

# O'AHU ISLAND PLAN

## Beneficiary Consultation Meetings

These meetings provide beneficiaries an opportunity to review and comment on land use designations and development priorities for Hawaiian Home Lands on O'ahu before they are sent to the Commission for review as the draft O'ahu Island Plan.

### Beneficiary Consultation Meetings

July 16, 2013  
6:00 p.m. - 8:00 p.m.  
Waipahu High School Cafeteria

July 17, 2013  
6:00 p.m. - 8:00 p.m.  
Farrington High School Cafeteria

July 18, 2013  
6:00 p.m. - 8:00 p.m.  
Kalaheo High School Cafeteria

### Other Important Dates

Hawaiian Homes Commission  
O'ahu Island Plan Workshop  
(For Information Only)

August 19 & 20, 2013  
9:30 a.m.  
Wailuku, Maui

Final Approval  
September 23 & 24, 2013  
Kona, Hawai'i



# O'AHU ISLAND PLAN

## Beneficiary Participation Newsletter

Prepared by the Department of Hawaiian Home Lands Planning Office

July 2013

**M**AHALO NUI to everyone who has participated in the Oahu Island Plan process so far, by completing a survey and/or attending one (or more!) of the Open Houses that were held this Spring.

### Applicant Preference Survey

The deadline for submitting surveys by mail or online was April 30, 2013. Mahalo to all of our applicants who completed and returned a survey by the deadline – we were able to achieve close to a 23 percent response rate!

Survey Responses	Mailed Out	By Mail	Online	Total
Number of Surveys	10,395	2,300	214	2,234
Response Rate		20.5 %	2.1 %	22.6 %

The information and mana'o you provided is important to the Island Plan process. A special "Maika'i!" to those who completed the online survey – DHHL will continue to work on providing new ways that we can use technology to make it easier and more convenient for our beneficiaries to participate in the process.



### Open House Meetings

Our first Open House was held in West O'ahu on April 20, our second in town on April 27 at Farrington High School, and our last on May 4 on the Windward side. Based on attendee comments and evaluations (more info inside), the Open Houses

### Open House Attendance

Open House	Applicants	Lessees	Other	Total
Waipahu April 20	39	16	5	60
Farrington April 27	67	17	15	99
Kalaheo May 3	39	19	21	79

were a big hit! Mahalo to everyone who took the time out of their Saturdays to join us for communication, education and island planning for Hawaiian Home Lands and give us their mana'o. We appreciate your participation and hope you learned a lot and had a good time. DHHL staff really enjoyed the face-to-face time with all the beneficiaries!

### For more information contact:

Nancy McPherson  
Senior Planner, Planning Office  
Department of Hawaiian Home Lands

Phone: (808)620-9519  
Fax: (808)620-9559  
E-mail: nancy.m.mcpherson@hawaii.gov

Visit us online at [www.dhhl.hawaii.gov](http://www.dhhl.hawaii.gov) or Facebook, Twitter, Flickr, & YouTube



HAWAIIAN HOME LANDS



P.O. Box 1879  
Honolulu, Hawai'i 96805

PERMITTED BY PERMIT NO. 574  
HONOLULU, HI  
US POSTAGE PAID  
STANDARD  
PRESORTED



HAWAIIAN HOME LANDS  
HAWAIIAN HOMES COMMISSION · DEPARTMENT OF HAWAIIAN HOME LANDS

**THE HAWAIIAN HOMESTEAD ACT OF 1920**  
was enacted by Congress in 1921 to "...enable native Hawaiians to return to their land in order to fully support self-sufficiency..."  
The Department of Hawaiian Home Lands (DHHL) was created in 1960 as a condition of Statehood to administer the Act and is overseen by the Hawaiian Homes Commission. DHHL is unique as both a federally authorized trust for native lands, and a state agency.

**DHHL'S MISSION**  
(from DHHL General Plan, 2002)  
Our mission is 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.

**CONGRATULATIONS!**  
Our gift card winners are:  
**Loretta Spencer, Kapolei**  
Waipahu Open House  
Highway Inn Gift Card  
**Kimberley Kahikina, Waimānalo**  
Farrington Open House  
Longs Drugs Gift Card  
**Bernadette Chu, Kāneʻohe**  
Kalaheo Open House  
Safeway Gift Card

# WHAT WE HEARD

Manaʻo from each Open House has been summarized, and will be reported in detail during the Beneficiary Consultation meetings in July. Here are some of the highlights:

**On workshops:** "Have more workshops - print answers to questions brought up at this workshop"

**On face-to-face time:** "It was nice to talk face-to-face and get answers to our immediate concerns. I appreciate being involved in the planning process because when I do obtain my own home someday, I will certain[ly] be thankful for having it, in a community that I helped plan."

**On involving applicants:** "Thank you for making time to consider the thoughts and ideas of the applicants. I feel a sense that the department is really trying to move forward and really 'make a difference.' Mahalo."

**On including keiki:** "Mahalo for the keiki corner!"

**On leases:** "I have one thing to say - hurry up with the leases!"

**On foreclosed/vacant homes:** "Consider rehabilitating foreclosed homes for those with less income."

**On financial preparedness:** "So many people I know in my generation turn down homestead loans because they were underequipped knowledge-wise and not financially there to buy or lease. It's wonderful you are striving to acquire more land, but I would like to see more classes to help those like me be better prepared to get our own."



**On generating revenue:** "General Lease rents too low. The contract amounts should be re-evaluated."

**On kūpuna housing:** "Please develop more Kūpuna Housing if we elders cannot afford Homestead Lots. Kūpuna Housing is our only outlet for housing."

**On food sustainability:** "Find other ways for revenue, for example, more farming or sustainability options or teaching Hawaiians how to sustain."

**On land acquisitions:** "Keep Beaches - access is important for community users"

**On preservation uses:** "Use lands for alternative energy, like wind and solar"

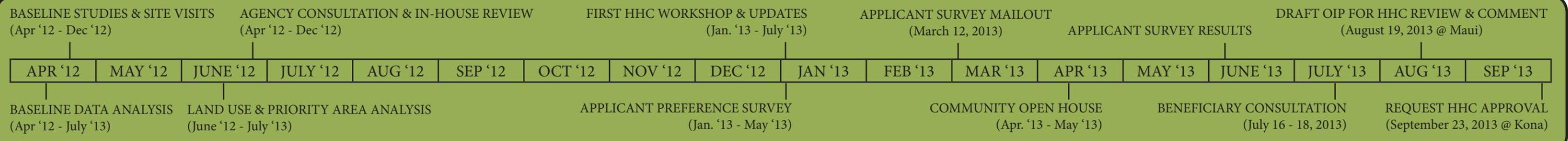
We are considering all comments and are working to respond to the concerns and issues within the Draft O'ahu Island Plan. We will also use comments to improve future open houses and the quality of our engagement with beneficiaries.  
*Mahalo piha!*



# LAND USE DESIGNATIONS

Proposed Land Use Designations are being developed based on the Act, the General Plan, and the Hawaii Administrative Rules as well as opportunities and constraints to development (slopes, wetlands and floodways, adjacent infrastructure such as roads and utilities) for each particular piece of land. To arrive at

these proposed land uses, the consultants have used Geographic Information Systems (GIS) technology, information from site visits and beneficiary feedback, and discussions with various stakeholders such as DHHL divisions, other state and county agencies, adjacent landowners and Native Hawaiian organizations.



# O'AHU ISLAND PLAN

## Open House Results - A Sampling

The results from all three Open Houses include a sampling of comments gathered at each station. This data, along with the Applicant Preference Survey results, the land use constraints analysis, additional consultation with other agencies, and the formal Beneficiary Consultations in July, will guide DHHL in developing land use designations and policies for the Draft O'ahu Island Plan.

### STATION 1 - HAWAIIAN HOME LANDS TRUST & DHHL

Information on the Hawaiian Homes Commission Act, DHHL's mission, DHHL Trust; breakdown of landholdings, applicants, and lessees in the State versus O'ahu; location of existing lessees.

#### On sale of leases:

"Sale of leases with no money to the department is wrong."

"Sales should not be allowed"

"Establish time limit before house can be sold (e.g. 10 years)"

#### On foreclosed/vacant homes:

"Consider rehabilitating foreclosed homes for those with less income."

"Offer vacant as rent to own"

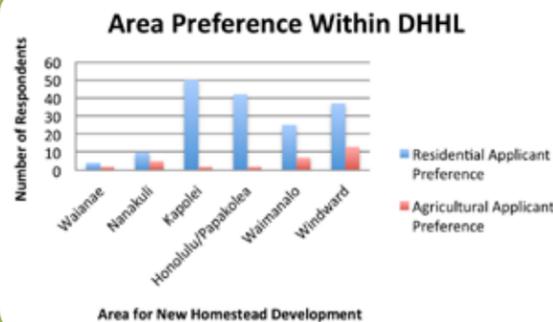


### STATION 2 - DHHL PLANNING SYSTEM

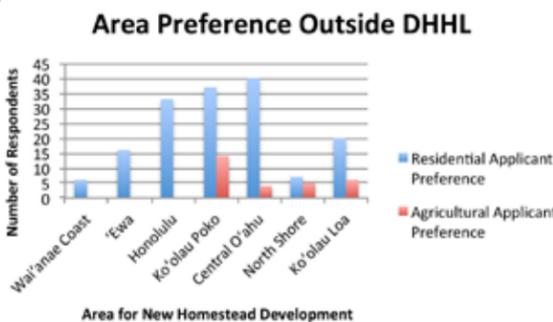
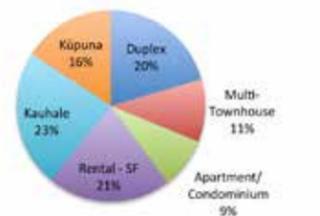
Overview of the planning system; steps taken to get from the General Plan through award of leases.

### STATION 3 - HOMESTEAD USES

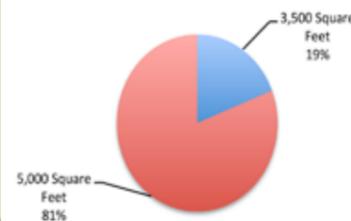
Overview of the location of DHHL Trust lands on O'ahu, and areas where conditions warrant further evaluation for homesteading. Attendees noted their preferences for new homestead developments, lot size, housing options and agricultural uses.



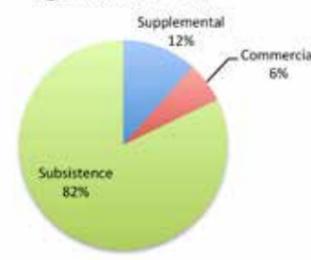
#### Alternative Housing Preferences



#### Homestead Lot Size Preference



#### Agriculture Uses



# O'AHU ISLAND PLAN

## Open House Results - A Sampling

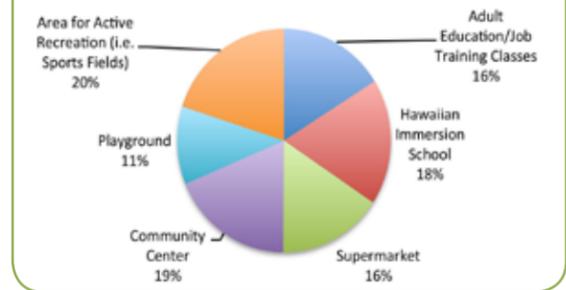


### STATION 4 - COMMUNITY USES

At this station, attendees discussed and evaluated features of a community important to them, if and how they were willing to support those amenities, as well as amenities and facilities that their existing communities are lacking.

**Write-in ideas:** Police Station, Hospital, Library, Adult Day Care/Daycare, Fishing Hālau, Imu, Spiritual Centers/Churches, Multi-Use Community Recreation Center, Health & Wellness Center, Community-Owned Supermarkets, Medicinal Gardens, Sustainable Gardens, Pig Farming, Pōhaku Quarry, Hawaiian Home Lands Resource Office, Hawaiian Credit Union.

#### Top 5 Community Amenities



### STATION 5 - REVENUE

At this station, attendees learned the amount of revenue needed to cover the average cost of developing a new residential homestead lot. A portion of DHHL Trust's lands are utilized for generating money in support of activities such as developing new homesteads, managing land, providing loans and other services to beneficiaries.

#### On generating revenue:

"DHHL focus should be income based. Revenue is needed to support the mission"

"Focus should be homes and dorms for the future, not revenue"

"Toll booth as a way to generate income"

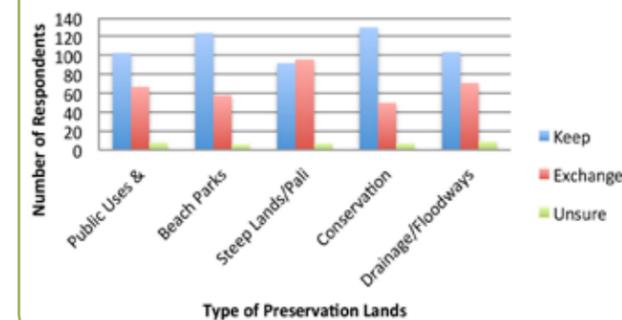
"Was not aware that DHHL paid for infrastructure cost"



### STATION 6 - PRESERVATION USES

DHHL's land inventory on O'ahu includes lands not suited for homesteading, including lands that support the general public, steep lands and pali, conservation lands, drainage/wetlands, etc. Attendees provided their views on keeping or exchanging these lands for lands more suitable for homestead use.

#### Keep vs. Exchange Preservation Land



#### On land exchanges:

"If there's ridge land that we can trade I think we should, so Hawaiian people can afford a house on this property."

"It doesn't make any sense to have lands that is in no use for the people."

"Keep lands with water resources"

"Exchange wetlands for higher drier lands"