



DEPARTMENT OF HAWAIIAN HOME LANDS

News Release

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DHHL Awards More Lots on Kaua'i

Undivided Interest awards turn into homes in the Pi'ilani Mai Ke Kai subdivision, "Green" building continues

LĪHU'E, KAUA'I – The Department of Hawaiian Home Lands (DHHL) awarded an additional 11 turnkey homes and 5 vacant lots, today in Phase 1, Increment 2 of the 172-unit Pi'ilani Mai Ke Kai residential subdivision in Anahola, Kaua'i.

In January 2009, the first increment of 36 lots were awarded, and consisted of 26 turnkey homes and 10 vacant lots, which are currently under construction. Today's awards was originally planned for 25 turnkey homes and 5 vacant lots, but has since been scaled back to better coincide with the needs of the families by giving them more time to prepare.

The project is being developed in three phases under the department's Undivided Interest Awards program which provides a homestead lease without the need to financially qualify for a mortgage until the homes are ready for construction, usually in two to three years. That time is used by the lessees to financially qualify for a mortgage and by the department to build the infrastructure for the subdivision.

"This project provides affordable homes at a time when housing is out of reach for so many of Hawai'i's people," said Micah A. Kāne, chair of the Hawaiian Homes Commission. "Almost three years ago, we awarded these Undivided Interest homestead leases with the promise to build homes here. We also asked the people who took these leases to take this time to financially prepare to qualify for a mortgage. We have fulfilled our promise and many who took the Undivided Interest lease have fulfilled their promise to get ready. Today, they are selecting their future home and that's exciting not just for these families, but for the entire community."

In the past, many lessees were offered homestead leases, but stayed on the wait list because they could not financially qualify for a home loan.

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Some of the families selecting a home today were not able to qualify for an adequate loan three years ago, but have used that time to work with the department's Home Ownership Assistance Program (HOAP) to improve their credit, create savings, pay down debt or improve their earning capacity to qualify for a mortgage.

"The HOAP program is really the bridge that helps an Undivided Interest lessee become a homeowner," said Governor Linda Lingle. "DHHL's HOAP program is making a difference in many lives by ensuring future generations have the opportunity to grow up in a home they own, instead of a house they rent."

The department continues to "build green" as all homes will come equipped with solar water heating systems, low flow plumbing fixtures, energy efficient compact fluorescent light bulbs, energy star appliances, and double E-rated windows and sliding doors for added insulation.

"Our Hawaiian Homes Commission just adopted an energy policy that recognizes the importance of energy efficiency and using renewable/clean energy, as well as respecting our environment," said Kāne. "Moving away from imported foreign oil and increasing Hawai'i's energy independence is the priority focus of the Lingle-Aiona Administration's Hawai'i Clean Energy Initiative. Providing our beneficiaries with energy efficient homes will reduce the cost of living and make this project not only affordable to own, but more affordable to live in too."

Coastal Construction is the home building contractor for the first phase. Four models, ranging from three-bedroom, two bath Aheahe model with 1,056 sq. ft. at \$201,000 to the four-bedroom, two bath Mālua model with 1,539 sq. ft. of living space at \$260,000 are being offered.

The Pi'ilani Mai Ke Kai subdivision is approximately 71 acres. Although the subdivision has 172 lots with a minimum size of 10,000 square feet, two lots are part of previously undeveloped awards included in the 1985-1986 Acceleration of Awards program.

Cost of on-site improvements for Phase 1 is \$9.03 million which was funded from two sources-- \$5.83 million is from the Hawaiian Home Land Trust Fund and \$3.20 million is from the Native Hawaiian Housing Block Grant. Delta Construction was the contractor for the on-site improvements.

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