RES26-171
Testimony

MISC. COMM. 349

*ZONING & PLANNING (ZON)

***ZONING & PLANNING (ZON) Meeting**

Meeting Date: Aug 27, 2026 @ 09:00 AM

Support: 16

Oppose: 2

I wish to comment: 0

Name:	Email:	Zip:
RJ Simonds	rj.simonds@gmail.com	96814
Representing:	Position:	Submitted:
Self	Oppose	Aug 20, 2026 @ 10:47 AM

Testimony:

The proposed towers are just too tall and block the view from Magic Island that I have been enjoying for the past 40 years.

Name:	Email:	Zip:
Jonathan Huynh	jhweather123@yahoo.com	96792
Representing:	Position:	Submitted:
Self	Oppose	Aug 22, 2026 @ 09:52 PM

Testimony:

Aloha,

Thank you for the opportunity to provide testimony on Resolution 26-171. I respectfully oppose this resolution as written and urge the Council to amend it before approval.

I support adding housing, hotel, and retail to this site. Replacing a parking structure with homes and active ground-floor uses across from Ala Moana Regional Park and near a future rail station is exactly what should happen here. My comments are aimed at making sure the project lives up to what it claims to be.

The resolution before you does not fully address what DPP's own report identifies as significant gaps between this project's TOD claims and what it actually delivers. I've read the report closely. Several of the concerns I raise below are drawn directly from DPP's own findings.

1. Parking

The LUO waives minimum parking requirements for this site. None of the 1,229 stalls are legally required. The developer chose to build every single one. The TOD Plan recommends a residential maximum of 1.25 spaces per unit. The project proposes roughly 2.1. TOD projects near rail stations across the country typically build far less parking than this.

The 598 mall replacement stalls represent less than 6% of the mall's 11,000+ supply. The mall has lost garage capacity before during construction and renovations. People found other ways to get there. Rebuilding all 598 stalls not only replaces what was lost, but it also commits this corner to car traffic for the next sixty years.

I ask the Council to cap residential and hotel parking at 0.5 stalls per unit. Phase down the mall replacement stalls with a sunset date rather than rebuilding all 598. Require convertible parking floor design so those floors can become something more useful later. And require automatic conversion of excess capacity within five years of rail station opening.

2. HDOT Jurisdiction

Ala Moana Boulevard and Atkinson Drive are state highways. The DPP conditions bind the developer, not HDOT. The resolution's language allows the $5 million Complete Streets contribution to substitute for actual intersection improvements if HDOT doesn't engage. That's not a hypothetical risk. DTS identifies Atkinson Drive as a high injury corridor. Without HDOT at the table, the streetscape ends at the property line and pedestrians step off a nice sidewalk into a hostile roadway.

I ask the Council to amend the resolution to define HDOT engagement as a written commitment to specific intersection improvements (i.e., protected crossings, leading pedestrian intervals, curb extensions, and traffic calming) with an implementation timeline, before SD major permit approval. If HDOT does not commit within a defined period, the $5 million contribution should be restricted to pedestrian safety improvements within the Ala Moana TOD area, not released to a general fund

3. Wind and Viewsheds

DPP's own report states that the tower will be visible from all of Ala Moana Beach Park and will block the mauka view identified for protection in the PUC Development Plan, the TOD Plan, and the Honolulu Public Views Study. DPP further states that alternative designs "would meet the intended goals of preserving the views better than the proposal." Those are staff words, not mine.

The park serves four million people annually. The mitigation is $1.5 million for street trees elsewhere. That works out to 37 cents per park visitor.

On wind: the resolution requires a wind tunnel test before the foundation permit. The applicant's own preliminary study already flags uncomfortable pedestrian conditions along Atkinson Drive. If the wind tunnel test reveals problems requiring design changes at that stage, your leverage is gone because the project is already conceptually approved.

I ask the Council to move the wind tunnel requirement to before SD major permit approval, and to require a cumulative viewshed study showing this project alongside all approved neighboring towers, not as a standalone object. I further ask to require a specific viewshed mitigation plan as part of the SD major permit that identifies how the loss of the protected mauka view from Ala Moana Beach Park will be addressed, not just offset with trees elsewhere.

4. Affordability

The resolution allows the 38 community-benefit units to be priced at up to 120% AMI. For a family of four, that's roughly $185,000. I want to pause on that number. Rentals at that income level are essentially market-rate for many unit types in this location. Calling those units "affordable" stretches the word past meaning.

I ask the Council to require at least half of the community-benefit units to be priced at 60% AMI or below. Otherwise "affordable" means "attainable by professionals," and the households bearing the worst of this housing crisis get nothing.

5. Bicycle Facilities
The project meets code minimums adjacent to a future rail station and a regional beach park. Meeting minimums here is not transformational. The resolution requires one Biki station. I ask the Council to require at least several, distributed across both frontages, along with covered cargo bike parking and repair stations. These cost almost nothing relative to the project budget and signal whether the TOD language is real or purely cosmetic.

In closing, DPP's own report acknowledges this project does not comply with the TOD Plan as proposed. The conditions gloss over some of those gaps. They do not close them. You have the authority to close them.

I urge the Council to act on the following before approval:

Cap residential and hotel parking at 0.5 stalls per unit with hard conversion dates.
Require HDOT to commit in writing to specific intersection improvements with a timeline before SD major permit approval. If HDOT does not commit, restrict the $5 million to pedestrian safety improvements within the Ala Moana TOD area.
Require the wind tunnel test before SD major permit approval, not at the foundation permit stage.
Require at least half of community-benefit affordable units at 60% AMI or below.
Require a cumulative viewshed study and a specific viewshed mitigation plan as part of the SD major permit submittal.
Require several Biki stations and bicycle facilities.

Mahalo for your time and for the critical work you do,
Jonathan Huynh
Advocate for housing and safe streets

Name:	Email:	Zip:
Jacob Wiencek	jacob.m.wiencek@pm.me	96815
Representing:	Position:	Submitted:
Self	Support	Aug 23, 2026 @ 11:51 AM

Testimony:
Aloha Councilmembers,

As a resident nearby this proposed project, I want to provide testimony in strong support. More transit oriented development is necessary to increase housing availability, decrease cost pressures, and further broader sustainable urban development. Additional parts of this project regarding Complete Streets upgrades and urban forestry are concrete community wins that will improve this part of our neighborhood.

This is a positive development that will accomplish key city goals. I strongly urge this committee to SUPPORT this

resolution!

Name:	Email:	Zip:
Gary Omori	gary@a-1-a.com	96816
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 07:14 AM

Name:	Email:	Zip:
Gerald Nakashima	gerald@parklanealamoana.com	96814
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 07:47 AM

Name:	Email:	Zip:
Chad Morikawa	chad.morikawa@a-1-a.com	96819
Representing:	Position:	Submitted:
A-1 A-Lectrician Inc.	Support	Aug 24, 2026 @ 08:22 AM

Testimony:

Chair and Members of the Zoning and Planning Committee,

My name is Chad Morikawa, and I am a Project Manager with A-1 A-Lectrician. I have been with the company for 17 years and have spent my career working in Hawai'i's construction industry.

I am writing in support of Resolution 26-171 and the requested extension for 1588 Ala Moana

Having worked in the construction industry in Hawai'i for many years, I have seen how projects of this size create valuable opportunities for our local families and workforce. A project like 1588 Ala Moana provides jobs for electricians and other skilled trades, but it also creates opportunities for subcontractors, suppliers, engineers, architects, and many other local businesses and professionals.

I believe projects that invest in Hawai'i and create opportunities for local workers are important to our community. The jobs created during construction can provide meaningful work for Hawai'i families, while the completed project will continue to create permanent employment and bring additional activity to the Ala Moana area.

For these reasons, I support the project and respectfully ask the Committee to support Resolution 26-171 and grant the requested extension for 1588 Ala Moana.

Thank you for the opportunity to provide testimony.

Chad Morikawa

Project Manager

A-1 A-Lectrician

Name:	Email:	Zip:
Casey Obatake	casey@alia888.com	96814
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 08:44 AM

Name:	Email:	Zip:
Art Aoki	art@a-1-a.com	96819
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 08:47 AM

Name:	Email:	Zip:
Keala Ohia	keala@a-1-a.com	96819
Representing:	Position:	Submitted:
A-1 A-lectrician	Support	Aug 24, 2026 @ 08:57 AM

Testimony:

Dear Chair and Members of the Zoning and Planning Committee,

My name is Keala Ohia, and I serve as Vice President of Leadership Development at A-1 A-Lectrician. I'm writing to express my support for Resolution 26-171 and the extension for 1588 Ala Moana.

I've had the privilege of working here for a year now, and in that time, getting to know our employees has taught me something important: what they value most isn't just the work itself, but the stability it brings to their lives. Knowing they can count on steady income means everything to them and their families.

Projects like 1588 Ala Moana matter because they provide years of meaningful work for electricians and other skilled tradespeople. These are good careers that make it possible for local people, like me, to support our families, put down roots, buy homes, and continue building our lives here in Hawai‘i.

I'm also grateful that this project will bring new housing to our community, including affordable rental homes, along with permanent jobs once construction wraps up. It's the kind of project that gives back long after the last electrician packs up their tools.

I respectfully and warmly ask the Committee to support Resolution 26-171 and allow 1588 Ala Moana to keep moving forward.

Mahalo nui loa for your time and consideration,

Keala Ohia

Vice President, Leadership Development

A-1 A-Lectrician, Inc.

Name:	Email:	Zip:
Steve Holt	steve@a-1-a.com	96819
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 09:02 AM

Testimony:

Dear Sir, Ma'am,

I am writing in support of the 1588 Ala Moana IPDT TOD application. I was pleased and proud to have been a part of the "Sister Project" Park Lane. The Park Lane project provided much needed employment opportunities, not only throughout the preconstruction and construction process, but has continued to do so post construction. Park Lane took an area that was widely underutilized parking space, and turned it into an oasis in the middle of the city, and it brought vitality and life, that was not there before. I truly feel that the proposed 1588 Ala Moana project can do the same, and even more. With the added opportunities for affordable rentals, as well as much needed transient accommodations outside of the congested Waikiki district, I believe this project will be a very welcome addition to the Ala Moana community.

Mahalo and Aloha,

Steve Holt

Name:	Email:	Zip:
Amado Sanchez	amados@groupbuilders.net	96819
Representing:	Position:	Submitted:
Group Builders, Inc.	Support	Aug 24, 2026 @ 10:50 AM

Name:	Email:	Zip:
Jesse Ubando	jesse@parklanealamoana.com	96814
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 10:57 AM

Testimony:

August 24, 2026

Aloha Chair and Member of the Zoning and Planning Committee,

My name is Jesse Ubando, and I respectfully submit this testimony in support of 1588 Ala Moana and the requested extension of its IPD-T timeline.

I have served as the Assistant General Manager of Park Lane Ala Moana since 2016, and the Ala Moana community has become an important part of my life. Over the past decade, I have personally witnessed how thoughtful development can

create more than buildings—it can create stable jobs, meaningful careers, and opportunities for local families. I am especially proud that approximately half of our team has been with Park Lane since 2018. During that time, I have watched employees build confidence, develop valuable skills, and advance within the residential and hospitality industries. Three former team members have become general managers, two have become assistant general managers, and five have moved into upper-level management positions at other condominium properties or within the hotel industry. Seeing their growth has shown me the lasting impact that development and employment opportunities can have on individuals and their families.

The importance of creating housing near employment centers is also deeply personal to me. Before moving closer to the Kaka'ako and Ala Moana area, I spent nearly three hours each day commuting to and from work. I would leave home around 6:00 a.m. and often would not return until approximately 7:00 p.m. By the time I arrived home, I was exhausted and had little energy left to exercise, care for my well-being, or spend meaningful time with my family. That daily commute affected not only my schedule, but also my physical health, mental health, and overall quality of life.

Moving closer to work changed my life for the better. The time I once spent sitting in traffic became time I could use to take care of myself, connect with my family, and be more present both at home and at work. This personal experience has helped me understand that housing near jobs and public transportation is not simply a matter of convenience. It can give working individuals and families something extremely valuable—more time together and a healthier, more balanced life.

The affordable rental homes, market-rate residences, hotel accommodations, retail, and dining proposed for 1588 Ala Moana have the potential to create similar opportunities for others. The project can provide needed housing, generate employment, support local businesses, and allow more people to live closer to where they work. I believe this type of development can strengthen the Ala Moana community while improving the daily lives of those who live and work there.

For these reasons, I respectfully ask the Chair and Members of the Zoning and Planning Committee to support Resolution 26-171, approve the requested extension, and allow 1588 Ala Moana to continue moving forward.

Mahalo for the opportunity to share my personal experience and provide testimony. I sincerely appreciate your time and consideration.

Respectfully,
Jesse Ubando

Name:	Email:	Zip:
Endya Henderson	Eannelyce@outlook.com	96701
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 11:12 AM
Testimony:		

Dear Chair and Members of the Zoning and Planning Committee,

My name is Endya Henderson, and I work in the Ala Moana area. I am writing to express my favor of Resolution 26-171 and the proposed 1588 Ala Moana project.
I currently live in an affordable rental in Kapolei, but as stated I commute into Ala Moana for work. Like many people on O'ahu, I spend a significant amount of time traveling to and from my job. While I am grateful to have affordable housing, living farther away from work comes with the daily stress of a long drive, as well as a higher cost in gas.

As a young professional, I have also seen how difficult it is rapidly becoming for many locals to find stable, affordable housing. Too many people are being priced out of the communities that raised them, that employ them, and have no choice but to leave O'ahu, accept less-than-ideal living situations, or, in some cases, face the possibility of living out of their cars. I believe we should be creating more opportunities for people who call this home to be able to really live here.

I also believe that housing and job security go hand in hand. When people have access to stable, affordable homes near employment opportunities, they have a better chance of building a secure life for themselves and their families. This is why I support Resolution 26-171 and the proposed 1588 Ala Moana project which includes 69 affordable rental homes.
A plan that creates more affordable rental opportunities while supporting a strong local workforce is a plan I believe deserves advocacy. And Ala Moana is an ideal location for this type of housing as it is already a central hub.

I respectfully ask the Committee to back Resolution 26-171 and assist in 1588 Ala Moana moving forward.

Mahalo nui for your time and consideration.

Sincerely,
Endya Henderson

Name:	Email:	Zip:
Lisa Yamada-Son	lisa.son@a-1-a.com	96813
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 11:36 AM

Testimony:
Chair and Members of the Zoning and Planning Committee:

I am writing in support of Resolution 26-171 and the requested extension for the 1588 Ala Moana project.

As a local resident of Hawai'i, I recognize the urgent need for both affordable and market-rate housing for local individuals and families. The high cost and limited supply of housing continue to make it increasingly difficult for Hawai'i families to remain in the communities they call home. 1588 Ala Moana will help address this need by adding 201 new homes,

including 69 affordable rental homes and 132 market-rate residences.

As a member of Hawai'i's local construction industry, I also recognize the important economic impact that projects like 1588 Ala Moana have on our community. A project of this scale creates work not only for our local construction trades, but also for architects, engineers, designers, suppliers, consultants, and many other local professionals and businesses. Moving this project forward supports local jobs, local businesses, and Hawai'i's broader economy.

1588 Ala Moana represents an important opportunity to address two significant needs in our community: creating more housing for local families and supporting Hawai'i's local workforce and economy.

I respectfully urge the Committee to support Resolution 26-171 and approve the requested extension for 1588 Ala Moana.

Thank you for the opportunity to provide testimony and for your consideration.

Respectfully submitted,

Lisa Yamada-Son

Name:	Email:	Zip:
Jason Yamada	jason@a-1-a.com	96819
Representing:	Position:	Submitted:
A-1 A-lectrician, Inc	Support	Aug 24, 2026 @ 01:33 PM

Name:	Email:	Zip:
Ken Kaneshiro	ken@a-1-a.com	96819
Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 03:02 PM

Testimony:

Dear Chair and Members of the Zoning and Planning Committee,

I am writing in support of Resolution 26-171 and the extension for 1588 Ala Moana. 1588 Ala Moana will add 201 new homes, including 69 affordable rental homes and 132 market-rate residences. The project is expected to support more than 6,000 jobs during construction and approximately 800 ongoing jobs once fully operational. The project will create new hotel units and jobs to help sustain Hawaii's tourism industry and will revitalize the corner of Ala Moana when tourist are exiting Waikiki. Thank you for your consideration.

Sincerely,

Ken Kaneshiro

Name:	Email:	Zip:
Michael Young	myy@ack-inc.com	96797

Representing:	Position:	Submitted:
Albert C. Kobayashi, Inc.	Support	Aug 24, 2026 @ 04:13 PM

Name:	Email:	Zip:
Leah Nacion -Sipili	leah.nacion@compass.com	96817

Representing:	Position:	Submitted:
Self	Support	Aug 24, 2026 @ 04:59 PM

Testimony:

Dear Chair and Members of the Zoning and Planning Committee,

I am writing in support of Resolution 26-171 and 1588 Ala Moana.

I'm a real estate agent on Oahu. My specialty is working with first time home buyers. I find this work very rewarding. However, it has become increasingly difficult for local people to find both housing and good job opportunities that allow them to stay on the island they call home. I personally have a nurse, and a Physicians assistant that could not find an affordable option in housing on Oahu. Forcing both of them to take jobs elsewhere and move to the mainland.

It it situations like this that help me support projects like 1588 Ala Moana.

1588 Ala Moana will create both new market value housing and affordable rental homes, with a large number of jobs and services. It will also create temporary jobs during construction and permanent employment once the project is completed.

I do not know the overall solution to Hawaii's Housing Crisis. However, I do believe those who can, should keep creating housing and job opportunities for the locals and we as the community should support their efforts.

I respectfully ask the Committee to support Resolution 26-171 and allow 1588 Ala Moana to continue moving forward.

Mahalo.

Sincerely,

Leah Nacion Sipili

Realtor RS-86409

Compass

Team Siu+Camacho

58 Kawananakoa Pl

Honolulu, HI 96817

August 24 2026

Dear Chair and Members of the Zoning and Planning Committee

My name is Gary Omori I am an electrician and member of IBEW Local 1186 for 37 years. I am writing in support of Resolution 26-171 and the extension for 1588 Ala Moana.

Projects like this provide jobs for electricians and other skilled workers. The project will help provide careers and support for workers to stay in Hawaii. Prior to starting construction the project will provide jobs for Architects, Engineers and many design professionals. After construction is complete the project will employ many needed jobs in the residences, hotel, retail and restaurants.

1588 Ala Moana will add 201 new homes, including 69 affordable rental units and 132 market rate units. It is also within the Ala Moana TOD area, where housing and jobs can be located close to the rail.

Thank you for your consideration,

Gary Omori

August24, 2026

Aloha Chair and Members of the Zoning and Planning Committee,

My name is Gerald Nakashima, General Manager of Park Lane Ala Moana. I am submitting testimony in support of Resolution 26-171 and the requested extension for the 1588 Ala Moana project.

I support this project as part of the condominium and residential management industry. At Park Lane, I have seen how well-planned communities create long-term employment. A project like this does not end when construction is complete; that is when its long-term contribution begins.

Residential and mixed-use communities create permanent careers in operations, engineering, maintenance, resident services, security, accounting, administration, management, and hospitality. These positions support local families and create career pathways across many experience levels.

At Park Lane, we have brought together people from different backgrounds and industries and aligned them through leadership, training, structure, and a culture of mutual respect, accountability, and success. In that environment, employees grow, contribute, and thrive.

I recognize that affordability, job quality, and community benefits are important. I believe responsible projects should move forward with appropriate conditions, rather than be opposed when they can deliver housing, jobs, and long-term economic activity.

The 1588 Ala Moana project will add 201 new homes, including 69 affordable rental homes, and is expected to support more than 6,000 construction jobs and approximately 800 ongoing jobs. It also supports Ala Moana's transit-oriented vision by placing housing, jobs, services, and transit access near one another.

For these reasons, I respectfully support Resolution 26-171.

Mahalo for the opportunity to submit testimony.

Sincerely,



Gerald Nakashima
General Manager

Park Lane Ala Moana
1388 Ala Moana Blvd.
Honolulu, HI 96814

Dear Chair and Members of the Zoning and Planning Committee,

I live and work in the Ala Moana area and am writing in strong support of Resolution 26-171 and the 1588 Ala Moana Boulevard project.

I was previously the General Manager of Capitol Place in Downtown Honolulu, and through that experience I saw firsthand how important it is to provide opportunities for our local community to live closer to where they work. Most of the residents at Capitol Place worked nearby and often shared that the convenience of being close to work was a major reason they chose to live there. Downtown also has many local businesses that create a vibrant community and give residents convenient places to shop and dine.

The 1588 Ala Moana Boulevard project will provide additional housing and job opportunities in an area where residents can conveniently access shopping, dining, and attractions. I believe creating more housing and jobs is essential to keeping our future generations here on Oʻahu. Too many local families are being forced to consider moving off island because of the high cost and limited availability of housing, as well as the need for more employment opportunities.

I grew up on the west side of Oʻahu and previously worked in Waikīkī. Driving to work every day took hours out of my day and meant spending a significant amount of time on the road. I now live and work near Ala Moana, and I would not want to go back to that daily commute. Living closer to where I work allows me to spend more time with my family, which is incredibly valuable to me.

Projects like 1588 Ala Moana, which include 69 affordable rental homes, can help create more opportunities for people to live closer to where they work, reduce the time people spend commuting, and strengthen our local community. I believe these are important steps toward making it possible for our children and future generations to build their lives here on Oʻahu.

Please support Resolution 26-171 and allow the 1588 Ala Moana Boulevard project to continue moving forward.

Mahalo for your consideration.

Casey Obatake

Dear Chair and Members of the Zoning and Planning Committee,

My name is Art Aoki, a retired electrician of 40 years of service and a member of Local IBEW 1186.

I had great moments running projects at Ala Moana Center, all memorable forever.

I fully support Resolution 26-171 and the extension for 1588 Ala Moana. I support continued Construction work of ALL types. It brings work and family together as ONE, when earning to support one's Ohana.

The goodness is all positive for All Oahu.

I respectfully ask the Committee to support Resolution 26-171 and allow 1588 Ala Moana to continue to move forward.

Mahalo Nui Loa for your consideration for the Win-Win request.

Sincerely,

Art Aoki

Retired Electrician Local 1186

GROUP BUILDERS, INC.

Specialty and General Contractors
License No. ABC 10164
An Equal Opportunity/Affirmative Employer

511 Mokauea Street
Honolulu, Hawaii 96819
Phone (808) 832-0888
Fax (808) 832-0890
(808) 832-0895

August 24, 2026

Re: Resolution 26-171

To: Chair and Members of the Zoning and Planning Committee

My name is Amado Sanchez, and I am the CEO/RME of Group Builders, Inc., a 100% employee-owned company through our Employee Stock Ownership Plan (ESOP). I am pleased to offer this testimony in support of Resolution 26-171 and the 1588 Ala Moana project.

Group Builders, Inc. is a specialty contractor that has been in business for more than 47 years. Over that time, we have employed several hundred people, if not thousands, and have seen firsthand the positive impact that projects of this magnitude can have on Hawaii's workforce and economy.

Development of this scale helps sustain countless local families by creating steady employment and providing valuable training and career opportunities for the next generation of craftsmen, tradespeople, and professionals. It also creates opportunities for businesses, subcontractors, suppliers, and service providers throughout our community.

Just as importantly, the 1588 Ala Moana project can help address one of Hawaii's most persistent challenges: the need for more housing, including affordable housing. Increasing housing opportunities is essential to helping local families remain in Hawaii and build a future here.

As an employee-owned company, we understand the importance of creating opportunities that provide long-term financial security. Projects like this can give our employee-owners the opportunity to build their careers, strengthen their financial futures, and continue raising their families in Hawaii.

For these reasons, I respectfully ask the Committee to support Resolution 26-171 and allow the 1588 Ala Moana project to continue moving forward.

Thank you for your consideration and for the opportunity to provide testimony.

Sincerely,

_____

Amado J. Sanchez
CEO/RME

A-1 A-lectrician, inc.
Serving Hawaii Since 1957

2849 Kaihikapu Street ● Honolulu, Hawaii 96819
Phone (808) 839-2771 ● Fax (808) 839-7828

August 24, 2026

To: Chair and Members of the Zoning and Planning Committee.

RE: Resolution 26-171, Support the requested extension for 1588 Ala Moana

Aloha Chair and Members of the Zoning and Planning Committee:

Thank you for this opportunity to testify, my name is Jason Yamada, President of A-1 A-lectrician, Inc. I am writing to testify in support of the 1588 Ala Moana Project and its requested extension. My grandfather a 442nd veteran, started our electrical contracting business with his brother knocking on doors in Liliha in the late 1950s, and we have been blessed for ~70 years to be able to light up the state and provide steady work for our 150 employees. We have been blessed to keep our local family business going through economic challenges, industry slowdowns and fierce mainland competition. 1588 Ala Moana will help keep our valued employees working and allow them to continue to provide for their families. Thank you very much for your continued commitment to support our hard working and dedicated construction trade workers with steady construction jobs.

This unique project will bring thousands of much needed construction jobs, and provide hundreds of additional jobs to operate and maintain the property. We have been tremendously blessed to have been part of Park Lane and Ala Moana Ewa Mall expansion projects and have seen the tremendous revitalization that these projects have done for the property and local community. We are excited to see the transformation of the next Chapter of Ala Moana, and know the responsible stewardship this development team will bring to our local residents, future residents, local community, and out of town guests. We fully support this project, and the benefits this project will provide for our next generation of local construction families. Thank you very much for your consideration to grant 1588 Ala Moana its requests extension and approval to proceed for construction.

Sincerely,

Jason Yamada
A-1 A-lectrician, Inc

ALBERT C. KOBAYASHI INC.
GENERAL CONTRACTOR

94-535 Ukee Street, Waipahu, HI 96797 | Phone: 808.671.6460 | Fax: 808.676.5832 | License #ABC-07819

Monday, August 24, 2026

RE: Resolution 26-171 1588 Ala Moana

Dear Chair and Members of the Zoning and Planning Committee,

Thank you for the opportunity to submit testimony in support of Resolution 26-171 and 1588 Ala Moana. My name is Michael Young, and I am the President of Albert C. Kobayashi, Inc., a general contractor that specializes in all types of commercial construction, including new and renovated hospitality projects. As a 100% locally owned business, we recognize the importance of affordable housing, economic growth and stability, and meaningful investments in our local neighborhoods.

Our company's connection to this type of work is familiar — we are currently building Kuilei Place, an affordable housing project in the McCully – Moiliili neighborhood and have also completed significant work on resort-style hotels and high-rise residential towers across Honolulu. We understand and have seen the positive impacts that projects like 1588 Ala Moana have on our community.

1588 Ala Moana is expected to support more than 6,000 jobs during construction and approximately 800 ongoing jobs once it is fully operational. As people are provided steady work, they will have a consistent income to support their loved ones and contribute to sustaining our economy, thus providing a foundation to stabilize our economy. Additionally, it is located within the Ala Moana transit-orientation development area, making it convenient for the residents and workers to be located close to transportation, places of employment, shopping malls/plazas, services, etc. It will ease the burden of those struggling to find affordable housing and decrease commute times for those who work in Honolulu, wear and tear on infrastructure as many may turn to other modes of transportation (i.e. bicycles, share rides, walking, jogging, etc.), as well as adding quality of living to their lives with more time to spend at home instead of in traffic.

Albert C. Kobayashi, Inc. supports Resolution 26-171 and 1588 Ala Moana and requests the support of the Committee to allow it to continue moving forward.

Sincerely,



Michael Young, President and CEO
Albert C. Kobayashi, Inc.