



CITY COUNCIL

CITY AND COUNTY OF HONOLULU
HONOLULU, HAWAII

No. 22-181

RESOLUTION

AMENDING RESOLUTION NO. 20-272, CD1 TO EXTEND THE DEADLINE FOR COMMENCEMENT OF CONSTRUCTION OF THE KAPOLEI PARKWAY MIXED-USE AFFORDABLE RENTAL HOUSING PROJECT AT HONOULIULI, EWA, OAHU, HAWAII, TAX MAP KEY 9-1-160: 018 (POR).

WHEREAS, the City Council, by adoption of Resolution No. 20-272, CD1, on November 5, 2020 (the "Resolution"), authorized certain exemptions from various application, infrastructure, subdivision and park dedication fees pursuant to Sections 46-15.1 and 201H-38, Hawaii Revised Statutes, proposed by the Kobayashi Group, LLC (the "Applicant") for the Kapolei Parkway Mixed-use Affordable Rental Housing Project (the "Project"), consisting of 404 affordable rental units, one manager's unit, two preschool (day-care) and a commercial space, in 11 separate two- and three-story buildings, with two-story parking structures on approximately 10.3 acres of land in Honouliuli, Ewa, located at 91-0 Kapolei Parkway, and identified as a portion of Tax Map Key 9-1-160: 018 (por.); and

WHEREAS, the Resolution required that Project construction commence within 24 months after the November 5, 2020, date of adoption of the Resolution, resulting in a November 5, 2022 deadline; and

WHEREAS, on June 22, 2022, the DPP approved a minor modification of the Project that was requested by the Applicant, to reduce the total number of affordable dwelling units by three units, from 404 to 401 units (a reduction of less than one percent) and increase the number of manager-occupied units from one to four units to improve management connection to tenants, improve tenant satisfaction, and to ensure management consistency; and

WHEREAS, the Applicant requests a 24-month extension of the November 5, 2022 deadline to commence with Project construction, in order to secure financing with the Hawaii Housing Finance and Development Corporation for which applications were filed in February of 2021, with awards anticipated this August or September, 2022; and Affordable Housing grants from the City Department of Community Services, for which applications were filed in February of 2022; now, therefore,

BE IT RESOLVED by the Council of the City and County of Honolulu that the Resolution is amended to extend the deadline to commence construction of the Project by 24 months - i.e., to November 5, 2024; and

BE IT FURTHER RESOLVED that all other provisions of the Resolution are ratified and confirmed, and remain in full force and effect; and

D-570(22)

ZP



CITY COUNCIL

CITY AND COUNTY OF HONOLULU
HONOLULU, HAWAII

No. 22-131

RESOLUTION

BE IT FINALLY RESOLVED that copies of this resolution to be transmitted to Dean Uchida, Director, Department of Planning and Permitting, 650 South King Street, 7th Floor, Honolulu, Hawaii, 96813; Elton Wong, Kobayashi Group, LLC, 1288 Ala Moana Boulevard, Suite 201, Honolulu, Hawaii, 96814; Isaiah T. K. Sato, R. M. Towill Corporation, 2024 North King Street, Suite 200, Honolulu, Hawaii, 96819; Scott K. Hayashi, Director, Department of Land Management, 558 South King Street, Honolulu, Hawaii, 96813.

INTRODUCED BY:

Tony Watson (br)

DATE OF INTRODUCTION:

AUG 2 2022

Honolulu, Hawaii

Councilmembers

CITY COUNCIL
CITY AND COUNTY OF HONOLULU
HONOLULU, HAWAII
CERTIFICATE

RESOLUTION 22-181

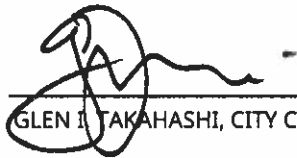
Introduced: 08/02/22 By: TOMMY WATERS - BY REQUEST Committee: ZONING AND PLANNING (ZP)

Title: AMENDING RESOLUTION NO. 20-272, CD1 TO EXTEND THE DEADLINE FOR COMMENCEMENT OF
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HONOULIULI, EWA, OAHU, HAWAII, TAX MAP KEY 9-1-160: 018 (POR).

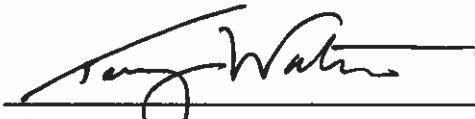
Voting Legend: * = Aye w/Reservations

08/02/22	INTRO	Introduced.
08/25/22		Reported out for adoption.
		CR-231
		4 AYES: CORDERO, ELEFANTE, KIA'ĀINA, SAY
09/07/22	CCL	Committee report and Resolution were adopted.
		9 AYES: CORDERO, ELEFANTE, FUKUNAGA, KIA'ĀINA, SAY, TSUNEYOSHI, TULBA, TUPOLA, WATERS

I hereby certify that the above is a true record of action by the Council of the City and County of Honolulu on this
RESOLUTION.



GLEN I. TAKAHASHI, CITY CLERK



TOMMY WATERS, CHAIR AND PRESIDING OFFICER