

Public Benefits of the Turtle Bay Resort Land Conservation Agreement to Preserve 663.3 Acres of North Shore Coastline

Public Benefit Highlights

- Preserves nearly 79 percent of the Turtle Bay Resort lands in open space forever
- Permanent public access of open space lands for residents and visitors to enjoy:
 - ❖ More than four miles of coastline from Kahuku Point to Kawela Bay (nearly 4 percent of O'ahu's coastline)
 - ❖ Eight miles of public access hiking trails for exercising and exploring
 - ❖ Minimum of 80 public parking stalls
 - ❖ 100-foot shoreline buffer area throughout
- Turtle Bay Resort continues to care for the entire property, providing maintenance, security, insurance and liability
- Resolves longstanding development disputes involving the State, City and community

Conservation of Land

- 628.5 Acres: Larger area than the Waikīkī Special District boundary (618 acres)
 - ❖ 568.417 Acres: Preserved in perpetuity by a conservation easement
 - ❖ 52.575 Acres: Acquired in fee simple ownership by the State of Hawai'i
 - ❖ 7.55 Acres: Acquired in fee simple ownership by the City & County of Honolulu

Note: The state has the option to purchase 29.326 additional acres of conservation easement if funds become available in the next two years.

Collaborative Funding Support

- \$45 Million Total:
 - ❖ \$35 Million: State of Hawai'i
 - ❖ \$7.5 Million: City and County of Honolulu
 - ❖ \$2.5 Million: U.S. Army in partnership with The Trust for Public Land

North Shore and Community Benefits

- Reduced development plan limited to 725 units (zoned for 3,500 units) including:
 - ❖ Two small, full-service hotels with 625 rooms total
 - ❖ Up to 100 resort residential homes
- Future employment creation expected:
 - ❖ 700 construction jobs
 - ❖ 700 new permanent jobs on site
 - ❖ 750 new permanent indirect jobs in the surrounding community
- \$17 million annual tax revenue for the State and City