



HAWAI'I INTERAGENCY COUNCIL FOR TRANSIT-ORIENTED DEVELOPMENT

DEPARTMENT OF BUSINESS, ECONOMIC DEVELOPMENT & TOURISM

DAVID Y. IGE
GOVERNOR

Mary Alice Evans
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February 24, 2022

The Honorable Ronald D. Kouchi, Senate
President, and Members of the Senate
State Capitol, Room 409
Honolulu, Hawai'i 96813

The Honorable Scott K. Saiki, Speaker, and
Members of the House of Representatives
State Capitol, Room 431
Honolulu, Hawai'i 96813

Dear President Kouchi, Speaker Saiki, and Members of the Legislature:

On behalf of the Hawai'i Interagency Council for Transit-Oriented Development (TOD Council) established pursuant to Act 130, Session Laws of Hawai'i 2016, we are pleased to transmit for legislators' consideration a list of recommended transit-oriented development (TOD) capital improvement project (CIP) budget requests, which are included in the proposed Executive Budget (House Bill 1600/Senate Bill 2176).

The TOD Council is charged with reviewing TOD-related CIP budget requests to the Legislature pursuant to Hawai'i Revised Statutes Section 226-63. At its February 18, 2022 meeting, the TOD Council reviewed and endorsed the following CIP requests for TOD projects for funding by the Legislature for Fiscal Year 2023.

Expending Agency	Summary	Program ID	FY 2023
OPSD – State Transit-Oriented Development (TOD) Planning, Statewide	Funds would be used for planning and feasibility studies, master plans, infrastructure assessments, cost estimation, preparation of environmental review documents as needed to advance TOD priority projects identified in the State TOD Strategic Plan, including support for coordination and collaboration of State and county agencies to plan and implement key projects.	BED144	\$1,000,000
DOT – Farrington Highway Widening, Kapolei Golf Course to Fort Weaver Road, O'ahu	Farrington Highway is being widened from Fort Weaver Road to Kualaka'i Parkway to accommodate East Kapolei development and traffic demands. Plans are for a three-lane highway with one lane in each direction and a shared turn lane throughout the route, providing additional room to install bike lanes and pedestrian walkways. Most of the congestion is at intersections. The intent is to keep high-capacity traffic on the freeway. The project will be completed in one phase. The roadway will interface with three rail stations: Honouliuli/Ho'opili, Keone'ae/UH West O'ahu, and Kualaka'i/East Kapolei.	TRN501	\$95,000,000
PSD – O'ahu Community Correctional Center (OCCC) New Housing and Support Facilities, O'ahu	The existing OCCC facility, the State's largest jail, has been operating at its current location since 1975. Due to its current age and obsolete facilities and infrastructure, PSD plans to relocate and construct a modern facility at the Hālawa Animal Quarantine Station site. The quarantine station needs to be relocated to accommodate the new OCCC facility, and the existing OCCC facility needs to be relocated before the 16-acre parcel in Kalihi can be evaluated for its TOD potential. The CIP request includes funding for design and improvements to the existing Laumaka	PSD900	\$15,000,000

	Work Furlough Center (LWFC) on an adjacent site. The existing LWFC facilities were assessed as being in poor physical condition and not meeting current standards for security, health, and safety.		
UH – West O’ahu, Campus Expansion and Development of University Village	The CIP request will provide essential planning and design funds for infrastructure to spur development of the University District lands, including TOD on District lands at 2 transit stops. The vision for the University District is a vibrant, sustainable mixed-use community that will be integrated and complement the UHWO campus. It presents an opportunity to create a new “college town” for future generations.	UOH900	\$10,000,000

Provided that the funding and appropriations do not replace or adversely impact priorities in the Executive Budget, the TOD Council also requests your support of the following measures or similar proposals:

- HB 2023, HD1(FIN)/SB 2154 (Dead) – Relating to Transit-Oriented Development (Rep. Nakamura/Sen. Kouchi)
Authorizes the issuance of general obligation bonds and appropriates funds for certain transit-oriented development projects identified in the state Strategic Plan for Transit-Oriented Development. Effective 7/1/2050. (HD1)

The TOD Council is comprised of 25 members representing State agencies, the counties, the Senate and House of Representatives, the Honolulu office of the U.S. Department of Housing and Urban Development, and affordable housing, business, and development interest groups. The TOD Council is charged with coordinating and facilitating State agency TOD planning and facilitating consultation and collaboration between the State and the counties in support of State and county TOD and Smart Growth initiatives. If you have any questions, please contact Mary Alice Evans at 587-2833, maryalice.evans@hawaii.gov.

Thank you for your consideration of the TOD Council recommendations.

Sincerely,

Mary Alice Evans

Mary Alice Evans
Co-Chair, TOD Council
Director, Office of Planning and Sustainable Development

Denise Iseri-Matsubara

Denise Iseri-Matsubara
Co-Chair, TOD Council
Executive Director, Hawai’i Housing Finance and Development Corporation

Enclosure

- c: David Y. Ige, Office of the Governor
Craig Hirai, Department of Budget and Finance
Senator Gil Keith-Agaran, Senate Ways and Means Vice-Chair
Representative Kyle Yamashita, House Finance Vice-Chair

TOD CIP Request, Fiscal Year 2023 (Supplemental)

TOD CAPITAL PROJECT INFORMATION AND JUSTIFICATION SHEET

Project Title	State Transit-Oriented Development (TOD) Planning, Statewide	Program ID	Capital
Expending Agency	Department of Business, Economic Department and Tourism (OPSD)	Dept No	Proj No
Summary Project Description	Plans, feasibility and cost studies, related environmental review documents, and coordination of TOD projects and TOD public infrastructure requirements for transit-oriented development, included, mixed-use and affordable housing projects, identified in State TOD Strategic Plan, statewide.	BED 144	OPTOD4

Estimated Project Cost (In thousands of dollars)

Cost Element	Prior Funding			FY 2023 Request		Future Funding Requests			Proj Cost Estim (In Thous)
	FY	\$ (In Thous)	MOF	Amount (In Thous)	MOF	FY	\$ (In Thous)	MOF	
Pre-Plan									\$ -
Plans	FY22	\$ 2,000	C	\$ 1,000	C	FY24	2,000	C	5,000
Land									-
Design									-
Construction									-
Equipment									-
Totals		\$ 2,000		\$ 1,000			\$ 2,000.00		\$ 5,000

Project Information and Justification

Scope of Project	Funds would be used for planning and feasibility studies, master plans, infrastructure assessments, cost estimation, preparation of environmental review documents as needed to advance TOD priority projects identified in the State TOD Strategic Plan, including support for coordination and collaboration of State and county agencies to plan and implement key projects.
TOD/Smart Growth Need/s to be Addressed	Enable implementation of TOD projects that aim to increase delivery of affordable housing, mixed-use development, economic opportunities, and services in walkable communities around transit nodes or centers served by scheduled public bus transit and other public infrastructure.
Community Benefits/Impacts if Funded	Implementation of keystone projects could provide needed affordable housing in more compact, complete communities, increasing walkability and multi-modal transportation options, promoting health and economic opportunity, reducing reliance on automobiles and fossil fuels in the transportation sector, and conserving open space and rural lands.
Impact on Project if Funding Deferred	Implementation of keystone projects will be delayed or put on hold, as will opportunities to advance planning for affordable housing in TOD communities.
Additional Information	Response to FY22 funding call for proposals exceeded amount appropriated; all six projects were funded due to their critical juncture. Projects are listed in the State Strategic Plan for Transit-Oriented Development, posted at https://files.hawaii.gov/dbedt/op/lud/20210917%20TOD%20Mtg/03-FY22TODCIPFundingAwards_20210917.pdf Act 88, SLH 2021, Section 39 Budget Proviso sets aside \$300,000 for the TOD Infrastructure Financing Study.

Point of Contact and Contact Information

Name	Agency/Title	Email address	Phone
Rodney Funakoshi	OPSD, Planning Program Administrator	rodney.y.funakoshi@hawaii.gov	587-2885

TOD CIP Request, Fiscal Year 2023 (Supplemental)

TOD CAPITAL PROJECT INFORMATION AND JUSTIFICATION SHEET

Project Title	Interstate Farrington Hwy Widening, Kapolei Golf Course to Fort Weaver Road, Oahu	Program ID	Capital	
Expending Agency	Department of Transportation	Dept	No	Proj No
Summary Project Description	Farrington Highway is being widened from Fort Weaver Road to Kualaka'i Parkway to accommodate future East Kapolei development and traffic demands.	TRN	501	S368

Estimated Project Cost (In thousands of dollars)

Cost Element	Prior Funding			FY 2023 Request		Future Funding Requests			Proj Cost Estim (In Thous)
	FY	\$ (In Thous)	MOF	Amount (In Thous)	MOF	FY	\$ (In Thous)	MOF	
Pre-Plan									\$ -
Plans									-
Land				\$ 20,000	E				20,000
Design									-
Construction				\$ 75,000	E				75,000
Equipment									-
Totals		\$ -		\$ 95,000	E		\$ -		\$ 95,000

Project Information and Justification

Scope of Project	Plans are to construct a three-lane highway- with one lane going in each direction and a shared turn lane throughout the route. It is planned to be completed in one phase.
TOD/Smart Growth Need/s to be Addressed	The highway design will create a catalyst for more housing opportunities and mixed-use development in the area while supporting current capacity needs like Hoopili, UH-West Oahu, DLNR lands, and Queens Medical Center - West Oahu. Also, the three-lane highway will provide a more space for walkable neighborhoods and add more transportation choices like biking, walking, bus and rail transit, etc.
Community Benefits/Impacts if Funded	By having a smaller roadway, the intent is to keep high-capacity traffic on the freeway. The extra space will provide room for bikeways and wider sidewalks. It could provide a more sense of place and community.
Impact on Project if Funding Deferred	Possible delays in housing development and increase in roadway construction costs.
Additional Information	(Provide a letter-sized map of the project location, and site plans and renderings of the proposed project if available.)

Point of Contact and Contact Information

Name	Agency/Title	Email address	Phone
Ed Sniffen	DOT-Highways, Deputy Director	edwin.h.sniffen@hawaii.gov	808-587-2156

TOD CIP Request, Fiscal Year 2023 (Supplemental)

TOD CAPITAL PROJECT INFORMATION AND JUSTIFICATION SHEET

Project Title	OCCC New Housing and Support Facilities, Oahu	Program ID	Capital
Expending Agency	Department of Accounting & General Services/Department of Public Safety	Dept No	Proj No
Summary Project Description	Plans, Land and Design for Professional Services to assist in the acquisition of an existing facility, or for the construction of a New Facility to replace OCCC, Oahu.	PSD 900	2021-3

Estimated Project Cost (In thousands of dollars)

Cost Element	Prior Funding			FY 2023 Request		Future Funding Requests			Proj Cost Estim (In Thous)
	FY	\$ (In Thous)	MOF	Amount (In Thous)	MOF	FY	\$ (In Thous)	MOF	
Pre-Plan				\$ -					\$ -
Plans				\$ 1	C-GOBonds				1
Land				\$ 1					1
Design				\$ 14,996					14,996
Construction				\$ 1					1
Equipment				\$ 1					1
Totals		\$ -		\$ 15,000			\$ -		\$ 15,000

Project Information and Justification

Scope of Project	Plans, Land, and Design for the Professional services to develop, facilitate, and assist the State on the Solicitation, Procurement, and Project Delivery for the New Oahu Community Correctional Center (OCCC). This process will include, but not limited to, a Request for Invitations (RFI) and/or Expression of Interest (EOI), Request for Qualifications (RFQ), Request for Proposals (RFP), Review of Qualified Proposals, and the Award to the Most Qualified Developer Team. The selected Professional Services Consultant shall be part of a Project Mgmt Team providing professional services and support to the State of Hawaii and Department of Public Safety, from project solicitation to project completion of a New turnkey OCCC Facility and provide professional support in executing innovative project delivery initiatives not withstanding methodologies such as leveraging multiple projects if deemed beneficial to the State.
TOD/Smart Growth Need/s to be Addressed	Improvements to the public transportation corridors servicing the Halawa Valley Industrial Area and Hallawa Valley commercial district will need to be upgraded to address the increase in commercial, industrial and public useage of the area. This would included, but not limited to, improvements to existing utilities (electrical, sewer, water, gas, etc.) and improved public and pedestrian access to and from the area.
Community Benefits/Impacts if Funded	Community benefits includes improved transportation and infrastructure improvements promoting future growth and commerce in the area.
Impact on Project if Funding Deferred	If funding deferred, PSD will continue to operate its existing OCCC Facility, currently located at the end of Kamehameha Highway-Dillingham Blvd, where its current design life have now far exceed its capacity and would require significant improvements and upgrades to meet current security and operational demands mandated by the State of Hawaii.
Additional Information	Attached Maps and Figures were submitted in the OCCC Plans Review Use (PRU) permit filing for the new OCCC site. Proposed Layout of the new OCCC Facility are CONCEPTUAL ONLY with the FINAL DESIGN to be determined later via the project delivery process selected which is most advantagous to the State.

Point of Contact and Contact Information

Name	Agency/Title	Email address	Phone
Harold B Alejandro	PSD/Capital Improvements Coordinator	harold.b.alejandro@hawaii.gov	(808) 587-1239

TOD CIP Request, Fiscal Year 2023 (Supplemental)

TOD CAPITAL PROJECT INFORMATION AND JUSTIFICATION SHEET

Project Title	UHWO, Campus Expansion and Development of University Village, Oahu	Program ID		Capital
		Dept	No	Proj No
Expending Agency	University of Hawaii	UOH	900	P2217
Summary Project Description	Plans and design for development of lands located at UH West Oahu, and for the development of lands adjacent to the campus.			

Estimated Project Cost (In thousands of dollars)

Cost Element	Prior Funding			FY 2023 Request		Future Funding Requests			Proj Cost Estim (In Thous)
	FY	\$ (In Thous)	MOF	Amount (In Thous)	MOF	FY	\$ (In Thous)	MOF	
Pre-Plan									\$ -
Plans				\$ 5,000					5,000
Land									-
Design				\$ 5,000					5,000
Construction									
Equipment									-
Totals		\$ -		\$ 10,000			\$ -		\$ 10,000

Project Information and Justification

Scope of Project	Funds would be used for planning (site master planning, market feasibility studies, infrastructure, and site development) and design to develop lands located at UH West Oahu, and for the development of University Village lands that are adjacent to the campus and within TOD areas
TOD/Smart Growth Need/s to be Addressed	The planning and design work would be aimed at increasing delivery of housing (including affordable), mixed-use development, economic and higher education opportunities, and services in walkable communities around transit nodes or centers served by scheduled public bus transit and other public infrastructure.
Community Benefits/Impacts if Funded	Funding would provide for planning and design work to advance further development at UHWO and the University Village lands, including additional housing (including affordable), mixed-use development, economic and higher education opportunities in TOD areas.
Impact on Project if Funding Deferred	Development of UHWO and University Village lands would be delayed or put on hold.
Additional Information	(Provide a letter-sized map of the project location, and site plans and renderings of the proposed project if available.)

Point of Contact and Contact Information

Name	Agency/Title	Email address	Phone
Michael Shibata	University of Hawaii - System	shibatam@hawaii.edu	808-956-4205