



DEPARTMENT OF HAWAIIAN HOME LANDS

**2<sup>nd</sup> Annual DHHL Homestead  
Leadership Conference  
“*Building Unity In Community*”**

**Waikiki Beach Marriott Resort & Spa  
January 23, 2010**

**Prince Jonah Kūhiō Kalanianaʻole**



In response to the dwindling native Hawaiian population, Prince Kūhiō convinced Congress to create a rehabilitation program for Hawaiians.

## Mission

**To manage the Hawaiian Home Lands trust effectively and to develop and deliver lands to native Hawaiians.**

**We will partner with others towards developing self-sufficient and healthy communities.**



# STRATEGIC PLAN 2007-2011

## Department of Hawaiian Home Lands

**MISSION:** To manage the Hawaiian Home Lands trust effectively and to develop and deliver lands to native Hawaiians. We will partner with others towards developing self-sufficient and healthy communities.

'EKAHI GOAL 1	'ELUA GOAL 2	'EKOLU GOAL 3	'EHĀ GOAL 4	'ELIMA GOAL 5
<p><b>Provide every qualified native Hawaiian beneficiary on the waiting list with an opportunity for homeownership or land stewardship on homestead lands. Over the next five years, deliver (5,000) homestead awards through the development of various award programs.</b></p> <p><b>OBJECTIVE 1:</b> Complete construction and/or finished award units and deliver to their respective award class.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain funding to construct infrastructure for existing award/development projects.</li> <li>• Identify award opportunities for the respective award class.</li> <li>• Offer award to applicants through award/development programs.</li> <li>• Complete award construction.</li> <li>• Develop funding to complete remaining award/development projects.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> </ul> <p><b>OBJECTIVE 2:</b> Implement award construction to award units on the waiting list.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain award construction and/or award unit award.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul> <p><b>OBJECTIVE 3:</b> Continue to offer award units to all qualified award recipients.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Identify award recipients to be awarded.</li> <li>• Complete award construction and/or award unit award.</li> </ul> <p><b>OBJECTIVE 4:</b> Expand award construction to award units on the waiting list.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Develop award construction and/or award unit award.</li> <li>• Complete award construction.</li> </ul> <p><b>OBJECTIVE 5:</b> Expand award construction to award units on the waiting list.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain award construction and/or award unit award.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul>	<p><b>Provide beneficiaries with the necessary tools for long term homeownership sustainability by supporting capacity building programs to assist in strengthening homestead communities.</b></p> <p><b>OBJECTIVE 1:</b> Establish the Home Training Assistance Program (HTAP) for award recipients.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Develop HTAP program to assist award recipients.</li> <li>• Obtain funding to develop HTAP program.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul> <p><b>OBJECTIVE 2:</b> Support award recipients to assist beneficiaries in award construction.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain funding to develop HTAP program.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul> <p><b>OBJECTIVE 3:</b> Support award recipients to assist beneficiaries in award construction.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain funding to develop HTAP program.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul>	<p><b>Deliver to award recipients operational efficiency and delivery of services to beneficiaries of the Trust.</b></p> <p><b>OBJECTIVE 1:</b> Optimize operational efficiency and continually improve internal processes.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul> <p><b>OBJECTIVE 2:</b> Provide award recipients with award construction.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain funding to develop HTAP program.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul>	<p><b>Reduce financial self-reliance by 2011 regarding the Act 14 financial withdrawal of \$10 million per year and generating significant non-governmental revenue to support HTAP's housing program.</b></p> <p><b>OBJECTIVE 1:</b> Develop award recipients to assist beneficiaries in award construction.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain funding to develop HTAP program.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul> <p><b>OBJECTIVE 2:</b> Support award recipients to assist beneficiaries in award construction.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain funding to develop HTAP program.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul>	<p><b>Continue to effectively manage and protect the Trust to ensure perpetuity for future generations of native Hawaiians and hold our responsibility on long term steward.</b></p> <p><b>OBJECTIVE 1:</b> Continue to support award recipients to assist beneficiaries in award construction.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain funding to develop HTAP program.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul> <p><b>OBJECTIVE 2:</b> Support award recipients to assist beneficiaries in award construction.</p> <p><b>ACTIVITIES:</b></p> <ul style="list-style-type: none"> <li>• Obtain funding to develop HTAP program.</li> <li>• Develop award construction schedule to ensure timely delivery of award lands.</li> <li>• Complete award construction.</li> </ul>

# STRATEGIC PLAN 2007-2011

## Department of Hawaiian Home Lands

'EKAHI GOAL 1

Provide every qualified native Hawaiian beneficiary on the waiting list with an opportunity for homeownership or land stewardship on homestead lands. Over the next five years, deliver (5,000) homestead awards through the development of various award programs.



## The Next 12 Months

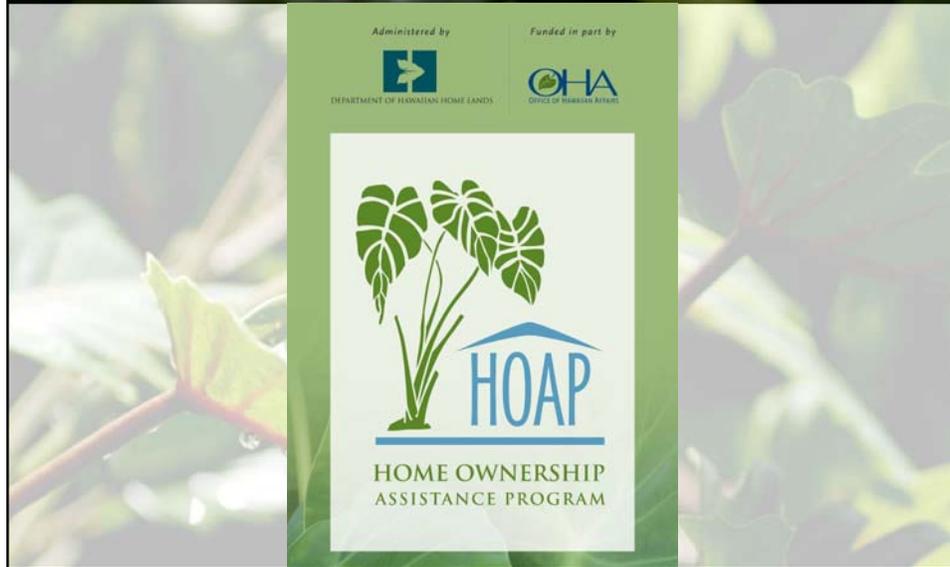
- Kānehili
- East Kapolei II
- Kumuhau
- Pi'ilani Mai Ke Kai
- La'i 'Ōpua
- Waiohuli

**STRATEGIC PLAN** 2007-2011  
Department of Hawaiian Home Lands

### 'ELUA GOAL 2

**Provide beneficiaries with the necessary tools for long-term homeownership sustainability by supporting capacity building programs to assist in strengthening homestead communities.**

# Home Ownership Assistance Program



# 20 Regional Plans Statewide



## **Kulia I ka Nu‘u**

- **Build Unity**
- **Develop Strength**
- **Strive For Excellence**

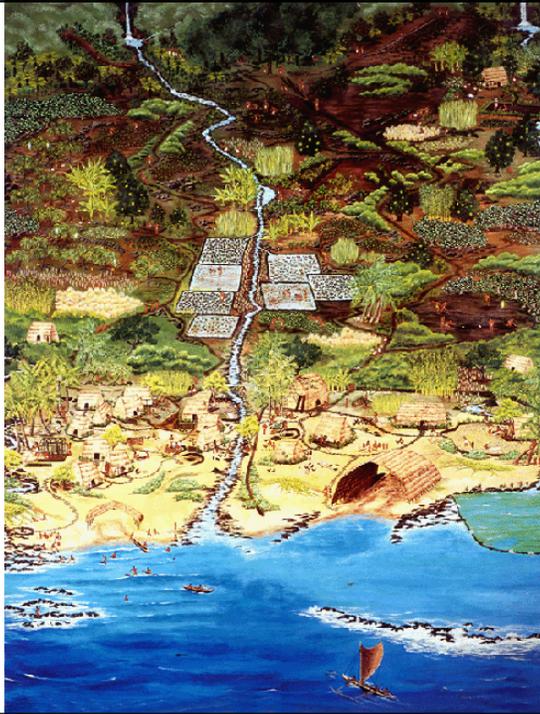
## **Ahupua‘a**

**Learning From Our Past**

## Ahupua'a

Hawaiian way of building healthy and sustainable communities

- Divisions of land from the mountains to the sea
- Three areas of importance: upland, plain and sea
- Together three areas contained range of products and resources needed for survival



## Modern Ahupua'a

- Foster strong sense of place
- Lead in use of natural resources
- Promote economic development
- Reconnect to aina



- **Transform Hawai'i into a world model for energy independence and sustainability**
- **Goal is to meet 70% of Hawai'i's energy needs with clean energy by 2030**

## Ho'omalūō



### Energy Policy

To enable native Hawaiians and the broader community working together to lead Hawai'i's effort to achieve energy self-sufficiency and sustainability

The slide features a background of green foliage. On the left, there is an image of a butterfly with blue and black wings, where the body and wing patterns are replaced by a map of the Hawaiian Islands. The text is centered and right-aligned in a bold, black font.

# Ho‘omaluō

<p>DEPARTMENT OF HAWAIIAN HOME LANDS</p>  <p><b>HO‘OMALUŌ</b> ENERGY POLICY</p> <p>To enable native Hawaiians and the broader community working together to lead Hawai‘i’s effort to achieve energy self-sufficiency and sustainability.</p>	<p><b>OBJECTIVE 1</b> Mālama ‘āina: Respect and protect our native home lands.</p> <p><b>ACTIVITIES:</b></p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p>	<p><b>OBJECTIVE 2</b> Kō‘o: Facilitate the use of diverse renewable energy resources.</p> <p><b>ACTIVITIES:</b></p> <p>Identify properties DHHL’s land ownership that have potential for renewable energy projects.</p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p>
<p><b>OBJECTIVE 3</b> Kūkulu pono: Design and build homes and communities that are energy efficient, self-sufficient and sustainable.</p> <p><b>ACTIVITIES:</b></p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p>	<p><b>OBJECTIVE 4</b> Kōkua nō i nā kaiku: Provide energy efficiency, self-sufficiency, and sustainability opportunities to existing homeowners and their communities.</p> <p><b>ACTIVITIES:</b></p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p>	<p><b>OBJECTIVE 5</b> Ho‘ona‘auao: Prepare a set of equi-beneficiaries to promote a green, energy efficient lifestyle in and around communities.</p> <p><b>ACTIVITIES:</b></p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p> <p>Develop a comprehensive energy plan for the preservation and protection of DHHL’s lands. The plan should address the preservation of water, fisheries, and other natural resources, and the sustainability of the lands for future generations.</p>

# Ho‘omaluō



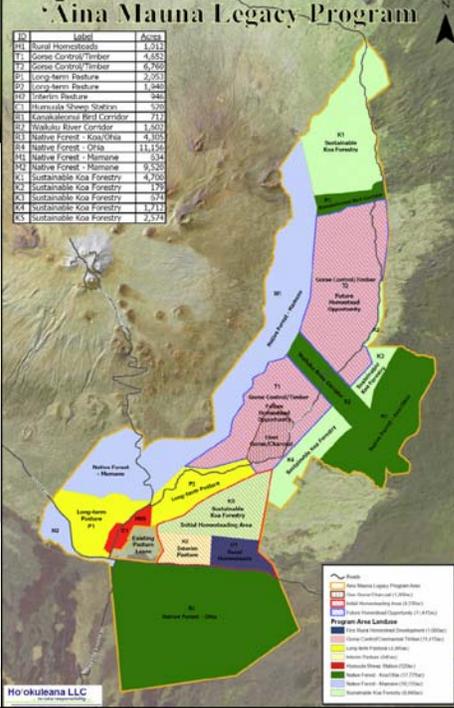
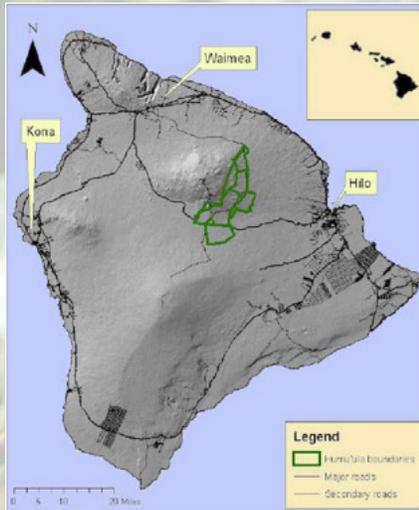
Honokāia, Hawai'i

## Objective 1

### Mālama ‘āina: Respect and protect our native home lands

- DHHL’s land stewardship responsibilities of its sensitive environmental lands is based on the ahupua‘a land management system to insure that the land will be managed on a self-sufficient and sustainable basis for future generations

# 'Āina Mauna Legacy Program

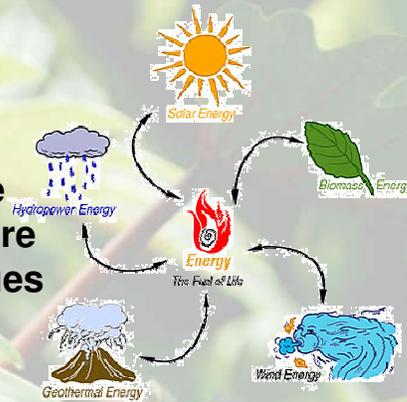


# Ho'omalūō

## Objective 2

**Ko'ō: Facilitate the use of diverse renewable energy resources**

- **Development of renewable energy resources will insure that the HHL Trust continues to be financially self-sufficient and sustainable well into the future**



Energy Partner



**S**  **POGY**™

## Ho‘omaluō

### Objective 3

**Kūkulu pono: Design and build homes and communities that are energy efficient, self-sufficient and sustainable**

- **Encourage the building of new “green” homes and communities for homesteaders based on the ahupua‘a concept**



# Ho‘omaluō

## Objective 4

**Kōkua nō i nā kahu: Provide energy efficiency, self-sufficiency, and sustainability opportunities to existing homesteaders and their communities**

- **Help existing individual homesteaders to retrofit their homes to achieve energy efficiency and together the homestead community will achieve more energy self-sufficiency and sustainability**



# Ho‘omaluō

## Objective 5

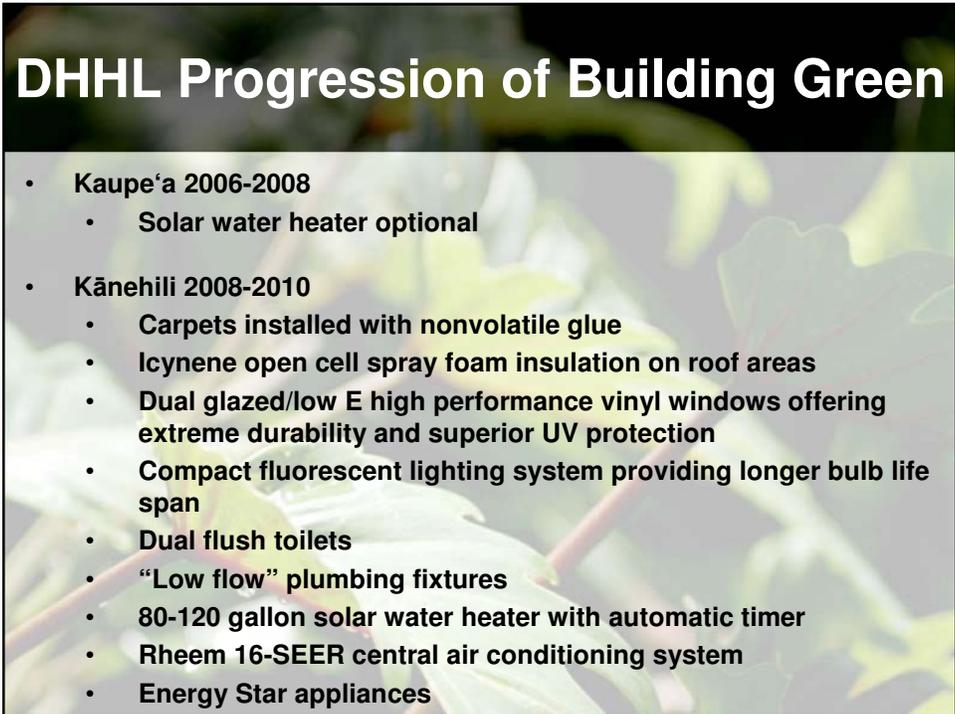
**Ho‘ona‘auao: Prepare and equip beneficiaries to promote a green, energy efficient lifestyle in and around communities**

- **DHHL’s energy outreach effort is like our HOAP program for energy self-sufficiency and sustainability**





## **Building Green Sustainability**



## **DHHL Progression of Building Green**

- **Kaue‘a 2006-2008**
  - **Solar water heater optional**
- **Kānehili 2008-2010**
  - **Carpets installed with nonvolatile glue**
  - **Icynene open cell spray foam insulation on roof areas**
  - **Dual glazed/low E high performance vinyl windows offering extreme durability and superior UV protection**
  - **Compact fluorescent lighting system providing longer bulb life span**
  - **Dual flush toilets**
  - **“Low flow” plumbing fixtures**
  - **80-120 gallon solar water heater with automatic timer**
  - **Rheem 16-SEER central air conditioning system**
  - **Energy Star appliances**

## DHHL Progression of Building Green

- **Kumuhau 2009-2010**
  - Solar water heating system, 80 or 120-gallon tank
  - Photovoltaic panels and inverter (2.5 kw)
  - Whole-house ultra-quiet fan on switch (attic ventilation)
  - 48" roof overhang - afternoon sun shade
  - High albedo roofing - to reduce heat island effect and heat gain
  - Louvered windows
  - Low-/no-VOC paints
  - Low VOC carpets or linoleum vinyl on floors
  - Dual flush water saving toilet
  - Outlet and conduit for future electric vehicle charging station
  - Outdoor clothes line
  - Carbon monoxide monitors
  - Rainwater harvesting system

## DHHL Progression of Building Green

- **Kaupuni 2009-2010: Net Zero Subdivision**
  - Water efficiency
    - "Low flow" plumbing features
  - Net Zero features
    - Dashboard monitoring (utility monitoring, programmable thermostat)
    - Energy Star appliances
    - Compact fluorescent lighting, skylights, solar tubes
    - Cross ventilation
    - Attic and wall insulation
    - Efficient air conditioner
  - Energy generation
    - Photovoltaic panels with dual inverters and room for expansion

# Kaupuni

Kaupuni, Wai'anae

*“Ke Kaiāulu Ho'owaiwai “*

# Kaupuni



# Site Plan



**PROJECT SCOPE**  
**(18) single family homes**  
**(1) community center**

# Energy-Efficient Home



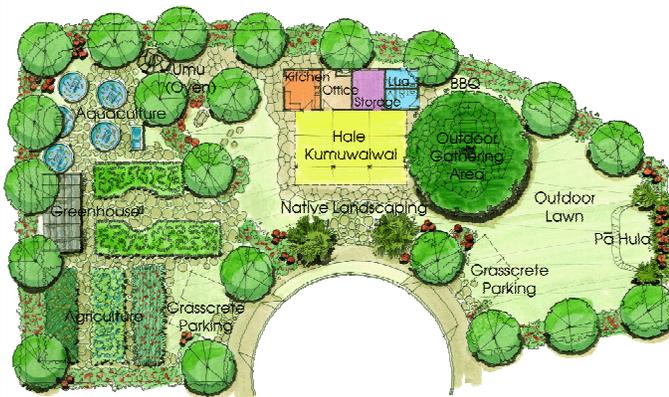
# Holistic Sustainable Applications



- Sustainable Sites
- Water Efficiency
- Energy and Atmosphere
- Materials and Resources
- Indoor Air Quality
- Innovation



# Hale Kaupuni Community Resource Center



## FEATURES

### A. RESOURCE CENTER

- Workroom
- Office
- Bath
- Kitchen
- Storage
- Gathering place

### B. OPEN SPACE

### C. AQUACULTURE: FISHPONDS

### D. FARMING: GREEN HOUSE

### E. (4) FOUR PARKING STALLS

- Agriculture
- Aquaculture
- Green House
- Place of Reflection/  
Education
- Open Space
- Opportunity for Economic  
Development

# Food Sustainability



# 18 Homes, 1 Community

Sustainable Community Center



A place to teach, learn, share, produce, recycle, restore and recreate

# Ka Pua Makaha



# *Ke Kaiāulu Ho'owaiwai*





DEPARTMENT OF HAWAIIAN HOME LANDS

**Pūpūkahi i Holomua**  
**Unite to Move Forward**  
*establishing a formal relationship*



**Lunch Discussion**

- **Establishing a Formal Relationship**
  - **Recap our discussion**
  - **Present new data**
  - **Why it's important to the Dept.**
- **Planning Exercise--Small Group Discussion**

## A “Formal” Relationship??

- “Formalize”
  - To give a definite form or shape to..
  - Relationships are clear and explicit
  - Tries to Standardize and Regulate Behavior—everyone treated the same.

## A “Formal Relationship”

- “Formalize a Relationship”
  - To give formal standing or endorsement to;
  - To make official or legitimate by the observance of proper or standard procedure.

## DHHL's Primary Relationships

### Beneficiaries of the Trust

- On the Land– Lessees
- Waiting for Land-- Applicants

## Accountability to Applicants

*In 2003, Our Promise to Address the Wait List*

- Neighbor Islands:
  - Last Lease Awards to those who applied in 2004 or later
- O'ahu:
  - Last Lease Awards to those who applied up to 1999

## Accountability to **Applicants**

- Of the 25,000 applicants on the list, we have offered leases to at least 15,000.
- More than 75% of the list has had at least one chance.
- We will continue to build, give people the opportunity, and put people on the land...

## Accountability to **Lessees**

*In 2003 we also Promised to not forget...*

- The 8,500 Lessees on the Land
- Existing Homestead Communities

**...all of you.**

## **Accountability to Lessees**

**Our focus on Lessees—**

- **Regional Plans**
- **Grants for Homestead Projects**
- **Land for Community Projects**
- **Capacity-Building Training**
- **Leadership Meetings**

## **Accountability to Lessees**

- **Trust Funds and Trust Lands expended on community projects—are projects identified by the Lessees**
- **Trust Funds spent on individual leaders are spent on leaders that were elected by the Lessees**

## **Accountability to Lessees**

- **Structure, Link to Lessee not Clear**
- **Accountability Difficult**
- **As DHHL increases funding to community groups or individuals--- the links to the Lessee has to be clear**
- **DHHL NEEDS TO ESTABLISH A CLEAR AND STRAIGHT LINE TO THE LESSEES.**

## **Establishing a Formal Relationship**

### **Providing a Clear Link to our Lessees**

- **Puts us on solid ground**
- **Everything can flow from there**
- **It protects us...it protects the Trust**

## **Establishing a Formal Relationship**

- **Bylaw Provisions**
- **Membership Provisions**
- **Election Procedures**
- **Who Can Vote**
- **Geographical Boundaries**
- **Self-Governance and Self-Determination**

## **Bylaws Assessment**

### **Membership:**

- **All Associations include Lessees**
- **70% Require Dues for Membership**
- **60% Include all Adults in Household**
- **50% Have Different Membership Classes**
- **30% Specifically include Spouses**
- **20% Application/Screening procedure**
- **10% Include Applicants on Wait List**
- **10% Automatic membership for lessees**

## By Laws Assessment

### Voting:

- 25% comply—one vote per lease

### Elections Process:

- 15% have nominating process
- Only 1 has a certification process
- DHHL Not involved

## Issues Raised

- If DHHL identifies Bylaws requirements, how is that self-determination?
- Fundamental element of self-determination is the ability to define your membership, your governance structure
- How to provide opportunity for lessees to do this?

## Issues Raised

- **Relationship to Kulia Program—training on board development, managing funds, project management, grants—functioning 501(c)(3) organizations.**
- **May or may not be the governance structure appropriate for the particular homestead community.**
- **“Certification” that org has capacity to manage grants, etc.**

## Establishing a Formal Relationship

- **DHHL needs to be accountable to ALL lessees, esp. for our work in homestead communities**
- **DHHL’s relationship is to each Lessee.**
- **DHHL wants every homestead association to stand on solid ground, build the community starting with each lessee.**

# PLANNING EXERCISE

## Today for Discussion

- DHHL will conduct elections with all Lessees in each community (thru a 3<sup>rd</sup> party).
- Once leaders are elected, they can be receive free capacity-building training—as a newly elected group
- Elected leaders can work with the lessees and homestead community to determine their governance structure.
  - they could utilize existing homestead associations as is, or amend the By Laws.
  - they could form a new association.

## DHHL

### Conduct Election of All Lessees

- Establishes link Directly to Lessees
- Starts Clean
- Doesn't Involve DHHL Dictating Bylaws provisions

## **Establishing a Formal Relationship**

**The bar is being set...high**

- **We want everyone to be successful**
- **Means working to a standard that is above reproach, above any scrutiny by any one.**

## **Establish a Formal Relationship**

- DHHL clearly identifies it's relationship to the Lessees**
- DHHL standardizing that relationship for all Lessees**
- DHHL allowing all Lessees to elect their leaders**
- DHHL giving formal recognition and standing to those leaders**

## **Moving to the Next Level**

- **Get land to your communities**
- **Let you control it**
- **So you can Determine your future**
- **Standing and Legitimacy allows new partnerships**

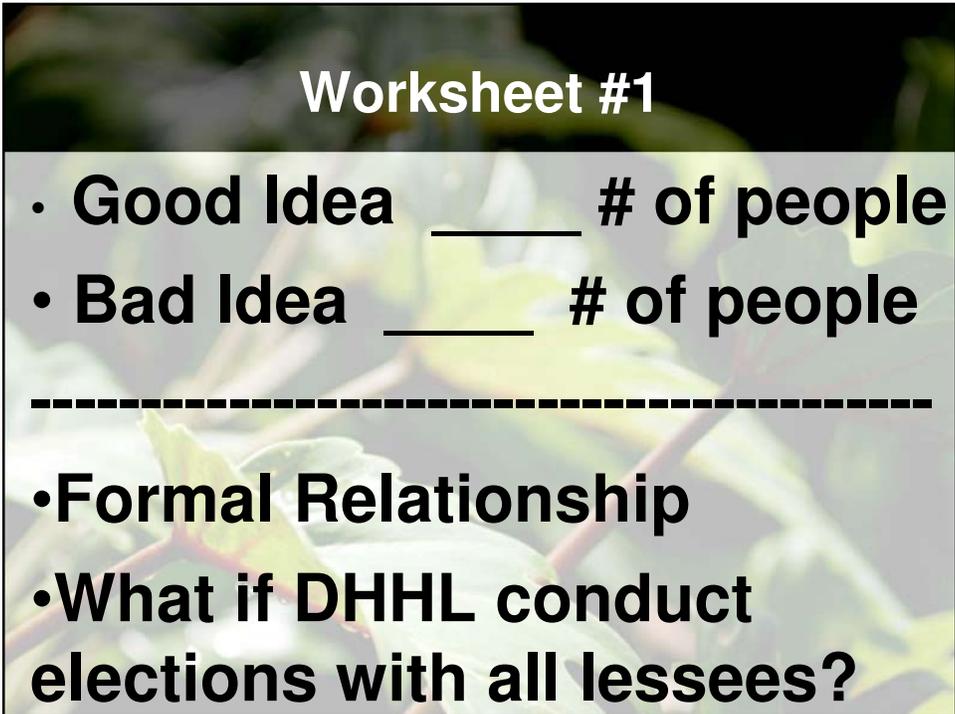
## **Moving to the Level**

- **It will protect us—the trust**
- **It will ensure we—the trust, native Hawaiian people will prosper**
- **It fulfills our Prince's dream of a thriving, vibrant healthy native Hawaiian people**
- **Connects native Hawaiians to the land and to each other...and the Dept.**



## What do You Think?

### Roundtable Discussion and Quick Reports



#### Worksheet #1

• Good Idea \_\_\_\_\_ # of people

• Bad Idea \_\_\_\_\_ # of people

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• Formal Relationship

• What if DHHL conduct  
elections with all lessees?

## Worksheet #1

- Good Idea \_\_\_\_\_ # of people
- Bad Idea \_\_\_\_\_ # of people

- 
- Good Elements
  - Concerns