

JOSH GREEN, M.D.
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SYLVIA LUKE
LIEUTENANT GOVERNOR | KA HOPE KIA'ĀINA



DAWN N.S. CHANG
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT

RYAN K.P. KANAKA'OLE
FIRST DEPUTY

CIARA W.K. KAHAHANE
DEPUTY DIRECTOR - WATER

AQUATIC RESOURCES
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CONSERVATION AND COASTAL LANDS
CONSERVATION AND RESOURCES ENFORCEMENT
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HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

STATE OF HAWAII | KA MOKU'ĀINA 'O HAWAI'I
DEPARTMENT OF LAND AND NATURAL RESOURCES
KA 'OIHANA KUMUWAIWAI 'ĀINA

STATE HISTORIC PRESERVATION DIVISION
KAKUHIHEWA BUILDING
601 KAMOKILA BLVD, STE 555
KAPOLEI, HAWAII 96707

MINUTES
HAWAII HISTORIC PLACES REVIEW BOARD MEETING
February 20, 2026

DATE: Friday, February 20, 2026
TIME: 9:30 AM - 4:00 PM
PLACE: Location: In Person/Zoom:
Kalanimoku Building
Department of Land and Natural Resources Board
Room
1151 Punchbowl Street Rm#132
Honolulu, Hawaii 96813

The following were in attendance:

MEMBERS: Dr. William Chapman (Vice Chairperson)
Dr. Graham Hart
Dr. Trisha Watson (via Zoom)
Adriane Truluck

STAFF: Dr. Jessica Puff SHPD Administrator
Mary Kodama Architecture Branch Chief
Brianna Schmidt Architectural Historian
Tiare Estacion Office Assistant

AGENDA

A. Approval of the Friday, February 20, 2026 HHPRB Meeting Agenda

Approval and amendments to the Friday, February 20, 2026 agenda

Time Stamp: 00:30

Discussion: 1:54

Vote: 00:34

Motion: A motion was made by Graham Hart to approve the agenda for the February 20, 2026 meeting.
Second: Adriane Truluck
Vote: Although a motion was made and seconded to approve the agenda, the motion was not brought to a vote. The meeting proceeded with the posted agenda items.

B. Selection of HPRB Chairperson and Vice Chairperson

a. Selection of HPRB Chairperson

Time Stamp: 00:54, 1:22:35-1:26:40

Vote: 02:47

Motion: A motion was made by Adriane Truluck that William Chapman be appointed as Chairperson of the Hawaii Historic Places Review Board.

Second: Graham Hart

Vote: 4-0; All in favor, motion carries.

Comments: William Chapman will accept the position for one year.

Mary Kodama [1:22:35] stated that Dr. Chapman's first term started on April 19, 2018, and noted that this meeting may be his last. Trisha Watson added that his second term which began in 2022, extends through June 2026.

Mary Kodama further noted that the regulations limit service to no more than eight consecutive years. Although Dr. Chapman's current term runs through June 2026 he would exceed the eight-year term limit. Trisha Watson stated that the start date for calculating the term limit is the date the member begins serving on the board, not the confirmation date. Jessica Puff stated that SHPD will check with the Boards and Commissions Office to clarify.

b. Selection of HPRB Vice Chairperson

Time Stamp: 03:07

Vote: 03:53

Motion: A motion was made by Trisha Watson that Graham Hart be appointed as Vice Chairperson of the Hawaii Historic Places Review Board.

Second: Adriane Truluck

Vote: 4-0; All in favor, motion carries.

C. Approval of Past Meeting Minutes

a. Approval of the Friday, November 21, 2025, HHPRB Meeting Minutes

Time Stamp: 04:30

Vote: 05:24

Motion: A motion was made by Adriane Truluck to approve the meeting minutes for November 21, 2025.

Second: Graham Hart

Vote: 4-0; All in favor, motion carries.

b. Approval of the Thursday, November 20, 2025 Limited Meeting Minutes

Time Stamp: 05:24

Vote: 05:40

Motion: A motion was made by Graham Hart to approve the Draft Limited Meeting Minutes for November 20, 2025.

Second: Adriane Truluck

Vote: 4-0; All in favor, motion carries.

D. NOMINATIONS TO BE CONSIDERED FOR TODAY'S MEETING

Aaron Chaney Residence

44A Mamalahoa Place

Honolulu, HI 96817

TMK: (1) 1-9-008:016

Presented by: Axel Schmitzberger

Time Stamp: 06:05, 1:22:09-1:22:25

Discussion: 27:29

Vote: 35:25

Original Motion: A motion was made by Graham Hart to list the nomination to the Hawaii Register under Criterion B & C and recommended to the National Register.

Amended Motion: An amended motion was made by Graham Hart to list the Nomination to the Hawaii Register under Criterion C and recommended to the National Register.

Second: Trisha Watson

Criterion: C

Level of Significance: Local

Vote: 4-0; All in favor, motion carries.

Comments: The motion was amended to list the property under Criterion C only. Adriane Truluck explained that Alfred Preis is significant as the designer of the property rather than as a resident. Because Preis did not live in the house and there was no clear evidence of a strong association between the property and his life or influence, the requirements for

Criterion B were not met. Dr. Chapman agreed that this property's significance is based on its architectural design by Preis, supporting eligibility under Criterion C.

In response to the nominator's inquiry on how the nomination would proceed with the revised criteria, Mary Kodama explained that if the change in criteria were approved, SHPD would work with the nominator to update the nomination, including revising the applicable criteria and ensuring the narrative clearly reflects the change. Jessica Puff added that the nomination would not need to return to the board unless additional criteria were being added or new information was introduced that the board had not previously reviewed.

Andrea Nandoskar asked whether, after the administrative changes are made to the nomination, the corrected nomination is the version made available on the SHPD website? Mary Kodama stated that the version that meets the board is the version posted on the website, but remarked that it would be a good idea to update the website with the final version. Jessica Puff commented that the HHPRB website does not have the latest edited version of the nomination, and including this is not the norm; however, the Historic Hawaii Foundation or any member of the public may contact SHPD to request a copy of the final version of the nomination.

Trish Watson stated that the board should not change the meeting record to be the updated version [of the nomination], noting that the record should reflect the version that was presented to the board.

Jessica Puff stated that she will discuss with staff about not removing the draft, and instead add the final version to the SHPD notice page. She reiterated that HHPRB website contains documents specifically for the review board meeting and does not necessarily reflect the final version of the nomination.

Walter E. Muriel Flanders Residence

36 Old Pali Place

Honolulu, HI 96817

TMK: (1) 1-9-009:018

Presented by: Don Hibbard

Time Stamp: 36:32

Discussion: 1:06:16

Vote: 1:08:47

Motion: A motion was made by Adriane Truluck to list the nomination to the Hawaii Register under Criterion C and recommended to the National Register.

Second: Graham Hart

Criterion: C

Level of Significance: Local

Vote: 4-0; All in favor, motion carries.

Comments: Adriane Truluck recommended that, moving forward, nominators use bold lines, hatching, or other graphic distinctions rather than relying solely on colored lines for calling out features on maps or figures. She noted that nominations should be prepared with accessibility in mind, including readability for color-blind users and for black and white printing.

Charles and Alice Loomis Residence

2117 Kakela Place

Honolulu, HI 96822

TMK: (1) 2-8-019:043

Presented by: Don Hibbard

Time Stamp: 1:09:21

Discussion: 1:20:42

Vote: 1:22:02

Motion: A motion was made by Graham Hart to list the nomination to the Hawaii Register under Criterion C and recommended to the National Register.

Second: Adriane Truluck

Criterion: C

Level of Significance: Local

Vote: 4-0: All in favor, motion carries.

Comment: William Chapman inquired whether the Loomis family was a prominent mission family. Don Hibbard stated that there are several Loomis' and that Mr. Loomis came from the mainland and graduated from University of Missouri, so he was not a part of a mission family.

E. Submitted Nominations for the next HHPRB Meeting Scheduled for Friday, May 15, 2026. Please note that due to the lack of 2/3 entitled members to vote to hold a limited meeting, the limited meeting (site visit) typically scheduled for the day prior to the review board meeting cannot be held.

Time Stamp: 1:27:09

Charles A. and Kathleen P. McWayne Jr. Residence

1248 Luna Place
Honolulu, HI 96812
TMK: (1) 2-4-028:004

Charles A. and Elma Kirstein Residence

960 11th Avenue
Honolulu, HI 96816
TMK: (1) 3-2-018:012

Cemm Building

3427 Waiialae Avenue
Honolulu, HI 96816
TMK: (1) 3-2-004:010-011

Discussion:

Andrea Nandoskar asked if we have to choose a new chair or will it be done next time and if there are any new nominations for board members. Mary Kodama stated that there is one nomination this legislative session that, once confirmed will be available for the August meeting.

Adriane Truluck commented that if Chair Chapman is no longer serving at the next meeting, the board may not have a quorum and may be unable to hold the May meeting.

Jessica Puff commented that the new board member can begin serving once they are confirmed; although the hearing dates have not yet been scheduled. Mary Kodama added that the nominee's appointment letter lists a start date of June 30, 2026, so he can not start prior to that date.

Dr. Chapman asked whether, in the past, members had been allowed to serve until they were replaced.

There was a group discussion regarding committee confirmations, and the criteria for interim appointments.

Trish Watson mentioned that Dr. Chapman's appointment did not have a start date and suggested that, based on the start of his service at his first meeting in 2019, he could potentially continue serving as a holdover member until

reaching the eight-year limit in early 2027. She also recommended that SHPD check with Boards and commissions to confirm.

Don Hibbard asked if we could schedule a July meeting if the May meeting is cancelled. Jessica Puff stated that another meeting could be scheduled but would depend on the consensus and availability of the board members as well as the availability of the meeting location.

Trish Watson mentioned that if this is Dr. Chapman's final meeting, the board should recognize and celebrate his many contributions to the board.

F. SHPD Staff Report

Presented by Jessica Puff, Administrator

Time Stamp: 1:35:25

G. MEETING ADJORNED

Meeting adjourned at 11:49 am.