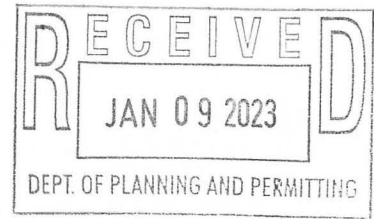


JOSH GREEN, M.D.  
GOVERNOR  
KE KIA'ĀINA



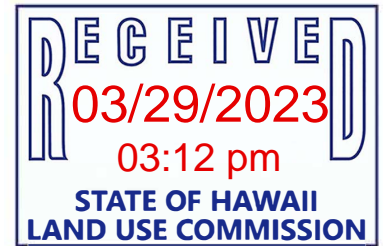
KEITH A. REGAN  
COMPTROLLER  
KA LUNA HO'OMALU HANA LAULĀ

MEOH-LENG SILLIMAN  
DEPUTY COMPTROLLER  
KA HOPE LUNA HO'OMALU HANA LAULĀ

STATE OF HAWAII | KA MOKU'ĀINA O HAWAII  
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES | KA 'OIHANA LOIHELU A LAWELAWE LAULĀ  
P O BOX 119, HONOLULU HAWAII 96810-0119

(P)23.003

JAN - 5 2023



Brian Lee, Chair  
Planning Commission  
City and County of Honolulu  
650 South King Street, 7<sup>th</sup> Floor  
Honolulu, Hawaii 96813

Dear Mr. Lee:

Subject: Central Oahu - Special Use Permit - 2022/SUP-3  
Waiawa Correctional Facility

The Department of Accounting and General Services (DAGS) provides testimony to support approval of Special Use Permit - 2022/SUP-3 for Waiawa Correctional Facility (WCF).

The WCF is an all-male, minimum-security correctional facility operated by the Department of Public Safety (PSD). The mission for WCF is to provide an environment conducive for inmates to successfully reenter the community after finishing their sentence. Inmates are required to participate in either education or substance abuse treatment programs and are also able to participate in vocational and work programs. Through the educational programs, inmates are able to earn their general education degree and also work towards an associate of arts degree. An onsite substance abuse treatment program utilizes a holistic approach to treat inmates through a change in lifestyle by monitoring and reinforcing changes in attitude, emotions and conduct. The work programs offered include food service, building maintenance, farming, landscaping, automotive, educational tutoring, store assistance, and janitorial services.

A work program offered of special note is WCF's farm workline. The farm workline cultivates approximately 10,000 pounds of various produce per month from the 8-acre agricultural area within the campus. They also raise sunfish tilapia for the aquaponics plants, which works in harmony with the hydroponics plants. The produce is cooked and served in meals at the facility. Surplus produce is shared with other PSD facilities on Oahu.

DAGS and PSD are both committed to obtaining approval of the SUP and intend to comply with the conditions for approval of the SUP per the December 9, 2022, Department of Planning and Permitting (DPP) Director's Report. The conditions of approval include:

1. Submitting a metes and bounds description of the Petition Area to the DPP for review and approval within ninety (90) days following approval by the State Land Use Commission (LUC).
2. Submitting a PRU application to DPP within two (2) years from the date of the adoption of the State LUC Decision and Order. Prior to the submittal of the PRU application, DAGS and PSD will:
  - a. Submit water demand estimates and calculations to the Department of Land and Natural Resources (DLNR), Engineering Division.
  - b. Submit an outdoor lighting plan that conforms to the guidelines contained in the Central Oahu Sustainable Communities Plan to the DPP for review and approval. The outdoor lighting plan will incorporate recommendations provided by the U.S. Fish and Wildlife Service, and will clarify the difference between area lights, spotlights, and floodlights, as well as explain which lights need to remain on and which are activated only for security reasons.
  - c. Consult with local kupuna and area cultural practitioners to identify any cultural, historical, or natural resources within the framework of a Ka Paakai Analysis (Cultural Survey). The findings and determinations shall be submitted to the State LUC and DPP.
3. Agricultural uses and productivity at the WCF shall continue, including farming, aquaponics, silviculture (cultivation of trees), plant propagation and nursery operations.
4. PSD will file an Annual Report to the DPP on or before December 31<sup>st</sup> of each year, to demonstrate compliance with the conditions of the SUP.
5. Should there be any major modifications to: 1) the approved site plan; 2) amendments to the conditions of approval; 3) any increases in acreage of the Petition Area; or 4) change in approved uses stated in the SUP Application and the Director's Report be proposed, PSD and DAGS will seek review and approval from the Planning Commission. Minor modifications including minor additions to accessory uses and structures in the Petition Area will be subject to review and approval by the DPP Director.

Brian Lee  
(P)23.003  
Page 3

6. PSD and DAGS will notify the DPP Director of:
  - a. Any change of transfer of licensee on the Petition Area;
  - b. Any change in uses on the Petition Area;
  - c. Termination of any uses on the Petition Area; and/or
  - d. Transfer in ownership of the Petition Area.
7. It is understood that enforcement of the conditions of the SUP will be pursuant to the Rules of the Planning Commission.

WCF plays an important role in PSD's statewide system for the rehabilitation of inmates in their custody. Approval of the Special Use Permit will bring WCF into conformance with State Land Use Law, allowing PSD to obtain building permits for repair and maintenance projects for the facility and continue to carry out their mission.

Should you have any questions, your staff may call Lance Maja of the Planning Branch at (808) 586-0483.

Sincerely,



CHRISTINE L. KINIMAKA  
Public Works Administrator

LM:mo  
c: Carah Kadota, SSFM  
Wayne Takara, PSD

JOSH B. GREEN, M.D.  
GOVERNOR

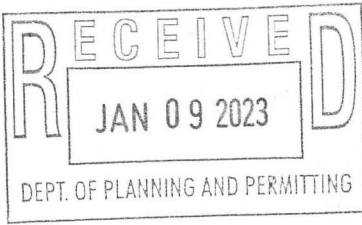


TOMMY JOHNSON  
DIRECTOR

Teresita Fernandez  
Acting Deputy Director  
Administration

Michael J. Hoffman  
Acting Deputy Director  
Corrections

William Oku  
Acting Deputy Director  
Law Enforcement



STATE OF HAWAII | KA MOKU'ĀINA O HAWAI'I  
**DEPARTMENT OF PUBLIC SAFETY**  
*Ka 'Oihana Ho'opalekana Lehulehu*  
1177 Alakea Street  
Honolulu, Hawaii 96813

No. \_\_\_\_\_

January 9, 2023

No. 000

Mr. Brian Lee, Chair  
Planning Commission  
City and County of Honolulu  
650 South King Street, 7<sup>th</sup> Floor  
Honolulu, Hawaii 96813

Dear Mr. Lee:

Subject: Central Oahu - Special Use Permit - 2022/SUP-3  
Waiawa Correctional Facility

The Department of Public Safety (PSD) provides testimony to support approval of Special Use Permit - 2022/SUP-3 for Waiawa Correctional Facility (WCF).

The WCF has been in operation since 1985 as an all-male, minimum-security correctional facility operated by the Department of Public Safety (PSD). The site was formerly used by the U.S. military during World War II and was turned over to the State of Hawai'i under a 30-year quitclaim deed. The mission for WCF is to provide an environment conducive for inmates to successfully reenter the community after finishing their sentence. Inmates are required to participate in either education or substance abuse treatment programs and are also able to participate in vocational and work programs. Through the educational programs, inmates are able to earn their general education degree and also work towards an associate of arts degree. An onsite substance abuse treatment program utilizes a holistic approach to treat inmates through a change in lifestyle by monitoring and reinforcing changes in attitude, emotions and conduct. The work programs offered include food service, building maintenance, farming, landscaping, automotive, educational tutoring, store assistance, and janitorial services.

Of note is WCF's farm workline. The farm workline cultivates approximately 10,000 pounds of various produce per month from the 8-acre agricultural area within the campus. They also raise sunfish tilapia for the aquaponics plants, which works in harmony with the hydroponics plants. The produce is cooked and served in meals at the facility. Surplus produce is shared with other PSD facilities on Oahu.



WCF plays an important role in PSD's statewide system for the rehabilitation of inmates in their custody. Approval of the Special Use Permit (SUP) will bring WCF into conformance with State Land Use Law, allowing PSD to obtain building permits for repair and maintenance projects for the facility and continue to carry out their mission. PSD, in coordination with the Department of Accounting and General Services (DAGS), has been working with the Department of Planning and Permitting (DPP) to obtain a SUP for the facility starting with the initial SUP application that was submitted in December 2019. Following the submittal, the DPP notified PSD and DAGS that a new Environmental Assessment (EA) would be required. Subsequently, PSD and DAGS prepared a new Hawai'i Revised Statutes (HRS) Chapter 343 EA to satisfy requirements for the SUP and Plan Review Use (PRU) applications, and the Final EA and Finding of No Significant Impact (FONSI) was published on July 8, 2021. Following publication of the Final EA-FONSI, PSD and DAGS worked in consultation with the DPP to address their comments on the initial 2019 SUP application and to revise the application as necessary to ensure the application would be accepted. The updated SUP application was submitted on September 2, 2022 and accepted for processing on September 15, 2022.

In addition to satisfying the requirements of the SUP application, PSD and DAGS have also satisfied the requirements of HRS Chapter 6E-8 through consultation with the State Historic Preservation Division (SHPD) and the preparation of a Reconnaissance Level Survey (RLS). The RLS identified and inventoried three (3) buildings and four (4) structures at the WCF that were eligible to be considered historic properties. In a letter dated December 11, 2019, the SHPD concurred with DAGS' determination of "no historic properties affected" for this project, as the current and proposed activities at the WCF would not affect any existing sites that have been found to retain historic integrity.

Through the SUP and EA processes, PSD and DAGS have consulted with Federal, State, and County agencies, elected officials, adjacent landowners, and neighborhood boards regarding the intent to apply for a SUP and prepare an EA for the WCF. A presentation was made to the Pearl City Neighborhood Board No. 21 in August 2019 for the SUP, and in February 2021 for the EA. A presentation was also made to the neighboring Mililani/Waipio/Melemanu Neighborhood Board No. 25 in October 2019 for the SUP, as this neighborhood board district is adjacent to the WCF site. None of the boards voiced any opposition against the WCF and its intent to apply for a SUP or prepare an EA – minutes from the neighborhood board meetings can be found in Appendix J of the SUP Application.

During the EA process, Federal, State, and County agencies, elected officials, and adjacent landowners were all sent pre-assessment consultation letters and notification of publication of the Draft EA. There were no substantial comments received, and all

comments provided by the agencies were addressed in the Final EA-FONSI published in July 2021.

PSD and DAGS are both committed to obtaining approval of the SUP to bring the WCF into conformance with State Land Use Law, and intends to meet the conditions for approval of the SUP per the DPP Directors Report, as follows:

1. A metes and bounds description of the Petition Area will be provided to the DPP for review and approval within ninety (90) days following approval by the State Land Use Commission (LUC).
2. A PRU application will be submitted to DPP within two (2) years from the date of the adoption of the State LUC Decision and Order. Prior to the submittal of the PRU application, PSD and DAGS will:
  - a. Submit water demand estimates and calculations to the Department of Land and Natural Resources (DLNR), Engineering Division.
  - b. Submit an outdoor lighting plan that conforms to the guidelines contained in the Central O'ahu Sustainable Communities Plan to the DPP for review and approval. The outdoor lighting plan will incorporate recommendations provided by the U.S. Fish and Wildlife Service, and will clarify the difference between area lights, spotlights, and floodlights, as well as explain which lights need to remain on and which are activated only for security reasons.
  - c. Consult with local kupuna and area cultural practitioners to identify any cultural, historical, or natural resources within the framework of a Ka Paakai Analysis. The findings and determinations shall be submitted to the State LUC and DPP.
3. Agricultural uses and productivity at the WCF shall continue, including farming, aquaponics, silviculture, and plant propagation and nursery operations.
4. PSD will file an Annual Report to the DPP on or before December 31<sup>st</sup> of each year, to demonstrate compliance with the conditions of the SUP.
5. Should any major modifications to: 1) the approved site plan; 2) amendments to the conditions of approval; 3) any increases in acreage of the Petition Area; or 4) change in approved uses stated in the SUP Application and the Director's Report be proposed, PSD and DAGS will seek review and approval from the Planning Commission. Minor modifications including minor additions to accessory uses and structures in the Petition Area will be subject to review and approval by the DPP Director.
6. PSD and DAGS will notify the DPP Director of:
  - a. Any change of transfer of licensee on the Petition Area;
  - b. Any change in uses on the Petition Area;
  - c. Termination of any uses on the Petition Area; and/or
  - d. Transfer in ownership of the Petition Area.

Mr. Brian Lee, Chair  
January 9, 2023  
Page 4

7. It is understood that enforcement of the conditions of the SUP will be pursuant to the Rules of the Planning Commission.

PSD and DAGS will continue to work with the DPP to satisfy the conditions of SUP approval within the timeline stated herein and in the Director's Report.

Should you have any questions, your staff may call Mr. Wayne Takara, PSD Chief of Planning, at (808) 587-3463.

Sincerely,

  
TOMMY JOHNSON  
Director, Department of Public Safety

c: Carah Kadota, SSFM  
Lance Maja, DAGS-PB