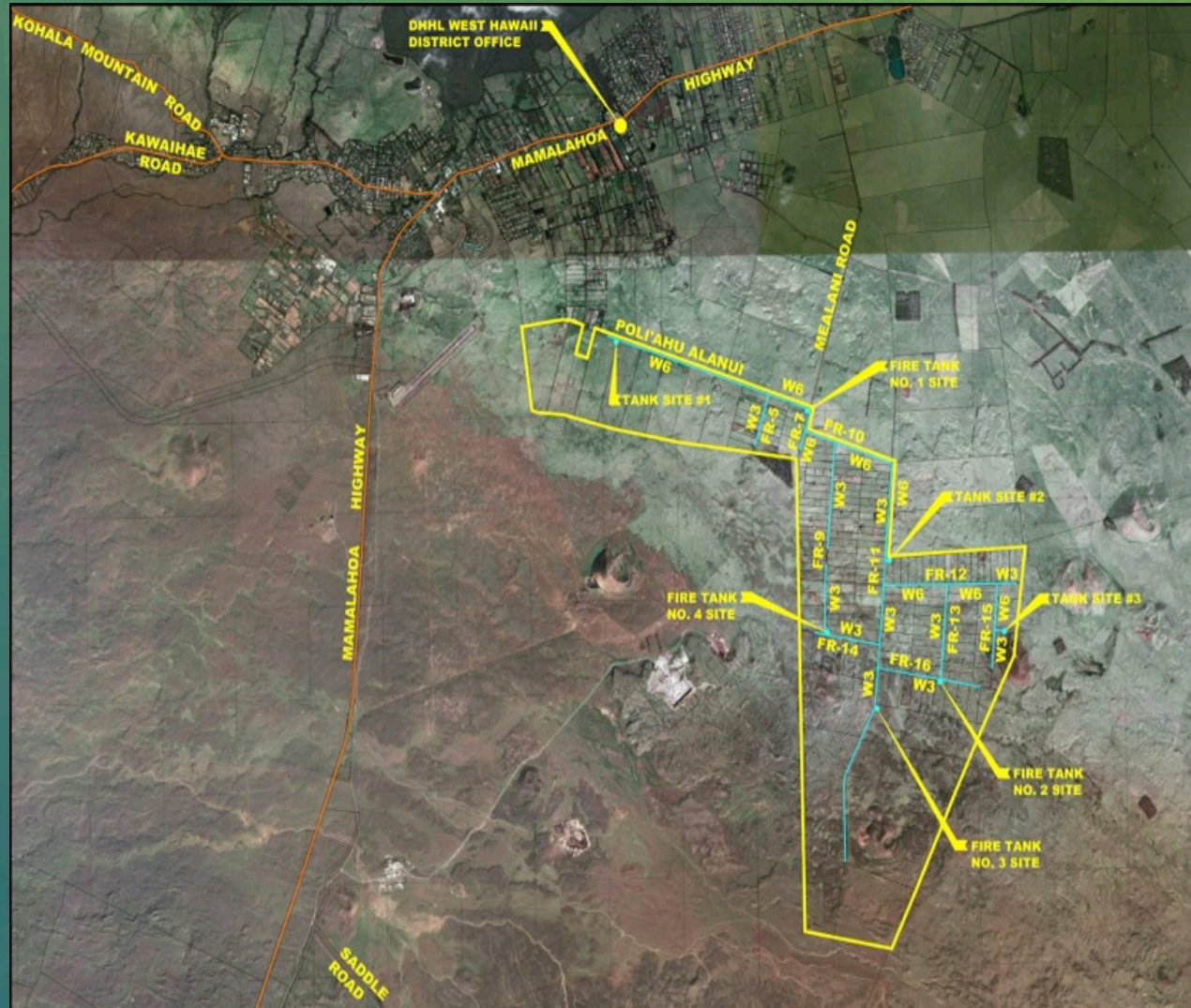
Lālāmilo Housing Phase 2A, Increment 1

- 81-lot subdivision.
- Intersection improvements at Kawaihae Road & South Kohala Distribution Road.
- UXO remediation in process.
- Soil testing in process.
- Cost: \$14,000,000



Pu 'ukapu Pastoral Lots Non-Potable Water System

- Non-Potable water system for 184 pastoral lots
- Storage and fire fighting tanks
- Booster pumps
- Photovoltaic System
- Evaluation of water rates in process



Pu 'ukapu Non-Potable Water System Operations

- Waimea Nui Community Development Corporation
- One year contract amount: \$89,500
- Contract ends October 2019



Pu 'ukapu Pastoral Lots Roadway Improvements

- Site distance mitigation in design
- UXO construction support required
- Estimated schedule subject to funding
- Estimated Cost: \$500,000



Kawaihae Potable Water System Operations

- Services 140 lots in Kawaihae Residence Lots Unit 1
- Two 100,000 gallon water tanks.
- SCADA system in design
- Operations and maintenance by Pural Water Specialty Co., Inc.
- Annual cost: \$87,000



VILLAGES OF LA'I 'OPUA, KEALAKEHE, HAWAII



Residential Development in the Villages of La'i'Opuia

- Village 3: 225 Turnkey lots Completed 2000
- Village 5: 45 Turnkey Completed 2012
- Village 5: 16 Self-help occupied by 2017
- Village 5: 10 Self-help planned 2020-2021
- Village 5: 45 single-family lots available
- Village 4: 118 single-family lots
(Akau) completed 2015
- Village 4: 125 single-family lots planned
(Hema) for 2021

Lai Opua Village 4 Subdivision

Phase 1 - Akau

- 118 residential lot subdivision
- County Final Subdivision Approval in process.
- Infrastructure Cost: \$10,500,000
- Project developer for 163 single family rentals: Ikaika Ohana.



Lai Opua Village 5 Subdivision

- 117 residential lot subdivision
- 62 homes completed.
- 45 lots for Rent with Option to Purchase, Phase 2.
- 10 lots for future self-help



What is:

“Rent with Option to Purchase”

- Provides affordable single family rental housing to families earning less than 60% of the area median income.
- Qualified renters are provided an “Option to Purchase” the home after the 15-year rental compliance period.
- Buyer would then be awarded a 99-year residential homestead lease.

Laiopua

Rent with Option to Purchase

- Ikaika Ohana has applied for Low Income Housing Tax Credits for 60 units
- DHHL has committed \$5,000,000 NAHASDA project loan.
- House construction and rental start up subject to award of the Low Income Housing Tax Credits.

Lai Opua Village 4 Subdivision

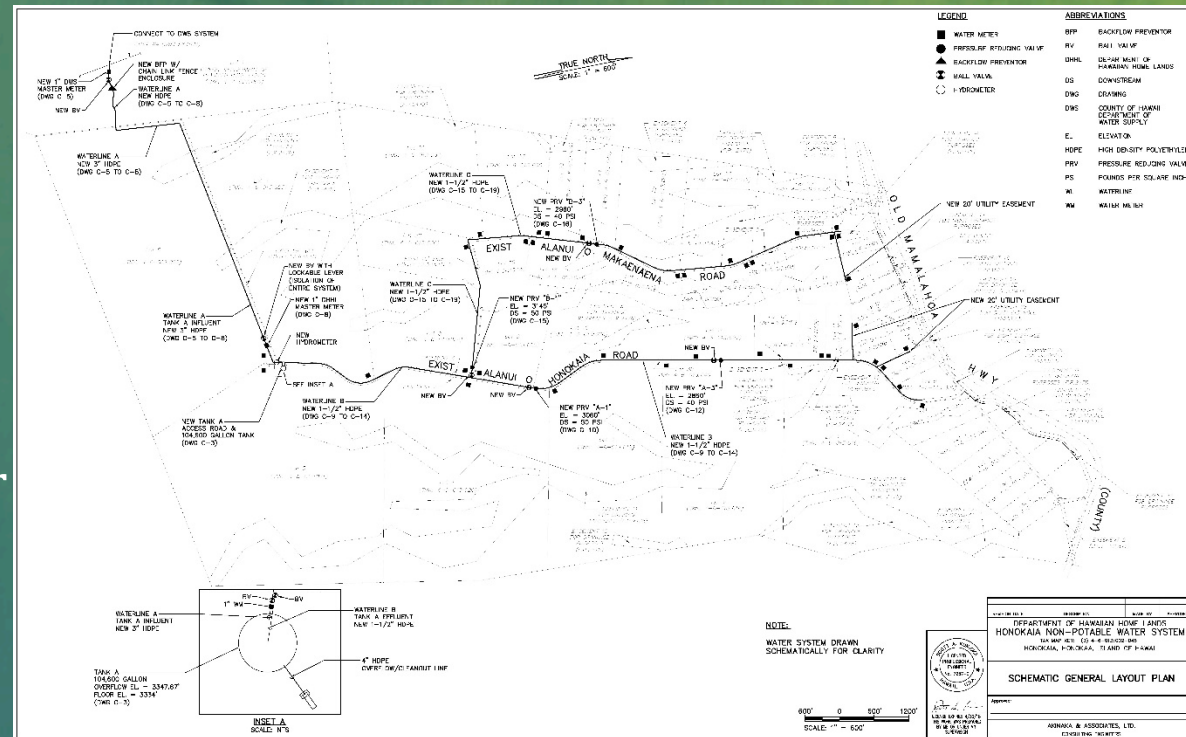
Phase 2 - Hema

- 125 residential lots in design
- \$ 2,760,000 in USDA funds obligated to fund water, sewer and storm water improvements.
- Bid documents and budget in preparation.
- Estimated Construction: \$13,400,000.00



Honokaia Non-Potable Water System Stock Water for 42 Pastoral Lessees

- Settlement with Honokaia Ohana
- Bids received in December 2018 and under review.



Nienie Road Drainage Improvements

- Design in process.
- Estimated Advertisement for bids early 2020.
- Estimated cost: \$500,000



Kau Water System

- Phase 1 improvements to pressure regulating valves and water storage tank.
- Invitation for Bids scheduled for early 2020
- Governor released funds: \$400,000 for planning and design, \$1,100,000 for construction.

