

## Agenda Item 4.

Act 88, SLH 21  
Budget Proviso

# TOD Infrastructure Financing Study



### TASKS

- Alternative infrastructure financing tools, cost recovery mechanisms to recapture State infrastructure investment
- Specific financing, cost recovery, value capture tools to pilot at TOD site in each county
- Barriers & strategies to implement tools for TOD
- Recommendations, including legislation, to implement tools for pilot

**CONSULTATION WITH KEY CIP STAKEHOLDERS**

**PILOT PROJECT AREA IN EACH COUNTY**

**OPSD: HIRE CONSULTANT WITH FUNDS FROM  
TOD CIP APPROPRIATION**



**SCHEDULE**

**PREP**

**2021 July-November : Release funds  
Procure consultant**

**2021 Dec-June 2023 : Project implementation**

**Input on scope | workplan | process**

**Identification of site/area for pilot project**

Approved by the Governor  
on JUN 24 2021

HOUSE OF REPRESENTATIVES  
THIRTY-FIRST LEGISLATURE, 2021  
STATE OF HAWAII

**ACT 088**  
**H.B. NO.**

200  
H.D. 1  
S.D. 1  
C.D. 1

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## A BILL FOR AN ACT

RELATING TO THE STATE BUDGET.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF HAWAII:

- 19           SECTION 39. (a) Provided that of the general obligation  
20   bond fund appropriation for office of planning and sustainable  
21   development (BED144), the sum of \$300,000 or so much thereof as  
22   may be necessary for fiscal year 2021-2022 shall be expended by  
23   the office of planning and sustainable development for plans,  
24   design, construction, and equipment to:
- 25           (1) Perform a study to identify and assess alternative  
26           financing, project delivery, and cost recovery
- 1           mechanisms to recapture the State's upfront investment  
2           in transit-oriented development infrastructure;
- 3           (2) Propose specific financing, cost recovery, and project  
4           delivery tools to be implemented at one transit-  
5           oriented development site in each county as a pilot  
6           project;

- 7 (3) Analyze barriers and strategies to implement  
8 alternative financing, project delivery, and cost  
9 recovery mechanisms for transit-oriented development;  
10 and
- 11 (4) Make recommendations, including any proposed  
12 legislation, needed to implement the tools listed in  
13 paragraph (2) for transit-oriented development.
- 14 (b) Provided further that the office of planning and  
15 sustainable development shall consult with the following persons  
16 in performing the study and other actions required by  
17 subsection (a):
- 18 (1) The director of the office of planning and sustainable  
19 development;
- 20 (2) The executive director of the Hawaii housing finance  
21 and development corporation;
- 1 (3) The administrative director of the office of the  
2 governor;
- 3 (4) The director of finance;
- 4 (5) The executive director of the Hawaii community  
5 development authority;
- 6 (6) The house of representatives capital improvement  
7 projects manager;
- 8 (7) The senate capital improvement projects manager;
- 9 (8) One member of the house of representatives to be  
10 designated by the speaker of the house of  
11 representatives;

- 12 (9) One member of the senate to be designated by the
- 13 president of the senate; and
- 14 (10) The mayor of each county.