

State of Hawai'i Land Use Commission
P.O. Box 2359
Honolulu, Hawaii 96804

June 28, 2017

Aloha Chair Aczon and Members of the Land Use Commission:

As a resident of Kaua'i please accept my testimony in regards to Land Use Commission Docket A17-802, County of Kaua'i Housing Agency, Lima Ola 201H.

The last few decades of uncontrolled growth on Kaua'i have created intense pressure on our ecosystems, widened the gap of inequality, tipped the scales of balance in the quality of our personal and collective lives, and thus undermined the very foundation of a successful and fulfilled community. In spite of our dire need to reset our compass, we now have a Draft General Plan that has just been approved by the Planning Commission regardless of the fact that it is built on a less than sound foundation, at best, as it is based on: misinformed and outdated data; poor to no rationale for why or how the Planning Department made specific critical decisions about land use; narratives that don't match the land use maps; changes in community designations that are not supported by the communities they apply to. All of these shortcomings of the Draft General Plan apply to the recommendation to reclassify the district boundaries to allow the Lima Ola development.

There is no question that affordable housing is a priority need across our island, however, the recommendation to move forward with the Lima Ola development, as it stands in the Draft General Plan, lacks sound planning and adequate analysis including consideration of the following:

- Whether or not this is the optimal site for the Lima Ola including the economics of developing this location, convenience and easy access for potential future residents in regards to work place, transportation and fulfillment of basic domestic needs;
- The potential impacts on the Hanapepe and 'Ele'ele communities in regards to increase in traffic congestion and demands on infrastructure;
- Whether it supports the County's goal of "preserving Kauai's rural character, sense of place and aloha, even as we grow" as it is creating a net loss of valued prime agricultural lands.

In conclusion, I can say with great confidence that all of us on Kaua'i support the urgent need for truly affordable and compatible housing. Having said that, in the placement of affordable housing we need sufficient due diligence to ensure the density, design and basic quality of life factors are adequately met. The locating of housing developments should also be consistent with the Draft General Plan's policy for each community. In the case of Lima Ola development, this would be inconsistent with the Hanapepe-'Ele'ele policy, which calls for an area designation of "incremental" rather than "transformational" growth. I urge you to take the time to ensure that a thorough analysis is conducted on the locating of the Lima Ola development prior to committing to any land use designation changes.

Thank you for your consideration of this matter.

Kind regards,
Anne Walton