

LEGACY LAND PROGRAM



LAND ASSETS DIVISION



LEASED OR TRANSFERED VIA EXECUTIVE ORDER

- **KEKAHA ARMORY:** [Kaua'i; IMX; 1.46 acres; EO]
- **HO'OMANA:** Open; .813 acres; Lease/DLNR]
- **WAIALUA COURTHOUSE:** [O'ahu; R-5; 1.06 acres; Lease/DLNR]

OWNED IN FEE:

- **KŪKANILOKO:** [O'ahu; AG-1; 511 acres];
- **PAHUA HEIAU:** [O'ahu; R-5 Residential; 1.55 acres];
- **PALAUUA:** [Maui; Conservation; 20.7 acres];
- **WAO KELE O PUNA:** [Hawai'i; Conservation; 25,856 acres]

**OHA'S LEGACY & PROGRAMMATIC
LAND HOLDINGS (26,578.9 Acres)**

The Land Assets Division (LAD): Established in 2014; Commercial Properties and the Legacy Land Program

The Commercial Properties Program (LLP):

Responsible for the maintenance, management, and development for the portion of OHA's land portfolio that have been designated and Legacy and Programmatic properties.

Kaka'ako Makai

Nā Lama Kukui

OHA's Corporate Offices

The Legacy Land Program (LLP):

Responsible for the maintenance, management, and development for the portion of OHA's land portfolio that have been designated and Legacy and Programmatic properties.

Legacy Lands

Conservation, Preservation
and/or Cultural Lands.

Programmatic Lands

Agricultural, Educational, Health/Human Services,
Housing, and/or Community Lands

Pahua: Conservation/Cultural
Palauea: Conservation/Cultural
Wao Kele o Puna: Conservation

Kūkaniloko: Cultural/Agricultural

Kekaha: Educational
Ho'omana: Human Services
Waialua Courthouse: Community

The Legacy Land Program's (LLP) Impact Focus:

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LPP focuses on leveraging the properties that we are responsible for to deliver OHA's mission, vision and strategic priorities. We do so by planning, managing and developing OHA's Legacy and Programmatic landholdings to provide impact in the following categories.

<u>AINA</u>	<u>CULTURE</u>	<u>EDUCATION</u>	<u>HEALTH</u>	<u>GOVERNANCE</u>
<ul style="list-style-type: none"> • Ecological Health • Agricultural Models • Climate Adaptation • Natural Resource Management and Access • Conservation and Protection 	<ul style="list-style-type: none"> • Cultural Resource Management and Access • Community-Based Stewardship • Perpetuate Mookuauhau, Moolelo, and Use 	<ul style="list-style-type: none"> • Place-Based and Community Engaged • Lahui Aligned and Culturally Nuanced • Collaborative • Culturally Nuanced • T&C Practices • Capacity Building 	<ul style="list-style-type: none"> • Symbiotic Relationships between Kanaka/Aina • Mental, Spiritual, Physical, and Social • Strengthen Self-Worth 	<ul style="list-style-type: none"> • Advocacy for Systemic Change • Cultural Planning, Development and Business Models • Resource Management Capacity Building

Mission: Deliver Impact to Three Major Audiences

LPP focuses on delivering impact to the following audiences while simultaneously remaining compliant with all applicable laws, engaging the community in which the LLP properties are located, managing within our means, and protecting the Organization and the Trust from risks.

Lahui

Directly or indirectly supporting initiatives that align with the overarching development and betterment of the Lahui

OHA Beneficiaries

Directly or indirectly bettering the conditions for OHA's Beneficiaries.

Broader Community

Directly or indirectly serve Non-Beneficiaries whom in turn helps to better the conditions for OHA's Beneficiaries

Planning for Hawaiian Nuanced Ecological, Social and Economic Impact:

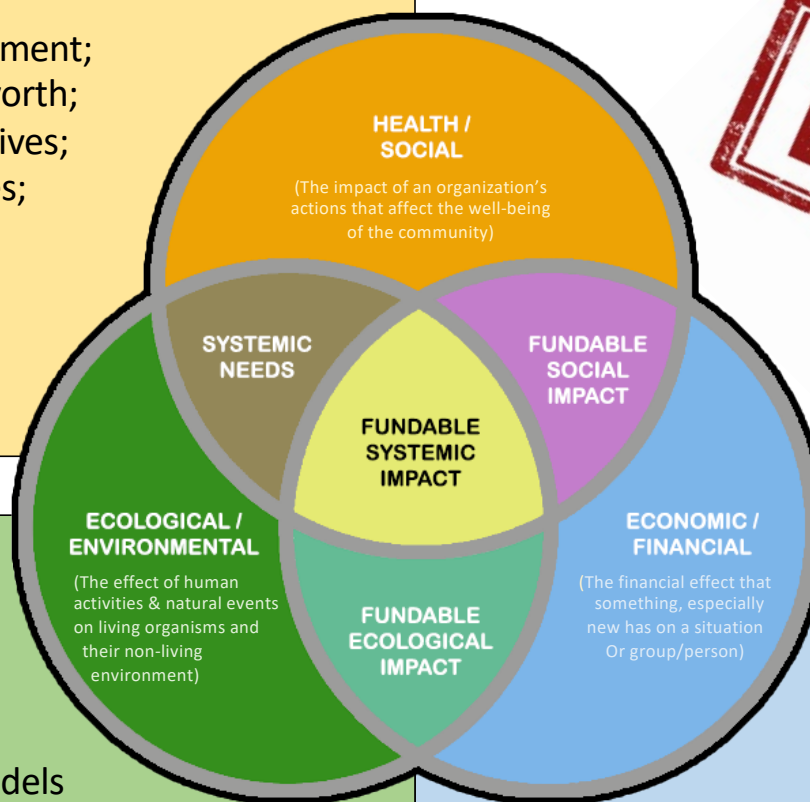
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Impact to Social Well-Being:

- Beneficiary & Community Involvement;
- Native Hawaiian Identity & Self-worth;
- Enable Cultural Adaptation Initiatives;
- Enable Hawaiian Cultural Practices;
- Cultural Resource Management;
- Historic & Cultural Preservation;
- Health (Mind, Body, and Spirit);
- Access and Integration;
- Education & Training

Impact to Eco./Env. Well-Being:

- Climate Change Adaptation
- Preservation & Conservation
- Ecological Impact Mitigation
- Natural Resource Regeneration
- Eco-Cultural Ag. & Vegetation Models
- Maximize Efficiency & Minimize Waste
- Ecological & Environmental Management
- Apply Traditional Hawaiian Methods in Modern Context.



Impact to Economic Well-Being:

- Financial Risk Mitigation
- Job Creation Opportunity
- Revenue Generation Engine
- Hawaiian Minded Business Model
- Demo Eco/Socio/Ecological Impact
- Networking & Land Asset Leveraging
- Enable Third-Party Partnerships & Funding
- Offset costs for development & Maintenance

The Legacy Land Program's Foundation and Current State

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LPP bases all planning, management, and development decisions based upon the purpose of acquisition and the allowable uses associated with each property. In all cases we try to minimize costs and maximize the use of property and its impact.

Kauai

- **The Kekaha Armory** [Kaua'i; IMX; 1.46 acres; Executive Order]
Purpose of Acquisition: Hawaiian cultural and educational purposes
Current Use: Leased to Ke Kula Ni'ihau o Kekaha
Current Impact: Education/Culture (Minimal costs for OHA management)
- **Ho'omana** [Kaua'i; Open; .813 acres; Lease from DLNR]
Purpose of Acquisition: Educational purposes and community support
Current Use: Thrift Shop that builds capacity of youth with special needs.
Current Impact: Education (Minimal costs for OHA management)

Maui

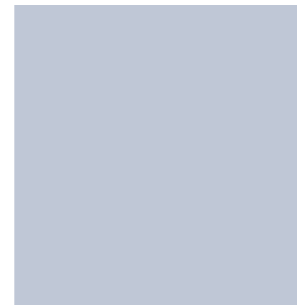
- **The Palauea Cultural Preserve** [Maui; Conservation; 20.7 acres; Fee];
Purpose of Acquisition: Protect and preserve cultural sites; Enable stewardship that integrate the Native Hawaiian community
Current Use: UH Maui HWST uses for educational purposes
Current Impact: Aina/Education (MODERATE costs for OHA maint.; MODERATE costs to INCREASE IMPACT)

Oahu

- **The Waialua Courthouse** [O'ahu; R-5; 1.06 acres; Lease from DLNR];
Purpose of Acquisition: Provide a base for beneficiary organizations to gather, meet, plan, practice and participate in Hawaiian culture
Current Use: Meeting venue for beneficiaries and community
Current Impact: Culture/Education (MODERATE costs for OHA Mngmt.; MODERATE/HIGH cost for future maint.)
- **Pahua Heiau** [O'ahu; R-5 Residential; 1.55 acres; Fee];
Purpose of Acquisition: Educational/cultural opportunities for Native Hawaiians
Current Use: Protecting cultural site in partnership with contracted stewards
Current Impact: Aina/Culture/Education (MODERATE costs for OHA Mngmt.; MODERATE costs to INCREASE IMPACT)
- **Kūkaniloko** (511-Acres in Wahiawa) [O'ahu; AG-1; 511 acres; Fee];
Purpose of Acquisition: Protect Kūkaniloko; Explore compatible agriculture; Contribute to Hawai'i's food sustainability
Current Use: Serving as a buffer for KKL; Fallow agricultural lands overgrown with invasive species.
Current Impact: Aina (Protection from inappropriate development) (HIGH costs for OHA maint.; HIGH costs to INCREASE IMPACT)

Hawaii

- **Wao Kele o Puna** [Hawai'i; Conservation; 25,856 acres; Fee];
Purpose of Acquisition: Protect cultural resources and Native Hawaiian customary rights; Ensure lands will transfer to lāhui; Build lāhui land management capacity.
Current Use: Lowland Rainforest
Current Impact: Aina (Protection/Conservation) (HIGH costs for OHA maint.; HIGH costs for dev. to INCREASE IMPACT)



Planning for Kūkaniloko, Central O‘ahu

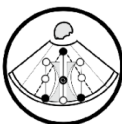
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1. Create plans for the 511-acre property (otherwise unimproved and fallow) to protect the Birthing Stones site and align with OHA’s purposes of acquisition. Our Planning process included conducting comprehensive research about the site and engaging with the community. The engagement included: People with long-standing relationships with the site; cultural practitioners; subject matter experts; Neighboring Land Owners, the Wahiawā Neighborhood Board, the Hawaiian Civic Club of Wahiawā; Royal Societies, and the public.
 - **Kūkaniloko** (511-Acres in Wahiawa) [O‘ahu; AG-1; 511 acres; Fee];
Purpose of Acquisition: *Protect Kūkaniloko; Explore compatible agriculture; Contribute to Hawai‘i’s food sustainability*
2. The focus of the plan was centered around the purpose of acquisition with a focus on Ho‘omana (protection and sanctification), Ho‘ona‘ānu‘ao (Education), and Ho‘oulu‘aina (Agricultural and Ecological Rehabilitation).
3. The process resulted in: A vision for the site; Guiding Themes: Educational Continuum (generationally integrated education), Hub-Spoke, and the Vegetation Continuum (Native forest- Cultural Forest - Agro-Forest- Agricultural Demo., High-output Agriculture); and recommendations for programmatic functions with supporting infrastructure.

Kumupa‘a/Vision:

This place is a wahi kapu with mana that has existed since time immemorial and will exist for time eternal. It is an ecosystem of connectivity between our ‘āina and people. Thus, actions occurring here shall be guided by the following categorical concepts and supporting principles and guidelines:

HO‘OMANA



HO‘ONA‘AUAO



HO‘OULU ‘ĀINA



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Ho‘omana



Ho‘oulu‘aina

Ho‘ona‘ānu‘ao

PROGRAMMATIC FUNCTIONS AND USES



*Increase Stewardship Capacity/Mālama Kūkaniloko;
Manage Access to Site; Interpretive Education;
Docent Training*



*Cultural Education/Training;
(Hula, Lua, Lā‘au Lapa‘au, Lomi, Kilo Hōkū, Mahi‘ai, etc.);
A Place for Certification*



*Experience and Engage Mana;
Place for Healing & Introspect;
Reinforce Kanaka Identity and Self-Worth*

*Practice Pono Agriculture;
Native Forest Restoration; Soil Regeneration;
Grow People by Growing Resources (Food, Medicines, etc.)*

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KKL: Impact Potential ⁸

Health/Social Impact Opportunities:

Programmatic initiatives to support our beneficiaries and community include:

Site-Based Interactions:

- Provide access to a major cultural resource with infrastructure to support uses. [AINA/CULTURE]
- Increase on-site presence to support the protection of site and sustained cultural resource regeneration. [AINA/CULTURE]
- Enable on-site intergenerational interactions/relationships [CULTURE/EDUCATION]

On/Off- Site Cultural/Education:

- Provide consistent information re: History and Significance [CULTURE]
- Support traditional and contemporary cultural practices, protocols, and rights [CULTURE]
- Facilitate Leadership and Lahui Development training and demonstration [CULTURE/EDUCATION/GOVERNANCE]
- Provide options for Physical, Mental, and spiritual healing and rejuvenation. [HEALTH]

Systemic Impact Opportunities:

- Culturally focused approach to: [AINA/CULTURE/GOVERNANCE]
 - An Eco-Agricultural Development Model
 - Site regeneration and climate adaptation
 - Proactive natural and cultural resource management

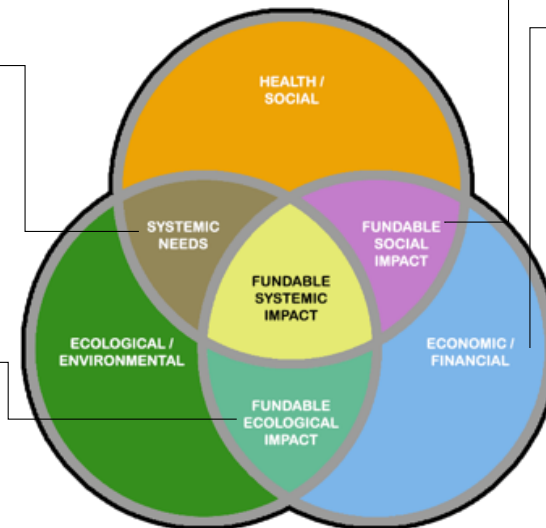
Ecological/Environmental Impact Opportunities

Ecological Re-Generation:

- Remediate soil from years of post contact use and neglect [AINA]
- Regenerate native habitat on portions of the site to demonstrate uses ancillary to agriculture and ecologically responsible [AINA]

Agricultural Demonstration:

- Demonstrate feasible mix of traditional and contemporary agricultural models to provide value to triple bottom line. [AINA/CULTURE]
- Business and career development



Economic Impact:

Potential economic impacts that support the development, implementation, and long-term sustainability of the project.

Eco/Ag-Cultural Model:

- Enable food, medicine, and plant production for sale, culturally related use, and planting on and off site.
- Provide a agricultural model for other landowners to consider that addresses climate change and cultural resource production.

Eco/Ag-Cultural Tourism:

- Capitalize on the visitor industry to bring in revenue to support the development, O&M, , and programmatic needs of the project.

Creation of Jobs and Educational Opportunities

Plans: Kūkaniloko

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INFRASTRUCTURE

I. Welina:

- Welcome Pavilion ○
- Cultural Nodes ●

II. PIKO:

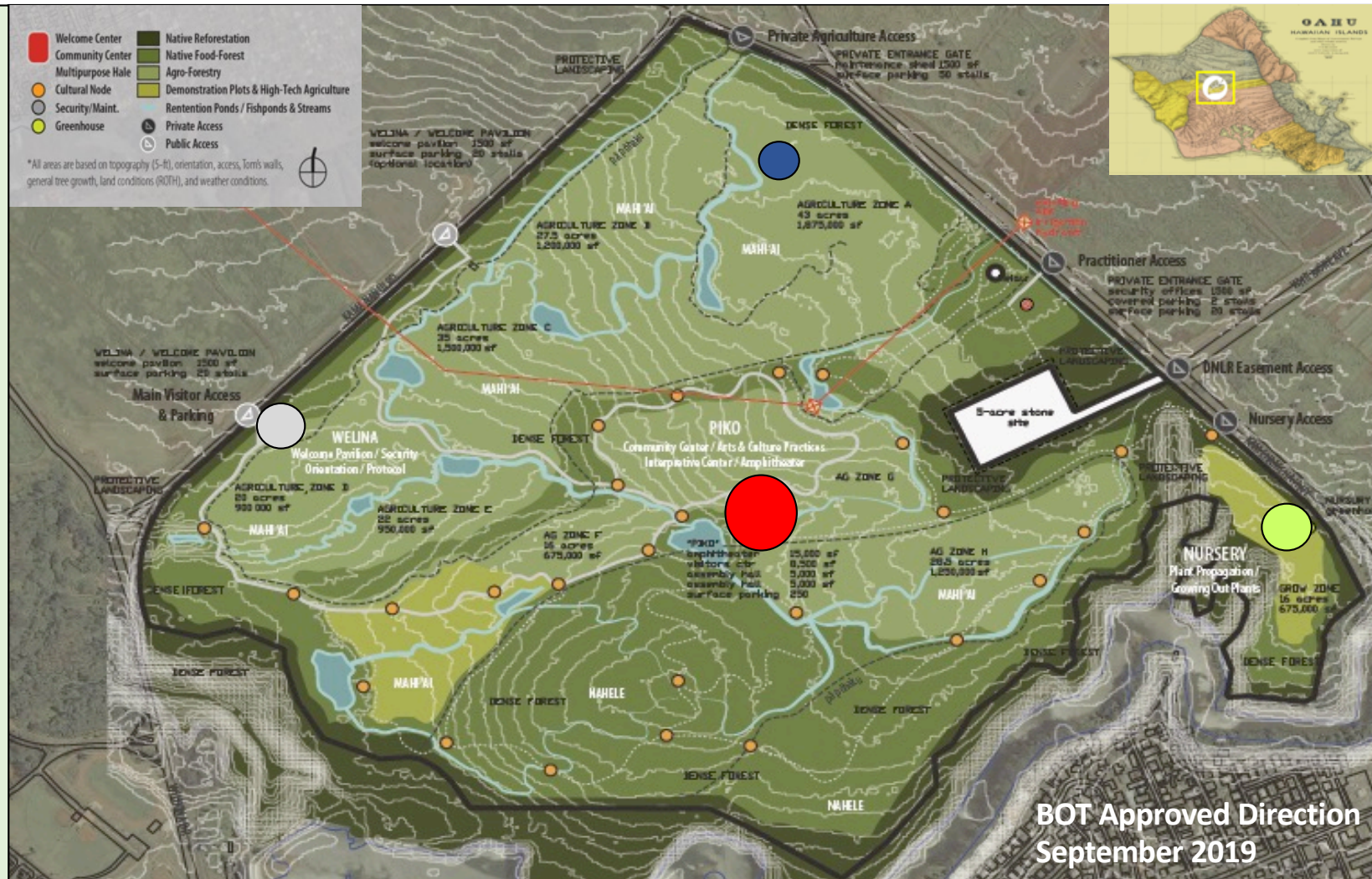
- Interpretive Center ●
- Multipurpose Kauhale
- Amphitheater

III. Kupu:

- Water Storage ●
- Green Houses ●
 - Grow Areas
 - Native Forests
 - Agroforest
 - Demonstration Plots

IV. Support

- Utilities
- Water Infrastructure
- Roads
- Walking Paths



INFRASTRUCTURE

I. Welina:

- *Welcome Pavilion*
- *Cultural Nodes*

II. PIKO:

- *Interpretive Center*
- *Multipurpose Kauhale*
- *Amphitheater*

III. Kupu:

- *Water Storage* P-1
- *Green Houses* P-1
 - *Grow Areas*
 - *Native Forests*
 - *Agroforest*
 - *Demonstration Plots*

IV. Support P-1

- *Utilities*
- *Water Infrastructure*
- *Roads*
- *Walking Paths*

FY19-21

Phase 1: Plan for Culturally Nuanced Agriculture:

KKL Phasing

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1. Demonstrate a Focus on Agriculture:

- a) Demonstrate that OHA is focusing on agriculture on the AG-1 zoned property. This should enable us to amend the Conservation Easement associated with the property held by the city. The amendment will clear the way for onsite commercial uses.
- b) Develop focused Agricultural/Ecological Planting Strategies.
- c) Create interim parking area.

2. Design a Water Storage facility that is connected to the ADC water line (well water) with stub outs for its distribution:

- a) ADC has committed to providing OHA with 1 MG/W, and will not disperse the water until OHA has a storage facility to receive it. This 3 million gallon tank should suffice until additional water sources can be secured.

3. Design a Nursery and Greenhouse:

- a) Grow plants to seed our “Vegetation Continuum” model of eco-cultural-agriculture.
- b) Programmatic elements envisioned to occur here until the full build out of the plan can start at the Nursery/Greenhouse facility until we are prepared/positioned to roll out the Welcome/Interpretive Center and Cultural Nodes.
- c) Agricultural business can begin with food and medicine production for sale and distribution; Cultural resource generation; and begin Agri-Cultural-Tourism.

4. Position OHA for partnerships and external funding opportunities.

INFRASTRUCTURE

I. Welina:

- *Welcome Pavilion* P-2
- *Cultural Nodes* P-2

II. PIKO:

- *Interpretive Center* P-2
- *Multipurpose Kauhale*
- *Amphitheater*

III. Kupu:

- *Water Storage* P-1/2
- *Green Houses* P-1/2
 - *Grow Areas*
 - *Native Forests*
 - *Agroforest*
 - *Demonstration Plots*

IV. Support

P-1/2

- *Utilities*
- *Water Infrastructure*
- *Roads*
- *Walking Paths*

FY20-22

Phase 2: Continue with Schematic Design; EA/EIS; Cont. Ag Planning

KKL Phasing (cont.) 11

- 1. Conceptual Design of the Welcome Pavilion, Interpretive Center, and Cultural Nodes :** ○ ● ●
 - a) Complete all conceptual designs (including agricultural expansion) for the Master Plan to enable OHA to begin EA/EIS and obtaining any associated entitlements.
 - b) This includes the Welcome Pavilion, 3-4 models to consider for our Cultural Nodes, the Interpretive Center and the extension of the items listed under support [Utilities, Water distribution infrastructure, and vehicular and pedestrian circulation infrastructures (Roads and Walking Paths)].
- 2. Completion of an EA/EIS and other associated entitlements:**
 - a) By completing much of our design work (Phase 1 elements to Design Development and/or Construction Document levels, and Phase 2 elements to Conceptual Design levels), OHA will be positioned to draft our EA/EIS. The EA/EIS will then enable us to focus on constructing on Phase 1 elements and position ourselves to bring our Phase 2 elements to the Design Development and Construction Document levels. OHA will then have set the course to construct both Phase 1 and 2 elements under the umbrella of the EA/EIS as we are able.
- 3. Continue Agricultural Planning and expansion based on work done in Phase 1 to inform additional water allocation requests as new sources become available.**

INFRASTRUCTURE

I. Welina:

- *Welcome Pavilion* P-2/3/4
- *Cultural Nodes* P-2/3/4

II. PIKO:

- *Interpretive Center* P-2/3/4
- *Multipurpose Kauhale*
- *Amphitheater*

III. Kupu:

- *Water Storage* P-1/2/3
- *Green Houses* P-1/2/3/4
 - *Grow Areas*
 - *Native Forests*
 - *Agroforest*
 - *Demonstration Plots*

IV. Support

P-1/2/3/4

- *Utilities*
- *Water Infrastructure*
- *Roads*
- *Walking Paths*

FY22-23

Phase 3: Construction of P-1; Expand

Agriculture; Final Design for P-2 Elements:

1. Construct Nursery, Greenhouse, and Water Storage.
2. Expand Agricultural Plans and Implement based on Trials and Availability of Water.
3. Complete Design Development and Construction Documents for all Remaining Elements in accordance with EA/EIS.

FY23 and Beyond

Phase 4: Construction of P-2; Expand Agriculture

1. Construct All Remaining Elements.
2. Expand Agricultural Plans and Implement based on Trials and Availability of Water.
3. Expand and Leverage the Programmatic Opportunities with our fully developed site.

KKL Phasing (cont.) 12

Planning for Wao Kele o Puna

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1. Create plans for the 25,856-acre lowland rain forest (otherwise unimproved) in alignment with OHA's purpose of acquisition by conducting comprehensive research about the property and engaging with members of the community. The engagement included: People with long-standing relationships with the forest; cultural practitioners; subject matter experts; Puna residents, and the Pele Defense Fund, and the public.
 - **Wao Kele o Puna** [Hawai'i; Conservation; 25,856 acres; Fee];
Purpose of Acquisition: Protect cultural resources and Native Hawaiian customary rights; Ensure lands will transfer to lāhui; and Build lāhui land management capacity.
2. The intention was to create a Comprehensive Management Plan that was founded on Native Hawaiian principles and thought paired with contemporary knowledge and best forest management practices. The plan focuses on addressing enabling cultural practices and use, community-based stewardship, creating cultural resources, creating educational opportunities, addressing habitat quality, mitigating threats, and recognizing the risks associated with the property.
3. The process resulted in: A vision and mission for the for the site; a recommended management strategy; and recommended Management actions. In summary due to the scale of the property OHA needs to consistently address the needs of the site by: 1) Working with the Community; Protecting the Best, Killing the Weeds, & Managing the Pigs.

Work w/ Community

VISION:

WAO KELE O PUNA WILL BE LOCALLY, NATIONALLY, AND INTERNATIONALLY RECOGNIZED FOR ITS FOREST STEWARDSHIP AND CONSERVATION, DEVELOPED AND IMPLEMENTED THROUGH A NATIVE HAWAIIAN PERSPECTIVE, WHICH WILL SERVE AS A MODEL AND INSPIRATION FOR INDIGENOUS COMMUNITIES WORLDWIDE.



Protect the Best Mange Weeds/Pigs

PURPOSE:

THE PURPOSE IS TO MAINTAIN THE INTEGRITY OF THE NATURAL, CULTURAL, AND SPIRITUAL RESOURCES; TO PROTECT, PRESERVE, & PERPETUATE, THE PERFORMANCE OF CUSTOMARILY & TRADITIONALLY EXERCISED SUBSISTENCE & CULTURAL PRACTICES OF NATIVE HAWAIIANS; AND TO ENSURE THAT THIS 'ĀINA PASS TO THE NATION OF HAWAI'I.

Planning for Wao Kele o Puna (Cont.)

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Working with the Community:

- a) **Access:**
 - ● Maintain current and seek additional access routes into WKOP for T&C practitioners, stewards/managers and emergency responders.
- b) **Education:**
 - ● Create educational opportunities for beneficiaries and the community;
- c) **Community-Based Management:**
 - ● Create community reforestation plots to demonstrate planting and maintenance strategies as we create new cultural resources for use;
 - ● Test the use of product bearing forest plant as a replacement for invasive/weedy species;
 - ● Create opportunities for hands-on invasive species control experiential learning experiences.

Protecting the Best:

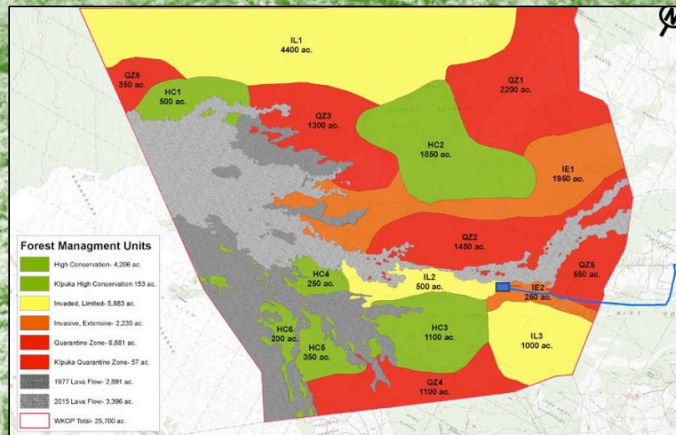
- a) **Pristine Areas:**
 - ● Protect and assist the recovery of areas with high coverage of native plants, anthropological and other selected kipuka.
 - Prioritize areas that are likely to contain rare and endangered flora/fauna;
 - Work to help reseed fresh lava to create new kipuka.
- b) **Manage and Mitigate Threats:**
 - Collaborate with others to address Rapid Ohia Death.

Managing the Pigs:

- a) **Target Areas:**
 - Managing the pigs in high conservation and reforestation areas to prevent the spread of invasive species and uprooting of new plantings.
- b) **Pilot Project:**
 - Consider creating subsistence hunting areas to create focal areas for people to hunt tied to a animal control permit in collaboration with DLNR.

Killing the Weeds:

- a) **Curbing Invasive Species:**
 - ● Reduce the spread of alien species into areas with high coverage of native plants;
 - Minimize further introduction of invasive species from elsewhere;
 - Chip away at currently invaded areas.
 - ● Expand efforts along existing access road and clearing.
- b) **Continued Efforts:**
 - Continue management of habitat altering species (miconia, albesia, etc.);
 - Monitor new lava and mitigate invasive species from taking hold;
 - Clear select invaded areas to enable restoration project and the creation of new "kipuka";
 - ● Manage the weeds along the edges of the existing access road and clearing.



Health/Social Impact Opportunities:

Site-Based Interactions:

- Provide access to a major cultural resource to support traditional cultural practices. [AINA/CULTURE]
- Increase on-site use to support the protection and preservation of the property via programmatic use and sustained cultural resource regeneration. [AINA/CULTURE]
- Enable on-site intergenerational education/interaction/relationship building [CULTURE/EDUCATION]

On/Off- Site Cultural/Education:

- Provide consistent information re: History and Significance [CULTURE]
- Support traditional and contemporary cultural protocols, and rights [CULTURE]
- Facilitate conservation leadership training and demonstration [CULTURE/EDUCATION/GOVERNANCE]
- Provide options for Physical, Mental, and spiritual healing and rejuvenation. [HEALTH]

Systemic Impact Opportunities:

- Culturally focused approach to: [AINA/CULTURE/GOVERNANCE]
 - An eco-cultural preservation and reforestation model
 - Community-based stewardship of a large lowland rainforest
 - Culturally nuanced natural and cultural resource management

Ecological/Environmental Impact Opportunities

Reforestation:

- Remediate years on invasive species proliferation [AINA]
- Regenerate native habitat [AINA]
- Work toward the mitigation of Rapid Ohia Death [AINA]

Exploration of Agro-forestry:

- Demonstrate eco-cultural agroforestry models that can be considered for reforestation and invasive species replacement. [AINA/CULTURE]

WKOP: Impact Potential

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Economic Impact:

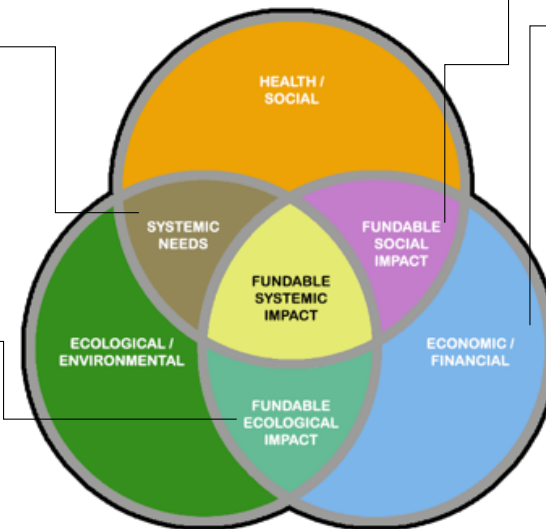
Potential economic impacts that support the development, implementation, and long-term sustainability of the project.

Eco-Cultural Model:

- Position OHA and community-based stewards for third party partnerships and funding opportunities
- Explore impact leveraging and other financial resource generation opportunities that align with the vision for the property.

Eco/Cultural Tourism:

- Explore aligned visitor related business cases to provide guided access to WKOP for educational purposes in exchange for fees that offset the maintenance and management of WKOP (without compromising its cultural integrity).



Plans: Wao Kele o Puna, East Hawai'i Island

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PROGRAMS & INFRASTRUCTURE

I. Support T&C Access: (Entire Property)

- Enable access for T&C Practitioners

II. Educational Programs:

- Enable access for educational programs
- Work with partners to create site-specific curriculum

III. Manage Weeds and Pigs:

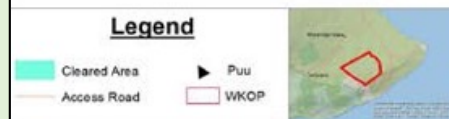
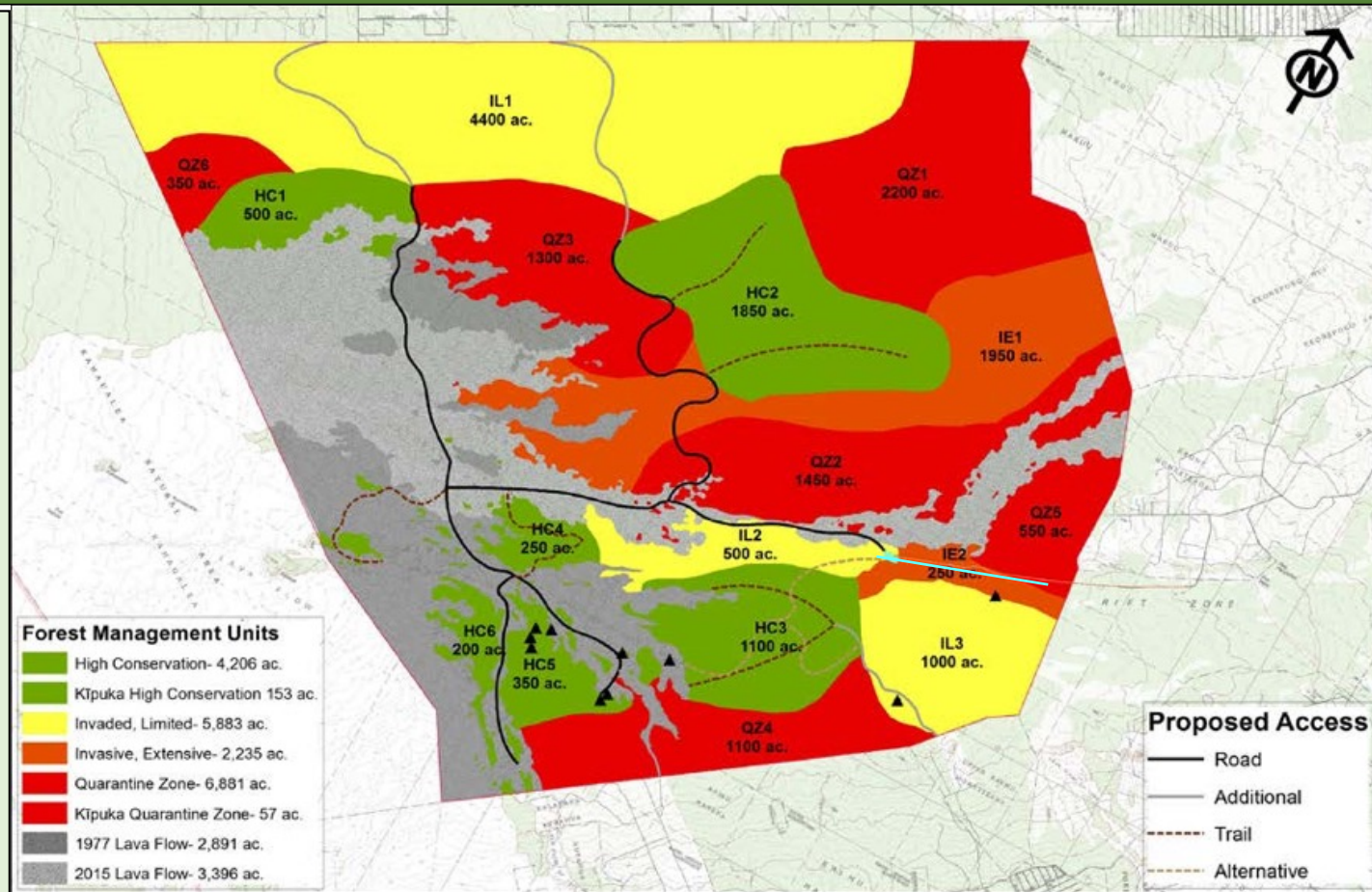
- Contractors to assist with invasive species control across the property
- Contractors & community assist with invasive species control along the access road & existing cleared areas.
- Create pilot projects for reforestation

IV. Roads and Trails

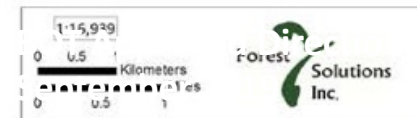
- Roads/Trails to High Conservation and focus Areas and known arch features
- Working trails in accessible areas

IV. Kauhale in the Cleared Area

- Facilitate Access and Management
- Enable Increased Programmatic Use
- Focal Area for Engaging Community



Wao Kele o Puna
Proposed Access



WKOP Phasing

I. Support T&C Access:

P-1

- *Enable access for T&C Practitioners*

II. Educational Programs:

P-1

- *Enable access for educational programs*
- *Work with partners to create site-specific curriculum*

III. Manage Weeds & Pigs:

P-1

- *Contractors to assist with invasive species control across the property*
- *Contractors & community assist with invasive species control along the access road & existing cleared areas.*
- *Create pilot projects for reforestation*

IV. Roads and Trails

P-1

- *Roads/Trails to High Conservation and focus Areas and known arch features*
- *Working trails in accessible areas*

IV. Kauhale in the Cleared Area

P-1

- *Facilitate Access and Management*
- *Enable Increased Programmatic Use*
- *Focal Area for Engaging Community*

Phase 1: Access, ISC, and Pilot Project

FY20-21

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1. Enable Programmatic Access to WKOP:

- Work with ISC contractors to conduct invasive species control mitigation training for members of the Puna community at WKOP.
- Enable groups and individual to access WKOP for educational purposes in alignment with the vision and direction for the property. Collaborate with these groups to create site-specific curriculum.
- Work with T&C practitioners with regard to access to WKOP.
- Explore/secure alternative access routes.

2. Invasive Species Control (ISC):

- Continue ISC on the property at the landscape scale with the assistance of contractors; Plan for pig fencing for target areas, implement as able.
- Work on smaller scale ISC projects with contractors and community in accessible areas.

3. Planning and Pilot Project:

- Create planting/circulation (trails) plan for the cleared area and three pilot project plots that were cleared of strawberry guava. Secure permits for fencing, prepare site and begin pilot planting projects.
- Propose a community-based stewardship management partnership.
- Install interpretive signage for educational purposes.
- Plan for Environmental Assessment

WKOP Phasing (cont.)

I. Support T&C Access:

P-1/2

- *Enable access for T&C Practitioners*

II. Educational Programs:

P-1/2

- *Enable access for educational programs*
- *Work with partners to create site-specific curriculum*

III. Manage Weeds & Pigs:

P-1/2

- *Contractors to assist with invasive species control across the property*
- *Contractors & community assist with invasive species control along the access road & existing cleared areas.*
- *Create pilot projects for reforestation*

IV. Roads and Trails

P-1/2

- *Roads/Trails to High Conservation and focus Areas and known arch features*
- *Working trails in accessible areas*

IV. Kauhale in the Cleared Area

P-1/2

- *Facilitate Access and Management*
- *Enable Increased Programmatic Use*
- *Focal Area for Engaging Community*

Phase 2: Access, ISC, Pilots/Stewards, Plan/EA

FY22-23

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1. Expand Programmatic Access to WKOP:

- a) Continue and expand Puna community engagement/education at WKOP.
- b) Formalize T&C Practitioner Program.
- c) Plan for forest related risk mitigation/revegetation and programmatic associated with new access.

2. Invasive Species Control (ISC):

- a) Continue ISC on the property at the landscape scale with the assistance of contractors. Expand pig fencing at targeted areas.
- b) Expand smaller scale ISC projects with contractors and community in accessible areas.

3. Pilot Projects and Stewardship:

- a) Continue pilot project, expand planting plan, and begin new pilot projects.
- b) Continue to implement and develop community-based stewardship management partnership.

4. Planning and EA:

- a) Plan and design trails and roads to enable access to target control areas.
- b) Schematic design for Kauhale in cleared area to serve as a home base for stewardship, enable increased programmatic uses, and facilitate community engagement/educational opportunities.
- c) Schematic design/preliminary engineering for access roads to priority areas

WKOP Phasing (cont.)

- I. **Support T&C Access:** P-1/2/3/4
 - *Enable access for T&C Practitioners*
- II. **Educational Programs:** P-1/2/3/4
 - *Enable access for educational programs*
 - *Work with partners to create site-specific curriculum*
- III. **Manage Weeds & Pigs:** P-1/2/3/4
 - *Contractors to assist with invasive species control across the property*
 - *Contractors & community assist with invasive species control along the access road & existing cleared areas.*
 - *Create pilot projects for reforestation*
- IV. **Roads and Trails** P-1/2/3/4
 - *Roads/Trails to High Conservation and focus Areas and known arch features*
 - *Working trails in accessible areas*
- IV. **Kauhale in the Cleared Area** P-1/2/3/4
 - *Facilitate Access and Management*
 - *Enable Increased Programmatic Use*
 - *Focal Area for Engaging Community*

Phase 3: Access, ISC, Pilots/Stewards, and EA

FY24-26

1. **Enable Programmatic Access to WKOP:**
 - a) Continue community engagement/education and T&C Practitioner Program.
2. **Invasive Species Control (ISC):**
 - a) Continue ISC on the property at the landscape scale with the assistance of contractors. Expand pig fencing at targeted areas.
 - b) Expand smaller scale ISC projects with contractors and community in accessible areas.
3. **Pilot Projects and Stewardship:**
 - a) Continue pilot project, expand planting plan, and begin new pilot projects.
 - b) Continue to implement and develop community-based stewardship.
4. **EA:**
 - a) Conduct EA based on conceptual designs for Kauhale and Road.

Phase 4: Access, ISC, Pilots/Stewards, and Construction FY26 & On

1. **Continue all Access, ISC, Pilots and Stewardship Efforts:**
 - a) Continue community engagement/education and T&C Practitioner Program.
2. **Construction of Kauhale in Cleared Area.**
3. **Construction of Roads for Increased Maintenance and Management.**

Planning for Palauea, South-West Maui

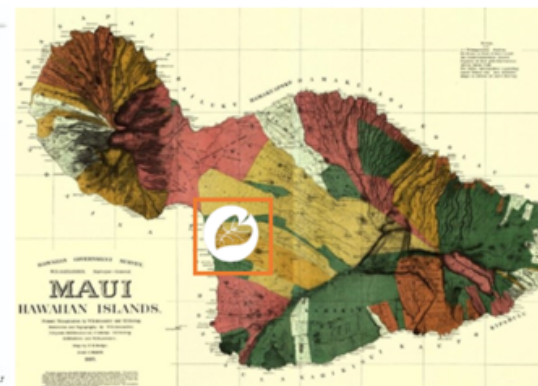
22

1. Create a preservation plan as a basis for management of the 20.8- acre property in alignment with OHA's purpose of acquisition. Palauea contains evidence of a fishing village of the area, contains a significant traditional structure and is home to one of the last known wiliwili groves in the area. OHA is also responsible for monitoring a drainage easement on property; managing the vegetation on, and an 896 sf structure that exists on the property.

- **The Palauea Cultural Preserve** [Maui; Conservation; 20.7 acres; Fee];

Purpose of Acquisition: Protect and preserve cultural sites; Enable stewardship that integrate the Native Hawaiian community.

2. The intention was to create a preservation plan (PP) that would become the basis for a comprehensive Management Plan centered on Native Hawaiian principles for this site. In partnership with the University of Maui's Hawaiian Studies Department, OHA works to manage the site in a culturally appropriate manner (in alignment with the draft PP). Thus far, OHA has been managing many of the compliance and risk management issues; and UH has been utilizing the property for educational purposes, has been assisting with security, maintenance, and management issues, and has started a native planting program with their students.



Revenue Mecahnism for Palauea: The Palauea Preserve Fund

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FUNDING:

When OHA received the property in 2013 it came with "Palauea Preserve Fund" of approximately \$144,875.00 Additionally each time one of the 17 properties shown in green is sold, 0.5% of the gross selling price is added to the fund. See the record of sales germane to OHA's time as the landowner below. (* Exempt = transfers to banks)

Lot #	TMK	Acres	Date	Amount	Revenue (0.5%)
Lot 1	2-1-023:002	1.88	02/23/04	\$ 1,275,000	
	2-1-023:002		09/09/11	\$ 2,000,000	
Lot 2	2-1-023:018	1.31	02/27/04	\$ 1,700,000	
	2-1-023:018		09/22/11	\$ 7,750,000	
Lot 3	2-1-023:019	1.06	05/26/04	\$ 2,092,000	
	2-1-023:019		04/29/13	\$ 8,150,000	\$40,750
Lot 4	2-1-023:020	1.04	05/27/05	\$ 2,675,000	
	2-1-023:020		05/18/07	\$ 4,125,000	
	2-1-023:020		01/30/14	\$ 6,300,000	Exempt
	2-1-023:020		09/26/14	\$ 8,500,000	\$42,500
Lot 5	2-1-023:021	1.09	01/14/05	\$ 2,600,000	
	2-1-023:021		11/15/11	\$ 2,990,000	
	2-1-023:021		11/28/14	\$ 3,500,000	\$17,500
Lot 6	2-1-023:022	1.00	08/11/04	\$ 2,265,000	
	2-1-023:022		06/21/13	\$ 2,950,000	\$14,750
	2-1-023:023		06/13/05	\$ 1,915,000	
Lot 7	2-1-023:023	1.03	07/27/17	\$ 6,300,000	\$31,500
	2-1-023:024		05/04/05	\$ 1,825,000	
Lot 8	2-1-023:024	1.01	04/21/14	\$ 1,750,000	\$8,750
	2-1-023:024		11/09/16	\$ 5,950,000	\$29,750
	2-1-023:025		06/18/04	\$ 1,299,000	
Lot 9	2-1-023:025	1.01	09/22/05	\$ 2,250,000	
	2-1-023:025		11/10/11	\$ 2,788,000	
	2-1-023:025		06/03/13	\$ 5,000,000	\$25,000
	2-1-023:026		06/08/04	\$ 1,250,000	
Lot 10	2-1-023:026	1.02	02/15/05	\$ 1,250,000	
	2-1-023:026		03/28/08	\$ 2,650,000	
	2-1-023:026		04/24/08	\$ 1,000	
	2-1-023:026		05/02/14	\$ 2,500,000	Exempt
	2-1-023:026		10/16/14	\$ 3,500,000	\$17,500
Lot 11	2-1-023:027	1.60	07/20/18	\$ 8,175,000	\$40,875
	2-1-023:027		05/28/04	\$ 2,000,000	
	2-1-023:027		10/18/07	\$ 3,500,000	
Lot 12	2-1-023:028	1.01	04/26/11	\$ 4,500,000	
	2-1-023:029		11/12/04	\$ 2,250,000	
Lot 13	2-1-023:029	1.04	06/30/05	\$ 2,100,000	
	2-1-023:029		03/23/09	\$ 2,120,000	
	2-1-023:030		06/30/05	\$ 2,100,000	
	2-1-023:030		06/04/08	\$ 5,550,000	
Lot 14	2-1-023:030	1.10	06/04/09	\$ 1,000	
	2-1-023:030		06/23/09	\$ 2,200,000	
	2-1-023:030		10/09/09	\$ 1,835,000	
	2-1-023:031		05/11/05	\$ 2,194,500	
	2-1-023:031		01/12/07	\$ 2,800,000	
Lot 15	2-1-023:031	1.71	06/04/08	\$ 5,550,000	
	2-1-023:031		06/04/09	\$ 1,000	
	2-1-023:031		03/15/10	\$ 1,000	
Lot 16	2-1-023:032	1.41	12/26/03	\$ 1,900,000	
	2-1-023:032		04/18/06	\$ 1,900,000	
Lot 17	2-1-023:033	1.83	05/25/05	\$ 8,000,000	
Totals		41.89		\$ 156,502,500	\$268,875

Health/Social Impact Opportunities:

Site-Based Interactions:

- Provide access to a major cultural resource to support traditional cultural practices. [AINA/CULTURE]
- Increase on-site use to support the protection and preservation of the property via programmatic use and sustained cultural resource regeneration. [AINA/CULTURE]
- Enable on-site intergenerational education/interaction/relationship building [CULTURE/EDUCATION]

On/Off- Site Cultural/Education:

- Provide consistent information re: History and Significance [CULTURE]
- Support traditional and contemporary cultural protocols, and rights [CULTURE]
- Facilitate conservation leadership training and demonstration [CULTURE/EDUCATION/GOVERNANCE]

Systemic Impact Opportunities:

- Culturally focused approach to: [AINA/CULTURE/GOVERNANCE]
 - An eco-cultural historic preservation
 - Community-based stewardship of one of the last in-tact sites of the area.
 - Culturally nuanced natural and cultural resource management

Ecological/Environmental Impact Opportunities

Native Habitat Preservation and Regeneration:

- Remediate years on invasive species proliferation [AINA]
- Regenerate native habitat [AINA]
- Work toward the restoration of the Wiliwili Grove [AINA]
- Demonstrate eco-cultural revegetation models that can be considered amidst an suburban residential environment.[AINA/CULTURE]

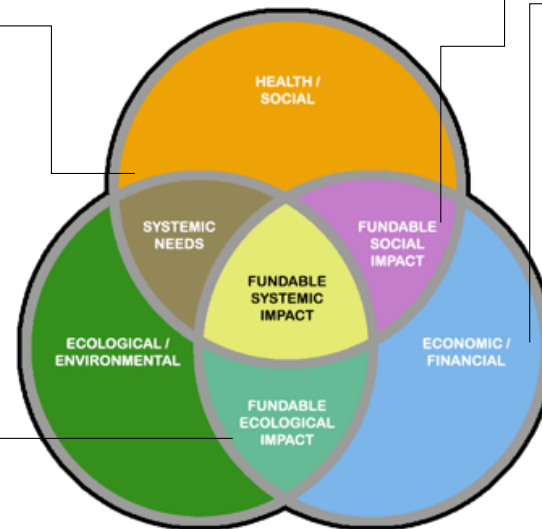
Palaea: Impact Potential 24

Economic Impact:

Potential economic impacts that support the development, implementation, and long-term sustainability of the project.

Revenue Generation Modes:

- Continue collecting % of conveyance fees.
- Explore the opportunity to set neighborhood association fees to assist with the management, protection, and re-vegetation of Palaea
- Explore aligned visitor related business cases to provide guided access to Palaea for educational purposes in exchange for fees that offset the maintenance and management of Palaea (without compromising its cultural integrity).



PROGRAMS & INFRASTRUCTURE

I. Finalize Preservation Plan

- Provide basis for comprehensive management plans and actions

II. Educational Programs:

- UH Maui HWST and Archaeology
- Community integrated education

III. Protect the Cultural Features:

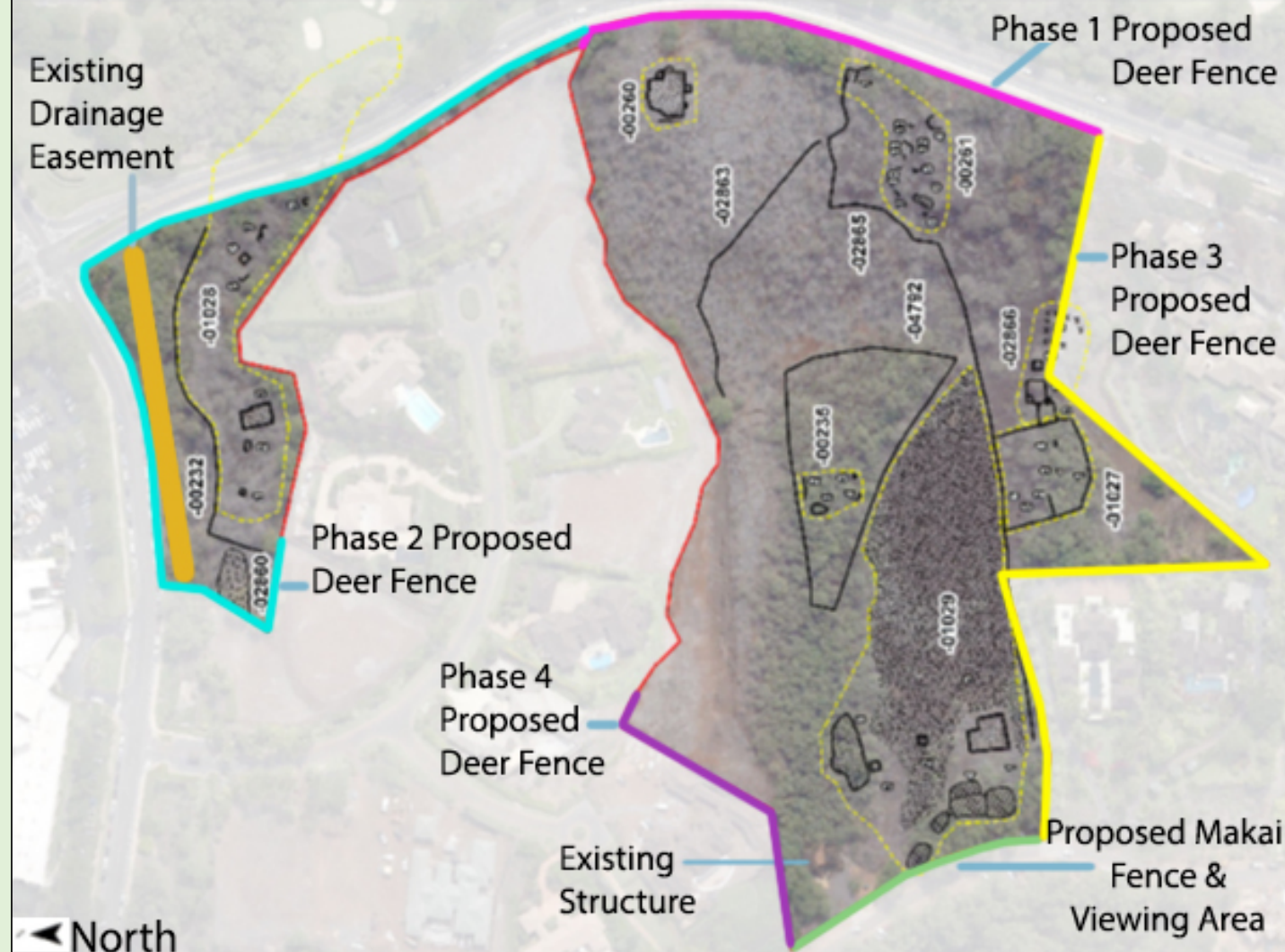
- Archaeological sites
- Wiliwili grove
- Create walking/maintenance trails

IV. Barriers

- Deer Fence
 - Phase 1 ●
 - Phase 2 ●
 - Phase 3 ●
 - Phase 4 ●
- Makai Fence and Viewing Area ●
- Working trails in accessible areas

IV. Landscaping

- Revegetation and irrigation
- Firebreak
- Drainage Inspection and Maintenance ●



Palauea Phasing

PROGRAMS & INFRASTRUCTURE

I. Finalize Preservation Plan P-1

- *Provide basis for comprehensive management plans and actions*

II. Educational Programs: P-1

- *UH Maui HWST and Archaeology*
- *Community integrated education*

III. Protect the Cultural Features: P-1

- *Archaeological sites*
- *Wiliwili grove*
- *Create walking/maintenance trails*

IV. Barriers

- *Deer Fence*
 - *Phase 1* P-1
 - *Phase 2*
 - *Phase 3*
 - *Phase 4*
- *Makai Fence and Viewing Area* P-1
- *Working trails in accessible areas* P-1

IV. Landscaping P-1

- *Revegetation and irrigation*
- *Firebreak*
- *Drainage Inspection and Maintenance*

Phase 1: Planning, Education, Improvements, & Landscaping

FY20-21

1. Finalize Planning:

- a) Obtain preservation plan approval from SHPD (submitted 3/4/2019).
- b) Create comprehensive management plans and actions.

2. Continue and Expand Educational Programs:

- a) Continue and expand educational opportunities with UH Maui and the community.
- b) Work with UH-Maui HWST on shared stewardship responsibilities.

3. Property Improvements:

- a) Construct deer fence (Phase 1).
- b) Design and construct makai fence and viewing area.

4. Landscaping

- a) Create planting and irrigation plans and begin to implement.
- b) Manage and extend new firebreak along neighboring residential properties.
- c) Continue to conduct bi-annual drainage inspections.

Palauea Phasing (cont.)

PROGRAMS & INFRASTRUCTURE

I. Finalize Preservation Plan

- *Provide basis for comprehensive management plans and actions*

II. Educational Programs:

P-1/2/3/4

- *UH Maui HWST and Archaeology*
- *Community integrated education*

III. Protect the Cultural Features:

P-1/2/3/4

- *Archaeological sites*
- *Wiliwili grove*
- *Create walking/maintenance trails*

IV. Barriers

- *Deer Fence*
 - *Phase 1*
 - *Phase 2*
 - *Phase 3*
 - *Phase 4*
- *Makai Fence and Viewing Area*
- *Working trails in accessible areas*

P-2

(if needed) P-3

(if needed) P-4

IV. Landscaping

P-1/2/3/4

- *Revegetation and irrigation*
- *Firebreak*
- *Drainage Inspection and Maintenance*

Phase 2: Education, Improvements, and Landscaping **FY22-23**

27

1. Continue and Expand Educational Programs:

- a) Continue and expand educational opportunities with UH Maui and the community.
- b) Work with UH-Maui HWST on shared stewardship responsibilities.

2. Property Improvements:

- a) Construct deer fence (Phase 2).
- b) Continue to implement Preservation Plan.

3. Landscaping

- a) Continue to implement planting and irrigation plans.
- b) Manage and extend new firebreak along neighboring residential properties.
- c) Continue to conduct bi-annual drainage inspections

Phase 3/4: Education, Improvements, and Landscaping **3: FY24-25**

4: FY26-27

1. Continue and Expand Educational Programs:

2. Property Improvements:

- a) Construct deer fence (Phase 3 if needed; Phase 4 if needed).

3. Landscaping

- a) Continue to implement planting and irrigation plans.
- b) Manage and extend new firebreak along neighboring residential properties.
- c) Continue to conduct bi-annual drainage inspections

Planning for Pahua Heiau, East O'ahu

29

1. Created a preservation plan as a basis for management of the 1.55-acre property in alignment with OHA's purpose of acquisition. Pahua heiau is thought to have been an agricultural or husbandry site as the area is famous for the sweet potatoes that once flourished there. The property contains five archaeological sites with 24 features.

- **Pahua Heiau** [O'ahu; R-5 Residential; 1.55 acres; Fee]; (gifted from KS 1988)
Purpose of Acquisition: Educational/cultural opportunities for Native Hawaiians

2. The intention was to create a preservation plan (PP) that would become the basis for a comprehensive Management Plan centered on Native Hawaiian principles for this site. OHA needs to address trespassing/unauthorized access and traversing of the site; enable cultural and educational uses; create a cultural landscape plan; create interpretive and warning, and regulatory signage; create a designated viewing area; conduct regular and consistent maintenance; and consider multiple forms of revegetation for the site.



Health/Social Impact Opportunities:

Site-Based Interactions:

- Provide access to a major cultural resource to support traditional cultural practices. [AINA/CULTURE]
- Increase on-site use to support the protection and preservation of the property via programmatic use and sustained cultural resource regeneration. [AINA/CULTURE]
- Enable on-site intergenerational education/interaction/relationship building [CULTURE/EDUCATION]

On/Off- Site Cultural/Education:

- Provide consistent information re: History and Significance [CULTURE]
- Support traditional and contemporary cultural protocols, and rights [CULTURE]
- Facilitate conservation leadership training and demonstration [CULTURE/EDUCATION/GOVERNANCE]

Systemic Impact Opportunities:

- Culturally focused approach to: [AINA/CULTURE/GOVERNANCE]
 - An eco-cultural historic preservation
 - Community-based stewardship of one of the last in-tact sites of the area.
 - Culturally nuanced natural and cultural resource management

Ecological/Environmental Impact Opportunities

Native Habitat Preservation and Regeneration:

- Remediate years on invasive species proliferation [AINA]
- Regenerate native habitat [AINA]
- Work toward the restoration of the Wiliwili Grove [AINA]
- Demonstrate eco-cultural revegetation models that can be considered amidst an suburban residential environment.[AINA/CULTURE]

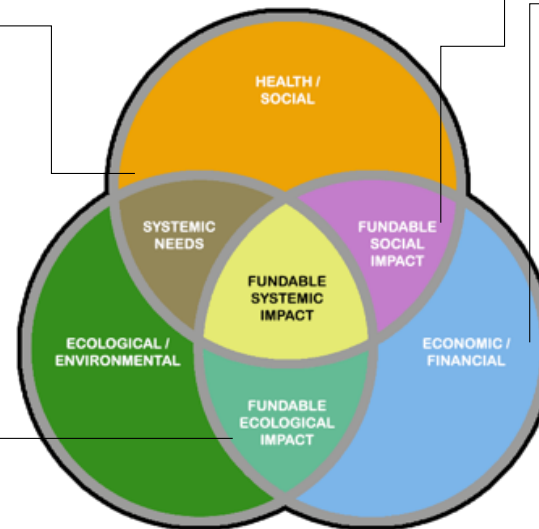
Palaea: Impact Potential 30

Economic Impact:

Potential economic impacts that support the development, implementation, and long-term sustainability of the project.

Revenue Generation Modes:

- Continue collecting % of conveyance fees.
- Explore the opportunity to set neighborhood association fees to assist with the management, protection, and re-vegetation of Palaea
- Explore aligned visitor related business cases to provide guided access to Palaea for educational purposes in exchange for fees that offset the maintenance and management of Palaea (without compromising its cultural integrity).



Planning for Pahua Heiau, East O'ahu

31

PROGRAMS & INFRASTRUCTURE

I. Culture and Education

- Work with Stewards to continue and increase on-site education

II. Landscaping

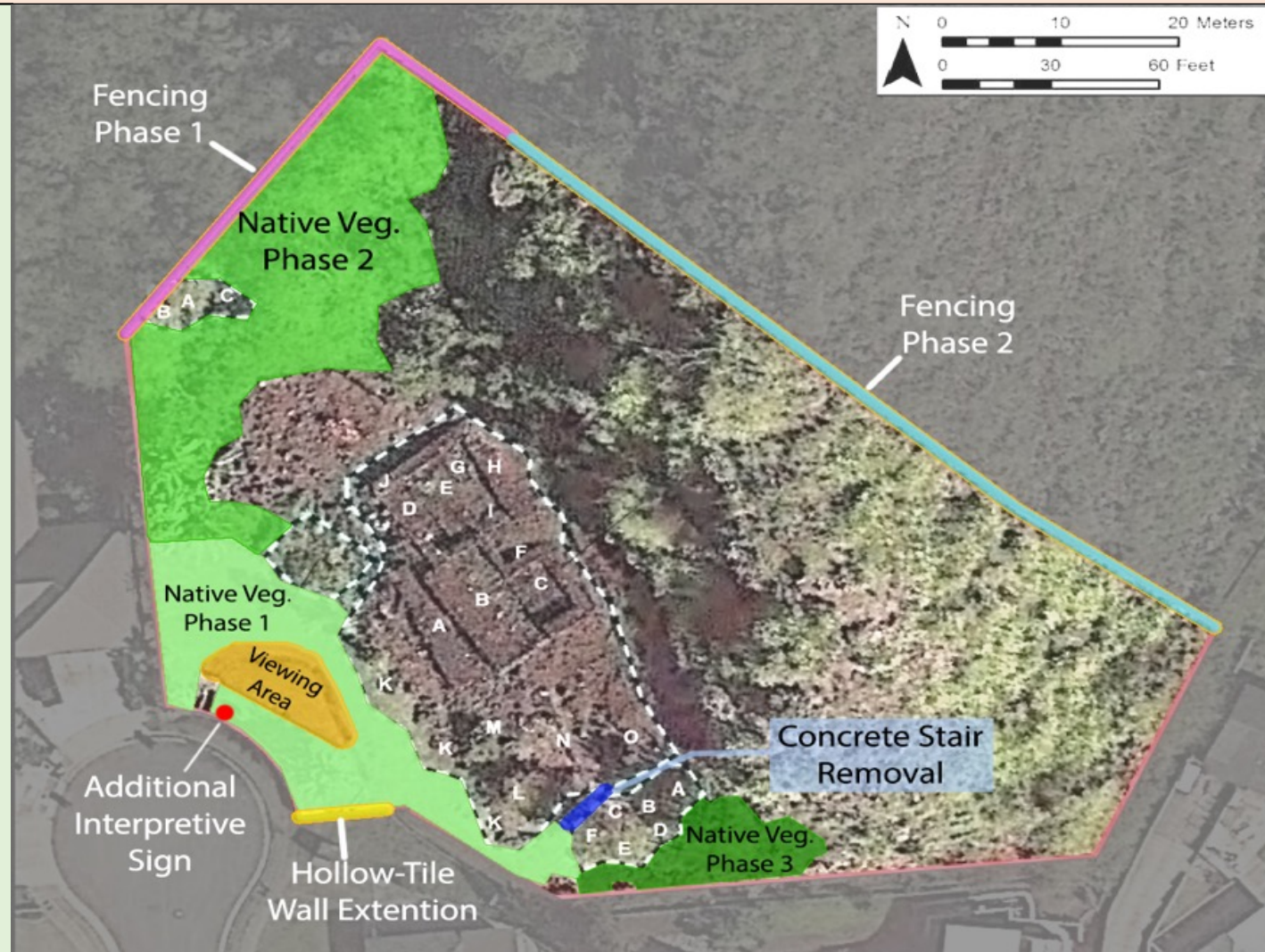
- Native landscaping and irrigation
 - Three Phases ○ ○ ○
- Mitigate invasive species

III. Access

- Construct a fence at back edges of property
 - Two Phases ○ ○
- Extend hollow-tile wall ○
- Create viewing area ○
- Remove existing concrete stair ●
- Create/Reposition signs ○

IV. Preservation of Site

- Build cultural site maintenance acumen
- Create a site plan for the treatment of the site
- Update burial treatment plan



Pahua Phasing

PROGRAMS & INFRASTRUCTURE

- I. Culture and Education** P-1/2
 - *Work with Stewards to continue and increase on-site education*
- II. Landscaping** P-1/2
 - *Native landscaping and irrigation*
 - *Three Phases*
 - *Mitigate invasive species*
- III. Access** P-1/2
 - *Construct a fence at back edges of property*
 - *Two Phases*
 - *Extend hollow-tile wall*
 - *Create viewing area*
 - *Remove existing concrete stair*
 - *Create/Reposition signs*
- IV. Preservation of Site** P-1/2
 - *Build cultural site maintenance acumen*
 - *Create a site plan for the treatment of the site*
 - *Update burial treatment plan*

Phase 1: Planning, Education, Improvements, & Landscaping

FY20-21

- 1. Finalize Planning:**
 - a) Finalize Landscape Design. *(FY20)*
- 2. Continue and Expand Educational Programs:**
 - a) Continue and expand educational opportunities w/Stewards and community.
 - b) Conduct historic site maintenance.
- 3. Property Improvements:**
 - a) Construct fence *(Phase 1)*; Construct/install litter receptacle.
- 4. Landscaping**
 - a) Native vegetation landscaping and irrigation. *(Phase 1)*
 - b) Continue invasive species control.

Phase 2: Education, Improvements, & Landscaping

FY21-23

- 1. Continue and Expand Educational Programs:**
 - a) Continue/expand educational opportunities w/ Stewards & community
 - b) Review/amend Burial Treatment Plan; Create arch site treatment plan.
- 2. Property Improvements:**
 - a) Construct viewing area; Extend hollow-tile wall; Remove existing stair.
- 3. Landscaping**
 - a) Native vegetation landscaping and irrigation. *(Phase 2)*
 - b) Continue invasive species control.

Pahua Phasing

PROGRAMS & INFRASTRUCTURE

- I. **Culture and Education** P-1/2/3/4
 - *Work with Stewards to continue and increase on-site education*
- II. **Landscaping** P-1/2/3/4
 - *Native landscaping and irrigation*
 - *Phase 3*
 - *Mitigate invasive species*
- III. **Access** P-1/2/3/4
 - *Construct a fence at back edges of property*
 - *Two Phases*
 - *Extend hollow-tile wall*
 - *Create viewing area*
 - *Remove existing concrete stair*
 - *Create/Reposition signs*
- IV. **Preservation of Site** P-1/2/3/4
 - *Build cultural site maintenance acumen*
 - *Create a site plan for the treatment of the site*
 - *Update burial treatment plan*

Phase 3: Education, Improvements, & Landscaping

FY24-25

1. **Continue and Expand Educational Programs:**
 - a) Continue and expand educational opportunities w/Stewards & community.
2. **Property Improvements:**
 - a) Additional interpretive signage *(if necessary)*
3. **Landscaping**
 - a) Native vegetation landscaping and irrigation *(Phase 3)*
 - b) Continue invasive species control

Phase 4: Education, Improvements, & Landscaping

FY26 & on

1. **Continue and Expand Educational Programs:**
 - a) Continue/expand educational opportunities w/ Stewards & community.
 - b) Review and update burial treatment plan.
2. **Property Improvements:**
 - a) Construct fencing phase 2 *(if necessary)*
3. **Landscaping**
 - a) Continue invasive species control

Planning for The Waialua Courthouse Haleiwa, O'ahu

35

PROGRAMS & INFRASTRUCTURE

I. Culture and Education

- Enable OHA Beneficiaries to utilize the facility to meet/practice culture

II. Landscaping

- Continue to revegetate with native plants.

III. Site and Building Maintenance

- Refinish wooden floors ●
- Address parking lot and driveway ○
- Secure Stewards

IV. Other Structural Considerations

- Courthouse foundations/jail cells
- Pumpouse rehabilitation

