

HB193 HD1

Measure Title: RELATING TO LAND USE.

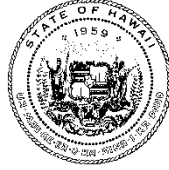
Report Title: Land Use Commission; Boundary Amendment; Time Period Extension

Description: Requires the land use commission, upon request, to extend the time period for which a boundary amendment is effective for at least two years if the appropriate county officer or agency determines that the petitioner has substantially commenced development or if other good cause exists. Effective July 1, 2030. (HB193 HD1)

Current Referral: WTL/EGH/PSM, TIA/WAM

Introducer(s): EVANS

<u>Sort by Date</u>		Status Text
3/7/2013	S	Received from House (Hse. Com. No. 190).
3/7/2013	S	Passed First Reading.
3/7/2013	S	Referred to WTL/EGH, WAM.
3/12/2013	S	The committee(s) on WTL/EGH has scheduled a public hearing on 03-19-13 1:15PM in conference room 225.
3/19/2013	S	The committee(s) on WTL/EGH deferred the measure until 03-21-13 1:15PM in conference room 225.
3/21/2013	S	The committee on EGH deferred the measure.
3/21/2013	S	The committee on WTL deferred the measure.
12/18/2013	D	Carried over to 2014 Regular Session.
3/18/2014	S	Re-Referred to WTL/EGH/PSM, TIA/WAM.
3/18/2014	S	The committee(s) on WTL/EGH/PSM has scheduled a public hearing on 03-20-14 3:30PM in conference room 224.
3/19/2014	S	The committee(s) on WTL/EGH/PSM has amended the notice for the public hearing on 03-20-14 3:30 pm in conference room 224.



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING
AND GENERAL SERVICES
P.O. BOX 119
HONOLULU, HAWAII 96810-0119

WRITTEN TESTIMONY
OF
DEAN H. SEKI, COMPTROLLER
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
TO THE
SENATE COMMITTEES
ON
WATER AND LAND
AND
ECONOMIC DEVELOPMENT, GOVERNMENT OPERATIONS AND HOUSING
AND
PUBLIC SAFETY, INTERGOVERNMENTAL AND MILITARY AFFAIRS
ON
March 20, 2014

H.B. 193, H.D. 1, Proposed S.D. 1

RELATING TO LAND USE

Chairs Solomon, Dela Cruz, Espero, and members of the Committees, thank you for the opportunity to submit written testimony on H.B. 193, H.D. 1, Proposed S.D. 1.

The Department of Accounting and General Services (DAGS) supports the intent of H.B. 193, H.D. 1, Proposed S.D. 1 and provides the following concerns:

1. Pursuant to Section 26-6, Hawaii Revised Statutes (HRS), DAGS has jurisdictional authority to execute a Memorandum of Agreement (MOA) or Memorandum of Understanding (MOU) only for State office building purposes;
2. Pursuant to Chapter 171, HRS, the Department of Land and Natural Resources has jurisdictional authority for management of most State-owned property. Therefore,

- any MOA/MOU impacting future use of those State-owned properties will need Board of Land and Natural Resources approval prior to final execution; and
3. Even though DAGS was issued an Executive Order for the Aloha Stadium property, the Aloha Stadium Board (which is administratively attached to DAGS) is ultimately responsible for overview management and control of “day-to-day” activities on the Aloha Stadium property. Also, a portion of the Aloha Stadium property is subject to a Federal deed reversion clause that limits use of portions of the Aloha Stadium property for “public recreational purposes”.

DAGS defers to the Department of Business, Economic Development and Tourism, Office of State Planning as it has the jurisdictional authority (pursuant to Sections 226-51 and 226-52, HRS) to coordinate and guide all major State and County activities and implement the overall theme, goals, objectives, policies, and priority guidelines for a statewide planning system.

Thank you for the opportunity to submit written testimony on this matter.

NEIL ABERCROMBIE
GOVERNOR

DEAN H. SEKI
COMPTROLLER

SCOTT L. CHAN
MANAGER

LOIS M. MANIN
DEPUTY MANAGER



ALOHA STADIUM

An Agency of the State of Hawaii

TESTIMONY
OF
SCOTT L. CHAN, STADIUM MANAGER
STADIUM AUTHORITY
TO THE
SENATE COMMITTEES
ON
WATER AND LAND
AND
ECONOMIC DEVELOPMENT, GOVERNMENT OPERATIONS AND HOUSING
AND
PUBLIC SAFETY, INTERGOVERNMENTAL AND MILITARY AFFAIRS
ON
March 20, 2014

H.B. 193, H.D. 1

RELATING TO LAND USE

Chair Solomon, Chair Dela Cruz, Chair Espero, and members of the respective Committees, thank you for the opportunity to testify on H.B. 193.

The Stadium Authority supports the intent of H.B. 193 and understands the importance of collaborating with other State government agencies affected by the establishment of a rail transit station on the Aloha Stadium property. The collaborative efforts of a working group will help to address the needs and priorities of the surrounding community.

Thank you for the opportunity to testify on this matter.

NEIL ABERCROMBIE
GOVERNOR OF HAWAII



**STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES**

POST OFFICE BOX 621
HONOLULU, HAWAII 96809

**Testimony of
WILLIAM J. AILA, JR.
Chairperson**

**Before the Senate Committees on
WATER AND LAND
and
ECONOMIC DEVELOPMENT, GOVERNMENT OPERATIONS AND HOUSING
and
PUBLIC SAFETY, INTERGOVERNMENTAL AND MILITARY AFFAIRS**

**Thursday, March 20, 2014
3:30 P.M.
State Capitol, Conference Room 224**

**In consideration of
HOUSE BILL 193, HOUSE DRAFT 1, PROPOSED SENATE DRAFT 1
RELATING TO LAND USE**

House Bill 193, House Draft 1, Proposed Senate Draft 1 proposes to require all state agencies owning property or facilities within one-half mile of proposed rail stations to enter into memoranda of understanding with each other and convene working groups that include representatives of the Honolulu Authority for Rapid Transportation (HART), and additionally requires the submission of annual reports to the Legislature. **The Department of Land and Natural Resources (Department) will participate in any relevant working group established under this bill, but offers the following comments.**

The Department is responsible for managing approximately 1.3 million acres of public lands comprised of sensitive natural, cultural and recreational resources. The Department's responsibilities include managing and maintaining the State's coastal lands and waters, water resources, conservation and forestry lands, historical sites, small boat harbors, parks, and recreational facilities; performing public safety duties (e.g., flood and rockfall prevention); issuing and managing leases of public lands (agriculture, pasture, commercial, industrial, and resort leases); maintaining unencumbered public lands; and enforcing the Department's rules/regulations. To properly perform these fiduciary duties, the Board of Land and Natural Resources (BLNR) determined that the Department should utilize a portion of the lands it manages to generate revenues to support the Department's operations and management of public lands/programs.

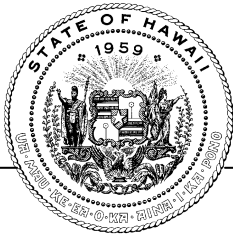
WILLIAM J. AILA, JR.
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT

JESSE K. SOUKI
FIRST DEPUTY

WILLIAM M. TAM
DEPUTY DIRECTOR - WATER

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
BUREAU OF CONVEYANCES
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND COASTAL LANDS
CONSERVATION AND RESOURCES ENFORCEMENT
ENGINEERING
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

The BLNR manages lands within a one-half mile radius of the proposed East Kapolei transit station. The Department intends to develop these lands for commercial purposes to generate revenues to support its above-described mission. The Department's mission does not extend to transportation or workforce housing. However, the Department is amenable to meeting with HART and other affected agencies regarding the Department's development plans for its lands.



**OFFICE OF PLANNING
STATE OF HAWAII**

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NEIL ABERCROMBIE
GOVERNOR

LEO R. ASUNCION
ACTING DIRECTOR
OFFICE OF PLANNING

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Statement of
LEO R. ASUNCION
Acting Director, Office of Planning
before the
**SENATE COMMITTEE ON WATER AND LAND,
SENATE COMMITTEE ON ECONOMIC DEVELOPMENT, GOVERNMENT
OPERATIONS AND HOUSING
AND SENATE COMMITTEE ON PUBLIC SAFETY, INTERGOVERNMENTAL AND
MILITARY AFFAIRS**

Thursday, March 20, 2014
3:30 PM
State Capitol, Conference Room 224

in consideration of
**HB 193 HD1
RELATING TO LAND USE.**

Chairs Solomon, Dela Cruz, and Espero, Vice Chairs Galuteria, Slom, and Baker, and Members of the Senate Committees on Water and Land; Economic Development, Government Operations and Housing; and Public Safety, Intergovernmental and Military Affairs.

The Office of Planning offers the following comments on HB 193 HD1, which requires the Land Use Commission (LUC) to extend the period of time for compliance with conditions of approval for at least two years if there has been substantial commencement of development or if other good cause exists.

This measure is not necessary. Petitioners may appear before the LUC and request extensions if they are experiencing difficulties in meeting any time requirements imposed in conditions of approval. In our experience, petitioners have not hesitated to request extensions of time for good cause, and the LUC has been generous in granting even multiple extensions to comply with imposed time requirements.

Thank you for the opportunity to provide testimony on this measure.



Testimony of Cindy McMillan
The Pacific Resource Partnership

COMMITTEE ON WATER AND LAND
Senator Malama Solomon, Chair
Senator Brickwood Galuteria, Vice Chair

COMMITTEE ON ECONOMIC DEVELOPMENT, GOVERNMENT OPERATIONS AND
HOUSING

Senator Donovan M. Dela Cruz, Chair
Senator Sam Slom, Vice Chair

COMMITTEE ON PUBLIC SAFETY, INTERGOVERNMENTAL AND MILITARY AFFAIRS

Senator Will Espero, Chair
Senator Rosalyn H. Baker, Vice Chair

HB 193 HD1, SD1 Proposed – Relating to Land Use
Thursday, March 20, 2014
3:30 PM
Conference Room 224

Dear Chairs Solomon, Dela Cruz and Espero, Vice Chairs Galuteria, Slom and Baker, and members of the committees:

The Pacific Resource Partnership (PRP) is a labor-management consortium representing over 240 signatory contractors and the Hawaii Regional Council of Carpenters.

PRP supports the intent of this bill, which is to ensure that the state, city and the Honolulu Authority for Rapid Transportation are working together to maximize our investment in rail transit and achieve the promise of transit-oriented development (TOD).

PRP believes rail transit and growth focused around transit can play a major role in addressing some of the most pressing challenges facing Oahu today and into the next decades. Specifically, we already have a severe housing shortage that is driving prices beyond the reach of local families. Using current state and county projections for population and job growth through the next several decades, we anticipate the need for about 104,500 additional homes to accommodate the city's resident population. Our community can realize significant benefits if we focus much (not all) of this projected development

March 20, 2014

Testimony Supporting Intent of HB 193 HD1, Proposed SD1 Relating to Land Use

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along the rail transit alignment. Some of the most important benefits of a well-managed growth strategy include:

- Housing that people can afford will be close to good-paying jobs, local parks, restaurants and other services. And all of this will be near public transit in a community designed for walking, biking and transit to reduce automobile use and traffic.
- New and proposed projects are close to public transit – both bus and rail. This type of community can provide residents with the ability to save time and money that would otherwise be spent on gas and automobile maintenance.
- Integrated communities along the rail line will consume less land overall, lead to fewer vehicle miles traveled, and produce environmental benefits to the community as a whole. We will be able to protect our valuable open space and keep the country undeveloped. Additionally, energy efficient technologies in the new homes will use much less energy than that used by older buildings.

We respectfully ask for your continued support of an integrated planning process that benefits all stakeholders.

Thank you for the opportunity to share our views on this important issue with you.

From: mailinglist@capitol.hawaii.gov
To: [WTLTestimony](#)
Cc: ndavlanter@aol.com
Subject: *Submitted testimony for HB193 on Mar 20, 2014 15:30PM*
Date: Tuesday, March 18, 2014 3:55:58 PM

HB193

Submitted on: 3/18/2014

Testimony for WTL/EGH/PSM on Mar 20, 2014 15:30PM in Conference Room 224

Submitted By	Organization	Testifier Position	Present at Hearing
Nancy Davlanter	Individual	Oppose	No

Comments:

Please note that testimony submitted less than 24 hours prior to the hearing, improperly identified, or directed to the incorrect office, may not be posted online or distributed to the committee prior to the convening of the public hearing.

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From: mailinglist@capitol.hawaii.gov
To: [WTLTestimony](#)
Cc: paulakomarajr@yahoo.com
Subject: *Submitted testimony for HB193 on Mar 20, 2014 15:30PM*
Date: Tuesday, March 18, 2014 9:23:56 PM

HB193

Submitted on: 3/18/2014

Testimony for WTL/EGH/PSM on Mar 20, 2014 15:30PM in Conference Room 224

Submitted By	Organization	Testifier Position	Present at Hearing
Paul A. komara, Jr.	Individual	Oppose	No

Comments:

Please note that testimony submitted less than 24 hours prior to the hearing, improperly identified, or directed to the incorrect office, may not be posted online or distributed to the committee prior to the convening of the public hearing.

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