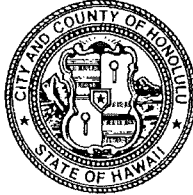


DEPARTMENT OF PLANNING AND PERMITTING  
**CITY AND COUNTY OF HONOLULU**

650 SOUTH KING STREET, 7<sup>TH</sup> FLOOR • HONOLULU, HAWAII 96813  
PHONE: (808) 768-8000 • FAX: (808) 768-6041  
DEPT. WEB SITE: [www.honolulu.gov](http://www.honolulu.gov) • CITY WEB SITE: [www.honolulu.gov](http://www.honolulu.gov)

KIRK CALDWELL  
MAYOR



GEORGE I. ATTA, FAICP  
DIRECTOR

ARTHUR D. CHALLACOMBE  
DEPUTY DIRECTOR

June 16, 2014

Mr. Daniel E. Orodenker  
Executive Officer  
Land Use Commission  
State of Hawaii  
P.O. Box 2359  
Honolulu, Hawaii 96804-2359

(mh)  
LAND USE COMMISSION  
STATE OF HAWAII  
2014 JUN 16 P 4: 28

Dear Mr. Orodenker:

SUBJECT: Land Use Commission Docket No. A87-610  
Kamehameha Schools (KS) Motion for Order Amending the  
Findings of Fact, Conclusions of Law, and Decision and Order  
Dated May 17, 1988, Tax Map Keys: 9-4-06: Portion of 26;  
9-6-04: Portion of 1 and Portion of 16; and 9-6-05: Portion of 1,  
Portion of 7, and Portion of 14

Enclosed is the Department of Planning and Permitting's Statement of Position on the Motion of KS, Docket No. A87-610 before the Land Use Commission, to (1) recognize KS as the successor Petitioner to Petitioner Tom Gentry and Gentry-Pacific, Ltd.; and (2) issue an order modifying the Commission's Findings of Fact, Conclusions of Law, and Decision and Order dated May 17, 1988, as amended by the Commission's November 30, 1990, Order Granting Motion to Amend Condition No. 6 of the Decision and Order Dated May 17, 1988, to expressly authorize the use of portions of the KS Property for solar farm development for an interim period not to exceed 35 years.

Should you have any questions, please contact Matt Higashida of our staff at 768-8045.

Very truly yours,

A handwritten signature in cursive script that reads "George I. Atta".

George I. Atta, FAICP  
Director

GIA:js

Enclosure

cc: Dawn Takeuchi-Apuna, Deputy Corporation Counsel  
Don S. Kitaoka, Deputy Corporation Counsel

BEFORE THE LAND USE COMMISSION  
OF THE STATE OF HAWAII

In the Matter of the Petition of )  
)  
TOM GENTRY AND GENTRY-PACIFIC, LTD. )  
)  
To Amend the Agricultural Land Use )  
District Boundary into the Urban Land )  
Use District for Approximately 1,395 Acres )  
of Land at Waiawa, Ewa, Oahu, )  
City and County of Honolulu, State of Hawaii, )  
Tax Map Keys: 9-4-06: Portion of 26; )  
9-6-04: Portion of 1 and Portion of 16; )  
9-6-05: Portion of 1, Portion of 7, and )  
Portion of 14 )

Docket No. A87-610

LAND USE COMMISSION  
STATE OF HAWAII  
2014 JUN 16 P 4: 28

STATEMENT OF POSITION OF THE  
DEPARTMENT OF PLANNING AND PERMITTING

Comes now, George I. Atta, FAICP, Director of the Department of Planning and Permitting (DPP) of the City and County of Honolulu and hereby submits its Statement of Position regarding the Motion of Kamehameha Schools (KS) to (1) recognize KS as the successor Petitioner to Petitioner Tom Gentry and Gentry-Pacific, Ltd.; and (2) issue an order modifying the Commission's Findings of Fact, Conclusions of Law and Decision and Order dated May 17, 1988, as amended by the Commission's November 30, 1990, Order Granting Motion to Amend Condition No. 6 of the Decision and Order Dated May 17, 1988, to expressly authorize the use of portions of the KS Property for solar farm development for an interim period not to exceed 35 years. The DPP does not object to item (1) recognizing KS as the successor Petitioner, and requests the following regarding item (2):

- Further review and approval by the State Department of Health Safe Drinking Water Branch on the proposed use in the zone of contribution as required by Condition 2 of the Waiawa Decision and Order (Docket No. A87-610 – Tom Gentry and Gentry-Pacific, Ltd.)

The DPP offers the following comments:

1. The majority portion of Phase II, which is outside of the Urban Community Boundary and within the AG-1 zoning district, is also within the Zone of Contribution to the Waiawa Shaft. According to a letter by the Department of the Navy (28 May 14) to KS, the Navy agreed that the proposed solar farm development is a compatible land use within the designated Zone of Contribution. See Attachment 1. Similarly, the State Department of Health Safe Drinking Water Branch should be consulted on whether the proposed solar farm is compatible with source water protection in the area.
2. The proposed solar farm falls under the category of Utility Installations, Type B, which is a permitted use within any zoning district subject to approval of a Conditional Use Permit-Minor.
3. Some of the existing conditions of the Unilateral Agreement (UA) attached to Ordinance 98-01 may be triggered if either a subdivision or residential building permit(s) is proposed in the future. For example, a residential building permit for a caretaker's residence would trigger the UA's Affordable Housing agreement requirement.

DEPARTMENT OF PLANNING AND PERMITTING  
CITY AND COUNTY OF HONOLULU



George I. Atta, FAICP  
Director

DATED: June 16, 2014, Honolulu, Hawaii

Attachment



DEPARTMENT OF THE NAVY  
JOINT BASE COMMANDER  
JOINT BASE PEARL HARBOR HICKAM  
850 TICONDEROGA ST STE 100  
PEARL HARBOR HI 96860-5102

CENTRAL SCHOOLS  
CENTRAL FILES  
2014 JUN -4 A 8:31

11000  
Ser JB00/0623  
28 May 14

Mr. Keith K.A. Chang  
Land Asset Manager, Kamehameha Schools  
P.O. Box 3466  
Honolulu, HI 96801

FU-LAD

Dear Mr. Chang:

We have reviewed your letter dated November 26, 2013 regarding the proposed solar farm development and its proximity to our Waiawa Pumping Station's Zone of Contribution (ZOC). Based on the content of your letter, all our concerns have been adequately addressed and we agree that your proposed solar farm development is a compatible land use within the designated ZOC.

Please continue to keep us informed as the planning and development of this project progresses. Our point of contact for this issue is Captain Mike Saum, Public Works Officer at (808) 448-2714.

Sincerely,

J. W. JAMES  
Captain, U.S. Navy  
Commander

CERTIFICATE OF SERVICE

I hereby certify that a copy of the Statement of Position of the Department of Planning and Permitting, City and County of Honolulu, was duly served upon the following by either State or City Messenger, or hand delivery, or depositing the same, postage prepaid, in the U. S. Postal Service.

DON S. KITAOKA, Esq. CITY MESSENGER

DAWN TAKEUCHI-APUNA, Esq.  
Deputy Corporation Counsel  
Department of the Corporation Counsel  
City and County of Honolulu  
530 South King Street, Room 110  
Honolulu, Hawaii 96813

LEO R. ASUNCION, JR., AICP, Acting Director STATE MESSENGER

Office of Planning  
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Leiopapa A Kamehameha Building (State Office Tower)  
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Deputy Attorney General  
Department of the Attorney General  
State of Hawaii  
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COMMANDER  
Navy Region Hawaii  
850 Ticonderoga Street, Suite 110  
Pearl Harbor, Hawaii 96860-5101

U. S. POSTAL SERVICE

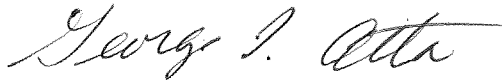
DR. LINDA ROSEN, M.D., M.P.H.  
Director of Health  
Department of Health  
1250 Punchbowl Street  
Honolulu, Hawaii 96813

STATE MESSENGER

---

DATED: June 16, 2014, Honolulu, Hawaii

DEPARTMENT OF PLANNING AND PERMITTING  
CITY AND COUNTY OF HONOLULU



George I. Atta, FAICP  
Director

GIA:js