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# HOUSE CONCURRENT RESOLUTION

AUTHORIZING HAWAI'I COMMUNITY DEVELOPMENT AUTHORITY TO CONDUCT A STUDY TO CONSIDER RESIDENTIAL, HOTEL, AND OTHER LAND USES FOR THE KAKAAKO MAKAI AREA.

1           WHEREAS, the Hawai'i Community Development Authority (HCDA)  
2 intends to update the Kaka'ako Community Development District  
3 Makai Area master plan and administrative rules in 2025: and  
4

5           WHEREAS, the planning process will include community and  
6 stakeholder engagement, infrastructure assessment, traffic  
7 impact analysis, soil contamination assessment, sea level rise  
8 analysis, and cultural and historical analysis; and  
9

10           WHEREAS, although the Makai area plan was updated in 2023,  
11 it did not contemplate residential, hotel and other uses, nor  
12 did it consider soil and geotechnical analysis, cultural and  
13 historical analysis, view plan impact of potentially higher  
14 densities, and sea level rise on building design and siting; and  
15

16           WHEREAS, in updating the Makai Area Master Plan, the HCDA  
17 should include a robust community and stakeholder engagement  
18 process, infrastructure assessment, traffic impact analysis,  
19 soil contamination assessment, sea level rise analysis, and  
20 cultural and historical analysis, among other planning  
21 consideration; and  
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23           WHEREAS, the State continues to suffer from a shortage of  
24 affordable housing with fewer families able to afford to buy or  
25 rent a home in the State, while Native Hawaiians suffer  
26 disproportionately from this lack of affordable housing; now,  
27 therefore,  
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1 BE IT RESOLVED by the House of Representatives of the  
2 Thirty-third Legislature of the State of Hawaii, Regular Session  
3 of 2025, the Senate concurring, that the HCDA, in conjunction  
4 with the updating of the Kaka'ako Community Development District  
5 Makai Area Master Plan, is authorized to:

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7 (1) Consult with the Hawaii Housing Finance and  
8 Development Corporation, Office of Hawaiian Affairs, Office of  
9 Hawaiian Affairs, Department of Planning and Permitting of the  
10 City and County of Honolulu, University of Hawaii at Manoa John  
11 A. Burns School of Medicine, Department of Transportation,  
12 Department of Business Economic Development and Tourism,  
13 Department of Education, and The Kakaako Makai Community  
14 Planning Advisory Council; and  
15

16 (2) Conduct a study to consider residential, hotel, and  
17 other land uses in the Kakaako Makai Area which shall include a  
18 public hearing before submitting the study to the Legislature.  
19 Notice of the public hearing shall be published at least thirty  
20 days prior to the hearing and shall include: (a) the date, time,  
21 and place of the hearing; (b) a statement of the topic of the  
22 hearing; and (c) a description of where, when, and how the study  
23 may be viewed by the public. All interested persons may submit  
24 data or opinions, orally or in writing, in conjunction with the  
25 hearing.  
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27 BE IT FURTHER RESOLVED that the HCDA shall submit its study  
28 considering residential, hotel, and other land uses for the  
29 Kakaako Makai Area to the Legislature no later than twenty days  
30 prior to the convening of the Regular Session of 2026; and  
31

32 BE IT FURTHER RESOLVED that certified copies of this  
33 Concurrent Resolution be transmitted to the Executive Director  
34 of the Hawaii Community Development Authority, Executive  
35 Director of the Hawaii Housing Finance and Development  
36 Corporation, Chair of the Board of Trustees of the Office of  
37 Hawaiian Affairs, Director of the Department of Planning and  
38 Permitting of the City and County of Honolulu, Dean of the  
39 University of Hawaii at Manoa John A. Burns School of Medicine,  
40 Director of the Department of Transportation, Director of the  
41 Department of Business Economic Development and Tourism,

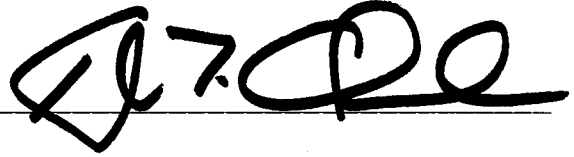


# H.C.R. NO. 184

1 Superintendent the Department of Education, and the Chair of The  
2 Kakaako Makai Community Planning Advisory Council.

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OFFERED BY:

A handwritten signature in black ink, appearing to be 'D. P. O.', written over a horizontal line.

MAR - 7 2025

