

The following is a brief summary of the comments and notes from the Community Workshop for the East Kapolei Neighborhood TOD Plan held on July 15, 2009. Workshop 2 focused on presentation of the Preferred Alternatives for the Ho'opili, UHWO and East Kapolei transit stations. Prior to the presentation, the public was welcomed by Deputy Director Bob Sumitomo, and the purpose of the meeting was covered by Managing Director Kirk Caldwell.

VMWP (Adam Rosa) showed a PowerPoint on the Preferred Alternatives followed by general questions and comments from Workshop participants. Notes from this meeting are summarized as follows:

Community participants responded well to the following Plan Principles:

- Make the connections.
 - Create the access.
 - Mix it up.
 - Create gathering places.
 - Develop unique transit identities/destinations.
 - Promote a wide variety of housing choices.
 - Enable live, work, play, and learn urban environments.
1. Since this is the end of the line, will there be a rail yard?
 - a. No rail maintenance yards are planned for this area.
 2. We like the greenway idea, will there be a conflict between pedestrians and bicyclists on the path?
 - a. The focused and detailed design of the greenway will be looked at in greater detail following the TOD Neighborhood Plan process to ensure adequate width and safety for walkers and bicyclists
 3. Who will develop the areas around UHWO station
 - a. The Ewa side of North/South Road would be developed either by the UHWO or sold to another developer. The Waipahu side of North/South road would be developed by D.R. Horton and DLNR which owns property mauka of Campus Drive.
 - b. This isn't a plan by the City to force a certain type of development, this gives the tools and the vision for future development.
 4. What are the challenges of elevated rail versus at-grade
 - a. Challenges include how buildings relate to it. At the same time, it presents opportunities such as the greenway beneath the rail.

- b. Getting people up to the station has to be safe, friendly and easy to do. Seamless transitions between the ground and station platforms will be very important
 - c. VMWP has looked at the concept of accessing stations directly from adjacent buildings.
5. What elements of the Plan do you like the most?
- a. Community really likes the greenway concept. This could be a very strong regional connection and help to tie together the whole area.
 - b. Community really likes the small neighborhood parks and informal shaded seating areas that can encourage positive contact between neighbors. This helps to accommodate the principle of “Creating Gathering Places”



***East Kapolei Neighborhood
Transit-Oriented Development Plan***
Community Workshop #2 - July 15, 2009

EAST KAPOLEI | NEIGHBORHOOD TOD PLAN

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WILLIAMS
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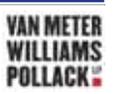
AGENDA FOR COMMUNITY WORKSHOP #2 :

- Welcome and Purpose of Meeting
- Transit System Project Update
- Neighborhood TOD Project Overview
- Station Area Principles
- Review of Draft and Refined Plans
- Community Workshop #1 - What We Heard
- Preferred Plan Overview
- Ho'opili Station Overview
- UHWO Station Overview
- East Kapolei Station Overview
- Questions and Comments
- Next Steps

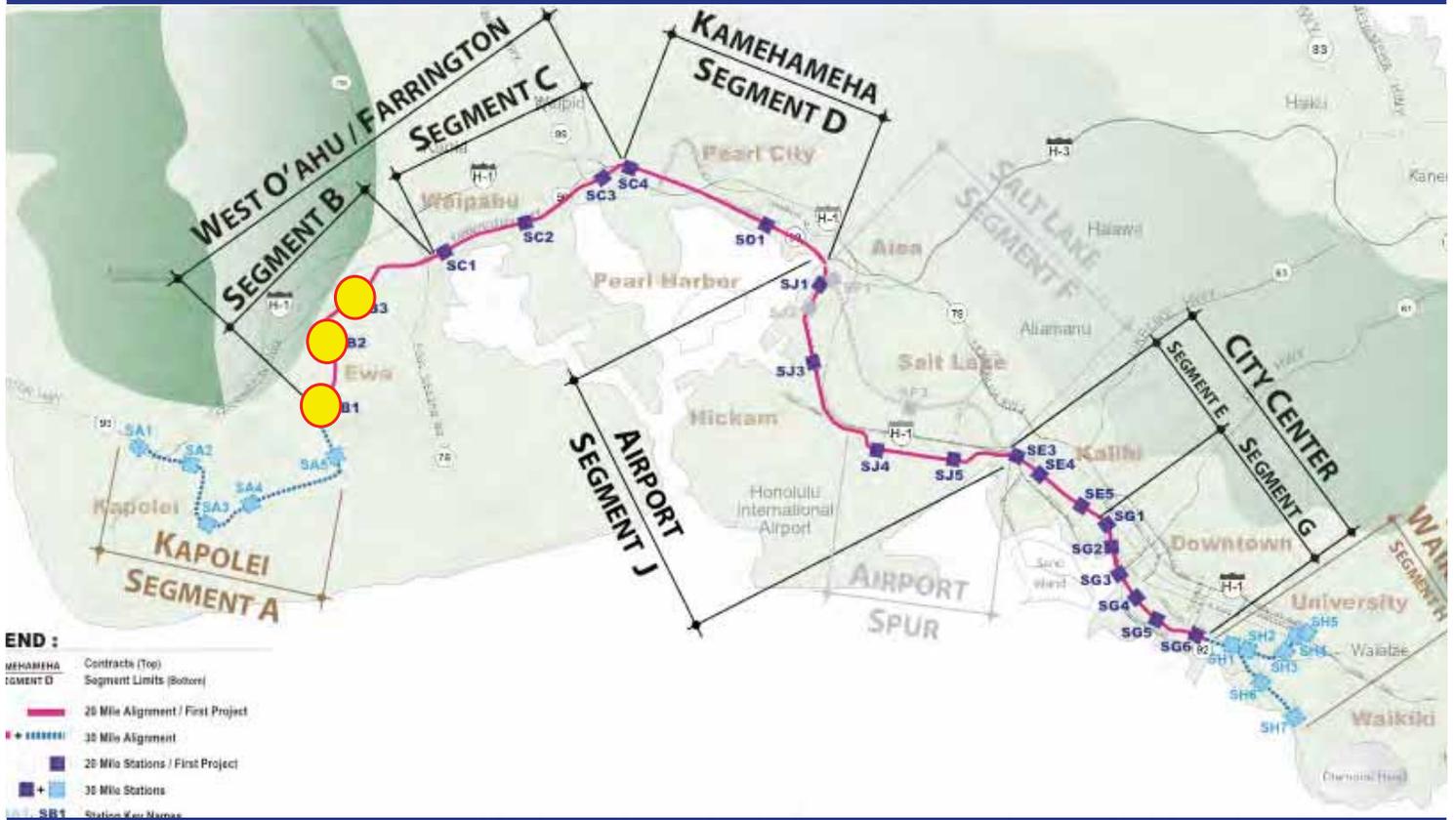
NEIGHBORHOOD TOD PLAN TIMELINE



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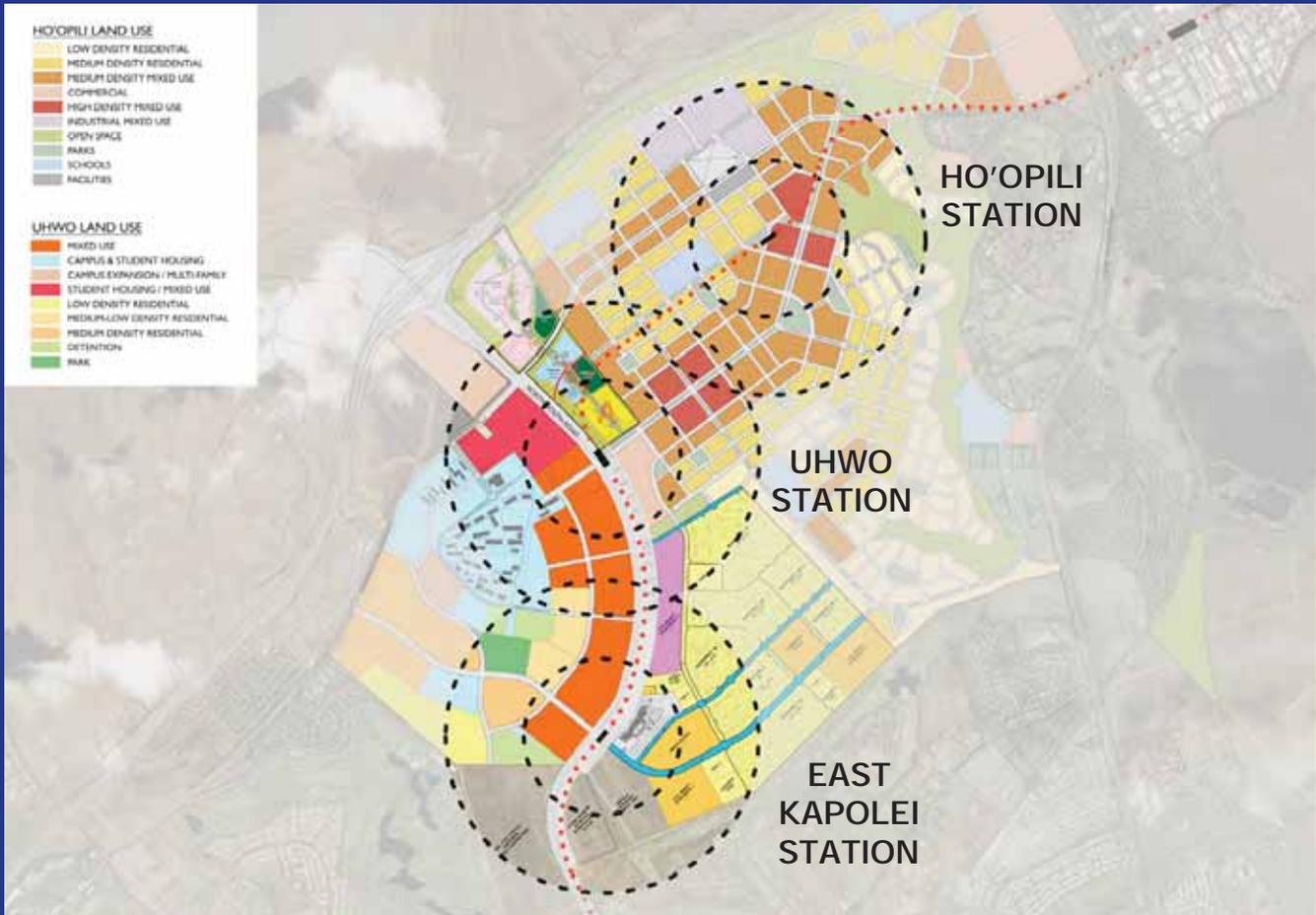


TOD PLAN AREAS



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TOD PLAN AREAS

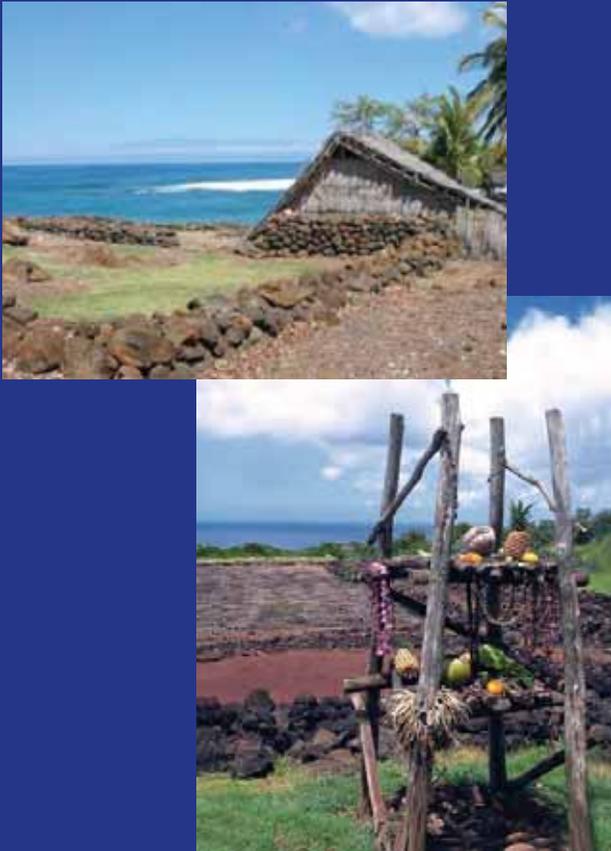


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NEIGHBORHOOD PLANNING PRINCIPLES

- 1) MAKE THE CONNECTIONS (Physical, Historical and Cultural)
- 2) CREATE THE ACCESS (Ease of Use for Bus, Cars, Bikes and Pedestrians)
- 3) MIX IT UP (Create Mixed-Use Places)
- 4) CREATE GATHERING PLACES (Public Places at the Transit Stops)
- 5) DEVELOP UNIQUE TRANSIT IDENTITIES
 - UHWO Station: Regional, Student Oriented, Gateway, Intermodal
 - Ho'opili Stop: Local, Mixed-Use Village
 - East Kapolei Stop: Community Uses and Transit Connections
- 6) PROMOTE A WIDE VARIETY OF HOUSING CHOICES (Including Students, Seniors, Families and the Disabled)
- 7) ENABLE LIVE, WORK, PLAY AND LEARN URBAN ENVIRONMENTS

MAKE THE CONNECTIONS



Connections to History and Host Culture

Variety of Pedestrian Overpasses

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CREATE THE ACCESS



Parking for All Modes



Pedestrian Paths and Parks



Linear Open Space Network

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MIX IT UP



Mixed-Use Residential



Employment Uses



Attractive Streetscapes



Regional and Neighborhood Retail

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CREATE GATHERING PLACES



Neighborhood Open Spaces



Regional Amenities



Embracing Arts and Culture



Transit Plazas with Active Uses

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DEVELOP UNIQUE TRANSIT IDENTITIES



Community Gateways



UHWO Station - University Atmosphere



Ho'opili Station - Mixed-Use Village



East Kapolei Station - Community Uses

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PROMOTE A WIDE VARIETY OF HOUSING CHOICES



Live/Work Units



Mixed-Use Residential



Midrise Housing at Key Locations



Multi-family Residential

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ENABLE LIVE, WORK, PLAY AND LEARN URBAN ENVIRONMENTS



Walkable Indoor-Outdoor Environment



Family Amenities



Student Amenities



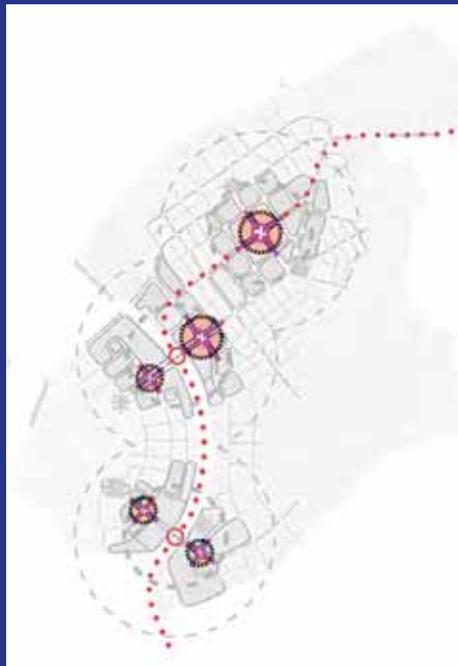
Senior Amenities

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DRAFT ALTERNATIVES - COMMUNITY FRAMEWORKS JANUARY 2009



Alternative A:
Greenways



Alternative B:
Centers



Alternative C:
Integration

REFINED ALTERNATIVES - COMMUNITY FRAMEWORKS MARCH 2009



Alternative A:
Greenways

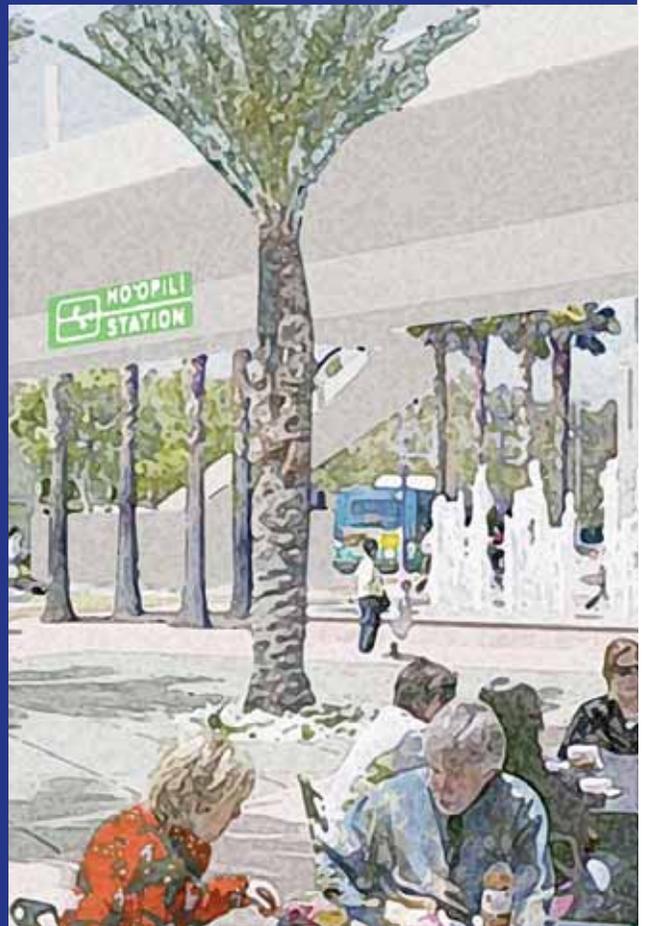


Alternative B:
Integration

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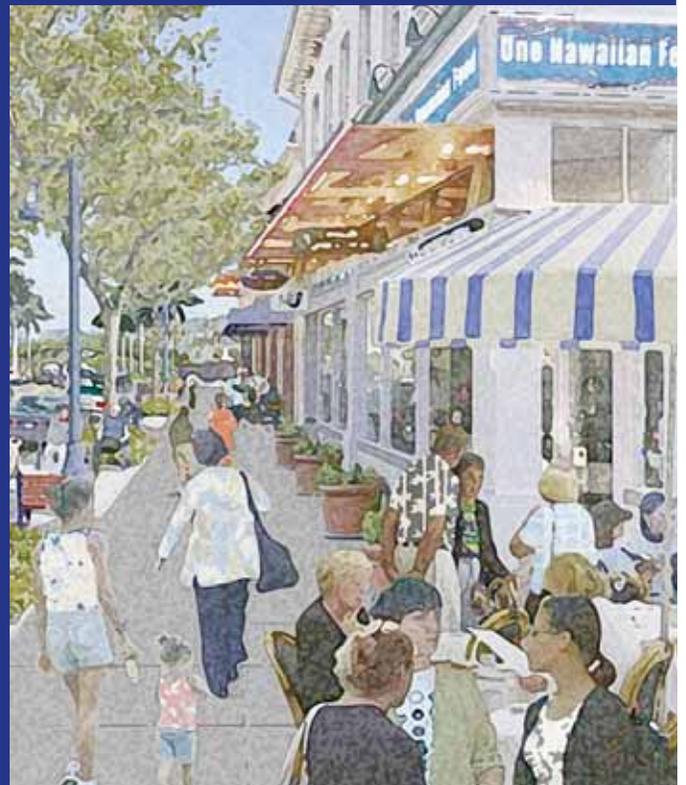
COMMUNITY WORKSHOP #1 - WHAT WE HEARD

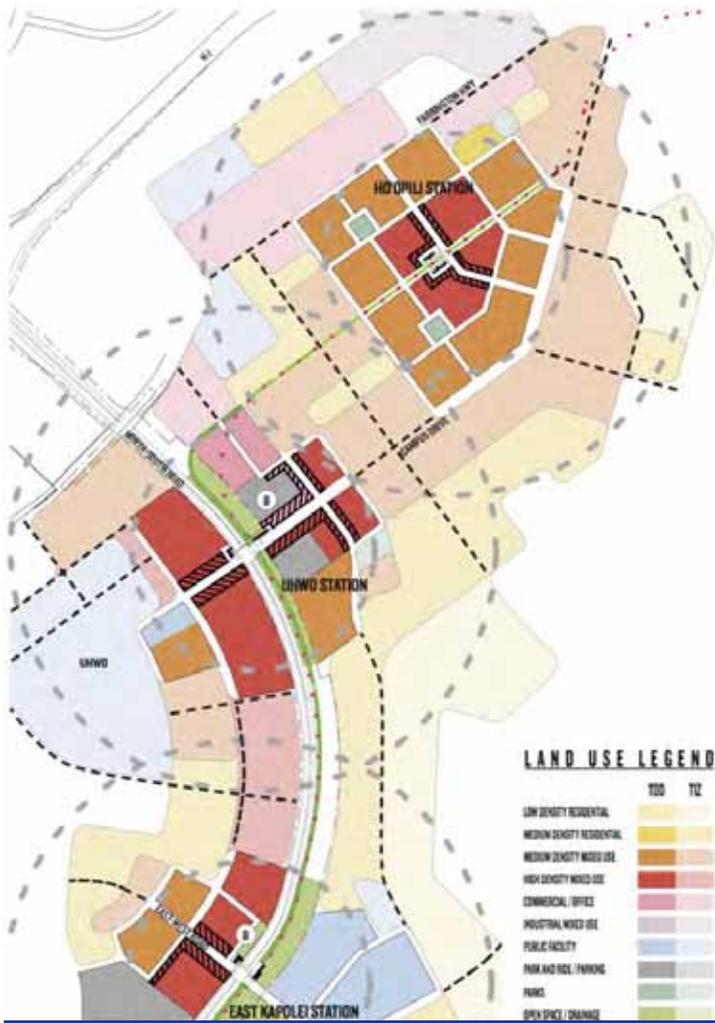
- Greenway network - Pearl Harbor Trail
- Development when train arrives
- New roads handle capacities
- Circulator buses
- North/South Road overpasses
- Walking and biking education
- Easy and convenient park and ride access
- Adequate parking when system opens
- Neighborhood mini parks
- East Kapolei Station - transitional



COMMUNITY WORKSHOP #1 - WHAT WE HEARD

- Convenient bike access
- Green and sustainable development
- Services for residents in TOD
- Day care and senior care facilities
- UHWO station - fitness and health services, mix of student-oriented businesses
- East Kapolei station - park and ride and day care center
- East Kapolei preservation parcel - public access
- The greenway - very positive
- Need multi-modal transportation access





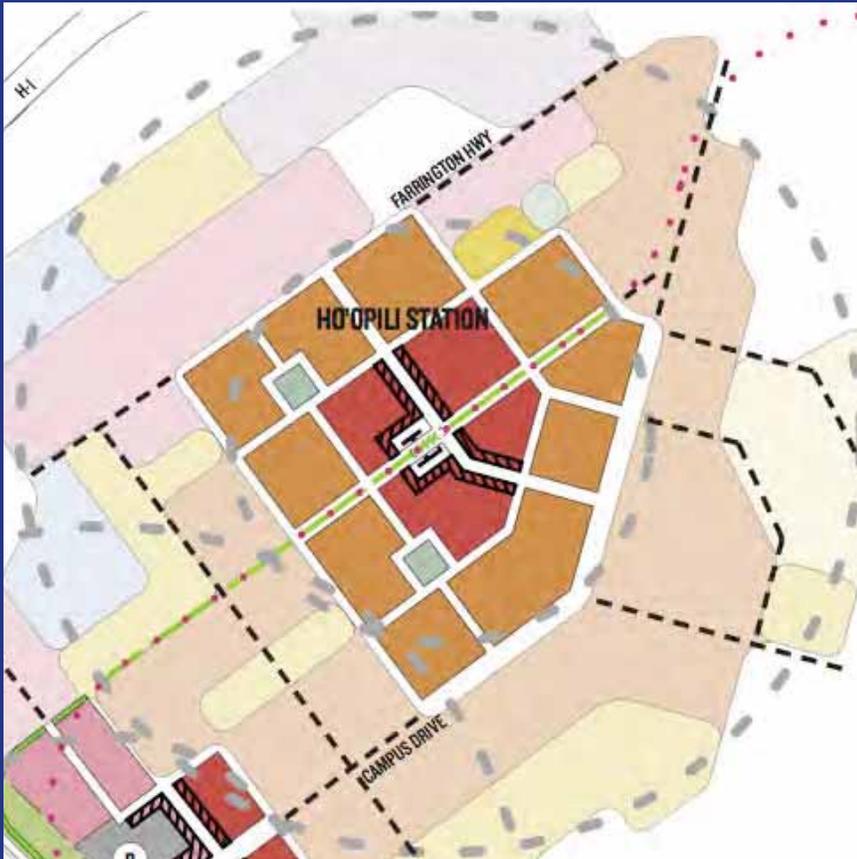
PREFERRED ALTERNATIVE

LAND USE LEGEND

	TOD	TIZ
LOW DENSITY RESIDENTIAL	[Light Yellow]	[Light Yellow]
MEDIUM DENSITY RESIDENTIAL	[Yellow]	[Yellow]
MEDIUM DENSITY MIXED USE	[Orange]	[Orange]
HIGH DENSITY MIXED USE	[Red]	[Red]
COMMERCIAL / OFFICE	[Pink]	[Pink]
INDUSTRIAL MIXED USE	[Light Purple]	[Light Purple]
PUBLIC FACILITY	[Light Blue]	[Light Blue]
PARK AND RIDE / PARKING	[Grey]	[Grey]
PARKS	[Green]	[Green]
OPEN SPACE / DRAINAGE	[Light Green]	[Light Green]
ACTIVE RETAIL SPACE	[Hatched Box]	[Hatched Box]
BUS TRANSIT FACILITY	[Circle with B]	[Circle with B]
GREENWAY	[Green Line]	[Green Line]

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PREFERRED ALTERNATIVE - HO'OPILI STATION

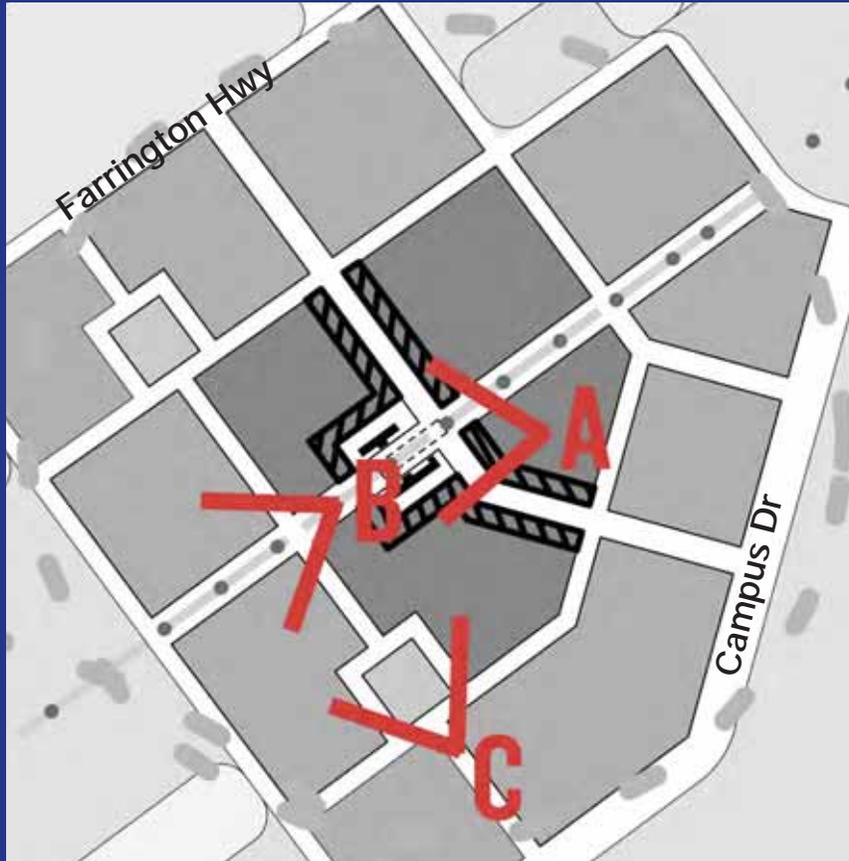


- Greenway concept through street median
- Buildings lining greenway include live/work, attainable and affordable housing
- Neighborhood town center at station
- Higher density housing in the 1/4 mile TOD area
- Neighborhood mini parks

Conceptual Program of 1/4 mile TOD area at Buildout:

- 2,300 Units
- 300,000 sf Commercial

PREFERRED ALTERNATIVE - HO'OPILI STATION



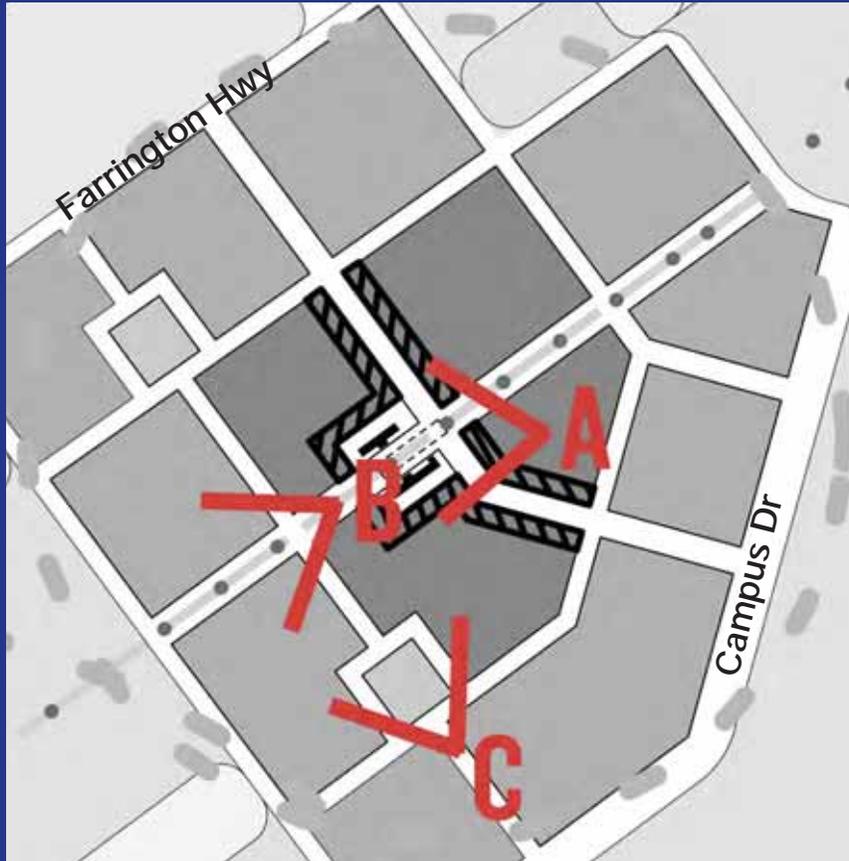
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CONCEPTUAL ILLUSTRATION - A - HO'OPI LI STATION TRANSIT PLAZA



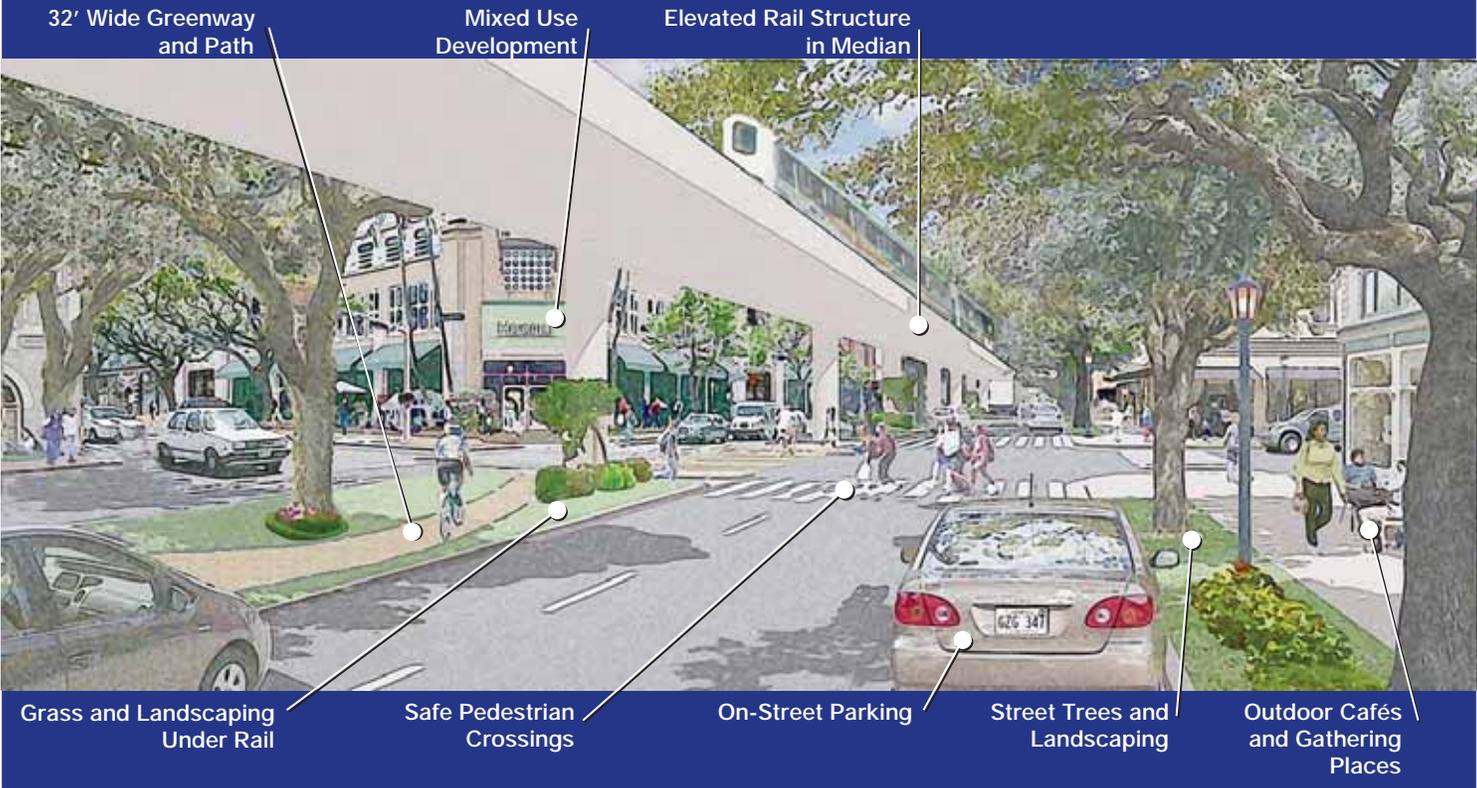
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PREFERRED ALTERNATIVE - HO'OPILI STATION



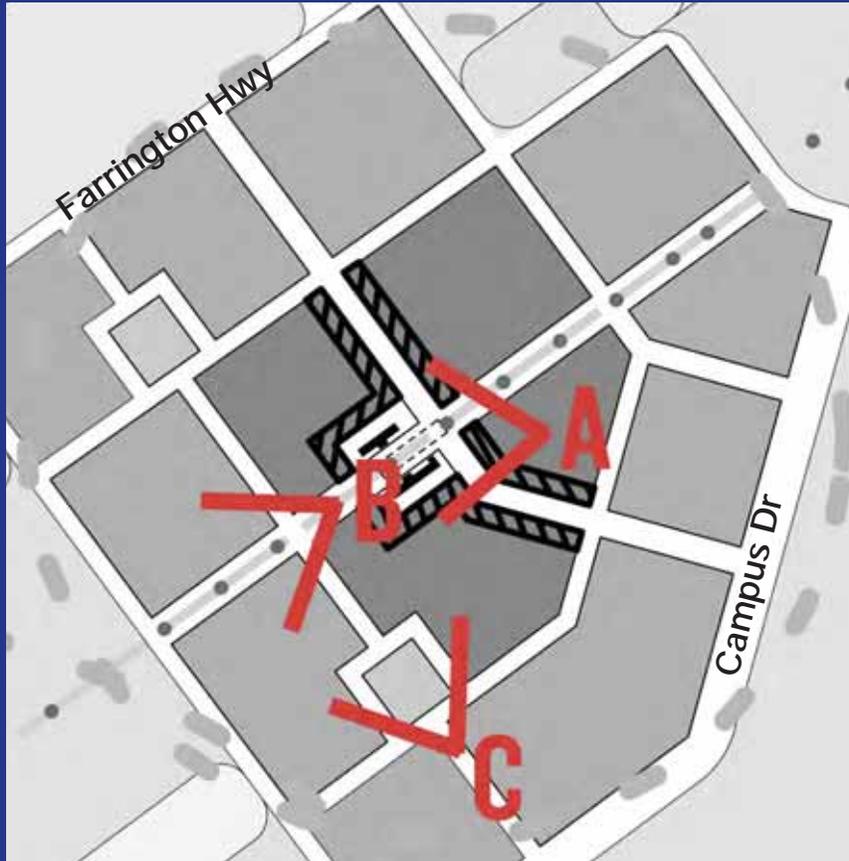
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CONCEPTUAL ILLUSTRATION - B - GREENWAY AND BICYCLE PATH THROUGH HO'OPILI



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PREFERRED ALTERNATIVE - HO'OPILI STATION



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CONCEPTUAL ILLUSTRATION - C - HO'OPI LI MINI PARK TOWARDS ELEVATED RAIL



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CONCEPTUAL ILLUSTRATION - HO'OPILI STATION

Neighborhood Mini Parks

Transit
Plazas

Town
Center

Transit
Station

Greenway
Under Rail



Parking Structures for
Development

Surface Parking

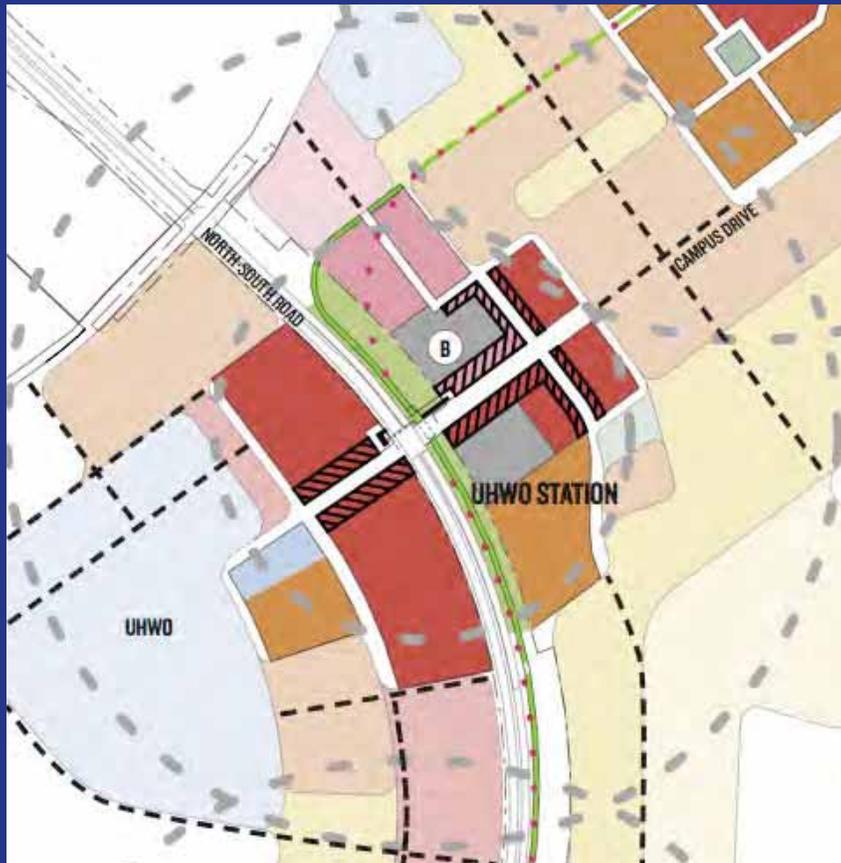
Mixed-Use
Development

Semi-Private
Open Space

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PREFERRED ALTERNATIVE - UHWO STATION

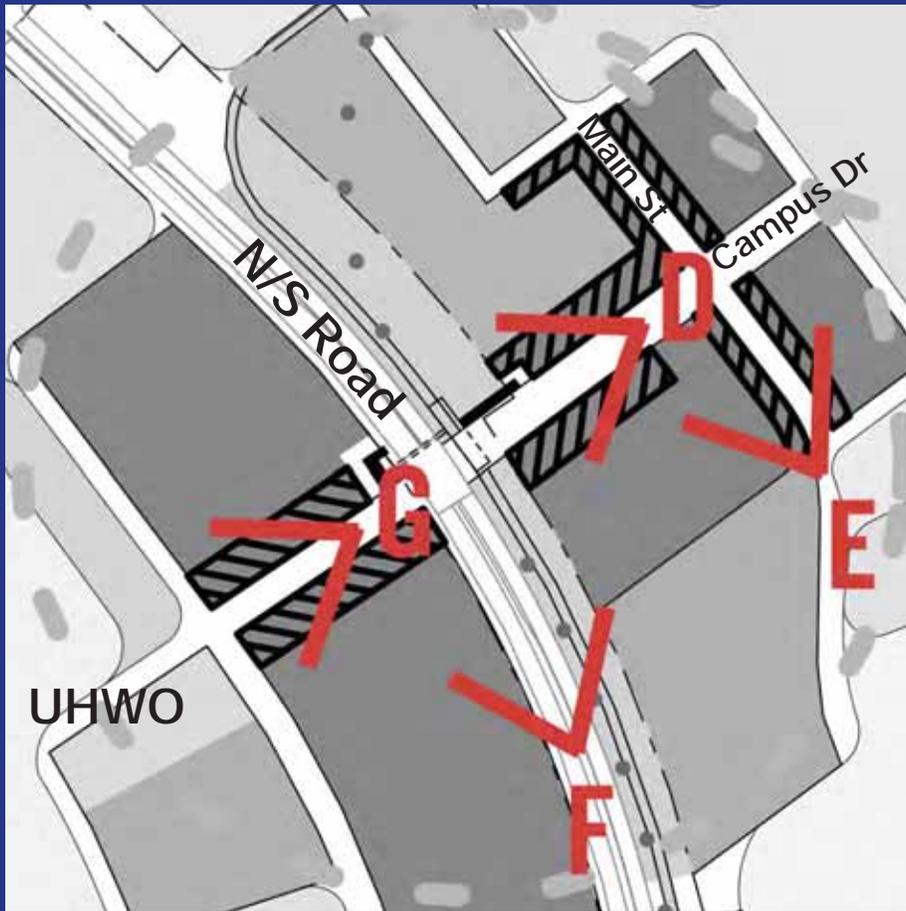


- Greenway concept along North/South Road corridor
- Two park and rides on either side of “Campus Drive”
- Regional commercial center adjacent to UHWO Station
- Pedestrian-oriented main street parallel to North/South Rd
- Pedestrian overpass of North/South Road and “Campus Drive”
- Higher density housing in the 1/4 mile TOD area
- Bus transit center in mauka park and ride

Conceptual Program of 1/4 mile TOD area at Buildout:

- 3,000 Units
- 600,000 sf Commercial

PREFERRED ALTERNATIVE - UHWO STATION



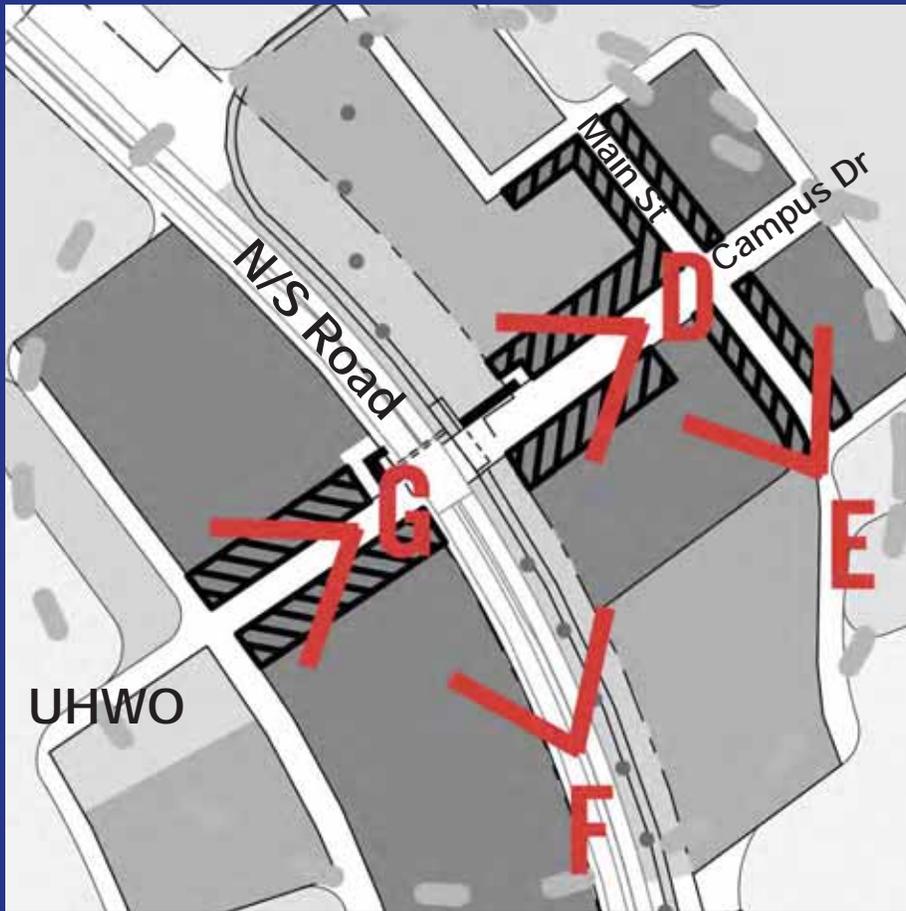
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CONCEPTUAL ILLUSTRATION - D - HO'OPILI CAMPUS DRIVE TOWARDS UHWO STATION



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PREFERRED ALTERNATIVE - UHWO STATION



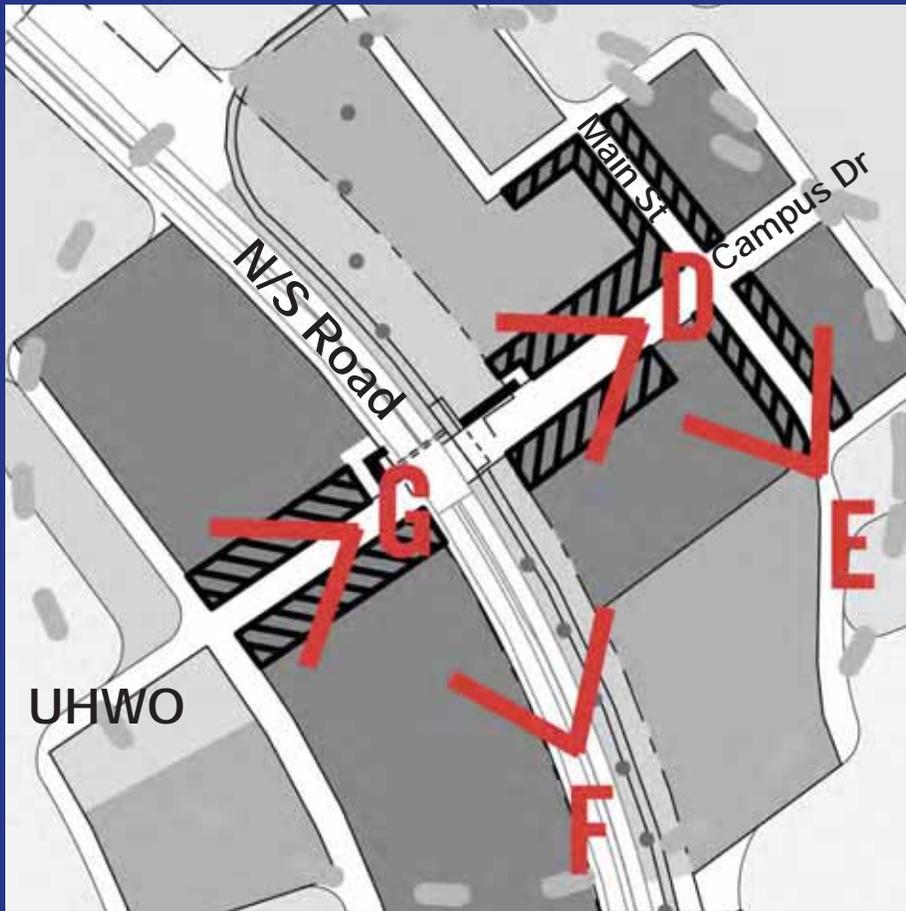
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CONCEPTUAL ILLUSTRATION - E - HO'OPILI "MAIN STREET" NEAR UHWO STATION



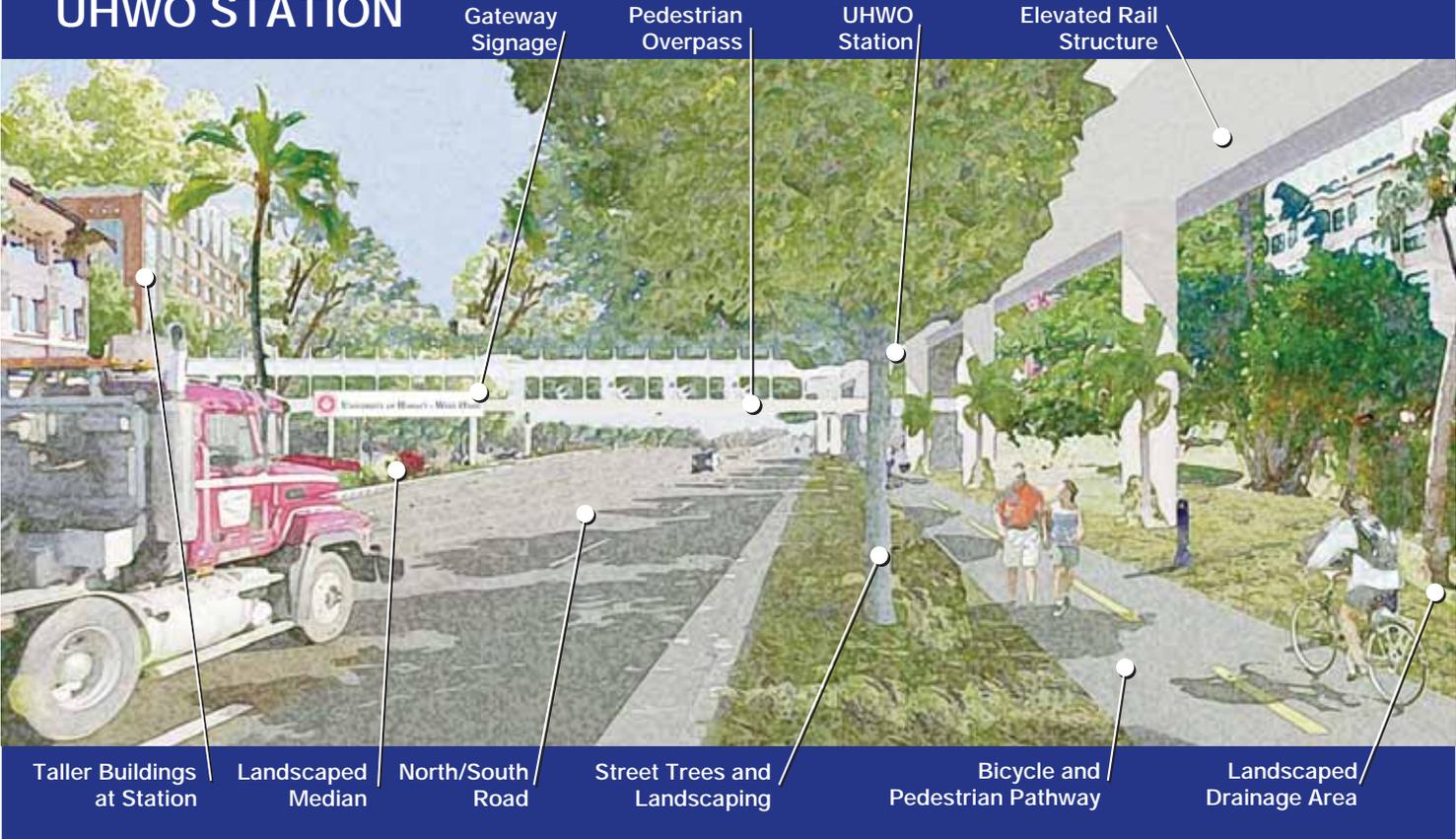
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PREFERRED ALTERNATIVE - UHWO STATION



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CONCEPTUAL ILLUSTRATION - F - NORTH/SOUTH ROAD GREENWAY TOWARDS UHWO STATION



Gateway Signage

Pedestrian Overpass

UHWO Station

Elevated Rail Structure

Taller Buildings at Station

Landscaped Median

North/South Road

Street Trees and Landscaping

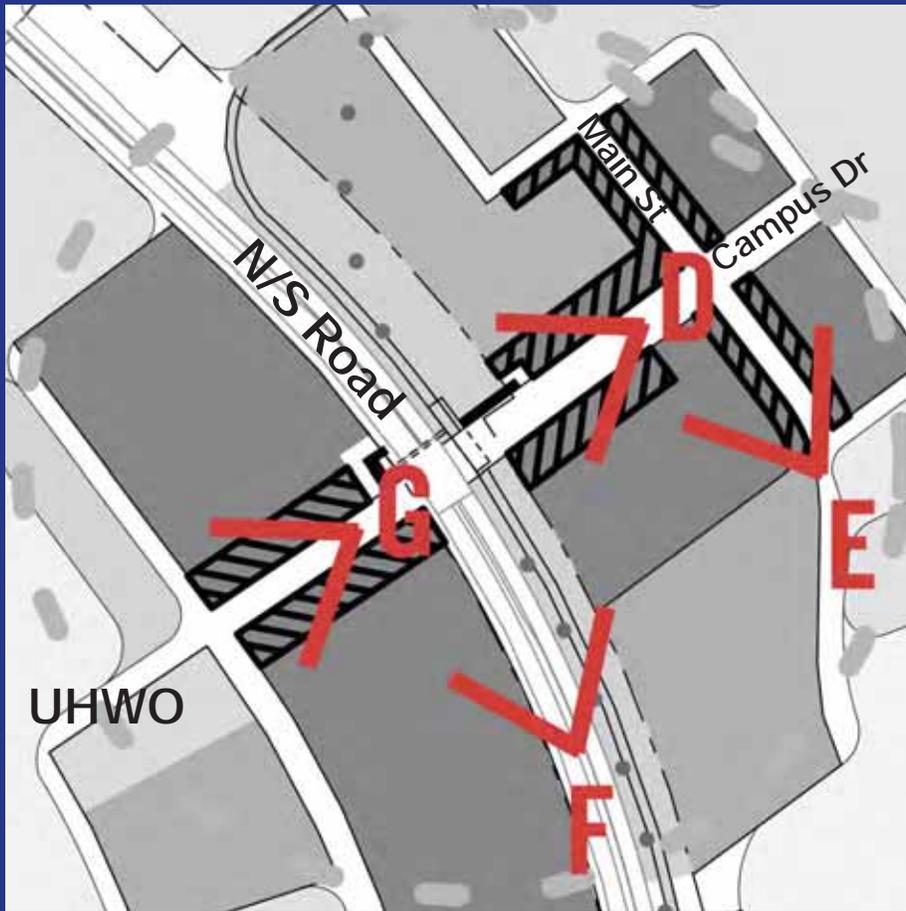
Bicycle and Pedestrian Pathway

Landscaped Drainage Area

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PREFERRED ALTERNATIVE - UHWO STATION



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CONCEPTUAL ILLUSTRATION - G - "CAMPUS DRIVE" FROM UHWO STATION TOWARDS CAMPUS



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CONCEPTUAL ILLUSTRATION - UHWO STATION



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PREFERRED ALTERNATIVE - EAST KAPOLEI STATION

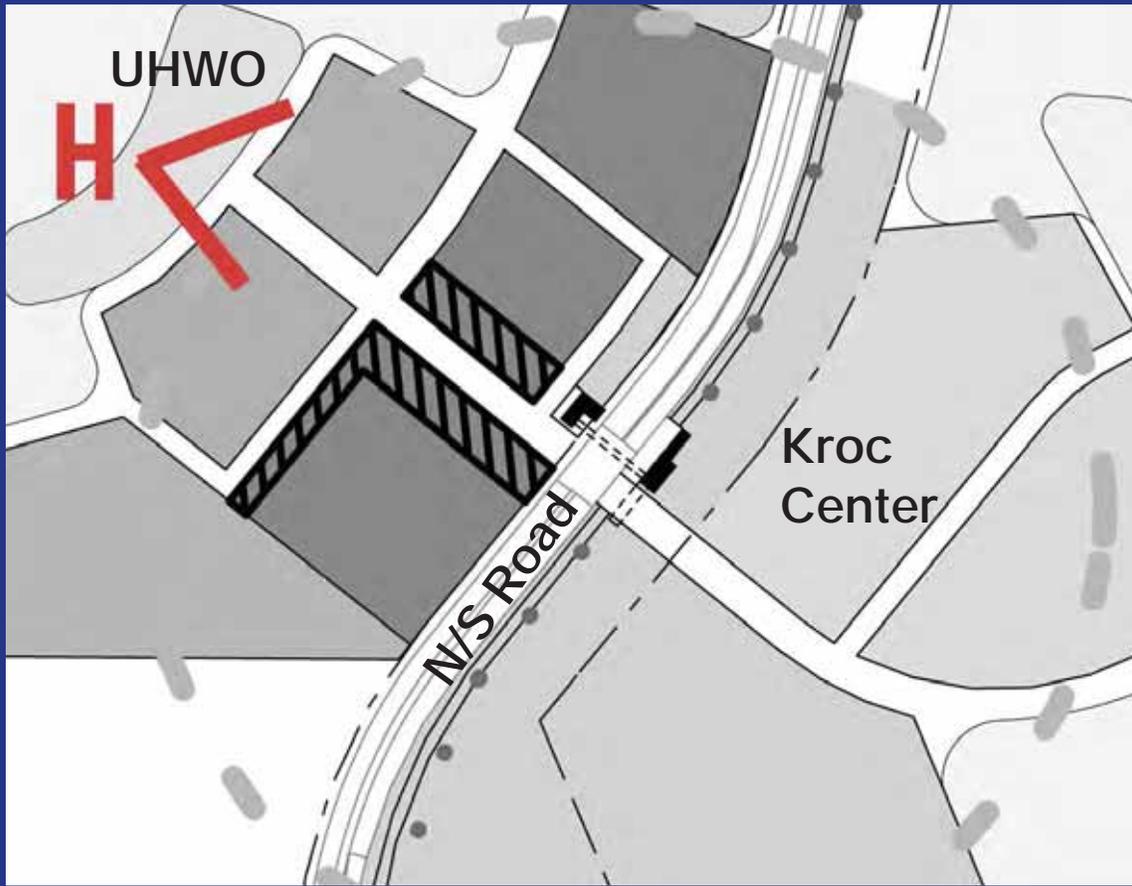


- Greenway concept along North/South Road corridor
- Park and ride on west side of North/South Road
- Mixed use development directly adjacent to station, west of North/South Road
- Higher and medium density housing adjacent to campus
- Bus transit center in parallel to North/South Road at station

Conceptual Program of 1/4 mile TOD area at Buildout:

- 1,300 Units
- 120,000 sf Commercial

PREFERRED ALTERNATIVE - EAST KAPOLEI STATION



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CONCEPTUAL ILLUSTRATION - H - STEPPING UP IN INTENSITY TOWARDS EAST KAPOLEI STATION



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CONCEPTUAL ILLUSTRATION - EAST KAPOLEI STATION



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A PLAN CREATED TODAY



EAST KAPOLEI | NEIGHBORHOOD TOD PLAN

FOR THE NEXT GENERATION



EAST KAPOLEI | NEIGHBORHOOD TOD PLAN

**VAN METER
WILLIAMS
POLLACK**

AND THE FUTURE



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NEXT STEPS

- 1) TOD ZONING MEMORANDUM
- 2) IMPLEMENTATION AND PHASING MEMORANDUM



Need more info? Visit: www.honoluludpp.org/planning

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