



DEPARTMENT OF THE NAVY

COMMANDER
NAVY REGION HAWAII
850 TICONDEROGA ST STE 110
PEARL HARBOR HI 96860-5101

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22 NOV 2006

Mr. Melvin N. Kaku, Director
Department of Transportation Services
City and County of Honolulu
650 South King Street, 3rd Floor
Honolulu, HI 96813

Dear Mr. Kaku:

In response to your letter of November 8, 2006 and as discussed in our meeting of November 9, 2006, regarding the proposed fixed guide way route along Camp Catlin Road, the Navy has concerns as outlined below. As mentioned during the meeting, unless the Navy is presented with acceptable mitigations that addresses these concerns, the Navy cannot support any proposals that affects its mission.

a. This proposed route from Nimitz Highway to Salt Lake Boulevard will have a significant and deleterious impact on the quality of life for Navy members and their families. The proposed construction would displace 30 to 40 newly constructed Navy homes. The Navy has no available and unencumbered properties to relocate and rebuild these homes without displacing tenants and disrupting future Navy plans. Also, eliminating these homes may impact the availability of affordable Oahu housing as military families would be displaced to the local economy, exacerbating an already critical shortage.

b. This proposed route will have a substantial impact to the 50-year Navy Family Housing Public Private Venture (PPV) ground lease that was recently signed between Forest City and the Navy. The PPV Construction Manager has been given notice to proceed on the redevelopment to include Catlin Park. Any changes to the approved neighborhood development scope would result in additional unfunded project costs (redesign, administration/overhead, etc.) and time delays. Additionally, since the PPV project was financed with over \$600M in private bonds borrowing against the income stream from all homes in the proposed project corridor, these bondholders/servicer would need to approve any change in project scope.

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c. The route along the Mauka side of Nimitz Highway will encroach into Navy property, may require a visual and noise barrier, and possibly create security issues with stations adjacent to Navy property.

The Navy supports partnering with the local government to find means of alleviating traffic congestion, and will work with all parties towards finding solutions that will benefit the Navy and the surrounding community. Should you have any questions or require additional information, please contact Ms. Lynn Tanaka at 473-3571 or email lynn.tanaka@navy.mil.



C. M. MAURER
Captain, CEC, U. S. Navy
Regional Engineer
By direction of
Commander, Navy Region Hawaii

Copy to: Naval Facilities Engineering Command, Pacific