



CADES SCHUTTE
A Limited Liability Law Partnership

CALVERT G. CHIPCHASE 7757
CHRISTOPHER T. GOODIN 8562
Cades Schutte Building
1000 Bishop Street, Suite 1200
Honolulu, HI 96813-4212
Telephone: (808) 521-9200
Fax: (808) 521-9210
Email: cchipchase@cades.com
cgoodin@cades.com

Attorneys for Petitioner
PŪLAMA LĀNAʻI

BEFORE THE LAND USE COMMISSION
OF THE STATE OF HAWAII

In the Matter of the Petition of

PŪLAMA LĀNAʻI,

To Amend The Agriculture and Rural
Land Use District Boundaries Into the
Urban Land Use District for
approximately 170 acres of land,
consisting of a portion of Tax Map Key
No. (2) 4-9-0018:003 (por.), (2) 4-9-
002:061 (por.), and (2)4-9-002:001(por) at
Lānaʻi City, Island of Lānaʻi, County of
Maui, State of Hawaiʻi.

DOCKET NO. A26-812

**DIRECT TESTIMONY OF W. ROY
HARDY, P.E.**

CERTIFICATE OF SERVICE

Hearing:

Date: July 15, 2026

Time: 10:00 a.m. HST

DIRECT TESTIMONY OF W. ROY HARDY, P.E.

I, W. Roy Hardy, P.E., declare as follows:

1. I am a Senior Project Manager at Akinaka & Associates, Ltd. I have over 38 years of civil engineering experience, specializing in water resource engineering and management. I helped establish sustainable yields, developing the Hawaii Well Construction and Pump Installation Standards, implementing regulatory well

construction, pump installation, and ground water use permitting and organizing data reporting for the production and long-term monitoring wells in the State. Prior to joining Akinaka & Associates, I served as Acting Deputy Director for the State of Hawai'i Department of Land and Natural Resources, Commission on Water Resource Management. I implemented the State Water code and rules and directives of the Commission to protect and manage the groundwater and surface water resources for all the Hawaiian islands.

2. A true and correct copy of my resume is marked as Exhibit 25 by Petitioner Pūlama Lāna'i ("**Petitioner**") in the above-captioned matter.

3. Akinaka & Associates, Ltd. has been retained by Petitioner to prepare the "Water Response," which responds to comments made by the Office of Planning and Sustainable Development ("**OPSD**") regarding the Petitioner's project that is the subject matter of the Petition. I am authorized to represent Akinaka & Associates, Ltd. for the purposes of this proceeding.

4. A true and correct copy of the Water Response is marked as Exhibit 17 by Petitioner. A true and correct copy of the Water Response is also attached as Exhibit 1 to Petitioner's Response to OPSD's Statement of Position filed June 1, 2026.

5. The Water Response was prepared by me or under my supervision.

6. In its Statement of Position, OPSD observed that the sustainable yield of Lāna'i's combined aquifers is estimated at 6 million gallons per day ("**MGD**"), virtually all of which comes from the Central Aquifer Sector, with the sustainable yields of the Leeward Aquifer System Area and the Windward Aquifer System Area

being 3.0 MGD each. CWRM has established a guideline of 4.3 MGD as the trigger to re-initiate designation proceedings for the island as a groundwater management area.

7. OPSD further observed that the total estimated water demand for the Petition Area is 59,415 gpd (0.059415 MGD), bringing the total forecasted water demand for Lānaʻi with the Project Area to an estimated 2.18 MGD or below the CWRM trigger of 4.3 MGD.

8. OPSD noted that the Lānaʻi Community Plan 2016 states that most of the utilized water comes from the Leeward Aquifer System Area and hydrologists caution against relying on just one side of the Central Aquifer Sector Area and spreading pumpage amongst both the Leeward and Windward Aquifer System Areas.

9. As set forth in the Water Response, CWRM evaluates the Leeward and Windward Aquifer System Areas together as the interconnected Central Aquifer Sector Area based on the technical studies and modeling that support its groundwater management decisions for Lānaʻi. Given the interconnection, the relevant inquiry is not whether existing wells are located predominantly on the Leeward side, but whether total withdrawals remain within the sustainable yield and management thresholds established by CWRM for the sector area as a whole.

10. Here, the projected demand associated with the proposed reclassification and uses remains well below those thresholds and does not materially alter the basis on which CWRM manages groundwater resources on Lānaʻi.

11. The proposed use within the Petition Area is 59,415 gpd (0.059415 MGD).

This modest projected demand associated with existing uses remains well below the 4.3 MGD threshold for revisiting designation and does not materially alter the basis on which CWRM manages groundwater resources on Lānaʻi.

12. As further set forth in the Water Response, the projected demand associated with the Petition Area will be served by the existing Lānaʻi Water Company's Public Water System 237, and does not materially alter island-wide groundwater withdrawal patterns or the basis on which CWRM manages groundwater resources on Lānaʻi.

13. Given the limited use and the communication between the aquifers, there is no nexus between the impact of the project, on the one hand, and the development of separate wells and delivery systems and the substantial cost thereof, on the other.

14. I have reviewed the Water Response and adopt Exhibit 17 as my direct testimony in this proceeding. The statements, analyses, findings and conclusions contained therein are true and correct to the best of my knowledge. I continue to hold the opinions and conclusions set forth therein.

I declare under penalty of perjury under the laws of the State of Hawaiʻi that the foregoing is true and correct.

DATED: Honolulu, Hawaiʻi, June 19, 2026.



W. ROY HARDY, P.E.

BEFORE THE LAND USE COMMISSION
OF THE STATE OF HAWAII

In the Matter of the Petition of

PŪLAMA LĀNA'I,

To Amend The Agriculture and Rural
Land Use District Boundaries Into the
Urban Land Use District for
approximately 170 acres of land,
consisting of a portion of Tax Map Key
No. (2) 4-9-0018:003 (por.), (2) 4-9-
002:061 (por.), and (2)4-9-002:001(por) at
Lāna'i City, Island of Lāna'i, County of
Maui, State of Hawai'i.

DOCKET NO. A26-812

CERTIFICATE OF SERVICE

CERTIFICATE OF SERVICE

The undersigned hereby certify that on this date, a copy of the foregoing document was duly served on the following persons at their last known address by depositing a copy in the U.S. mail, postage prepaid:

County of Maui Corporation Counsel

VICTORIA J. TAKAYESU

Corporation Counsel

MIMI DESJARDINS

First Deputy

200 S. High St

Kalana O Maui Bldg, 3rd Fl

Wailuku, HI 96793

Email: corpcoun@mauicounty.gov

County of Maui Planning Department

JACKY TAKAKURA

Director

2200 Main Street

One Main Plaza, Suite 315

Wailuku, HI 96793

Email: jacky.takakura@co.maui.hi.us

Lanai Planning Commission
2200 Main Street
One Main Plaza, Suite 315
Wailuku, HI 96793
Email: jacky.takakura@co.maui.hi.us

Maui Planning Commission
2200 Main Street
One Main Plaza, Suite 315
Wailuku, HI 96793
Email: jacky.takakura@co.maui.hi.us

State Office of Planning and Sustainable Development
MARY ALICE EVANS
Director
Office of Planning
P.O. Box 2359
Honolulu, HI 96804-2359
Email: maryalice.evans@hawaii.gov

Office of the Attorney General
ANNE E. LOPEZ
Deputy Attorney General
425 Queen Street
Honolulu, HI 96813
Email: anne.e.lopez@hawaii.gov

Department of Hawaiian Home Lands
KALI WATSON
Chairperson
KATIE LAMBERT
Deputy Attorneys General
425 Queen Street
Honolulu, HI 96813

*Department of Land and Natural Resources,
Forestry and Wildlife Division*
RYAN KANAKA'OLE
Chairperson
DAVID DAY

First Deputy
DLNR Main Office
1151 Punchbowl Street
Honolulu, HI 96813

Lānaʻi Sustainability Research, LLC
KURT MATSUMOTO
733 Bishop Street, Suite 1500
Honolulu, HI 96813

Maui Electric Company, Limited
Attention: Corporate Secretary
P.O. BOX 2750
Honolulu, Hawaii 96840

Office of the Lieutenant Governor
State of Hawaiʻi
Hawaiʻi State Capitol
415 South Beretania St. #5
Honolulu, HI 96813

DATED: Honolulu, Hawaiʻi, June 19, 2026.

CADES SCHUTTE
A Limited Liability Law Partnership

/s/ Christopher T. Goodin
CALVERT G. CHIPCHASE
CHRISTOPHER T. GOODIN
Attorneys for Petitioner
PŪLAMA LĀNAʻI