

BEFORE THE LAND USE COMMISSION LAND USE COMMISSION
STATE OF HAWAII

OF THE STATE OF HAWAII 2014 OCT 17 P 2:33

In The Matter Of The Petition Of) Docket No. DR08-36
)
KO OLINA DEVELOPMENT, LLC) KO OLINA DEVELOPMENT, LLC
)
To Amend The Agricultural Land Use)
District Boundary into the Urban Land)
Use District for approximately 642 acres)
At Honouliuli, Ewa, Oahu, Tax Map)
Keys: 9-1-14: Portion of Parcel 2; 9-1-15:)
3, 6, 7, 10, Portion of Parcel 4; 9-2-03: 3,)
7, Portion of 2)
_____)

**KO OLINA DEVELOPMENT, LLC'S BOAT
LAUNCH RAMP NINETEENTH STATUS REPORT**

AND

CERTIFICATE OF SERVICE

OF COUNSEL:
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A Law Corporation

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LLC

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**KO OLINA DEVELOPMENT, LLC'S BOAT
LAUNCH RAMP NINETEENTH STATUS REPORT**

KO OLINA DEVELOPMENT, LLC ("KOD") hereby submits this boat launch ramp Status Report to the State Land Use Commission ("Commission") pursuant to the Commission's request for a follow up hearing on the status of the boat ramp matter.

I. INTRODUCTION

The Ko Olina Boat Ramp project is moving forward with a contractor – Healy Tibbitts Builders, Inc. ("Healy-Tibbitts"). KOD has filed and completed all of the required permit applications, which are able to be filed, on or ahead of schedule. At this time KOD has received approval of all required permits for the construction of the Boat Ramp project and site work in the project area has already commenced. KOD, to reiterate prior status reports, has actively and persistently pursued the boat launch

ramp project at all times. KOD is undoubtedly committed to moving forward as quickly as possible.

Background:

On August 28, 2009, the Commission held its meeting at Leiopapa A Kamehameha, Conference Room 405, 235 South Beretania Street, Honolulu, Hawai'i, for a continued status report on Docket No. DR08-36, KOD pursuant to Condition 4 of the Findings of Fact, Conclusions of Law, and Decision and Order filed November 19, 2008, ("Declaratory D&O") in the matter of the petition for a Declaratory Order in the above-referenced docket.

At the conclusion of the August 28, 2009 status report presentation the Commission instructed KOD to proceed on its proposed plans for the boat ramp and trailer parking lot in the marina and orally requested that KOD submit a quarterly written status report on KOD's progress on relocating the boat launch ramp in the marina.

KOD hereby submits its Nineteenth Status Report in regards to the status of the boat launch ramp in the marina pursuant to the D&O as set forth above.

II. BOAT LAUNCH RAMP IN THE MARINA STATUS

KOD and Healy-Tibbitts are working on the scheduling and completion of the ramp with the intent to complete the Boat Ramp project by the end of the year (or soon thereafter). While KOD is currently in compliance with the obligations within their

control regarding the Boat Ramp project schedule submitted to the Commission on July 13, 2009, delays in the permitting process will push back the final completion date of the boat launch ramp. KOD has filed all of the required permit applications, which are able to be filed, on or ahead of schedule. KOD also continued to monitor and touch base with the permitting authorities as much as possible in an effort to finalize the permit process. KOD has already expended a significant amount of time and capital in this process in the hope that the progression of the boat launch ramp project moves forward as quickly as possible.

On January 31, 2014 the State of Hawai'i, Department of Health, Clean Water Branch ("DOH-CWB") issued a National Pollutant Discharge Elimination System ("NPDES") permit finalization for the Ko Olina Boat Ramp project. KOD engineers, who had already started the process of finalizing the bid package and selection of bidders, proceed with the issuance of the bid for the construction of the boat launch ramp project.

KOD's intent was to seek and engage well qualified contractors who would be able to complete both land side and sea side construction to be able to make the construction more efficient and expedite the timing of build out. KOD was fortunate to have bid only very qualified ramp and parking lot contractors and have secured Healy-Tibbitts, who are extremely well qualified and respected contractors in the industry. As

stated above KOD is working with Healy-Tibbitts to complete construction of the Boat Ramp Project by the end of the year or soon thereafter.

At this time all permits are in place and construction has already commenced. Mass grading and site work is on going in the access road and boat trailer parking area. Existing Marina floating dock slips in the way of boat ramp construction have been relocated. Preparation for in-water work (BMPs, Silt curtain containment, etc.) being conducted. Construction and mobilization of Prestressed concrete piles, epoxy coated reinforcing bars for ramp construction at site location. Work on precast concrete ramp slab formwork being constructed.

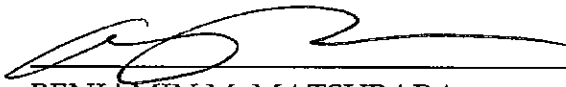
At this time all erosion control has been placed and is being maintained for the duration of construction activities. Site work including the subgrade preparation for the pavement areas have been completed. Excess soil from the site shall be removed shortly and base course for the site paving will be laid. Preparation for utility installations is in progress.

III. CONCLUSION

KOD will continue to provide its quarterly report on the status of the boat launch ramp at the end of each quarter.

Dated: Honolulu, Hawai'i October 17, 2014.

OF COUNSEL:
MATSUBARA – KOTAKE
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CERTIFICATE OF SERVICE

The undersigned hereby certifies that a file-marked copy of the foregoing document was duly served upon the parties listed below **VIA HAND DELIVERY** on October 17, 2014:

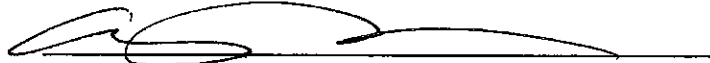
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Dated: Honolulu, Hawai'i October 17, 2014.

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