
HOUSE RESOLUTION

APPROVING THE FEE SIMPLE SALE OF NON-CEDED LANDS HELD BY THE
UNIVERSITY OF HAWAII IN KAPOLEI, HAWAII.

1 WHEREAS, private, non-ceded lands in Kapolei were donated
2 by the Campbell Estate to the University of Hawaii (UH) to build
3 the UH-West Oahu campus; and
4

5 WHEREAS, the private, non-ceded lands were donated on the
6 specific conditions that a campus would be built that
7 accommodates at least 2,750 students and that construction would
8 begin by December 31, 2011, otherwise the lands would revert to
9 the Campbell Estate; and
10

11 WHEREAS, one method of quickly raising funds to finance the
12 construction would be to sell in fee simple portions of the
13 outlying areas of the donated lands that are situated around the
14 proposed site of the new Kapolei campus, and to use the proceeds
15 from the sale of those adjoining lands to finance construction
16 costs; and
17

18 WHEREAS, a current impediment to selling any state-owned
19 lands in fee simple, whether the lands are ceded or not ceded,
20 is Act 176, Session Laws of Hawaii (SLH) 2009, which requires
21 the prior approval of the Legislature by Resolution to sell
22 certain state land in fee simple and applies to land which the
23 University of Hawaii holds title; and
24

25 WHEREAS, Act 176, SLH 2009, establishes procedural
26 requirements that might delay the sale of those lands adjoining
27 the new Kapolei campus, which in turn might hopelessly delay
28 construction of the new campus until after the end of 2011; and
29

30 WHEREAS, Act 176, SLH 2009, appears to have created
31 unintended operational difficulties for state agencies that need
32 to sell or gift state-owned lands in a timely and efficient
33 manner; and



1 WHEREAS, UH desires to sell in fee simple certain non-ceded
2 lands adjoining the site of the campus to raise the funds to
3 construct the campus, pursuant to the requirements of Act 176,
4 SLH 2009, and to comply with the conditions running with the
5 donated lands; and

6

7 WHEREAS, the appraisal has been conducted listing:

8

9 (1) The appraisal value;

10

11 (2) The names of all appraisers performing the appraisals;
12 and

13

14 (3) The date of the appraisal valuation,

15

16 all in accordance with Act 176, however, as UH is currently in
17 negotiations with bidders, UH cannot disclose the appraisal
18 amount but will provide such information at the conclusion of
19 negotiations which is expected shortly; now, therefore,

20

21 BE IT RESOLVED by the House of Representatives of the
22 Twenty-fifth Legislature of the State of Hawaii, Regular Session
23 of 2010, that UH is hereby authorized to sell the fee simple
24 interest in non-ceded lands situated around the Kapolei campus,
25 identified as Tax Map Key No. (1) 9-1-16-181, pursuant to the
26 requirements of Act 176, SLH 2009; and

27

28 BE IT FURTHER RESOLVED that certified copies of this
29 Resolution be transmitted to the Chairperson of the Board of
30 Regents of the University of Hawaii and President of the
31 University of Hawaii.

