



EXECUTIVE CHAMBERS
HONOLULU

NEIL ABERCROMBIE
GOVERNOR

January 31, 2012

The Honorable Shan Tsutsui, President
and Members of the Senate
Twenty-Sixth State Legislature
State Capitol, Room 409
Honolulu, Hawaii 96813

The Honorable Calvin Say, Speaker
and Members of the House of Representatives
Twenty-Sixth State Legislature
State Capitol, Room 431
Honolulu, Hawaii 96813

Dear President Tsutsui, Speaker Say and Members of the Legislature:

For your information and consideration, I am transmitting two (2) copies of the Department of Land and Natural Resources' report required by Act 235, Session Laws of Hawaii 2011.

In accordance with Section 93-16, Hawaii Revised Statutes, I am also informing you that the report may be viewed electronically at <http://hawaii.gov/dlnr/reports>.

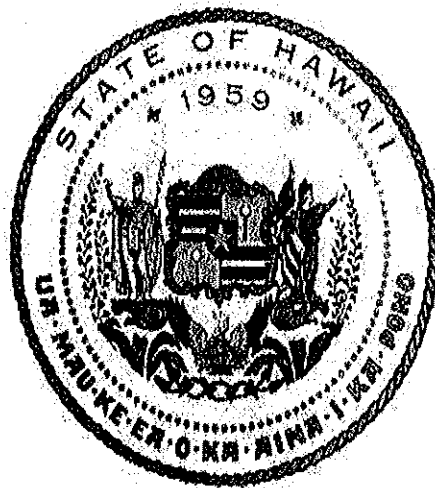
Sincerely,


NEIL ABERCROMBIE
Governor, State of Hawaii

Enclosures

**Report to the Twenty-Sixth Legislature
Regular Session of 2012**

**REPORT ON THE PLANS AND ACTIVITIES OF THE
PUBLIC LAND DEVELOPMENT CORPORATION**



**Prepared by:
Department of Land and Natural Resources
State of Hawaii**

**In response to:
Section 171C-20, Hawaii Revised Statutes**

**Honolulu, Hawaii
January 2012**

REPORT ON THE PLANS AND ACTIVITIES OF THE PUBLIC LAND DEVELOPMENT CORPORATION

This report is submitted in accordance with Section 171C-20, Hawaii Revised Statutes, to detail the plans and activities of the Public Land Development Corporation (PLDC).

The PLDC board of directors convened six times during the 2011 calendar year. The following is a summary of these meetings.

MONDAY, AUGUST 29, 2011

Department of Land and Natural Resources Director William J. Aila, Jr. assigned First Deputy, Guy Kaulukukui to represent the Department of Land and Natural Resources (“DLNR”) as the designee of the PLDC. He also affirmed that the Governor does not intend for the PLDC to sell any ceded lands. He urged the public to allow DLNR time to see the positive potentials of the PLDC in its primary purpose to provide revenue for the Department. It’s to select public parcels of land to develop it in a “pono” way for a benefit for the DLNR to manage the vast amount of public and submerged lands and streams and biological resources that we have to do.

During this meeting the board elected director Kalbert Young and director Duane Kurisu as board chairman and vice chairman respectively.

TUESDAY, OCTOBER 11, 2011

The board of directors established the criteria for reviewing, evaluating, and hiring the PLDC executive director and established the following proposed list for subsequent board meetings on the following Thursdays:

November 17, 2011	December 15, 2011	January 19, 2012
February 16, 2012	March 15, 2012	April 19, 2012
May 17, 2012	June 21, 2012	July 19, 2012
August 16, 2012	September 20, 2012	October 18, 2012
November 15, 2012	December 20, 2012	

MONDAY-TUESDAY, OCTOBER 31-NOVEMBER 1, 2011

The board of directors conducted the first round of interviews in executive session and met with five candidates over the course of two days. Three finalists were identified by the board and invited to return for a second interview on Thursday, November 10, 2011.

THURSDAY, NOVEMBER 10, 2011

The board of directors conducted the second round of interviews in executive session and met with three finalists. The finalists were ranked and the board chairman contacted the top candidate to notify him of the board’s decision. The candidate accepted the offer to become the executive director of the PLDC.

MONDAY, NOVEMBER 21, 2011

The board of directors voted unanimously to appoint Lloyd Haraguchi as the first executive director of the PLDC. The following public testimonies were offered.

Maeda Timson, resident and active community member in Kapolei for 40 years has known Lloyd for more than 20 years as they worked together in the then new City of Kapolei development. Lloyd is sensitive to Hawaiian culture and values eased the community's fears as development occurred. She said that Lloyd will be an asset to the PLDC and will make good business decisions for the State of Hawaii.

Stanford Carr, local Developer in Hawaii for over 33 years, has known Lloyd for over 20 years as Lloyd worked at the Housing Finance and Development Corporation (HFDC) and the James Campbell Company. Lloyd's community involvement with the public and private sectors as well as with non-profit organizations is invaluable when dealing with the community's culture and values. He stated that Lloyd understands the public process of doing business and that he would be an excellent choice as Executive Director.

Benjamin Kudo, Private Attorney, has known Lloyd for over 15 years and dealt with him while Lloyd worked at the HFDC and Estate of James Campbell. He recommends Lloyd for the Executive Director position and feels Lloyd will serve the public well.

Roy Tsutsui, of R.M. Towill Corporation, has known Lloyd for over 25 years working on projects with him for the Villages of Kapolei, HFDC, James Campbell Company, and Turtle Bay. He said Lloyd is very honest, professional, and easy to work with.

Cameron Nekota, of D.R. Horton and Mark Murakami, of Carlsmith Ball were in attendance and stood on their written testimonies.

Lloyd Haraguchi's start date was set as December 15, 2011.

THURSDAY, DECEMBER 15, 2011

The board of directors received a status report on rule making for the PLDC by Morris Atta, Special Projects Coordinator for the DLNR Land Division.

Morris stated that once a written draft of the rules is created, it must be reviewed the Attorney General's Office then approved by the Board for comment. The review involves public meetings, 2 reviews by the Small Business Regulatory Review Board then it goes back to the Board to be reviewed, signed off, and then sent to the Governor for approval. He noted that not having the rules does not mean that the Corporation cannot function and perform its duties and responsibility assigned by statute.

WEDNESDAY, DECEMBER 28, 2011

The board of directors met and authorized Lloyd Haraguchi to submit an annual report to the Governor and the Legislature as required by Act 55, and to include a draft of the Public Land Optimization Plan

OPTIMIZATION PLAN

The PLDC will identify appropriate and suitable lands for development and make optimal use of these lands for the economic, environmental, and social benefit for the people of Hawaii. The PLDC will be looking at potential developments in the following areas:

- Department of Education Properties
- Department of Health Projects
- Department of Transportation Properties
- Small Boat Harbors
- University of Hawaii Properties
- Department of Land and Natural Resources Properties

The PLDC will be meeting with the Board of Regents, Board of Education; Board of Land and Natural Resources, City and State departments and others for input on potential developments.

The PLDC will develop lands identified through public-private agreements. The partnership will generate additional jobs and increase revenue for the original holder of the property.