

House District \_\_\_\_\_

Senate District \_\_\_\_\_

**THE TWENTY-SEVENTH LEGISLATURE  
APPLICATION FOR GRANTS & SUBSIDIES  
CHAPTER 42F, HAWAII REVISED STATUTES**

Log No:

For Legislature's Use Only

Type of Grant or Subsidy Request:

GRANT REQUEST – OPERATING

GRANT REQUEST – CAPITAL

SUBSIDY REQUEST

"Grant" means an award of state funds by the legislature, by an appropriation to a specified recipient, to support the activities of the recipient and permit the community to benefit from those activities.

"Subsidy" means an award of state funds by the legislature, by an appropriation to a recipient specified in the appropriation, to reduce the costs incurred by the organization or individual in providing a service available to some or all members of the public.

"Recipient" means any organization or person receiving a grant or subsidy.

STATE DEPARTMENT OR AGENCY RELATED TO THIS REQUEST (LEAVE BLANK IF UNKNOWN):

STATE PROGRAM I.D. NO. (LEAVE BLANK IF UNKNOWN): \_\_\_\_\_

**1. APPLICANT INFORMATION:**

Legal Name of Requesting Organization or Individual:  
Maku'u Farmer's Association

Db/a:

Street Address: 15-2131 Keaau-Pahoa Hwy., Pahoa, HI 96778

Mailing Address: 15-2131 Keaau-Pahoa Hwy., Pahoa, HI 96778

**2. CONTACT PERSON FOR MATTERS INVOLVING THIS APPLICATION:**

Name PAULA K. KEKAHUNA

Title President, Maku'u Farmer's Association

Phone # (808)896-5537

Fax # \_\_\_\_\_

e-mail makuufarmersassociation@yahoo.com

**3. TYPE OF BUSINESS ENTITY:**

- NON PROFIT CORPORATION
- FOR PROFIT CORPORATION
- LIMITED LIABILITY COMPANY
- SOLE PROPRIETORSHIP/INDIVIDUAL

**6. DESCRIPTIVE TITLE OF APPLICANT'S REQUEST:**

COMPLETION OF THE FIRST PHASE OF THE MAKU'U REGIONAL PLAN TO BUILD A COMMUNITY CENTER THAT WILL BE USED FOR THE ECONOMIC, EDUCATIONAL AND CULTURAL OPPORTUNITIES FOR DHHL LESSEES AND THE LARGER MAKU'U, PAHOA, AND PUNA DISTRICT COMMUNITIES.

4. FEDERAL TAX ID #: \_\_\_\_\_

5. STATE TAX ID #: \_\_\_\_\_

**7. AMOUNT OF STATE FUNDS REQUESTED:**

FISCAL YEAR 2014: \$1,069,874

**8. STATUS OF SERVICE DESCRIBED IN THIS REQUEST:**

- NEW SERVICE (PRESENTLY DOES NOT EXIST)
- EXISTING SERVICE (PRESENTLY IN OPERATION)

SPECIFY THE AMOUNT BY SOURCES OF FUNDS AVAILABLE AT THE TIME OF THIS REQUEST:

STATE \$ \_\_\_\_\_

FEDERAL \$ \_\_\_\_\_

COUNTY \$ \_\_\_\_\_

PRIVATE/OTHER \$250000.00

PAULA K. KEKAHUNA, PRESIDENT  
NAME & TITLE

JANUARY 30, 2013  
DATE SIGNED

## Application for Grants and Subsidies

*If any item is not applicable to the request, the applicant should enter "not applicable".*

### I. Background and Summary

This section shall clearly and concisely summarize and highlight the contents of the request in such a way as to provide the State Legislature with a broad understanding of the request. Include the following:

Maku'u is a community of Native Hawaiian famers and lessees who were awarded parcels during the 1985-86 acceleration program of the Department of Hawaiian Home Lands (DHHL). The Maku'u agriculture subdivision is situated approximately 2.5 mile northwest of Pahoia town and 8 miles east of Keaau town in the district of Puna on Hawai'i Island.

The Maku'u Farmers Association (MFA) is a community based association of grassroots farmers who formed as a non-profit 501© 3 organization that has been in existence for more than 20 years. It was first established in 1987 to address the needs of the beneficiaries in the Maku'u subdivision, i.e, roads and infrastructure development. After the roads and infrastructure were completed, emphasis was then focused on economic development of the Maku'u community. Scheduled meetings were held where the community expressed the need to develop a project that would produce year-round employment and economically improve the family income and lifestyle.

The mission of the Department of Hawaiian Homelands (DHHL) is to administer the Hawaiian Home Lands Trust and to develop and deliver lands to Native Hawaiians. With the collaboration of DHHL and the Maku'u Farmer's Association, a Maku'u Regional Plan was developed in 2007 exemplifying the DHHL mission statement. It is currently a priority project in the Planning Department of the Hawaiian Home Lands Department. The Maku'u Regional Plan consists of approximately 38 acres on Hawai'i Island in the Puna District to benefit not only Native Hawaiian beneficiaries, but the Puna community as well. The Regional Plan will comprise of the existing Maku'u Farmers Market and its cultural village and future facilities: community center, cultural center, kupuna housing, comprehensive health center, preschool facilities, park, and mixed use facilities(including potential commercial uses) managed and leased under the Maku'u Farmer's Association. The first phase of the Maku'u Regional Plan is the building of a community center that will be used for economic, educational, and cultural opportunities for DHHL lessees and the larger Puna communities.

One of the priorities identified in the Maku'u Regional Plan is the building of Maku'u Community Center that will be used for economic, educational, and cultural opportunities. MFA's community economic development project goal is to increase revenue, asset building, and self-sufficiency for the Native Hawaiian DHHL residents, and other Native Hawaiians through the development of a community center on a 3-acre parcel. This 3 acre parcel is part of a larger 9 acre leased parcel that currently holds the Maku'u Farmers Market and a cultural village site. The Maku'u Farmers Association (MFA) will strengthen the sustainability of these economic services beyond the project period by improving on its organizational capacity and fiscal endeavors. The result of this investment will result in a viable and sustainable project for future generations. This regional economic project will integrate viable economic projects to promote and support the livelihood, general welfare, and conditions of Native Hawaiians for years to come.

According the 2006 OHA data book, the state of Hawai'i has a population of approximately 239,600 Native Hawaiians and about 18% (42,800) reside of the island of Hawaii. The highest concentration of Native Hawaiians resides in coastal towns and villages. Hilo has the largest population of Native Hawaiians whereas the Puna District is the third largest with approximately 9,300. The Native Hawaiian population is known to have the highest ill-statistics as compared to other ethnic groups for instance heart disease, high blood pressure, diabetes and other major health issues. About 32% of the Native Hawaiian population participates in the Temporary Aid to Needy Families (TANF).

Native Hawaiian households are one of the most underprivileged ethnic groups while living in their indigenous homeland. Approximately 2 miles away from the Maku'u Market site, at Pahoa Elementary in the school year 2008-2009, the Native Hawaiian population was 46% and over 80% of its school population received free or reduced cost lunch. These numbers have increased 6% each year. The median household income in Pahoa is approximately \$28,900, while 18% is with some form of public assistance income and 29% of families with children continue to live in poverty. During the downturn of the recent economy, many more families have suffered reduced hours and even more a complete loss of income. Ironically, Puna remains the fastest growing community. The statistics reveal that there is a great concern for the future of Native Hawaiians in the community.

## **II. Service Summary and Outcomes**

The Service Summary shall include a detailed discussion of the applicant's approach to the request. The applicant shall clearly and concisely specify the results, outcomes, and measures of effectiveness from this request. The applicant shall:

1. Describe the scope of work, tasks and responsibilities;

In the next two years, the project goal will be to complete development of infrastructure on 3 out of the 9 acre leased DHHL lot in accordance with Maku'u Regional Plan.

Objective: To begin site work development and infrastructure to implement a strategy for the construction of the community center on the 3 out of 9 acre leased DHHL lot. Project will begin July 1, 2013

Activities:

- Completion of design schematics and blueprints
- Break Ground for site work
- Start Phase one of the community center development plan
- Site work preparation to include completion of the clearing of the 3 acre parcel, grubbing, grading, and filling
- Construction of multi-purposed building and office
- Asphalt paved access road, asphalt paved parking for the first row closest to the buildings, double loading zones and trash enclosure
- Utilities include water connection and meter at the highway to the building for fire protection and domestic consumption
- Concrete pavement at turnaround entry and concrete walkways fronting accessible stalls to drop off area to multi-purpose buildings and concrete walkways to trash enclosure
- Septic tank and leach field system constructed for full build out of plan.
- Grading for the entire area south of the access road.

These activities will be monitored by hired consultants, project manager and MFA board members.

Maku'u Farmer's Association plans to create three new positions to help oversee the building of the community center. As members of the MFA, man hours dedicated to the project are of a voluntary nature. However, MFA board members will be required to work directly on the project, whenever necessary. A Project Manager shall be put in place to oversee the completion services contracted by MFA for the completion of the project. He/she will be required to act as the liaison between MFA and contractor services, address pertinent issues to the building of the community center, communicate these concerns to MFA, DHHL, County and State officials as required. He/she will be the direct communicator be the direct communicator on the project and work with MFA's President. The hired Project Manager will oversee the grant including but not limited to the execution of the fiscal and administrative responsibilities. He/she will supervise additional personnel, an office manager and administrative clerk to assist with compliance to grant contractual items and office support.

Detailed quarterly reports to measure the progress of the community center will be submitted as required with any grant. Financial and fiscal records will be open to audit by the expending agency at their request.

### III. Financial

#### Budget

The applicant shall submit a budget utilizing the enclosed budget forms as applicable, to detail the cost of the request.

Please see the attached form. Capital request to complete plans, design and execute

The applicant shall provide its anticipated quarterly funding requests for the fiscal year 2014.

Quarter 1	Quarter 2	Quarter 3	Quarter 4
267468.50	267468.50	267468.50	267468.50

Maku'u Farmers Association will be seeking additional funds from the government programs through grant organizations and apply for loans if necessary to include the following: USDA Rural Development Grants and Loans, Department of Hawaiian Home Lands (DHHL), and Office of Hawaiian Affairs (OHA). MFA is actively seeking out all resources available for the building of the Maku'u Community Center. MFA's for-profit arm, Maku'u Farmers Market, not reached its full capacity of self-sustenance; however under the direction of the MFA, it will assist in providing the backing we need to secure loans, etc. MFA and its members have also continued in our quest to fundraise funds that will slowly contribute to the building fund for the Community Center and continue to provide in-kind service throughout the project. Our main objective is to move forward with the community center to benefit the Puna District communities as a whole.

In recent years MFA has participated with various community outreach programs, to reach those families who receive TANF benefits from the Department of Human Services, Work Force Development, Alu Like, and other agencies to develop a rehabilitation plan to allow community members through community service projects in different areas of agriculture ie: creating a mala, farming, thereby empowering the participants the opportunity to explore their options in providing an avenue to work towards self-sustenance. We anticipate applying for all applicable state and federal tax credits in the near future.

#### **IV. Experience and Capability**

##### **A. Necessary Skills and Experience**

Maku'u Farmers Association is a grassroots organization of Native Hawaiian farmers and lessees who fought tirelessly to acquire resources and infrastructural need for awarded lessees. When Native Hawaiians were awarded leases in 1985-86 roads and infrastructure was non-existent. In their struggles, they were able to achieve their goals of paved roads and infrastructure development. The successes of these goals strengthened and empowered them to look forward to better future for their community. MFA later established itself as a 501(c) 3 organization.

In terms of its organizational capacity achievements, MFA has established and organization with by laws and articles, state non-profit status, membership defined and development, democratic elections, a strategic plan, federal exempt status, lease agreements, manage property, facilities, services, and built partnerships with city and state officials. The mission of the organization is "to promote and perpetuate Native Hawaiian values and traditions. To provide educational and employment opportunities while also developing small businesses. To become self-sufficient as established by the Hawaiian Homes Commission Act of 1920."

As a result, MFA has created a market of economic success and now officially call the Maku'u Farmers Market, which is a Native Hawaiian controlled for-profit corporation, operating every Sunday of each month with approximately 170 vendors and thousands of customers bringing in approximately \$11,000 dollars of revenue each month, for the for-profit arm. The Market employs 1 project manager, 2 maintenance employees, and 10 students and young adults, and has over 15 volunteers. Volunteers also maintain the site during the regular week day. This revenue supports the overall employment and management of the farmers market site and the fiscal endeavors of the Association including providing culturally relevant programs to its community

##### **B. Facilities**

The applicant shall provide a description of its facilities and demonstrate its adequacy in relation to the request. If facilities are not presently available, describe plans to secure facilities. The applicant shall also describe how the facilities meet ADA requirements, as applicable.

Please the attached Maku'u Regional Plan. The first phase of the community center project will consists of clearing the grounds, grading, and site work improvements. The cost of for the development of the site will cost approximately \$1.2 million, however, MFA will work with the contractor to develop the grounds just to the part needed for the community center, The inclusion of 2 modular buildings for office space and classrooms have since changed due to permitting

difficulties we are faced with at present and amendments are in the works.

V. Personnel: Project Organization and Staffing

A. **Proposed Staffing, Staff Qualifications, Supervision and Training**

The applicant shall describe the proposed staffing pattern and proposed service capacity appropriate for the viability of the request. The applicant shall provide the qualifications and experience of personnel for the request and shall describe its ability to supervise, train and provide administrative direction relative to the request.

Project Manager shall demonstrate previous experience with management of capital construction projects. He/she shall attend all meetings with MFA, DHHL, city and state officials in direct connection to the building of the community center. Experience shall include supervisory skills to manage staff and direct activities pertinent to the compliance of completion of the project in its entirety. Must be able to communicate well and be able to work with a diverse team of consultants, contractors, officials on the project.

Office Manager shall demonstrate previous experience with financial reporting and record compliance of contractual items as stated within the grant. Duties require accounting or bookkeeping services to account for any grant for collection of or disbursements of grant funds. He/she shall provide direct support to the Project Manager and MFA officials in order to complete daily tasks. Shall supervise staff and provide training with daily operations of the main office. He/she shall attend any/all meetings as required.

The Administrative Clerk will have prior office experience in an office setting. Be willing to learn processes and procedures set in place. Must possess organizational skills, work with office machines, and answer phones.

B. **Organization Chart**

The applicant shall illustrate the position of each staff and line of responsibility/supervision. If the request is part of a large, multi-purpose organization, include an organizational chart that illustrates the placement of this request.

The structure of Mak'u Farmers Association is governed by the following officers and board members: President, Vice-President, Treasurer, Secretary, and a 3 member Board of Directors. Prior to the separation and creation of the Maku'u Farmers Market as a for-profit corporation, the Association was managing the revenue for over 10 years. Presently, all organization finances and record keeping are completed by the MFA secretary and treasurer. MFA has established in-house



audit procedures. Federal taxes and financial reports are done by a certified public accountant. All contracting services are reviewed by the board members on a contingency basis. MFA has also established separate financial accounts to track MFA, grants, and its other finances.

Since 2001, the MFA has expended over \$350,000 consisting of grants, other funds, and in-kind services to develop the project site. In addition, the MFA has worked closely with two planning consultants, Glenn Miura (CDS International from Honolulu and Brian Nishimura from Hilo, in the last 8 years, developing and planning the 9 acre site for the farmers market and cultural village. Both Mr. Miura and Mr. Nishimura have been instrumental in attaining grants to develop the project site. With the expertise of these two planning consultants, improvements on the 9 acres included site clearing, bulldozing, and grading of the framers market site, erecting canopy tents to accommodate vendors, vehicle parking spaces, installation of county water service, installation of a septic tank to accommodate a restroom facility, ADA approved facility (completed in 2007) and expensed at \$160,000 paid by the MFA through fundraising, revenue from its for-profit arm, and a plethora of volunteer man hours), the construction a cultural village (4 structures for cultural activities), and a driveway access from the main highway.

## **VI. Other**

### **A. Litigation**

The applicant shall disclose any pending litigation to which they are a party, including the disclosure of any outstanding judgement. If applicable, please explain.

Not Applicable

### **B. Licensure or Accreditation**

The applicant shall specify any special qualifications, including but not limited to licensure or accreditation that applicant possesses relevant to this request.

None

**BUDGET REQUEST BY SOURCE OF FUNDS**  
(Period: July 1, 2013 to June 30, 2014)

Applicant: Maku'u Farmers Association

<b>BUDGET CATEGORIES</b>	<b>Total State Funds Requested (a)</b>	<b>In-kind Services MFA (b)</b>	<b>(c)</b>	<b>(d)</b>
<b>A. PERSONNEL COST</b>				
1. Salaries	91,800	18,000		
2. Payroll Taxes & Assessments	13,340			
3. Fringe Benefits	10,800			
<b>TOTAL PERSONNEL COST</b>	<b>115,940</b>	<b>18,000</b>		
<b>B. OTHER CURRENT EXPENSES</b>				
1. Airfare, Inter-Island	500	500		
2. Insurance	21,840			
3. Lease/Rental of Equipment	2,400	600		
4. Lease/Rental of Space	4,800			
5. Staff Training	200	200		
6. Supplies	500	500		
7. Telecommunication	1,200	300		
8. Utilities	3,600			
9. Contract Services- Audit	3,500	1,500		
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				
<b>TOTAL OTHER CURRENT EXPENSES</b>	<b>38,540</b>	<b>3,600</b>		
<b>C. EQUIPMENT PURCHASES</b>				
<b>D. MOTOR VEHICLE PURCHASES</b>				
<b>E. CAPITAL</b>	<b>915,394</b>			
<b>TOTAL (A+B+C+D+E)</b>	<b>154,480</b>	<b>21,600</b>		
<b>SOURCES OF FUNDING</b>		Budget Prepared By:		
(a) Total State Funds Requested	1,069,874	Paula K. Kekahuna (808) 896-5537		
(b)		[REDACTED]		
(c)				
(d)				
<b>TOTAL BUDGET</b>	<b>1,069,874</b>	Signature of Authorized Official Date Paula K. Kekahuna, President MFA Name and Title (Please type or print)		

## BUDGET JUSTIFICATION PERSONNEL - SALARIES AND WAGES

Applicant: Maku'u Farmers Association

Period: July 1, 2013 to June 30, 2014

POSITION TITLE	FULL TIME EQUIVALENT	ANNUAL SALARY A	% OF TIME ALLOCATED TO GRANT REQUEST B	TOTAL STATE FUNDS REQUESTED (A x B)
Project Manager		\$38,500.00	100.00%	\$ 38,500.00
Office Manager		\$32,500.00	100.00%	\$ 32,500.00
Administrative Clerk		\$20,800.00	100.00%	\$ 20,800.00
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
				\$ -
<b>TOTAL:</b>				<b>91,800.00</b>

**JUSTIFICATION/COMMENTS:**

Project Manager to supervise the entirety of the project to ensure scheduled phases are completed within the time frame as directed in the scope of services, responsible to acquisition of bids and contracts, and act as liason between contractors and Maku'u Farmers Association. Office Manager will provide support services to the Project Manager, supervise office personnel, maintain office operations, financial records, compliance issues, and reporting as required by the contractual items. Administrative Clerk will provide clerical support to the Project and Office Manager as required and assist with daily operations of work office.

## BUDGET JUSTIFICATION - EQUIPMENT AND MOTOR VEHICLES

Applicant: Maku'u Farmers Association

Period: July 1, 2013 to June 30, 2014

DESCRIPTION EQUIPMENT	NO. OF ITEMS	COST PER ITEM	TOTAL COST	TOTAL BUDGETED
Not Applicable			\$ -	
			\$ -	
			\$ -	
			\$ -	
			\$ -	
<b>TOTAL:</b>				
<b>JUSTIFICATION/COMMENTS:</b>				

DESCRIPTION OF MOTOR VEHICLE	NO. OF VEHICLES	COST PER VEHICLE	TOTAL COST	TOTAL BUDGETED
Not Applicable			\$ -	
			\$ -	
			\$ -	
			\$ -	
			\$ -	
<b>TOTAL:</b>				
<b>JUSTIFICATION/COMMENTS:</b>				

**BUDGET JUSTIFICATION  
CAPITAL PROJECT DETAILS**

Applicant: Maku'u Farmers Association

Period: July 1, 2013 to June 30, 2014

FUNDING AMOUNT REQUESTED						
TOTAL PROJECT COST	ALL SOURCES OF FUNDS RECEIVED IN PRIOR YEARS		STATE FUNDS REQUESTED	OF FUNDS REQUESTED	FUNDING REQUIRED IN SUCCEEDING YEARS	
	FY: 2011-2012	FY: 2012-2013	FY:2013-2014	FY:2013-2014	FY:2014-2015	FY:2015-2016
PLANS						
LAND ACQUISITION						
DESIGN			483211			
CONSTRUCTION	250000		432183	380000	1115940	1115950
EQUIPMENT						
<b>TOTAL:</b>			915,394		1,115,940	1,115,950
<b>JUSTIFICATION/COMMENTS:</b>						
Begin Sitework development and infrastructure to implement the construction of the Maku'u Community Center.						

**DECLARATION STATEMENT OF  
APPLICANTS FOR GRANTS AND SUBSIDIES PURSUANT TO  
CHAPTER 42F, HAWAII REVISED STATUTES**

The undersigned authorized representative of the applicant certifies the following:

- 1) The applicant meets and will comply with all of the following standards for the award of grants and subsidies pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is licensed or accredited, in accordance with federal, state, or county statutes, rules, or ordinances, to conduct the activities or provide the services for which a grant or subsidy is awarded;
  - b) Complies with all applicable federal and state laws prohibiting discrimination against any person on the basis of race, color, national origin, religion, creed, sex, age, sexual orientation, or disability;
  - c) Agrees not to use state funds for entertainment or lobbying activities; and
  - d) Allows the state agency to which funds for the grant or subsidy were appropriated for expenditure, legislative committees and their staff, and the auditor full access to their records, reports, files, and other related documents and information for purposes of monitoring, measuring the effectiveness, and ensuring the proper expenditure of the grant or subsidy.
- 2) The applicant meets the following requirements pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is incorporated under the laws of the State; and
  - b) Has bylaws or policies that describe the manner in which the activities or services for which a grant or subsidy is awarded shall be conducted or provided.
- 3) If the applicant is a non-profit organization, it meets the following requirements pursuant to Section 42F-103, Hawaii Revised Statutes:
  - a) Is determined and designated to be a non-profit organization by the Internal Revenue Service; and
  - b) Has a governing board whose members have no material conflict of interest and serve without compensation.

Pursuant to Section 42F-103, Hawaii Revised Statutes, for grants or subsidies used for the acquisition of land, when the organization discontinues the activities or services on the land acquired for which the grant or subsidy was awarded and disposes of the land in fee simple or by lease, the organization shall negotiate with the expending agency for a lump sum or installment repayment to the State of the amount of the grant or subsidy used for the acquisition of the land.

Further, the undersigned authorized representative certifies that this statement is true and correct to the best of the applicant's knowledge.

Maku'u Farmers Association



(Signature)

January 30, 2013

(Date)

Paula K. Kekahuna

(Typed Name)

President, MFA

(Title)

STATE OF HAWAII  
DEPARTMENT OF COMMERCE AND CONSUMER AFFAIRS  
Business Registration Division  
1010 Richards Street  
Mailing Address: P.O. Box 40, Honolulu, Hawaii 96810



ARTICLES OF INCORPORATION

(Section 415B-34, Hawaii Revised Statutes)

COPY

PLEASE TYPE OR PRINT LEGIBLY IN BLACK INK

The undersigned, desiring to form a nonprofit corporation under the laws of the State of Hawaii, certify as follows:

The name of the corporation shall be:

Makuu Farmers Association

II

The mailing address (must be a street address including number, street, city, state, and zip code) of the initial or principal office of the corporation is:

P.O. box 1357 Pahoa HI 96775

III

The period of its duration is perpetual.

Section 1. The corporation is organized for the purpose(s) of:

1.1 To perpetuate the following: "Malama pono ka aina, ke kai, ka lani a me Kaneikawaiola i ola no ke Kanaka a mau loa aku" (Take care of the land, the ocean, the sky and our precious fresh water resource so that we may survive for generations to come.)

1.2 To promote and support the education of cultural practices utilized by kanaka maoli (Native Hawaiian) of old that may be appropriate today in the establishment of a self-sustainable community.

1.3 Promote, encourage and support socio-economic opportunity for the kanaka maoli (Native Hawaiian), whether it be in education, job proficiency or lifestyle.

1.4 Perpetuate sound conservation practices in the utilization of natural resources available.

1.5 Formulate and implement an economic master plan for the Makuu community. Foremost consideration given to the prerequisites in the establishment of a self-sustainable community.

1.6 To work as a non-profit community base organization toward self-sustenance of the kanaka maoli (Native Hawaiian).

Section 2. And in furtherance of said purposes, the corporation shall have all powers, rights, privileges and immunities, and shall be subject to all of the liabilities conferred or imposed by law upon corporations of this nature, and shall be subject and have all the benefits of all general laws with respect to nonprofit corporations.

INTERNAL REVENUE SERVICE  
P. O. BOX 2508  
CINCINNATI, OH 45201

DEPARTMENT OF THE TREASURY

Date:

SEP 28 2006

MAKUU FARMERS ASSOCIATION  
PO BOX 1357  
PAEOA, HI 96778-0000

Employer Identification Number:  
99-0320097

DLN:  
17053238728036

Contact Person:  
DEL TRIMBLE ID# 31309

Contact Telephone Number:  
(877) 829-5500

Public Charity Status:  
509(a)(2)

Dear Applicant:

Our letter dated February 1998, stated you would be exempt from Federal income tax under section 501(c)(3) of the Internal Revenue Code, and you would be treated as a public charity, rather than as a private foundation, during an advance ruling period.

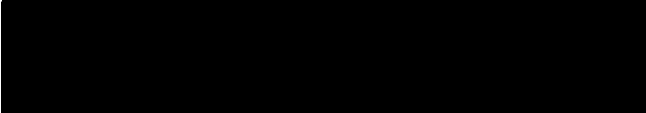
Based on the information you submitted, you are classified as a public charity under the Code section listed in the heading of this letter. Since your exempt status was not under consideration, you continue to be classified as an organization exempt from Federal income tax under section 501(c)(3) of the Code.

Publication 557, Tax-Exempt Status for Your Organization, provides detailed information about your rights and responsibilities as an exempt organization. You may request a copy by calling the toll-free number for forms, (800) 829-3676. Information is also available on our Internet Web Site at [www.irs.gov](http://www.irs.gov).

If you have general questions about exempt organizations, please call our toll-free number shown in the heading.

Please keep this letter in your permanent records.

Sincerely yours,



Bois G. Lerner  
Director, Exempt Organizations  
Rulings and Agreements

Letter 1050 (DO/CG)



TAKETA, IWATA, HARA AND ASSOCIATES, LLC  
CERTIFIED PUBLIC ACCOUNTANTS

101 AUPUNI STREET, SUITE 139  
HILO, HI 96720

MAKU'U FARMERS ASSOCIATION

1/15/2013

The following MONTHLY GE FORM is enclosed for your signature and filing:

MONTH ENDED: DECEMBER 2012

Date Due

Amount Due

**[ X ] FORM G-45: HAWAII GENERAL EXCISE TAX RETURN**

Please sign and date Form G-45.  
Make check payable to "HAWAII STATE TAX COLLECTOR".  
Mail Form G-45 with payment (if any) to:

State of Hawaii  
Department of Taxation  
P.O. Box 1425  
Honolulu, Hawaii 96806-1425

1/20/2013

\$ 204.00



Name: MAKU'U FARMERS ASSOCIATION  
 Hawaii Tax I.D. No. W40458640 - 01  
 Last 4 digits of your FEIN or SSN 0097

Period Ending 12 - 12

BUSINESS ACTIVITIES	Column a VALUES, GROSS PROCEEDS OR GROSS INCOME	Column b EXEMPTIONS/DEDUCTIONS (Attach Schedule GE)	Column c TAXABLE INCOME (Column a minus Column b)
<b>PART III - INSURANCE COMMISSIONS @ .15% ( .0015 )</b>			
18. Insurance Commissions	0	0	0
			Enter this amount on line 23, Column (a)

<b>PART IV - CITY &amp; COUNTY OF HONOLULU SURCHARGE TAX @ 1/2 OF 1% ( .005 )</b>			
19. Oahu Surcharge	0	0	0
			Enter this amount on line 24, Column (a)

**PART V - SCHEDULE OF ASSIGNMENT OF TAXES BY DISTRICT** (ALL taxpayers MUST complete this Part and may be subject to a 10% penalty for noncompliance.) See Instructions. Place an X in the box of the taxation district in which you have conducted business. IF you did business in MORE THAN ONE district, place an X in the box for "MULTI" and attach Form G-75.

20.	Oahu	Maui	<input checked="" type="checkbox"/> Hawaii	Kauai	MULTI
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PART VI - TOTAL PERIODIC RETURN		TAXABLE INCOME Column (a)	TAX RATE Column (b)	TOTAL TAX Column (c) = Column (a) X Column (b)
21.	Enter the amount from Part I, line 7	\$ 0.00	x .005 =	\$ 0.00
22.	Enter the amount from Part II, line 17	\$ 5100.00	x .04 =	\$ 204.00
23.	Enter the amount from Part III, line 18, Column c	\$ 0.00	x .0015 =	\$ 0.00
24.	Enter the amount from Part IV, line 19, Column c	\$ 0.00	x .005 =	\$ 0.00
25.	<b>TOTAL TAXES DUE.</b> Add column (c) of lines 21 through 24 and enter result here. If you did not have any activity for the period, enter "0.00" here			204.00
26.	Amounts Assessed During the Period (For Amended Return ONLY)	PENALTY \$	INTEREST \$	0.00
27.	<b>TOTAL AMOUNT.</b> Add lines 25 and 26			204.00
28.	TOTAL PAYMENTS MADE FOR THE PERIOD (For Amended Return ONLY)			
29.	CREDIT TO BE REFUNDED. Line 28 minus line 27 (For Amended Return ONLY)			0.00
30.	ADDITIONAL TAXES DUE. Line 27 minus line 28 (For Amended Return ONLY)			0.00
31.	<b>FOR LATE FILING ONLY</b> → PENALTY \$ 0.00 INTEREST \$ 0.00			0.00
32.	<b>TOTAL AMOUNT DUE AND PAYABLE</b> (Original Returns, add lines 27 and 31; Amended Returns, add lines 30 and 31)			204.00
33.	<b>PLEASE ENTER THE AMOUNT OF YOUR PAYMENT.</b> Attach a check or money order payable to "HAWAII STATE TAX COLLECTOR" in U.S. dollars to Form G-45. Write "GE", the filing period, and your Hawaii Tax I.D. No. on your check or money order. Mail to: HAWAII DEPARTMENT OF TAXATION, P.O. BOX 1425, HONOLULU, HI 96808-1425 or file and pay electronically at www.ehawaii.gov/efile If you are NOT submitting a payment with this return, please enter "0.00" here.			204.00
34.	<b>GRAND TOTAL OF EXEMPTIONS/DEDUCTIONS CLAIMED.</b> (Attach Schedule GE) If Schedule GE is not attached, exemptions/deductions claimed will be disallowed.			0



**GENERAL EXCISE/USE  
TAX RETURN**

THIS COPY  
FOR  
YOUR FILES

Place an X in this box ONLY if this is an AMENDED return

Month      Quarter       Semiannual

PERIOD ENDING (MM/YY)      12 - 12

NAME: MAKU'U FARMERS ASSOCIATION

HAWAII TAX I.D. NO. **W** 40458640 - 01

Last 4 digits of your FEIN or SSN      0097

BUSINESS ACTIVITIES	Column a VALUES, GROSS PROCEEDS OR GROSS INCOME	Column b EXEMPTIONS/DEDUCTIONS (Attach Schedule GE)	Column c TAXABLE INCOME (Column a minus Column b)
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**PART I - GENERAL EXCISE and USE TAXES @ 1/2 OF 1% ( .005 )**

1. Wholesaling	0	0	0
2. Manufacturing	0	0	0
3. Producing	0	0	0
4. Wholesale Services	0	0	0
5. Use Tax on Imports For Resale	0	0	0
6. Business Activities of Disabled Persons	0	0	0
7. Sum of Part I, Column c (Taxable Income) — Enter the result here and on Page 2, line 21, Column (a)			0

**PART II - GENERAL EXCISE and USE TAXES @ 4% ( .04 )**

8. Retailing	0	0	0
9. Services Including Professional	0	0	0
10. Contracting	0	0	0
11. Theater, Amusement and Broadcasting	0	0	0
12. Commissions	0	0	0
13. Transient Accommodations Rentals	0	0	0
14. Other Rentals	5100	0	5100
15. Interest and All Others	0	0	0
16. Use Tax on Imports For Consumption	0	0	0
17. Sum of Part II, Column c (Taxable Income) — Enter the result here and on Page 2, line 22, Column (a)			5100

**DECLARATION** - I declare, under the penalties set forth in section 231-36, HRS, that this return (including any accompanying schedules or statements) has been examined by me and, to the best of my knowledge and belief, is a true, correct, and complete return, made in good faith for the tax period stated, pursuant to the General Excise and Use Tax Laws, and the rules issued thereunder.

IN THE CASE OF A CORPORATION OR PARTNERSHIP, THIS RETURN MUST BE SIGNED BY AN OFFICER, PARTNER OR MEMBER, OR DULY AUTHORIZED AGENT.

ID NO 88

SIGNATURE ➤	TITLE ➤	DATE ➤
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• ATTACH CHECK OR MONEY ORDER HERE •

632437072501255 800074 9483#

MEMO LINE  
ADD DETAILS ON MEMO LINE  
RETAIN DUPLICATES IN DETAIL CHECK BOX

Handwritten notes and scribbles


- Telephone
- Food
- Clothing
- Taxes
- Insurance (Life, Home, Auto)
- Home Improvement (Maintenance, Repairs)
- Other

DO NOT USE FOR REORDERING

11/22/15

BAL FOR'D

1800 hundred four  $11\frac{1}{2}$

HAWAII STATE TAX COLLECTOR

THIS PAYMENT	214.00
BALANCE	
OTHER	
BAL FOR'D	

- Here's How:
- Carry balance forward
- Check type of expense
- Add details on memo line
- Retain duplicates in Detail Check box

Memo: 1/2 Taxes 2012

632437072501255 800074 9483#

NOT NEGOTIABLE



## MAKUU FARMERS ASSOCIATION

15-2131 Kea'au-Pahoa Hwy.

Pahoa, HI 96778

(808)896-5537

### 2012-2015 Officers & Board Members

#### President:

**Paula Kekahuna**

15-1118 Kekuewa St

Pahoa, HI 96778

#### Secretary:

**Laua'e Kekahuna**

15-1118 Kekuewa St

Pahoa, HI 96778

#### Vice President:

**Immanuel Ku'ehu**

P.O. Box 481

Pahoa, HI 96778

#### Treasurer:

**Kea'ala Rowland**

15-2724 Awa St.

Pahoa, HI 96778

#### Board of Director:

**Ruth Binyan**

470 E. Lanikaula St.

Hilo, HI 96720

#### Board of Director:

**Emma Pedro**

15-1090 Kaohuwalu Dr.

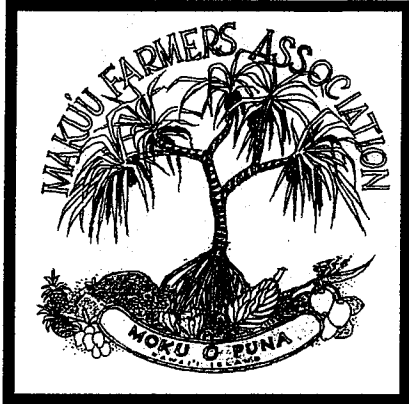
Pahoa, HI 96778

#### Board of Director:

**Harry Kamali'I Jr.**

15-5550 Kahanamoku Pl.

Pahoa, HI 96778



Maku'u Farmers Association  
15-2131 Keaau Pahoa Highway  
Pahoa, HI 96778  
Phone: (808) 896-5537

"THE SECRET OF SUCCESS IS THE CONSTANCY OF PURPOSE"  
Mission: To promote and perpetuate Native Hawaiian values and traditions, to provide educational and employment opportunities while also developing small businesses. To become self-sufficient as established by the Hawaiian Homes Commission Act of 1920

### Letter of Resolution

The Board of Directors of Maku'u Farmers Association resolved on January 16, 2012, at a duly held meeting of its Board, that Paula Kekahuna, who is the president is authorized to sign documents on behalf of Maku'u Farmers Association

This resolution is certified to be true by:

[Redacted Signature and Date]

Signature

Date

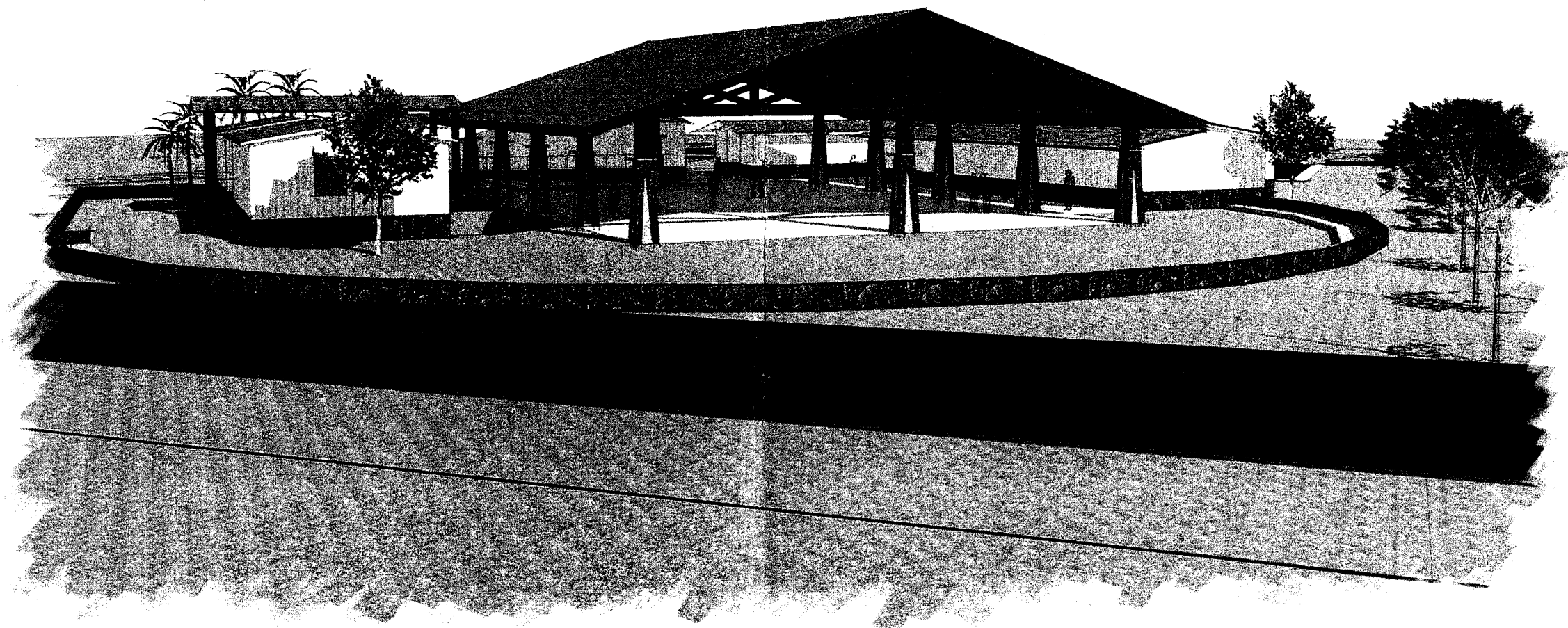
Paula Kekahuna, President of MFA

[Redacted Signature and Date]

Signature

Date

Laua'e Kekahuna, Board Treasurer of MFA



# MAKU'U MASTER PLAN AND COMMUNITY CENTER



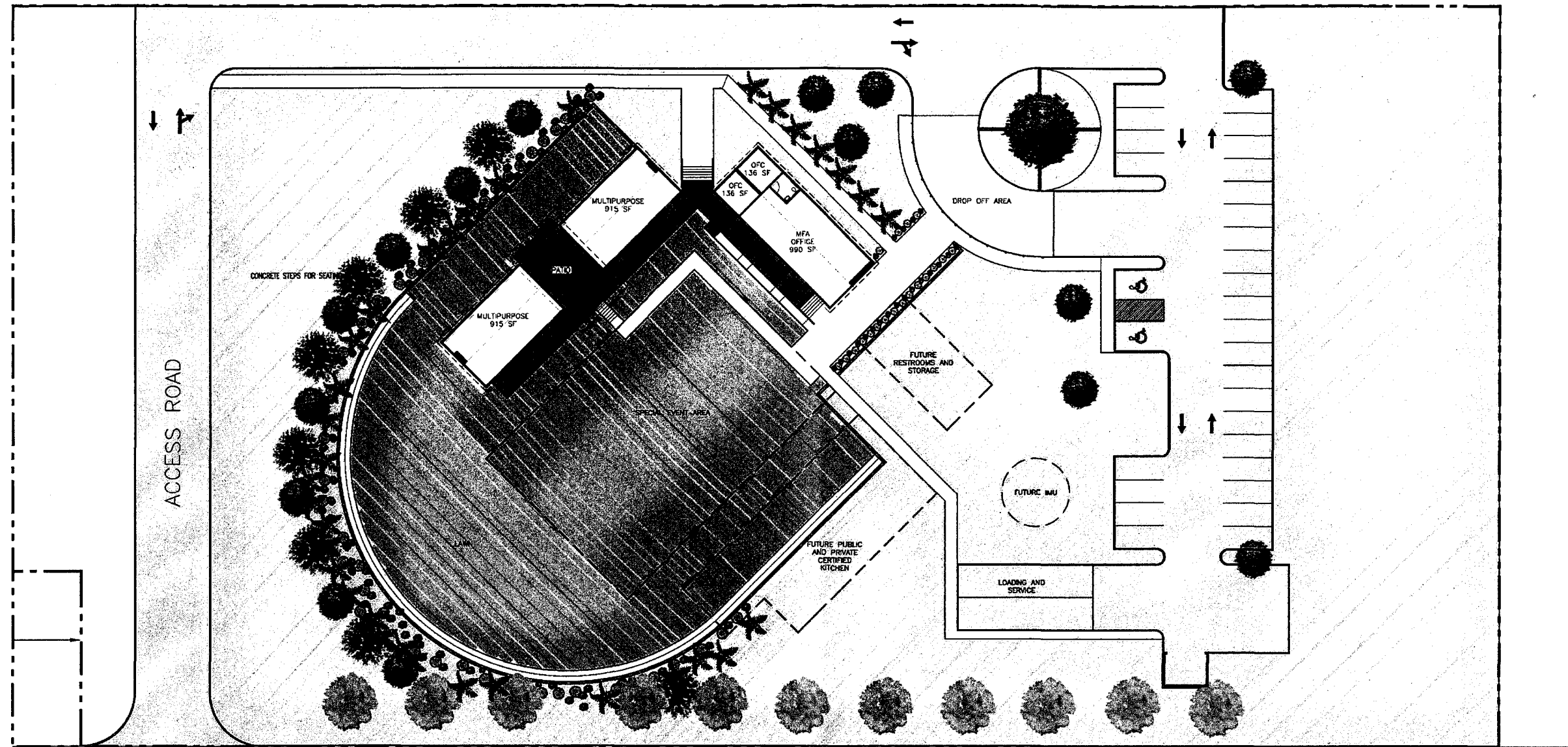
MAKU'U FARMERS ASSOCIATION



CDS INTERNATIONAL

Architecture • Planning  
Sustainable Design • Interior Design

11 August 2010



KE'EAU-PAHOA ROAD  
HIGHWAY 130

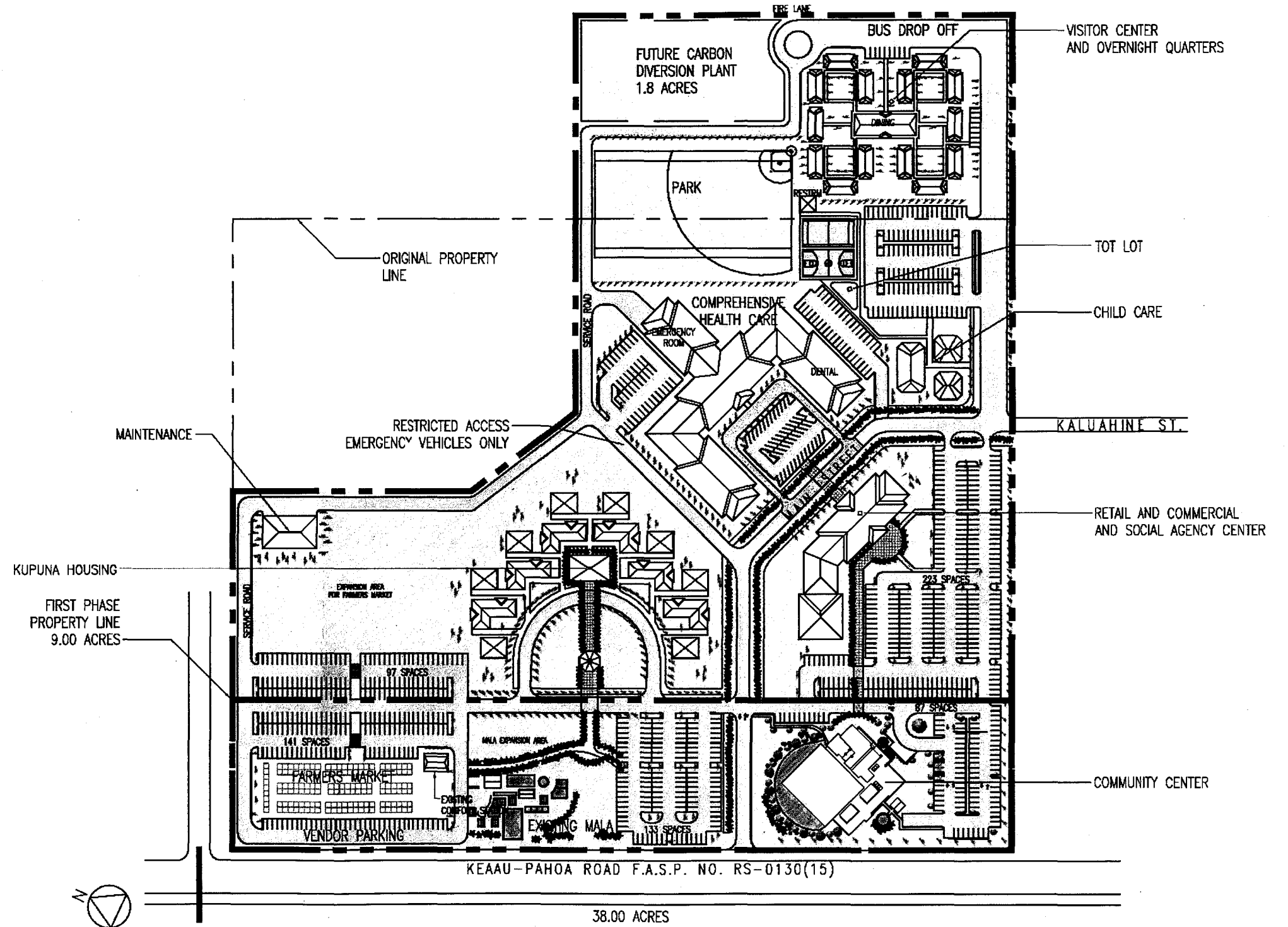
**SITE PLAN - PHASE 1**

SCALE: 1" = 20'



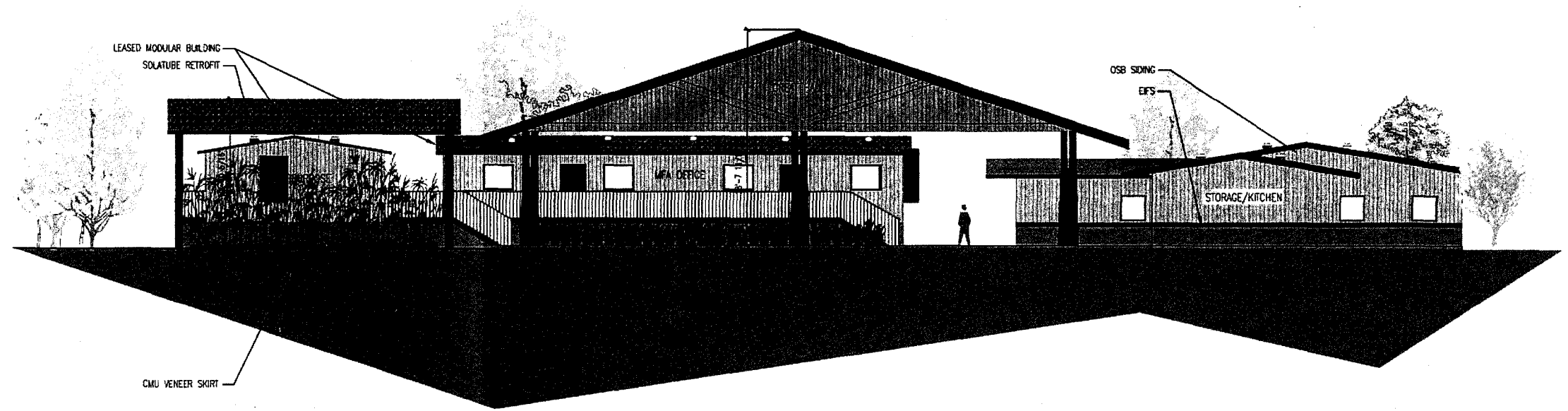


Program	
1 KUPUNA HOUSING	100 UNITS
2 SOCIAL AGENCY	24086 SF
3 RETAIL/COMMERCIAL	24086 SF
4 COMPREHENSIVE HEALTH CENTER	64920 SF
5 CHILD CARE CENTER	9068 SF
6 OVERNIGHT QUARTERS DINING HALL	296 BEDS 4432 SF
7 PARK	3.57 ACRES
8 MAINTENANCE	6000 SF
9 COMMUNITY CENTER	17300 SF
10 MALA	1.74 ACRES
11 MAKU'U FARMERS MARKET	3.40 ACRES
12 FARMERS MARKET EXPANSION	2.08 ACRES
PHASE 1 PARKING	375
TOTAL PARKING	982



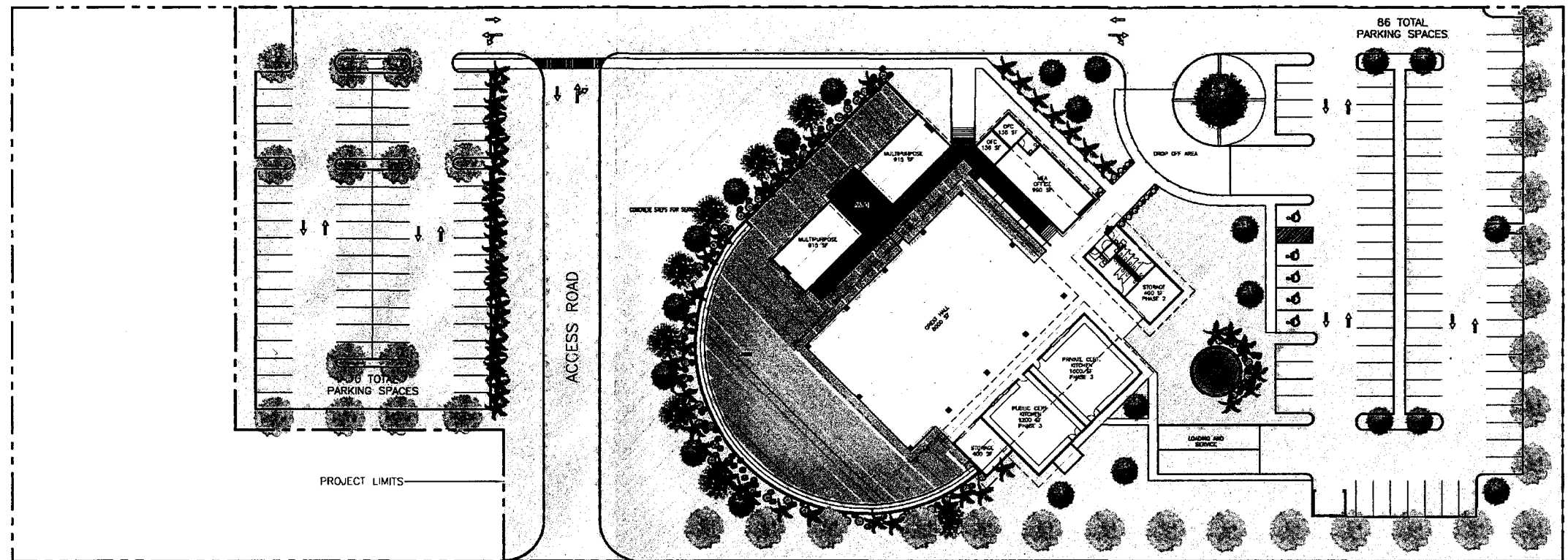
### Magnatude of Cost Estimate

Program Type	Area (SF)	Unit Cost/SF	Subtotal
<b>PHASE I</b>			
Multipurpose-Modular Bldg	1	\$96,000	\$96,000
Multipurpose-Modular Bldg	1	\$96,000	\$96,000
MFA Office-Modular Bldg	1	\$155,000	\$155,000
Elevated Platform/Covering	2207	\$26	\$57,382
Site Work			\$790,668
<b>Phase I Total</b>			<b>\$1,195,050</b>
<b>PHASE II</b>			
Restrooms	568	\$700	\$397,600
Storage	400	\$300	\$120,000
Site Work	0		\$0
<b>Phase II Total</b>			<b>\$517,600</b>
<b>PHASE III</b>			
Public Certified Kitchen	1300	\$700	\$910,000
Private Certified Kitchen	1530	\$700	\$1,071,000
Storage	400	\$300	\$120,000
Site Work			\$27,350
<b>Phase III Total</b>			<b>\$2,101,000</b>
<b>PHASE IV</b>			
Great Hall	8000	\$200	\$1,600,000
Site Work			\$245,260
<b>Phase IV Total</b>			<b>\$1,845,260</b>
<b>Total Construction Cost</b>			<b>\$5,658,910.00</b>
with Contingency (8%)			\$6,111,623
with Administrative (2%)			\$6,233,855.26
<b>with escalation-4% for 3 yrs</b>			<b>\$6,981,918</b>



Program

Makuu Community Center	
Program	SF
<b>Phase I (30 parking)</b>	
Multipurpose 1	915
Multipurpose 2	915
Patio	535
MFA Office	990
Office 1	136
Office 2	136
<b>Total</b>	<b>3627</b>
<b>Phase II</b>	
Storage	400
Restrooms	568
<b>Total</b>	<b>968</b>
<b>Phase III (39 parking)</b>	
Private Certified Kitchen	1600
Public Certified Kitchen	1200
Storage	400
Imu Pit	-
<b>Total</b>	<b>3200</b>
<b>Phase IV (156 parking)</b>	
Great Hall	8000
<b>Total</b>	<b>8000</b>
<b>Full Buildout Total</b>	<b>15795</b>



KE'EAU-PAHOA ROAD  
HIGHWAY 130

**Sustainability Note** It is the intent of the client to make this a sustainable project through a variety of methods including, alternative power generation, water use reduction, material reuse, and natural daylighting.

**SITE PLAN - PHASE 4**  
SCALE: 1" = 30'

