

State of Hawaii  
DEPARTMENT OF LAND AND NATURAL RESOURCES  
Division of State Parks  
Honolulu, Hawaii  
March 8, 2024

Board of Land and Natural Resources  
State of Hawaii  
Honolulu, Hawaii

O'AHU

Authorize the Chairperson to Negotiate, Approve and Execute a Memorandum of Agreement Between the City and County of Honolulu, Department of Parks and Recreation; the Department of Land and Natural Resources, Division of State Parks and the Division of Forestry and Wildlife for the Planning, Design, Construction and Transfer of the New Off-Leash Dog Park in Kailua, O'ahu, Tax Map Keys: (1) 4-2-001-055 and (1) 4-2-003-029.

**PURPOSE:**

This request is to authorize the Chairperson of the Department of Land and Natural Resources (DLNR) to enter into a MOA with the City and County of Honolulu (CCH), Department of Parks and Recreation (DPR), work with the Divisions of State Parks (DSP) and Forestry and Wildlife (DOFAW) to plan, design, and construct an off-leash dog park at adjacent wetland area in Kailua, O'ahu.

**LEGAL REFERENCE:**

**LOCATION:** Kailua, O'ahu TAX MAP KEYS (1) 4-2-001-055 and (1) 4-2-003-029

**AREA:** Approximately 8.151 acres

**ZONING:** Urban

**CURRENT USE STATUS:** vacant land

**PROPOSED CHARACTER OF USE:** Vacant private land in the Urban District to be donated to the State and then City and County of Honolulu and converted into a passive public park and ancillary wetland habitat with appurtenant features for wildlife viewing.

REMARKS:

Act 88, SLH 2021, Item H-10, as amended by Act 248, SLH 2022 allocated \$3,800,000 in general obligation bond funds to implement this project. The two parcels of land are currently owned by Alexander and Baldwin (A&B), who intends to donate the property gratis to the State, and upon development of the park the state will give one of the parcels to CCH, DPR, and DOFAW will retain a smaller parcel that is a wetland and feeds into Hāmākua Marsh. DSP intends to use a portion of the funds to conduct due diligence with the assistance of Land Division, including obtaining a title report, property survey, a Phase I Environmental Site Assessment (ESA) and Phase II ESA if necessary.

The Department of Budget and Finance has released these funds to conduct the land acquisition due diligence, as well as plans, design, and construction for this new dog park and ancillary wetland viewing area in Kailua, O'ahu. It has been determined that there are insufficient facilities for the public with dogs for passive and unleashed recreational space for their dogs in the Kailua area. A dedicated dog park in Kailua, will provide a community space where people can enjoy the company of their dogs in a controlled and safe environment.

A&B owns two parcels of undeveloped and degraded land in Kailua and is interested in donating this land gratis to the State, who will then execute a transfer to the City and County of Honolulu for one of the parcels for the purpose of creating a new municipal public park. These two TMK parcels include land that has direct access from Hāmākua Drive, a City and County of Honolulu (CCH) roadway, is suitable for development for passive public recreation, and is directly adjacent to a small wetland area comprised of a degraded riparian ecosystem that connects to the larger Hāmākua Marsh Wildlife Sanctuary. DOFAW would be the recipient of the smaller wetland parcel. The development of this park will provide a recreational off-leash dog park with facilitated access, as well as optimized restoration of the degraded adjacent wetland area.

The DLNR Land Division, in coordination with the Attorney General, will assist DSP and DOFAW with the acquisition of the property from A&B, and the subsequent set aside the park land to CCH as an Off-Leash Dog Park, and the adjacent riparian wetland area will be managed by the DOFAW.

The project will consist of performing due diligence, survey, environmental entitlements, and design of a passive park with grading and clearing of vegetation and performing site improvements, fencing, water, and lighting. There will be no parking area or comfort station, as there is limited land available adjacent to the wetland area suitable for passive park recreation. The wetland area will be subject to restoration and the installation of boardwalks and additional fencing to separate the off-leash dog park from the wetlands area. The Legislative intent of the CIP is that this will be primarily a Kailua neighborhood dog park.

The MOA will delineate the goals and objectives of the planning, design and construction phases of the park and the deliverables leading up to the transfer of the land from A&B

to the City and County of Honolulu, Parks, and Recreation Department and DOFAW as described in 3 broad categories:

1. DLNR Objectives
2. Parties/Agencies involved
3. Identification of Roles, Responsibilities & Process

DSP notes that upon completion of due diligence, this matter will be brought back to the Board to request approval for the acquisition. At that time the Board will be updated on the due diligence results and any conditions that may be recommended to be required as part of the approval.

RECOMMENDATION: That the Board:

1. Authorize the Chairperson to Negotiate, Approve and Execute a memorandum of agreement with the City and County of Honolulu for the planning, design construction and transfer of a new off leash dog park in Kailua; and
2. Review and approval by the Department of the Attorney General; and
3. Such other terms and conditions as may be prescribed by the Chairperson to best serve the interests of the State.

Respectfully submitted,



CURT A. COTTRELL  
Administrator  
Division of State Parks

APPROVED FOR SUBMITTAL:



DAWN N.S. CHANG  
Chairperson  
Board of Land and Natural Resources

