

820 Isenberg Street

Stanford Carr Development & Hawaiian Dredging and Construction Company
Hawaiian Homes Commission Meeting 09/22/20

SCD | HDCC History

• 2017 Keauhou Place	433 Units High Rise Condo Units
• 2015 Ho'olea Terrace	174 Affordable for Sale Townhouse Units
• 2014 Halekauwila Place	203 High Rise Affordable Rental Units
• 2006 Colony at Peninsula	320 Low Rise Condo Units
• 2004 Kehalani Gardens	132 Affordable For Sale Townhouse Units
• 2004 Maunaleo	83 Single Family Homes
• 1997 Trovare	84 Single Family Homes



Construction Cost:
\$178,000,000

Architect/Engineer:
Alakea Design Group
(Designer)
Richard Matsunaga
(Construction Docs)
Baldrige & Associates
(Structural Engineering)

Date Completed:
October 2017

KEAUHOU PLACE *An Urban Expression of Hawaii's Lifestyle*



Construction Cost:
\$48,700,000

Architect/Engineer:
Richard Matsunaga &
Associates/AECOM
(Civil), Baldrige &
Associates (Structural),
Moss Engineering
(Electrical), Mechanical
Enterprises (Mechanical)

Date Completed:
April 2014

HALEKAUWILA PLACE Affordable Rental Housing with A Flair



Construction Cost:
\$103,000,000

Architect/Engineer:
MV&P International,
LLC

Date Completed:
June 2006

THE COLONY AT PENINSULA *Luxurious Renaissance in An East Oahu Gated Community*



Construction Cost:
\$21,800,000

Architect/Engineer:
Architecture 20/20

Date Completed:
January 2006

MAUNALEO (KEHALANI MODULE 20)



Construction Cost:
\$24,600,000

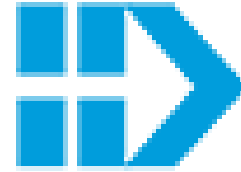
Architect/Engineer:
Alakea Design Group

Date Completed:
October 2014

HOOLEA TERRACE



STANFORD CARR
DEVELOPMENT



HAWAIIAN DREDGING
CONSTRUCTION COMPANY, INC.

820 Isenberg Development

Development Program

Building Size

Number of Stories/Building Height 23 / 209'5"

Rental Units

Size	# Units	Size/Unit	Total SF
Studio	23	390	8,970
1 Bedroom	23	540	12,420
2 Bedroom	201	760	152,760
3 Bedroom	23	960	22,080
Townhomes (3 Bedroom)	7	1380	9,660
Total	277		205,890

Other Uses

Use	# Units	Size/Unit	Total SF
Management Office	1	240	240
Retail	4	Various	4,680
Office	0	0	0
Community Facilities	1	500	500
Laundry Facilities	1	530	530
Parking	295	Various	
Other (Maker Lab)	1	240	240

Special Design Features

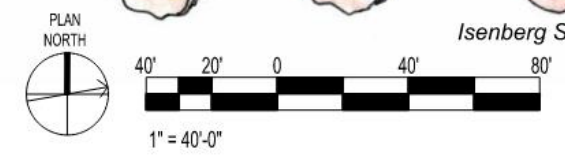
Use	Number of Units	Size/Unit	Total SF
Townhomes (3 Bedroom)	7	1380	9,660



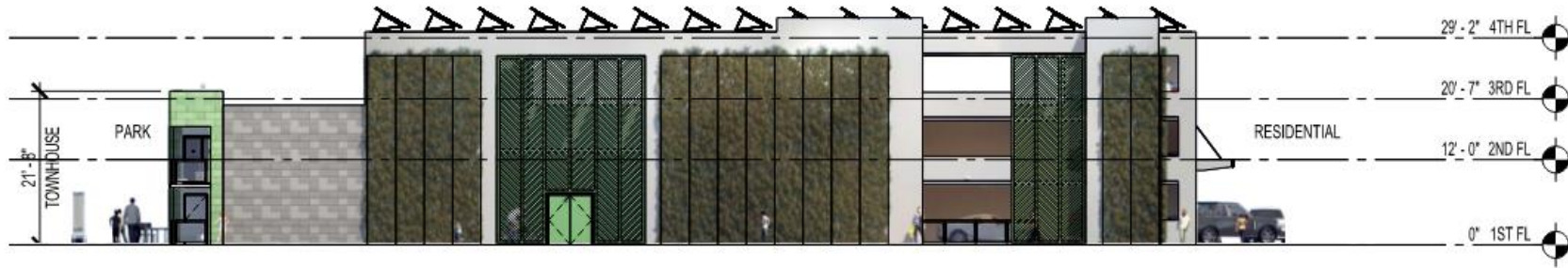


NOTES:

1. Landscaping shall use native Hawaiian and Polynesian-introduced plants.
2. Irrigation shall be high-efficiency, permanent, automatically-controlled systems.







1 PARKING NORTH ELEVATION
1" = 20'-0"

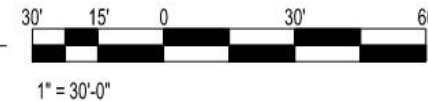


2 PARKING SOUTH ELEVATION
1" = 20'-0"





1 TOWER SOUTH ELEVATION
1" = 30'-0"



ALAKEA DESIGN GROUP, LLC
ARCHITECTURE, PLANNING, INTERIORS
1100 Alakea Street, Suite 1500
Honolulu, Hawaii 96813

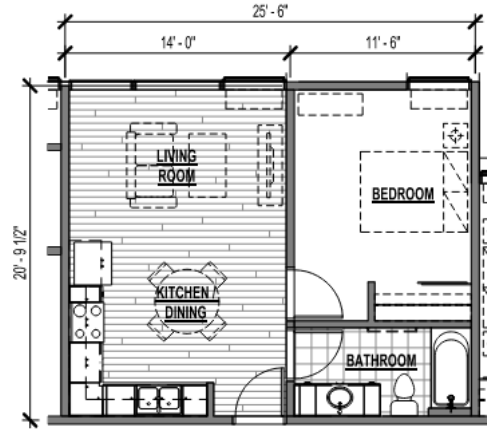
DHHL ISENBERG RFP
TOWER SOUTH ELEVATION
A-202
Date: NOV 15, 2019



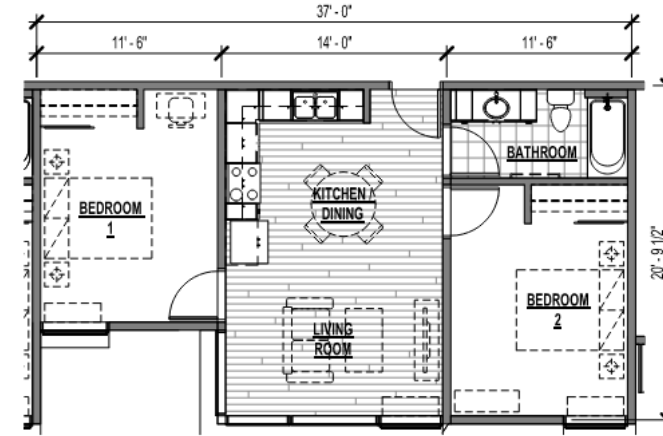




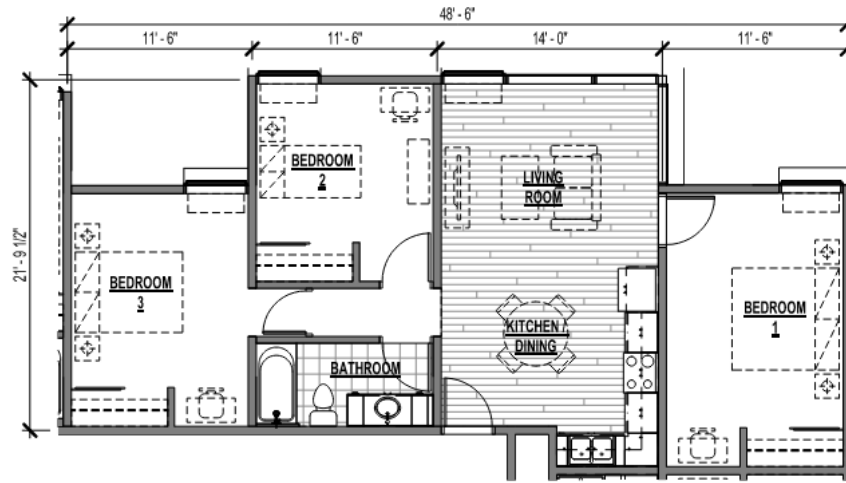




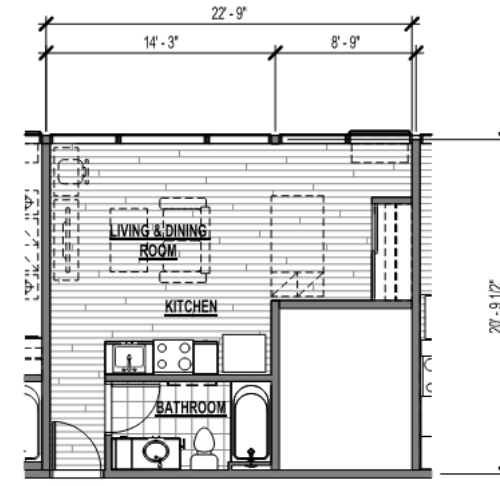
1 UNIT - 1BEDRM
1/8" = 1'-0"



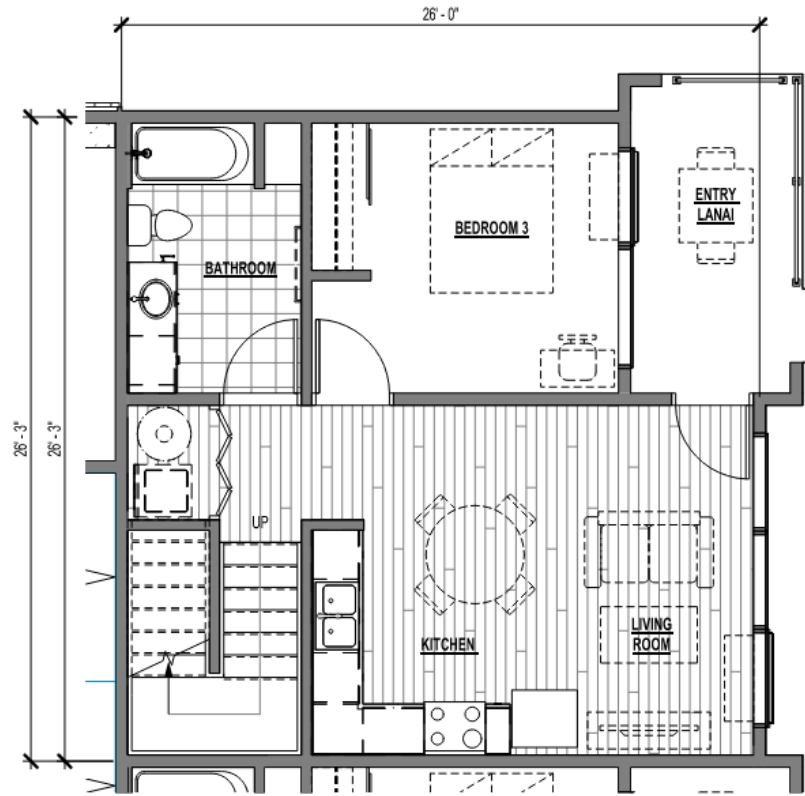
2 UNIT - 2BEDRM - TYPE A
1/8" = 1'-0"



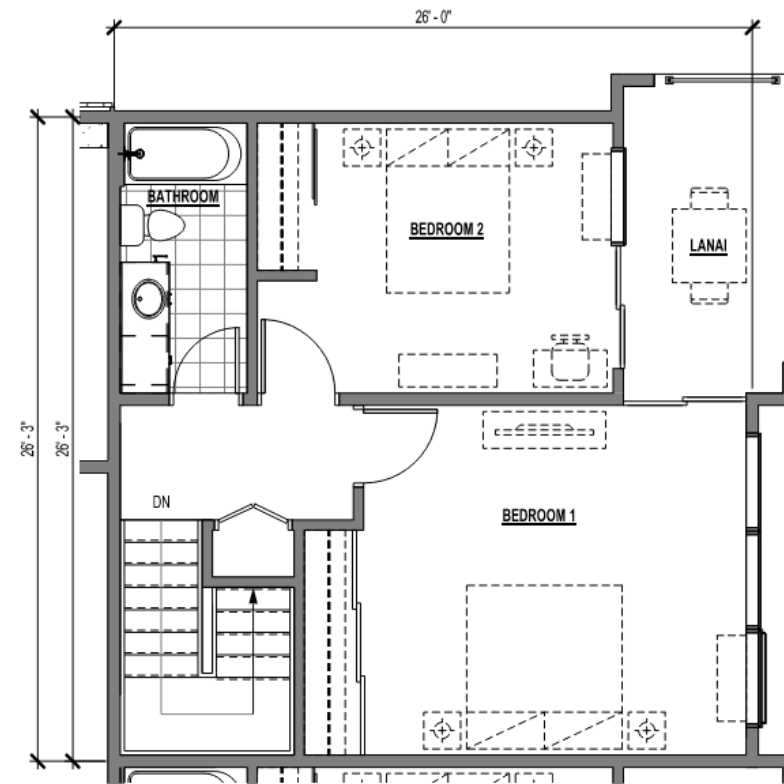
3 UNIT - 3BEDRM
1/8" = 1'-0"



4 UNIT - STUDIO
1/8" = 1'-0"



1 TOWNHOUSE - TYPE A - 1ST FLR
3/16" = 1'-0"



2 TOWNHOUSE - TYPE A - 2ND FLR
3/16" = 1'-0"

Schedule

Schedule and Next Steps

- | | |
|---|-------------|
| • Execution of the Development Agreement | • Oct 2020 |
| • Environmental Assessment pursuant to HRS Chapter 343 | • Oct 2021 |
| • Determination of historic preservation measures in accordance with Section 106 of the | • Oct 2021 |
| • National Historic Preservation Act | • Oct 2021 |
| • Close financing and commence construction | • July 2022 |
| • Complete Project, lease up | • July 2024 |



Mahalo!