

# AGENCY TOD Project Fact Sheet

Proj ID

17-Sep-24

1	Agency	City and County of Honolulu		
2	Transit Station/Bus Stop	Kūwili Skyline Station		
3	Project Name	<b>Kūwili Station TOD Redevelopment Area Master Planning</b>		
4	Street Address	Dillingham Boulevard, N. King Street, Iwilei Road, Sumner Street, Pine Street, Kūwili Street		
5	Tax Map Key/s	Various (see map)		
6	Land Area (acres)	20 acres		
7	Zoning	Current: IMX-1 Industrial Mixed Use (150') and BMX-3 Community Mixed Use (200') Proposed TOD: BMX-3 Community Business Mixed Use (250'-300')		
8	Fee Owner	City and County of Honolulu, State of Hawai'i, and private		
9	Lessee/s			
10	Current Uses	Primarily industrial and commercial		
11	Encumbrances (if any)			
12	Summary Project Description	The Kūwili Station TOD Redevelopment Area Master Planning project falls within the Iwilei-Kapālama TOD neighborhood, which is the focus of infrastructure master planning to support higher density development. The project area is targeted for initial concentrated investments within the broader neighborhood to support TOD through a master planned community that will have a strong emphasis on affordable housing built on government property. Supporting infrastructure will integrate the project area into the surrounding neighborhood.		
13	Site Constraints (infrastructure, arch/hist sites, etc.)	Contaminated soil, historic structures, flooding, projected climate change impacts, limited infrastructure capacity (road/pathway network, multi-modal mobility hub, utilities, etc.)		
14	Development Schedule	Planning	Design	Construction
		2024-2027	2026+	2028+
15	Project Status	Preliminary planning phase.		
16	Consultant/ Contractor/Developer			
17	Project Cost Estimate/s \$	Planning	Design	Construction
		4.7M	N/A	N/A
18	Funding Source/s	Planning	Design	Construction
		CIP, Grants	N/A	N/A
19	Contact Person (Name, Email Address)	Tim Streitz, <a href="mailto:tstreitz@honolulu.gov">tstreitz@honolulu.gov</a>		
20	Attachments link to webpage:	Iwilei-Kapālama Project Boundaries and Major Landowner Map <a href="http://www.honolulu.gov/tod/neighborhoods/downtown">www.honolulu.gov/tod/neighborhoods/downtown</a>		

# KUWILI STATION TOD REDEVELOPMENT AREA MASTER PLANNING (RAMP)

The Kūwili Station TOD RAMP project will serve as a catalyst to ramp up TOD efforts in the Iwilei-Kapālama neighborhood. The project will present a unified development approach for City- and State-owned properties in the Kūwili station area, with considerations for privately-owned properties as well, in order to efficiently provide adequate infrastructure capacity and maximize mixed-use development with affordable housing that is resilient to climate change. The preferred build-out scenario will incorporate a multi-modal mobility hub and include an action plan for implementing next steps.

This project is part of a broader effort in the neighborhood to provide adequate infrastructure to enable higher density development. Significant environmental hazards, including brownfields, flooding, and sea level rise, will also need to be addressed to allow for development.

