

During the June 1, 2022 project presentation, the applicant's representatives also highlighted the "huge" State and County tax benefits that the Howard Hughes Village and its proposed new high rise—advertised by the Real Estate industry as the new Beverly Hills of Honolulu for ultra-luxury living (for largely out-of-state investors)—will add to Hawaii's economy. As also mirrored by the support of project supporters, steady "livable wage" employment for the construction industry qualifies their members for "Reserved Housing" units that, as written, are unattainable for the average wage earner and therefore do not provide "affordable housing" and also do not meet Kaka'ako's goal of creating a mixed-income community.

Given these facts, it is understandable from the economic viewpoint why HCDA is "bound" to consistently approve such "Vested" high rise construction. However, not seriously considering Climate Change for the project location years ago and not now seriously addressing latest science pertaining to the looming public safety threat of Global Warming and the cumulative effects of changing weather patterns and sea level rise (SLR) and thereby shifting the burden of "managed retreat" for such a development onto the next generation is truly not acceptable.

We are therefore requesting today that:

1. In light of these serious omissions of looming Public Safety concerns, HCDA and the City and County of Honolulu shall pause the permitting of this and similar projects within the NOAA (National Oceanic and Atmospheric Administration) four-foot SLR zone, and address the concerns about Climate Change and cumulative effects of SLR, groundwater inundation and storm drain backflow, and coordinate in developing truly effective mitigation measures that shall be funded and implemented prior to any possible development so that it will not become a liability to the next generation.
2. Public hearings be held at HCDA along with sworn testimony from public officials pertaining to Climate Change and cumulative impacts of SLR on infrastructure and structural stability. For example, our letter of July 25th, 2022 clearly documented, based on the latest research conducted by UH in cooperation with the County of Honolulu, that the proposed project site is facing unaddressed public safety issues endangering Oahu's coastal zone and the project site with flooding many years ahead of actual 3-foot SLR inundation.