

1 (3) There has been little incentive for the lessees of the
2 properties in the area to make major investments in
3 improvements to their infrastructure, resulting in the
4 deterioration of the area's infrastructure and
5 facilities; and

6 (4) The State has a responsibility to ensure that the
7 Waiakea peninsula area does not deteriorate and have a
8 harmful impact on the economy of the community as a
9 whole.

10 The public lands in the area present an opportunity for the
11 revitalization and redevelopment of a district where hotel and
12 resort, commercial, and public uses may coexist compatibly
13 within the same area.

14 The purpose of this part is to:

15 (1) Identify areas of commercial, industrial, resort, and
16 hotel parcels in need of revitalization and to
17 establish guidelines for the redevelopment of those
18 parcels; and

19 (2) Establish the Waiakea peninsula redevelopment
20 district.



1 SECTION 2. Chapter 171, Hawaii Revised Statutes, is
2 amended by adding two new parts to be appropriately designated
3 and to read as follows:

4 "PART . PUBLIC LANDS REDEVELOPMENT

5 §171-A Findings; purpose. (a) The legislature finds
6 that:

7 (1) Because of the policies guiding the management of
8 public lands with commercial, industrial, hotel, and
9 resort uses, there has been little incentive for the
10 lessees of those properties to make major investments
11 in improvements to their infrastructure, resulting in
12 the deterioration of infrastructure and facilities;

13 (2) The lack of improvement to property in many of these
14 areas has resulted in dilapidation, deterioration,
15 age, or obsolescence of the buildings and structures
16 in those areas; and

17 (3) The department has the responsibility of planning for
18 the disposition of commercial, industrial, hotel, and
19 resort classes of public lands to determine:

- 20 (A) Specific use or uses;
21 (B) Minimum size of parcels;

- 1 (C) Required building construction or improvements;
- 2 and
- 3 (D) Lease terms and requirements.

4 (b) The purpose of this part is to authorize the
5 designation of areas or regions of public lands classified as
6 commercial, industrial, hotel, and resort, and the establishment
7 and implementation of guidelines for the redevelopment of the
8 areas or regions that will:

- 9 (1) Define the policies for the management of public lands
10 in the designated area;
- 11 (2) Establish a plan for the designated area, including
12 district-wide improvements, that is coordinated with
13 state and county land use and planning policies; and
- 14 (3) Implement asset and property management concepts that
15 can optimize income from the properties and evolve in
16 response to changing principles of property
17 administration.

18 (c) The legislature finds that the rejuvenation of areas
19 of public lands that have become dilapidated, obsolete, or have
20 deteriorated over time is in the public interest and constitutes
21 a valid public purpose.



1 **§171-B Definitions.** As used in this part:

2 "Planning committee" or "committee" means the policymaking
3 committee established for a redevelopment district pursuant to
4 section 171-D.

5 "Public facilities" include streets and highways, storm
6 drainage systems, water systems, street lighting systems, off-
7 street parking facilities, and sanitary sewerage systems.

8 "Redevelopment district" or "designated district" means an
9 area of public lands designated for redevelopment pursuant to
10 section 171-C.

11 **§171-C Designation of redevelopment district; boundaries.**

12 (a) The legislature shall designate redevelopment districts by
13 statute for any area of public lands designated as an industrial
14 park pursuant to section 171-132 or classified as commercial,
15 industrial, hotel, or resort use pursuant to section 171-10 if
16 the legislature determines that there is a need for planning,
17 development, or redevelopment because the buildings and infra-
18 structures in the area are dilapidated or have deteriorated due
19 to age or obsolescence.

20 (b) The designation shall describe the boundaries of the
21 redevelopment district.



1 §171-D Planning committee; district administrator; repeal.

2 (a) Upon the designation of a redevelopment district pursuant
3 to section 171-C, a planning committee for the designated
4 district shall be established and placed in the department for
5 administrative purposes.

6 (b) The committee shall be a policy-making committee for
7 the designated district and shall consist of nine members. The
8 members shall consist of:

9 (1) The chairperson of the board of land and natural
10 resources and the director of planning of the county
11 in which the designated district is located, or their
12 designated representatives, who shall be ex-officio,
13 voting members of the committee; and

14 (2) Seven public, voting members appointed by the governor
15 pursuant to section 26-34; provided that of the
16 members appointed pursuant to this paragraph:

17 (A) Three members shall be selected from a list of
18 six names submitted by the president of the
19 senate and speaker of the house of
20 representatives in collaboration with the



1 legislators from the county in which the
2 designated district is located; and
3 (B) Seven members shall be selected on the basis of
4 their knowledge, experience, and expertise in:
5 (i) Management of small or large businesses;
6 (ii) Economics, banking, investment, or finance;
7 (iii) Real estate development;
8 (iv) Real estate management;
9 (v) Marketing; or
10 (vi) Hotel and resort management;
11 provided that of the seven members, four members
12 shall be residents of the county in which the
13 designated district is located and three members
14 shall be residents of the State.
15 (c) The committee shall elect its chairperson from among
16 its public, voting members.
17 (d) The members of the committee shall serve without
18 compensation but shall be reimbursed for reasonable expenses,
19 including travel expenses, incurred in the performance of their
20 duties.



1 (e) The committee shall appoint a district administrator,
 2 who shall be the chief executive officer for the designated
 3 district. The district administrator shall have experience and
 4 expertise in engineering, planning, architecture, real estate,
 5 or law. The committee shall set the district administrator's
 6 duties, responsibilities, holidays, vacations, leaves, hours of
 7 work, and working conditions. The committee shall set the
 8 salary of the district administrator, who shall serve at the
 9 pleasure of the committee and shall be exempt from chapter 76.

10 (f) The committee shall be dissolved on June 30 of the
 11 tenth year following the effective date of the Act establishing
 12 the designated district.

13 **§171-E Planning committee; powers and duties; generally.**

14 The committee shall have the powers and duties related to its
 15 functions in the designated district that are delegated to the
 16 committee by the board. In addition, the committee may:

- 17 (1) Through its district administrator, appoint staff and
 18 employees, prescribe their duties and qualifications,
 19 and fix their salaries, without regard to chapter 76;
- 20 (2) Through its district administrator, allocate space or
 21 spaces that are to be occupied by the committee and



- 1 appropriate staff, and purchase necessary supplies,
2 equipment, or furniture;
- 3 (3) Prepare a redevelopment plan for the designated
4 district;
- 5 (4) Notwithstanding any other law to the contrary, renew
6 or renegotiate any lease in connection with any
7 project contained in the redevelopment plan for the
8 designated district, on terms and conditions as the
9 committee deems advisable;
- 10 (5) Prepare or cause to be prepared plans, design
11 criteria, landscaping, and estimates of costs for the
12 construction, rehabilitation, or repair of any project
13 contained in the redevelopment plan for the designated
14 district, and from time to time to modify the plans or
15 estimates;
- 16 (6) Conduct studies in conjunction with county and state
17 agencies necessary to determine the appropriate
18 activities for redevelopment in the designated
19 district;
- 20 (7) Reduce or waive the lease rental on any lease of
21 public land for any project in the designated district



1 that requires substantial improvements; provided that
2 the reduction or waiver shall not exceed one year in
3 duration;

4 (8) Make and execute all contracts and instruments that
5 are necessary for the exercise of the committee's
6 powers and functions relating to the designated
7 district, including the engaging of the services of
8 consultants for the rendering of professional and
9 technical assistance and advice;

10 (9) Enter into a redevelopment agreement with a developer
11 or developers for any project contained in the
12 redevelopment plan; provided that the redevelopment
13 agreement shall contain:

14 (A) The location, area, and size of the parcel to be
15 redeveloped;

16 (B) The use or uses to which the parcel shall be put
17 in conformance with the redevelopment plan, and
18 with applicable state and county laws and
19 ordinances;

20 (C) The period of time for the construction and
21 completion of the redevelopment; and



1 (D) Other terms and conditions that the committee
2 deems necessary;

3 (10) Work closely and communicate with the county
4 government to coordinate the execution of the
5 designated district's planning, incremental projects,
6 work schedules, public works, and budget; and

7 (11) Do any and all things necessary to carry out the
8 committee's purposes and exercise the powers
9 established pursuant to this part.

10 **§171-F District redevelopment plan.** (a) The committee
11 shall prepare a redevelopment plan for the designated district,
12 including district development policies, the district
13 improvement program, necessary public facilities, and the
14 development guidelines and rules for the designated district.
15 In carrying out its planning activities, the committee shall
16 comply with applicable state and county statutes, ordinances,
17 and rules.

18 (b) The committee shall prepare a redevelopment plan for
19 the designated district that:

20 (1) Establishes, if applicable, areas principally for:

21 (A) Commercial activities;



- 1 (B) Processing, construction, manufacturing,
2 transportation, wholesaling, storage and similar
3 industrial activities;
- 4 (C) Resort and hotel activities, including uses that
5 provide facilities and services for visitors; or
- 6 (D) Public facilities and recreational facilities;
7 with detailed standards for height, bulk, size,
8 and location of buildings;
- 9 (2) Includes a district-wide improvement program for
10 necessary district-wide public facilities within the
11 designated district;
- 12 (3) Includes plans, specifications, and estimates of the
13 costs for the development, construction,
14 reconstruction, or improvement of any project in the
15 designated district; provided that the committee may
16 from time to time modify the plans, specifications, or
17 estimates;
- 18 (4) If possible, identifies specific uses for areas in the
19 designated district and the required parceling of land
20 into minimum size areas related to the specific uses;



1 (5) Determines the lease rental that should be established
2 for the specific uses and the terms and conditions of
3 the leases; and

4 (6) Establishes interim development controls to be
5 implemented during the transition to the execution of
6 the provisions of the redevelopment plan, such as
7 recommending the holdover of a lessee pursuant to
8 section 171-40 or issuance of permits pursuant to
9 section 171-55 to existing lessees upon the expiration
10 of their lease terms.

11 (c) The district redevelopment plan may provide for the
12 withdrawal or taking for public purposes of the public land or
13 portion of the public land under a lease. The rental shall be
14 reduced in proportion to the value of the portion of the
15 premises condemned, and the lessee shall be entitled to receive
16 the proportionate value of the permanent improvements legally
17 made to or constructed upon the land by the lessee taken in the
18 proportion that it bears to the unexpired term of the lease.

19 (d) The committee shall hold a public hearing on a
20 proposed redevelopment plan for the designated district, and



1 shall consider the comments received and incorporate any
2 revisions to the plan that may be necessary.

3 (e) Two years after the date it is established, the
4 committee shall submit a report to the board with the
5 redevelopment plan recommended by the committee along with
6 recommendations for appropriations by the legislature, the
7 authorization of bonds, or both, to implement the redevelopment
8 plan in a timely manner. The board shall submit the report to
9 the governor and the legislature, not later than twenty days
10 prior to the convening of the 2020 regular session, with a
11 request for the required appropriations, bond authorization, or
12 both.

13 (f) The designated district redevelopment plan shall
14 supersede all other inconsistent ordinances and rules relating
15 to the use, planning, development, and construction on public
16 land in the designated district.

17 **§171-G Designated redevelopment district revolving fund.**

18 (a) A separate revolving fund shall be established for each
19 redevelopment district designated pursuant to section 171-C,
20 into which shall be deposited:



- 1 (1) Fifty per cent of the revenues, income, and receipts
- 2 of the department from the public lands in the
- 3 designated district, notwithstanding section 171-19;
- 4 (2) Moneys appropriated by the legislature to the
- 5 revolving fund; and
- 6 (3) Any gifts, grants, and other funds accepted by the
- 7 department.

8 Each revolving fund shall bear the name used by the legislature
 9 in designating the redevelopment district.

10 (b) Moneys in the designated redevelopment district
 11 revolving fund shall be used in the designated district for the
 12 purposes of this part; provided that no expenditure shall be
 13 made from the fund and no obligation shall be incurred against
 14 the fund in excess of the amount standing to the credit of the
 15 fund.

16 **PART . WAIAKEA PENINSULA REDEVELOPMENT DISTRICT**

17 **§171-H Waiakea peninsula redevelopment district**

18 **established; boundaries.** The legislature designates the public
 19 lands on the Waiakea peninsula on the island of Hawaii as the
 20 Waiakea peninsula redevelopment district. The Waiakea peninsula
 21 redevelopment district shall include the area bounded by the



1 shoreline from the intersection of Lihiwai street and Kamehameha
 2 avenue; Kamehameha avenue to its intersection with Kalaniana'ole
 3 avenue; Kalaniana'ole avenue to its intersection with Banyan way;
 4 Banyan way from its intersection with Kalaniana'ole avenue to its
 5 intersection with Banyan drive; from the intersection of Banyan
 6 way and Banyan drive to the shoreline; the shoreline around the
 7 Waiakea peninsula, including Mokuola island, to the intersection
 8 of Lihiwai street and Kamehameha avenue.

9 **§171-I Waiakea peninsula redevelopment district planning**
 10 **committee; established.** There is established a Waiakea
 11 peninsula redevelopment district planning committee. The
 12 committee shall be appointed as provided in section 171-D and
 13 shall exercise the powers and duties in the designated district
 14 as authorized by part .

15 **§171-J Waiakea peninsula redevelopment district revolving**
 16 **fund; established.** There is established the Waiakea peninsula
 17 redevelopment district revolving fund, into which shall be
 18 deposited:

- 19 (1) Fifty per cent of the revenues, income, and receipts
- 20 from the public lands in the Waiakea peninsula
- 21 redevelopment district;



- 1 (2) Moneys appropriated by the legislature to the
2 revolving fund; and
- 3 (3) Any gifts, grants, and other funds accepted by the
4 Waiakea peninsula redevelopment district planning
5 committee.

6 The moneys in the revolving fund shall be used in the
7 Waiakea peninsula redevelopment district for the purposes
8 described in this part."

9 PART II

10 SECTION 3. The purpose of this part is to serve the public
11 use and public purpose of state lands used for commercial
12 purposes by authorizing the board of land and natural resources
13 to authorize the extension of commercial, hotel, resort, and
14 industrial leases for the lessees' substantial improvement to
15 the leased premises.

16 SECTION 4. Chapter 171, Hawaii Revised Statutes, is
17 amended by adding a new section to be appropriately designated
18 and to read as follows:

19 "§171- Commercial, hotel, resort, or industrial leases;
20 extension of term. (a) Notwithstanding section 171-36, the
21 board may extend the lease term of public lands for commercial,



1 hotel, resort, or industrial use upon the approval by the board
2 of a development agreement proposed by the lessee or lessee and
3 developer to make substantial improvements to the demised
4 premises.

5 (b) Prior to entering into a development agreement, the
6 lessee or lessee and developer shall submit to the board the
7 plans and specifications for the total development being
8 proposed. The board shall review the plans and specifications
9 and determine:

10 (1) Whether the development proposed in the development
11 agreement is of sufficient worth and value to justify
12 the extension of the lease;

13 (2) The estimated period of time to complete the
14 improvements and expected date of completion of the
15 improvements; and

16 (3) The minimum revised annual rent based on the fair
17 market value of the lands to be developed, as
18 determined by an appraiser for the board, and
19 percentage rent where gross receipts exceed a
20 specified amount.



1 No lease extension shall be approved until the board and the
2 lessee or lessee and developer mutually agree to the terms and
3 conditions of the development agreement.

4 (c) No construction shall commence until the lessee or
5 lessee and developer have filed with the board a sufficient bond
6 conditioned upon the full and faithful performance of all the
7 terms and conditions of the development agreement.

8 (d) Any extension of a lease pursuant to this section
9 shall be based upon the substantial improvements to be made and
10 shall be for a period no longer than fifty-five years.

11 (e) Similar to the issuance of a new lease, any extension
12 of a lease granted pursuant to this section shall be
13 effectuated, documented, and executed using the most current
14 lease form and leasing practices and policies of the board.

15 (f) The applicant for a lease extension shall pay all
16 costs and expenses incurred by the department in connection with
17 processing, analyzing, and negotiating any lease extension
18 request and document, and the development agreement in
19 subsections (a) and (b).

20 (g) As used in this section "substantial improvements"
21 means any renovation, rehabilitation, reconstruction, or



1 construction of the demised premises, including minimum
 2 requirements for off-site and on-site improvements, the cost of
 3 which equals or exceeds fifty per cent of the market value of
 4 the demised premises, that the lessee or lessee and developer
 5 shall install, construct, and complete by the date of completion
 6 of the total development."

7 SECTION 5. Section 171-1, Hawaii Revised Statutes, is
 8 amended by amending the definition of "public purpose" to read
 9 as follows:

10 "Public purpose", as used in this chapter, unless the
 11 context clearly indicates otherwise, includes but shall not be
 12 limited to all public uses, the straightening of boundaries of
 13 public lands, acquisition of access to landlocked public lands,
 14 the consolidation of the holdings of public lands, development
 15 of houselots, farmlots, and industrial parks[-], and the
 16 redevelopment of public lands pursuant to part ."

17 SECTION 6. Section 171-35, Hawaii Revised Statutes, is
 18 amended to read as follows:

19 "§171-35 Lease provisions; generally. Every lease issued
 20 by the board of land and natural resources shall contain:



- 1 (1) The specific use or uses to which the land is to be
- 2 employed;
- 3 (2) The exact commencement and termination dates for the
- 4 lease, and the term and type of notice required to
- 5 exercise any renewal option, if applicable;
- 6 ~~[(2)]~~ (3) The improvements required; provided that a
- 7 minimum reasonable time be allowed for the completion
- 8 of the improvements;
- 9 ~~[(3)]~~ (4) Restrictions against alienation as set forth in
- 10 section 171-36;
- 11 ~~[(4)]~~ (5) The rent, as established by the board or at
- 12 public auction, which shall be payable not more than
- 13 one year in advance, in monthly, quarterly,
- 14 semiannual, or annual payments;
- 15 ~~[(5)]~~ (6) Where applicable, adequate protection of forests,
- 16 watershed areas, game management areas, wildlife
- 17 sanctuaries, and public hunting areas, reservation of
- 18 rights-of-way and access to other public lands, public
- 19 hunting areas, game management areas, or public
- 20 beaches, and prevention of nuisance and waste; and



1 ~~(3) No lease shall be made for any land under a lease~~
2 ~~which has more than two years to run;~~

3 ~~(4)]~~ (2) No lease shall be made to any person who is in
4 arrears in the payment of taxes, rents, or other
5 obligations owing the State or any county;

6 ~~(5)]~~ (3) No lease shall be transferable or assignable,
7 except by devise, bequest, or intestate succession;
8 provided that with the approval of the board of land
9 and natural resources, the assignment and transfer of
10 a lease or unit thereof may be made in accordance with
11 current industry standards, as determined by the
12 board; provided further that prior to the approval of
13 any assignment of lease, the board ~~[shall have the~~
14 ~~right to]~~ may review and approve the consideration to
15 be paid by the assignee and may condition its consent
16 to the assignment of the lease on payment by the
17 lessee of a premium based on the amount by which the
18 consideration for the assignment, whether by cash,
19 credit, or otherwise, exceeds the depreciated cost of
20 improvements and trade fixtures being transferred to
21 the assignee; provided further that with respect to



1 state agricultural leases, [~~in the event of~~] if a
2 foreclosure or sale[~~7~~] occurs, the premium, if any,
3 shall be assessed only after the encumbrances of
4 record and any other advances made by the holder of a
5 security interest are paid;

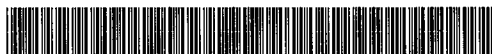
6 [~~6~~] (4) The lessee shall not sublet the whole or any part
7 of the demised premises except with the approval of
8 the board; provided that prior to the approval, the
9 board [~~shall have the right to~~] may review and approve
10 the rent to be charged to the sublessee; provided
11 further that in the case where the lessee is required
12 to pay rent based on a percentage of its gross
13 receipts, the receipts of the sublessee shall be
14 included as part of the lessee's gross receipts;
15 provided further that the board [~~shall have the right~~
16 ~~to~~] may review and, if necessary, revise the rent of
17 the demised premises based upon the rental rate
18 charged to the sublessee including the percentage
19 rent, if applicable, and provided that the rent may
20 not be revised downward;



1 ~~[(7)]~~ (5) The lease shall be for a specific use or uses and
2 shall not include waste lands, unless it is
3 impractical to provide otherwise;

4 ~~[(8)]~~ (6) Mineral and metallic rights and surface and
5 ground water shall be reserved to the State; and

6 ~~[(9)]~~ (7) No lease of public lands, including submerged
7 lands, nor any extension of any [~~such~~] lease, shall be
8 issued by the State to any person to construct, use,
9 or maintain a sunbathing or swimming pier or to use
10 the lands for [~~such~~] these purposes, unless [~~such~~] the
11 lease, or any extension thereof, contains provisions
12 permitting the general public to use the pier
13 facilities on the public lands and requiring that a
14 sign or signs be placed on the pier, clearly visible
15 to the public, which indicates the public's right to
16 the use of the pier. The board, at the earliest
17 practicable date, and where legally possible, shall
18 cause all existing leases to be amended to conform to
19 this paragraph. The term "lease", for the purposes of
20 this paragraph, includes month-to-month rental
21 agreements and similar tenancies.



1 (b) The board, from time to time, upon the issuance or
 2 during the term of any intensive agricultural, aquaculture,
 3 commercial, mariculture, special livestock, pasture, hotel,
 4 resort, or industrial lease, or lease with a school or
 5 government entity pursuant to section 171-95 or eleemosynary
 6 organization pursuant to section 171-43.1 may[+]

7 ~~(1) Modify~~ modify or eliminate any of the restrictions
 8 specified in subsection (a);

9 ~~[(2) Extend]~~ extend or modify the fixed rental period of
 10 the lease [~~;~~ ~~provided that the aggregate of the initial~~
 11 ~~term and any extension granted shall not exceed sixty~~
 12 ~~five years;~~] upon approval by the board of a
 13 development agreement proposed by the lessee to make
 14 substantial improvements to the existing improvements
 15 or to construct new improvements; or

16 ~~[(3) Extend]~~ extend the term of the lease, to the extent
 17 necessary to qualify the lease for mortgage lending or guaranty
 18 purposes with any federal mortgage lending agency, to qualify
 19 the lessee for any state or private lending institution loan,
 20 private loan guaranteed by the State, or any loan in which the
 21 State and any private lender participates, or to amortize the



1 cost of substantial improvements to the demised premises that
2 are paid for by the lessee without institutional financing,
3 [~~such~~] the extension being based on the economic life of the
4 improvements as determined by the board or an independent
5 appraiser; provided that the approval of any extension shall be
6 subject to the following:

7 (1) The demised premises have been used substantially for
8 the purpose for which they were originally leased;

9 [~~(2)~~] ~~The aggregate of the initial term and any extension~~
10 ~~granted shall not be for more than sixty five years;~~

11 ~~(3)~~] (2) [~~In the event of~~] If a reopening~~(7)~~ occurs, the
12 rental for any ensuing period shall be the fair market
13 rental at the time of reopening;

14 [~~(4)~~] (3) Any federal or private lending institution shall
15 be qualified to do business in the State;

16 [~~(5)~~] (4) Proceeds of any mortgage or loan shall be used
17 solely for the operations or improvements on the
18 demised premises;

19 [~~(6)~~] (5) Where improvements are financed by the lessee,
20 the lessee shall submit receipts of expenditures



1 within a time period specified by the board, otherwise
 2 the lease extension shall be canceled; and
 3 ~~[(7)]~~ (6) The rules of the board, setting forth any
 4 additional terms and conditions, which shall ensure
 5 and promote the purposes of the demised lands."

6 2. By amending subsections (d) and (e) to read:

7 "(d) The board, from time to time, during the term of any
 8 agriculture, intensive agriculture, aquaculture, commercial,
 9 mariculture, special livestock, pasture, hotel, resort, or
 10 industrial lease, or lease with a school or government entity
 11 pursuant to section 171-95 or eleemosynary organization pursuant
 12 to section 171-43.1 may modify or eliminate any of the
 13 ~~[+]~~restrictions~~[+]~~ specified in subsection (a), extend or modify
 14 the fixed rental period of the lease, or extend the term of the
 15 lease upon a showing of significant economic hardship directly
 16 caused by:

17 (1) State disaster, pursuant to chapter 209, including
 18 seismic or tidal wave, tsunami, hurricane, volcanic
 19 eruption, typhoon, earthquake, flood, or severe
 20 drought; or



1 (2) A taking of a portion of the area of the lease by
 2 government action by eminent domain, withdrawal, or
 3 conservation easement; provided that the portion taken
 4 shall not be less than ten per cent of the entire
 5 leased area unless otherwise approved by the board;
 6 and provided that the board determines that the lessee
 7 will not be adequately compensated pursuant to the
 8 lease provisions.

9 (e) The approval of any extension granted pursuant to
 10 subsection (d) shall be subject to the following:

11 (1) The demised premises has been used substantially for
 12 the purposes for which they were originally leased;

13 ~~[(2) The aggregate of the initial term and any extension~~
 14 ~~granted shall not be for more than fifty five years;~~

15 ~~-(3)]~~ (2) The rental shall not be less than the rental for
 16 the preceding term;

17 ~~[-(4)]~~ (3) The rules of the board, setting forth any
 18 additional terms and conditions which shall ensure and
 19 promote the purposes of the demised lands; and



1 [~~5~~] (4) The length of the extension shall not exceed a
2 reasonable length of time for the purpose of providing
3 relief [~~and shall in no case exceed five years~~]."

4 PART III

5 SECTION 8. There is appropriated out of the general
6 revenues of the State of Hawaii the sum of \$ or so much
7 thereof as may be necessary for fiscal year 2017-2018 and the
8 same sum or so much thereof as may be necessary for fiscal year
9 2018-2019 to carry out the purposes of part I of this Act.

10 The sums appropriated shall be expended by the department
11 of land and natural resources for the purposes of this Act.

12 PART IV

13 SECTION 9. If any provision of this Act, or the
14 application thereof to any person or circumstance, is held
15 invalid, the invalidity does not affect other provisions or
16 applications of the Act that can be given effect without the
17 invalid provision or application, and to this end the provisions
18 of this Act are severable.

19 SECTION 10. In codifying part I of this Act, the revisor
20 of statutes shall substitute appropriate section numbers for the
21 letters used in designating the new sections in part I this Act.



1 SECTION 11. Statutory material to be repealed is bracketed
2 and stricken. New statutory material is underscored.

3 SECTION 12. This Act shall take effect on July 1, 2117.



Report Title:

Redevelopment Districts; Waiakea Peninsula Redevelopment District, Establishment; Appropriation

Description:

Provides for the redevelopment of the Hilo area by establishing the framework, requirements, and conditions for redevelopment districts and specifically designating the Waiakea Peninsula Redevelopment District, appropriates funds for the implementation of the redevelopment district program, and makes conforming amendments to lease restrictions on public lands to facilitate the implementation of redevelopment districts.
(SB1292 HD1)

The summary description of legislation appearing on this page is for informational purposes only and is not legislation or evidence of legislative intent.

