

County of Hawai'i
Research and Development

NOTICE TO PROVIDERS OF PROFESSIONAL SERVICES
for fiscal year 2024-2025

**Letter of Interest and Statements of Qualifications for
RD.1) Community Planning** (*Community and Economic Development,
Community Engagement, Culture and Indigenous Data Science, Strategic
Planning, Sustainability Systems*)

Prepared for:
Mr. Douglass Adams
Director of Research and Development
County of Hawai'i
25 Aupuni Street, Suite 1301
Hilo, HI 96720

June 30, 2024



letter of interest



111 S. King Street
Suite 170
Honolulu, HI 96813
808.523.5866
www.g70.design

June 30, 2024

Mr. Douglass Adams, Director
Research and Development
County of Hawai'i
25 Aupuni Street, Suite 1301
Hilo, HI 96720

**Subject: Statement of Qualifications & Letter of Interest
Research and Development, County of Hawai'i for Fiscal Year 2024-2025**

Dear Mr. Adams:

G70 is pleased to express interest in providing professional services to the County of Hawai'i Research and Development for the Fiscal Year 2024-2025 in the following categories:

RD.1) Community Planning (Community and Economic Development, Community Engagement, Culture and Indigenous Data Science, Strategic Planning, Sustainability Systems)

Established in 1971, G70 is Hawai'i's largest full service multi-discipline design firm providing integrated services for sustainable development in architecture, civil engineering, planning and environment, geographic information systems, technology, and interior design. Our team brings a collective high level of talent unique in our approach and broad thinking from typical firms. G70's team will:

- ✓ **Create Value** – understanding our client, culture and community to design innovative solutions that deliver a successful project on time, and on budget.
- ✓ **Provide a “One Stop Shop” of Skilled Professionals** - collaborative and multidiscipline team of professionals including engineers, planners, architects, interior designers, information technologists, cultural specialists, software engineers, GIS technicians, graphic designers, asset managers, and communications personnel.
- ✓ **Be Culturally Relevant in Design and Project Management** – years of experience and involvement with the local culture, community and government agencies allow us to deliver successful projects.
- ✓ **Promote Sustainable Principles** – delivering solutions that consider the context of the project using a cross discipline, life cycle perspective to integrate and protect resources and the community.
- ✓ **Leverage Technology** – knowledge and ability to utilize technological tools to provide efficient and valued added service.

1. The name of the firm or person, contact information including email address, the principal place of business, and location of all of its offices;

Name of firm: Group 70 International dba G70
Firm Address: 111 S. King Street, Suite 170
Honolulu, HI 96813

Contact Person: Kāwika McKeague, AICP, Principal Planner
Email Address: kawikam@g70.design
Phone number: (808) 523-5866

2. The age of the firm and its average number of employees over the past five years:

G70 was founded in 1971. We have averaged 100 employees over the past five years and we currently have 104 employees.

3. The education, training, and qualifications of the individual, or if a firm, its key employees in accordance with HRS 103D-304 and/or the professional and scientific occupation series contained in the United States Office of Personnel Managements' Qualifications Standards Handbook:

Please see Resumes of Key Personnel

4. A list of recent projects and the names of up to five clients who may be contacted, including at least two for whom services were rendered during the preceding year:

- DHHL Pu'u 'Ōpae Kuleana Settlement Plan
- DHHL Anahola Settlement Plan
- KS Keauhou Bay Management Plan
- DOT, Hilo Harbor, Multiple Improvements
- Keaukaha Pana'ewa Farmers' Association Master Plan
- Hale Pohaku Mid-Elevation Facilities, Master Plan & EIS
- Hiluhilu/UH West Hawai'i, EIS & Permits
- Kea'au High School, Site Evaluation Study/EIS
- Kea'au II Elementary School, Site Evaluation Study/EIS
- NELHA Master Plan
- Hilo Judiciary Site Selection/EIS
- Kona Judiciary Complex, Site Selection/EIS
- Lā'īpa la Heights, EA & Permits
- Palamanui – A Hiluhilu Development, Master Plan, EIS
- UH Hilo Student Life & Events Center, Master Plan, EA
- Kamakana Villages at Keahuolu
- Kekaha Kai State Park Master Plan/EIS
- Keauhou Bay Master Plan
- Parker Ranch Master Plan
- Mauna Kea Master Plan/EIS
- Kawaihae Harbor EIS Improvements
- 'Ewa/Central Development Plan
- CNMI State Standard Mitigation Plan
- Lā'ie Community – Master Plan, EIS, Permits, and Wetland Studies
- Ko'olau Loa Sustainable Communities Plan
- Kamehameha Schools North Shore Plan
- Wailua Town Master Plan
- DHHL Kahikinui Regional Plan

- DHHL Waimea Nui Regional Community Development, EA
- Kalaeloa Harbor 2040 Master Plan/EIS

Client References		
Name	Organization	Phone Number
Mr. Steve Kelly	Kapolei Properties	(808) 674-6674
Mr. Barry Usagawa	City and County of Honolulu – Board of Water Supply	(808) 748-5900
Mr. Andrew Choy	Hawai'i State Department of Hawaiian Home Lands, Hawaiian Homes Commission, Planning Office	(808) 620-9279
Ms. Hilarie Alomar	Kamehameha Schools, Planning & Development Division	(808) 523-6223
Mr. Joseph Earing	Department of Accounting and General Services – Planning Branch	(808) 586-0486

5. Any promotional or descriptive literature which the individual or firm desires to submit.

We have provided supporting data for G70 to include:

- Company Profile
- Key Personnel Resumes
- Project Profiles

We appreciate your consideration of our firm for the above listed category. Should you have any questions, please contact me at (808) 523-5866 or by email at kawikam@g70.design.

Sincerely,



Kāwika McKeague, AICP
Po'o Lelehua (Planning Principal)

company profile

about g70

FULL SERVICE

Established in 1971, G70 is Hawai'i's largest full service multi-disciplined design firm providing integrated services for sustainable development in architecture, interior design, civil engineering, and planning & environmental services. We have specific expertise in design for resort communities, residential projects, educational and medical facilities, mixed-use commercial ventures, utilities and roadway infrastructures, and all phases of master planning for major land holdings.

CREATING VALUE

Based in Honolulu, G70 is staffed with over 100 full-time professionals, including: licensed architects, interior designers, civil engineers, planners, technical specialists, and other support personnel. The firm is on the forefront of sustainable design practices with 33 LEED (Leadership in Energy and Environmental Design) accredited professionals in all areas of service.

CULTURALLY RELEVANT

G70 is about stewardship. Our work begins with understanding our client, the host culture of each project, and the surrounding community. We work with communities to create designs that not only best serve the people, but also incorporate the cultural, historical and environmental aspects of the land.

SUSTAINABLE DESIGNS

Sustainable principles cross all disciplines in project development from planning to design, integrating land resource management and cultural heritage with cutting edge sustainable technology. G70 offers sustainable design methods and tools to plan, build, and monitor the utilities and infrastructure of a project site. We provide asset management resources to maintain, secure, and optimize operating costs for land owners and developers.

TECHNOLOGY

G70 is progressive in its use and application of design software to enhance visualization and bring efficiency to the design process. Our current list of software being utilized is:

- Revit 2018, 2020
- Dynamo Revit
- AutoCad 2018, 2020
- SketchUp Pro 8
- Photoshop
- Illustrator
- InDesign
- Rhino 5 5
- BIM 360
- Google Earth Pro
- Grasshopper Arc GIS
- Lumion 6.0
- Civil 3D 2018, 2020
- Arc GIS
- Infracore
- Formlabs



G70 services

ARCHITECTURE

G70 designs architecture that represent the lifestyles of communities and respect the natural landscape surrounding each project. Our emphasis on cultural context, honoring traditional values, combined with contemporary innovation and planning of sustainable environments creates harmonious, memorable designs for our future.



CIVIL ENGINEERING

Civil Engineering Consulting Services include the full range of services for a civil consulting firm. Our capabilities are broadened significantly with the overlapping services and abilities of G70, including Planning and Environmental Services, Land-Use Permitting, Architecture, Sustainable Development, GIS and Geospatial Services, and Asset Management.



INTERIOR DESIGN

We believe that interior spaces should have a timeless quality and compliment the architectural style of its environment. Our team includes architects specializing in interior design. We offer custom designed finishes, furniture and architectural elements that offer signature details to enhance our client's individual style.



PLANNING & ENVIRONMENT

G70 provides comprehensive services to meet the challenges in the planning of communities, regions and the preservation of land resources. We engage the community in the process, assess the land, and prepare the necessary documents to expedite the due diligence process in a timely manner.



planning and environment

Services Overview

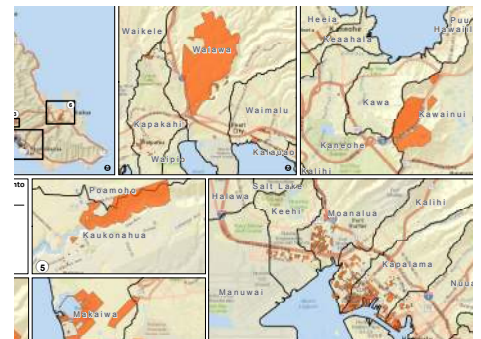
G70 provides a variety of services to meet the complex challenges of planning land resources and diverse communities with a sustainable future. Our extensive experience in all phases of the development process includes Master Planning, Community Building and Land Use Entitlements. We are staffed to manage large-scale Environmental and Physical Planning with architecture to create appealing, sustainable settings.

Our urban and environmental planners collaborate with in-house cultural experts, as well as solicit community input to incorporate historical and cultural elements in our planning process. Before proceeding with any project, we ensure that our environmental studies and land use plans are accepted by the community and the approving agencies.

G70 provides landowners and government agencies with the full range of land use permitting and entitlement services at both the State and County levels.

G70 planning services include:

- Community Master Plans
- Resort Master Plans
- Educational Campus Plans
- Regional, General and Specific Plans
- Urban Design Plan / Design Guidelines
- Park and Open Space Plans
- Community Involvement and Facilitation
- Feasibility Studies and Alternatives Analysis
- Land Use Permits
- Development Constraints Analysis (regulatory, environmental, technical)
- Regional and Area-wide Land Use Planning
- Detailed Property and Site Assessments, and Due Diligence Reporting
- Environmental Assessments and Environmental Impact Statements
- Cultural & Historic Resource Management



planning and environment

Master Planning

A master plan is a dynamic long-term planning document that provides a conceptual layout to guide future growth and development. Master planning is about making the connection between buildings, social settings, and their surrounding environments. A master plan includes analysis, recommendations, and proposals for a site's population, economy, housing, transportation, community facilities, and land use. It is based on public input, surveys, planning initiatives, existing development, physical characteristics, and social and economic conditions.

Select Master Plan experience includes:

- *Barbers Point NAS Pacific Sports Training Complex Master Plan*
- *City of Kapolei Master Plan*
- *Hale'iwa Store Lots, Commercial Master Plan, EA & Permits*
- *Hanauma Bay Nature Preserve, Master Plan, EIS & Permits*
- *Hilton Hawaiian Village Master Plan, EIS, & Permits*
- *Ho'opili Community, Master Plan & Permits East*
- *Kalaeloa Barbers Point, Urban Master Plan, EIS*
- *Kalaeloa Community Development, Master Plan*
- *Kamakana Village at Keahuolu, 201H Master Plan, EIS & Permits*
- *Kamehameha Schools Maui & Hawai'i Campus, Master Plan*
- *Kamehameha Schools Kaiāulu 'o Kaka'ako HCDA Master Plan*
- *Kamehameha Schools North Shore Master Plan (*APA National Award)*
- *Kāne'ohe Ranch Kailua Town Master Plan*
- *Kapolei West, Master Plan*
- *Keauhou Bay Management Plan*
- *Keauhou Resort Community Master Plan*
- *Koko Head District Park & Shooting Complex, Master Plan, EIS & Permits*
- *Kualoa Ranch & Activity Club, Master Plan, EA, Permits*
- *Makaiwa Hills, Master Plan, EIS & Permits*
- *Maui County Office Center, Master Plan, EIS & Permits*
- *Mauna Kea Science Reserve Master Plan*
- *Outrigger Waikiki Beachwalk Master Plan, EIS & Permits*
- *Princeville Resort Expansion, Master Plan, EA/EIS & Permits*
- *UH Coconut Island Master Plan, EA/EIS & Permits*
- *UH Mānoa Long Range Development Plan*
- *Waikīkī Aquarium Master Plan*
- *Waikīkī Beach Walk (Outrigger) Complex, Master Plan, EIS & Permits*



planning and environment

Culture and Community

G70 realizes the importance of culture and sustainability in all planning projects. Our approach is best described as 'place making.' We work with communities and indigenous peoples to create designs that not only serve the people, but also incorporate the cultural, historical and environmental aspects of the land and those who live on it. We are taking this process and applying it to other lands and host cultures internationally, with projects in Tahiti, Vietnam, New Caledonia, and India.

G70 places a special emphasis on collaborating with community groups and key individuals to resolve environmental concerns on new project developments. Before proceeding with any project, we ensure that our environmental studies and land use plans are accepted by the community and the official approving agencies. We provide a variety of opportunities for community support and involvement with our projects, including:

Project conceptualization through a unique 5-step charrette process

1. *Community information meetings, project newsletters and information materials*
2. *Interviews of key community organizations and individuals*
3. *Synopsis of technical issues understandable to lay people*
4. *Creation and management of community advisory committees*
5. *Establishment of a community-based support network*

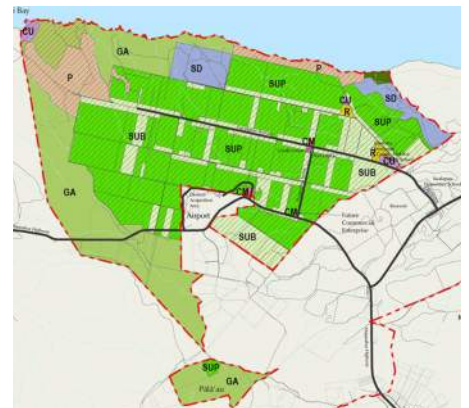
In addition, we provide GIS development for clients requiring needs assessments, requirements analysis, data collection and conversion, application development, geo-database design/creation, mapping, and data modeling and analysis.

At G70 we establish a clear project task that describes how GIS will be applied and support each project. Whether the task is to implement an interactive tool for accessing useful information through online maps or to conduct complex analysis of both geospatial and non-geospatial data, we deliver high quality GIS products to our clients.

Our GIS Services group consists of a multi-disciplinary team of GIS/Geospatial professionals, GIS-trained planners, GIS-trained architects, and GIS-trained graphic designers working across the company as an integrated technology team.



Tahiti Waterfront, Papeete, Tahiti



*Department of Hawaiian Home Lands
Moloka'i Island Plan, Moloka'i*

resumes

MARK KĀWIKĀ MCKEAGUE

AICP
Principal Planner
Director of Cultural Planning



Kāwika's background, experience, and passion provides a unique and knowledgeable approach to land use planning and cultural resource management. Kāwika effectively administers and advocates a Native Hawaiian perspective in environmental and land use planning, and architectural design and space programming. He brings over 25 years of experience in facilitating local and national level planning efforts for private, public, and non-profit sector clients. His work includes the preparation of Master Plans, Cultural Resource Management Programs, Environmental Impact Studies, and facilitating community dialogue.

SELECTED PROJECTS:

Kamehameha Schools - He'eia Master Plan
He'eia, O'ahu

Kamehameha Schools - Cultural Resource Management Plan
State of Hawai'i

Kamehameha Schools - North Shore Plan
Island of O'ahu

Kamehameha Schools - Natural Resource Management Plan Update
State of Hawai'i

Kamehameha Schools - Keauhou Bay Management Plan
Keauhou, Hawai'i

Board of Water Supply - Ko'olau Loa Watershed Management Plan
Windward O'ahu

Board of Water Supply Ha'ikū Stairs
He'eia, O'ahu

Office of Hawaiian Affairs - Strategic Management Framework for Kaka'ako Makai
Honolulu, O'ahu

Department of Hawaiian Home Lands & Papakōlea Community Development Corporation - Native Hawaiian Education Cultural Center & Kūpuna Assisted Living Center Master Plan
Puowaina, O'ahu

Department of Hawaiian Home Lands - Ho'olehua Veteran Center - EA, Master Plan, CRM
Ho'olehua, Moloka'i

Department of Hawaiian Home Lands - Moloka'i Island Plan
Island of Moloka'i

Department of Hawaiian Home Lands - Waimea Nui Master Plan
Honolulu, O'ahu

Department of Hawaiian Home Lands - Wai'anae Coast Emergency Access Road/ Parallel Secondary Access Road
Wai'anae, O'ahu

Department of Hawaiian Home Lands - Pu'u Ōpae Special Area & Settlement Plan
Kekaha, Kaua'i

University of Hawai'i at Mānoa - Hawai'i Institute of Marine Biology (Coconut Island), Master Plan, LRDP, EIS, CIA
Kāne'ohe, O'ahu

Pelekane Bay - EA, Ecological Restoration Assessment
North Kohala, Hawai'i

Kalaupapa Memorial
Kalaupapa, Moloka'i

Mokuhinia and Moku'ula - Cultural Landscape & Ecological Restoration Plan
Lāhainā, Maui

Department of Emergency Management O'ahu Coastal Communities Evacuation Planning Phase I
Island of O'ahu

CNMI State Standard Mitigation Plan
Commonwealth of the Northern Mariana Islands (CNMI)

PROFESSIONAL REGISTRATIONS & ASSOCIATIONS:

American Planning Association, Hawai'i Chapter (APA-HI), Member

Omidyar Fellow, 2019-2020

Hula Mamo Hawaiian Civic Club, 2012-2013

Lamda Alpha International Aloha Chapter, Member

Historic Hawai'i Foundation, Board of Trustees

Hawai'i Leeward Planning Conference (HLPC), Member

Native Hawaiian Chamber of Commerce, Member

PA'I Foundation, Board of Director 2001-2003; President, 2003-Present

O'ahu Island Burial Council, Chair; Vice-Chair; 'Ewa Moku Representative, 2005-2012

EDUCATION:

NAGPRA, ARPA Application & Requirement National Preservation Institute

Hawai'i State Foundation on Culture and the Arts, Folk and Traditional Arts Apprentice Program
Cyril Lani Pahinui

Section 106: A Review for Experienced Practitioners
National Preservation Institute

Consultation and Protection of Native American Sacred Lands
National Preservation Institute

Master of Urban and Regional Planning
University of Hawai'i at Mānoa, HI

Historic Preservation Graduate Certificate
University of Hawai'i at Mānoa, HI

Identification & Management of Traditional Cultural Places
National Preservation Institute

B.A. Political Science
University of Hawai'i at Mānoa, HI

FEMA Certified HURRIPLAN Resilient Building Design Coursework
National Disaster Preparedness Training Center

DeVos Institute of Arts Management at the Kennedy Center for Performing Arts

Leveraging Investments in Creativity Artography Cohort

JEFFREY H. OVERTON

AICP, LEED AP
Principal Planner



As Principal Planner, Mr. Overton leads the preparation of Master Plans, environmental impact documents, land use permitting, and community involvement for private developments, military installations, and government projects. His experience spans over 40 years of Environmental Impact Statements and permitting for residential communities, infrastructure and utilities, renewable energy projects, government facilities, scientific installations, schools, resorts, commercial/mixed-use centers, and recreational facilities. Mr. Overton directs community and area-wide Master Plans, site selection studies and urban design plans, and provides expert testimony before State and County land use authorities.

SELECTED PROJECTS:

Kalaeloa Barbers Point Harbor - 2040 Master Plan, Fuel Pier Design, EIS
Kalaeloa, O'ahu

Pan-STARRS Observatory - EIS (NEPA), CDUP
Maunakea, Hawai'i

U.S. Army Garrison Hawai'i - Pohakuloa Training Area, NEPA/HEPA EIS
Pohakuloa, Hawai'i

Pelekane Bay & Watershed - Ecosystem Restoration Plan (NEPA)
Kohala, Hawai'i

Coconut Plantation Village - SMA, PDU, Zone Change
Kapa'a, Kaua'i

East Kapolei Solar (5MW) - Environmental Studies, Permits
Kapolei, O'ahu

Hale'iwa Commercial Redevelopment - Master Plan, Zone Change, EA
Hale'iwa, O'ahu

Hilo Judiciary Complex - Site Selection Study, EIS
Hilo, Hawai'i

Hilton Hawaiian Village Expansion - Master Plan EIS, SMA Permit, PDR, WSD
Honolulu, O'ahu

Ho'opili Community - Master Plan, Zone Change, Urban Design Plan
Kapolei, O'ahu

Kamakana Villages at Keahuolu - Master Plan, EA, Permits
Kona, Hawai'i

Kamehameha Schools - Kapālama Strategic Implementation Master Plan
Kapālama, O'ahu

Kamehameha Schools - Kohou TOD Residential Development
Honolulu, O'ahu

Kamehameha Schools - North Shore Lands Master Plan
North Shore, O'ahu

Kalaeloa ASEF 2 Solar - EA, HCDA Dev. Permit
Kalaeloa, O'ahu

Kapolei Harborside Center - Master Plan, EIS, State Land Use, Zone Change
Kalaeloa, O'ahu

Kawaihae Deep Draft Harbor - EIS (NEPA), EA
Kohala, Hawai'i

Lā'ie Development Plan & Wastewater Facility - EIS, Facility Plan, Permits
Lā'ie, O'ahu

Makaīwa Hills Residential Community - Master Plan, EIS, State Land Use, Zoning
'Ewa, O'ahu

Manini'Ōwali Residential Community - Master Plan, EIS, State Land Use
Kona, Hawai'i

PROFESSIONAL REGISTRATIONS & ASSOCIATIONS:

American Institute of Certified Planners (AICP), Member

Urban Land Institute (ULI), Member

O'ahu Economic Development Board, Chair

U.S. Green Building Council (USGBC) Leadership in Energy and Environmental Design Accredited Professional (LEED AP)

EDUCATION:

M. S. Marine Environmental Science
State University of New York, NY

B. S. Zoology/Biology Oceanography
Duke University, NC

PROJECT HONORS & AWARDS:

Ha'ikū Stairs Study EIS - APA Hawai'i Cultural Preservation Award, 2020

Hale'iwa Store Lots - APA Hawai'i Environment/Preservation Award, 2015

Kamakana Villages at Keahuolu - APA Hawai'i Chapter Outstanding Planning Award, 2011

Kamehameha Schools North Shore Plan - APA National Planning Excellence Award, 2008

Waialua Town Master Plan - APA Hawai'i Chapter Community-based Planning Award, 2005

Mauna Kea Science Reserve Master Plan - APA Hawai'i Chapter Outstanding Planning Award, 2000

TRACY CAMUSO

AICP
Principal Planner



As an environmental and land use planner, Tracy brings more than 15 years of experience working on projects ranging from renewable energy, biofuels, agricultural developments, educational facilities, industrial parks, scientific research institutions, residential communities, and resort master plans. Through her experience working on public relations and policy issues in the Office of U.S. Senator Daniel K. Inouye and the Hawai'i State Legislature, Tracy utilizes her specialized knowledge of public policy and implementation to assist in the coordination with both community and government organizations.

SELECTED PROJECTS:

Aloha Solar Energy - Four 5MW Facilities - EA, Permits

Island of O'ahu

Aloha Solar Energy Fund I, Lualualei

Lualualei, O'ahu

Aloha Solar Energy Fund II, Kalaeloa

Kalaeloa, O'ahu

AES Waiawa Solar Farm - LUC/Entitlement Support

Waiawa, O'ahu

Clearway Waiawa Solar (36MW) - SLUBA, CUP, Waiver

Waiawa, O'ahu

Clearway Mililani Solar (65MW) - CUP, Waiver

Mililani, O'ahu

Department of Education - Wai'anae Elementary School Administration/ Student Center, EA

Wai'anae, O'ahu

Department of Education - James Campbell High School Classroom Building, EA, Waiver

'Ewa, O'ahu

Department of Land Management - Hale Mauliola, EA

Honolulu, O'ahu

East Kapolei Solar Farm - Environmental Studies, CUP

Kapolei, O'ahu

The Element by Westin Kapolei Hotel - CUP

Kapolei, O'ahu

Embassy Suites Hotel - CUP Limited Service Hotel

Kapolei, O'ahu

Farrington Highway Improvements - EA, Pre-Design

East Kapolei, O'ahu

First Assembly of God Windward Church Redevelopment Expansion - EA, SMA, CUP

Kāne'ohe, O'ahu

Halekua - Royal Kunia Phase II, PDH, Zoning Adjustment, UA

Kunia, O'ahu

Hawai'i Baptist Academy Elementary School - CUP, SDD

Honolulu, O'ahu

Hawai'i BioEnergy Kaua'i Algae Farm - Permitting Strategy, State/County Permits

Līhu'e, Kaua'i

Hawai'i Film Studio - EA, SDD, Variance

Honolulu, O'ahu

Hawai'i State Hospital - New Patient Facility, PRU Modifications

Kāne'ohe, O'ahu

Hilton Hawaiian Village AMB Tower - SEIS, SMA, PDR, WSD

Honolulu, O'ahu

PROFESSIONAL REGISTRATIONS & ASSOCIATIONS:

American Planning Association (APA), Member

American Institute of Certified Planners (AICP), Member

American Red Cross, Board Member

Waikīkī Improvement Association, Member

NAIOP Commercial Real Estate Development Association, Member

Urban Land Institute (ULI), Member; Urban Plan Participant

Women in Renewable Energy (WiRE), Member

Chamber of Commerce of Hawai'i, Member

Business Industry Association (BIA), Member

Hawai'i Society of Business Professionals, Board Member

Patsy T. Mink Leadership Alliance Inaugural Cohort, 2016-2017

Pacific Century Fellows, Fellow 2019-2022

EDUCATION:

Masters in Public Administration
University of Hawai'i at Mānoa, HI

B. A. Political Science
University of Hawai'i at Mānoa, HI

HONORS & AWARDS:

Hawai'i Business News - 20 for the next 20 Awardee, 2024

Pacific Business News - Women Who Mean Business Awardee, 2019

Pacific Business News - Forty Under 40 Awardee, 2019

TRACY CAMUSO

AICP
Principal Planner

SELECTED PROJECTS:

Hilton Hawaiian Village Master Plan - EIS, SMA, PDR, WSD
Honolulu, O'ahu

Hilton Hawaiian Village Sea Level Rise - SLR Assessment
Honolulu, O'ahu

Ho'opili Community - Zone Change
Kapolei, O'ahu

Ho'ohana Solar Farm (52MW) - EA, CUP
Kunia, O'ahu

Hyatt Hotel at Ho'opili - CUP
Kapolei, O'ahu

Hyatt Regency Retail Redevelopment - EA, SMA, SDD
Honolulu, O'ahu

Hyatt Regency Waikiki Beach Resort - EA, SMA, SDD
Honolulu, O'ahu

Iolani School - CUP, JDA
Honolulu, O'ahu

Kaena Point Tracking Station - NEPA, EA
Wai'anae, O'ahu

Kapolei Energy Storage Park - CUP, Entitlement Modifications
Kapolei, O'ahu

Kapolei Haborside Center - EIS, Zone Change
Kalaeloa, O'ahu

Kapolei West Community - EIS Zone Change
Kapolei, O'ahu

Kalia Wastewater Improvements - NEPA, EA
Honolulu, O'ahu

Lā'ie Inn Redevelopment - EA, SMA Permit
Lā'ie, O'ahu

Lā'īapala Makai & Heights, Zone Change
Kalaeloa, O'ahu

Leihano Senior Village CCRC - CUP, UA Status Updates
Kapolei, O'ahu

Lana'i Farm Labor Dwellings - CUP
Kaumālapa'u Highway, Lana'i

LRE Mahi Solar (120 MW) - SUP, CUP, Waiver
Kunia, O'ahu

Marriott Residence Inn - CUP Limited Service Hotel
Kapolei, O'ahu

Maka'iwa Hills - EIS, Zone Change
Kapolei, O'ahu

Outrigger Kā'anapali Beach Resort - EIS, SMA
Kā'anapali, Maui

Outrigger Ohana East - SDD
Honolulu, O'ahu

Outrigger Reef Waikiki Beach Resort - SEIS, SMA, SSV
Honolulu, O'ahu

Outrigger Waikiki Beach Walk - EIS, SMA, County Permits
Honolulu, O'ahu

Prince Waikiki - SMA, WSD
Honolulu, O'ahu

PAR Petroleum Expansion - CUP, Height Variance
Kapolei, O'ahu

Phycal Algae Pilot Project - State/NEPA EA
Wahiawa, O'ahu

Pūlama Lāna'i Farm Labor Dwellings - CUP
Kaumālapa'u Highway, Lāna'i

Queen's Medical Center - West O'ahu, PRU Modifications
'Ewa Beach, O'ahu

Salvation Army Residence Facilities - Land Use Permitting
Honolulu, O'ahu

Schofield Barracks Deep Well Relocation - NEPA EA
Wahiawa, O'ahu

State Film and Digital Media Center - EA, SMA Permit
Honolulu, O'ahu

The Cove at Ko 'Olina Redevelopment - EIS, SMA, CUP
Kapolei, O'ahu

TopGolf Hawai'i - EA, Special District Permit
Honolulu, O'ahu

University of Hawai'i at Mānoa - C-MORE Hale, EA
Honolulu, O'ahu

UOP Integrated Biorefinery - Permitting Strategy, State/County Permits
Kalaeloa, O'ahu

U.S. Army Training Areas O'ahu - Environmental Condition of Properties (ECoP)
Central, O'ahu/North Shore, O'ahu

Waikiki Beachcomber - SSD
Honolulu, O'ahu

Westin Maui Resorts & Spa - Adult Pool and Landscaping SMA (m)
Kā'anapali, Maui

RENE NISHIKAWA MATSUMURA

D.ARCH., AIA, LEED AP
Principal



As a master planner and urban designer, Rene uses design to create communities. She strives to create visionary, yet realistic solutions for her projects and has extensive experience in large-scale communities, housing, commercial centers, transit-oriented districts, and university campuses projects. Rene's work includes all phases of master planning from initial site analysis, feasibility studies, program development, concept alternatives, master plans and design guidelines. Her strategic design approach based on a strong understanding of the physical, regulatory, and cultural context adds immense value to her client's development projects. It is through such collaborations that she is provided with a platform for her passion to develop engaging communities, spaces, and environments that positively impact Hawai'i families.

SELECTED PROJECTS:

HCDU Kaka'ako - Waterfront Project Master Plan

Honolulu, O'ahu

Ho'opili Master Plan

'Ewa Beach, O'ahu

Ho'opili Urban Design Plan

'Ewa Beach, O'ahu

Ho'opili Gateway Commercial Master Plan

'Ewa Beach, O'ahu

Kapālama Kai Phase I - Design Guidelines

Honolulu, O'ahu

Kamehameha Schools - Kapālama Kai Plan (2017)

Honolulu, O'ahu

Kamehameha Schools - Kaka'ako HCDA Master Plan, Kaiāulu O Kaka'ako

Honolulu, O'ahu

Kamehameha Schools - Waipahu Redevelopment Master Plan

Waipahu, O'ahu

Kamehameha Schools - He'eia Master Plan

Kāne'ohe, O'ahu

Kamakana Villages at Keahuolu Master Plan and Design Guidelines

Kona, Hawai'i

University of Hawai'i - West O'ahu Master Developer RFP Hunt Development

'Ewa Beach, O'ahu

Wailani Master Plan - Grove Farm

Līhu'e, Kaua'i

Wailea Large Parcel Master Plan

Wailea, Maui

Wailea SF-S Master Plan

Wailea, Maui

Līhue Town - Kuhio Highway Redevelopment Plan

Līhu'e, Kaua'i

BYU-Hawai'i Master Plan Update

Lā'ie, O'ahu

County of Maui - Wailuku Campus Master Plan

Wailuku, Maui

Hökūli'a Nalu Kai Master Plan and Design Guidelines

Kona, Hawai'i

HCDA Kaka'ako - Alexander & Baldwin Waterfront Project

Honolulu, O'ahu

HHFDC Kahului Mixed-Use Civic Center and Affordable Housing

Kahului, Maui

Hökūli'a Nalu Kai Master Plan and Design Guidelines

Kona, Hawai'i

PROFESSIONAL REGISTRATIONS & ASSOCIATIONS:

Licensed Architect, State of Hawai'i

American Institute of Architects (AIA),
Member

U.S. Green Building Council (USGBC)
Leadership in Energy and Environmental
Design Accredited Professional (LEED AP)

City of Kapolei Design Advisory Board,
Member

EDUCATION:

Doctor of Architecture

University of Hawai'i at Mānoa, HI

B.A. Architectural Studies

University of Washington, WA

HONORS & AWARDS:

Pacific Business News - Forty Under 40
Honoree, 2017

RENE NISHIKAWA MATSUMURA

D.ARCH., AIA, LEED AP
Principal

SELECTED PROJECTS:

Princeville Ranch Lots Master Plan
Princeville, Kaua'i

**University of Hawai'i at Mānoa - Student
Housing Master Plan**
Honolulu, O'ahu

Assets School Master Plan
Honolulu, O'ahu

Damar City Master Plan
Belitung, Indonesia

Hilton Hawaiian Village Master Plan
Honolulu, O'ahu

OCCC Redevelopment Concept Plan
Kalihi, Hawai'i

Sentul City Master Plan
Sentul, Indonesia

Kapolei West Design Guidelines
Kapolei, O'ahu

Sea Life Park Master Plan
Waimānalo, O'ahu

Honokea Surf Village
Kalaeloa, O'ahu

**City and County of Honolulu - Royal Kunia
Affordable Housing Comprehensive
Feasibility Assessment**
'Ewa Beach, O'ahu

**City and County of Honolulu -
Harbor Arms Affordable Housing
Comprehensive Feasibility Assessment**
'Aiea, O'ahu

**City and County of Honolulu - 1615 Ala
Wai Affordable Housing Comprehensive
Feasibility Assessment**
Honolulu, O'ahu

CAMI KLOSTER

AICP, LEED AP
Senior Associate
Senior Planner



Cami serves as project manager for major assignments. She is responsible for the effective preparation of land use master plans, watershed planning studies, and environmental impact documents for government, institutional, and private sector clients. She has 28 years of professional experience and specialized knowledge and experience in the watershed environments of Hawai'i and facilitation of local planning efforts with community groups.

SELECTED PROJECTS:

**U.S. Army Corps of Engineers -
West Maui Watershed Plan**
Island of Maui

**Board of Water Supply -
Watershed Management Plans**
North Shore & Windward O'ahu

**City & County of Honolulu - NPDES Storm
Water Permit Education & Outreach**
Island of O'ahu

**City & County of Honolulu - Storm Water
Utility Communication & Outreach**
Island of O'ahu

**Cool Honolulu: Heat Action Plan and
Awareness Campaign**
Island of O'ahu

County of Kaua'i - Impact Fee Study
Island of Kaua'i

**Kailua Seventh-Day Adventist Church -
Planning**
Honolulu & Windward, O'ahu

**Kamehameha Schools North Shore Plan
and Community Outreach**
North Shore, O'ahu

**Kamehameha Schools - Cultural
Resource Management Plan**
State of Hawai'i

Waialua Town - Master Plan
Waialua, O'ahu

**Kamehameha Schools -
Food Initiatives & Trends**
North Shore, Central O'ahu, 'Ewa, O'ahu

**COMANVREG Hawai'i Overview and
Regional Interaction Plans**
Pearl Harbor, O'ahu; Sasebo, Yokosuka,
and Atsugi, Japan

**Roman Catholic Church -
Facility Planning**
Honolulu, O'ahu

**U.S. Navy -
Base Exterior Architecture Plans**
Pearl Harbor, O'ahu; Sasebo, Yokosuka,
and Atsugi, Japan

**Department of Education - Kūlanihāko'i
High School Pedestrian Crossing Study &
Overpass Environmental Assessment**
Kīhei, Maui

PROFESSIONAL REGISTRATIONS & ASSOCIATIONS:

American Institute of Certified Planners
(AICP), Member

American Planners Association (APA),
Member

U.S. Green Building Council (USGBC)
Leadership in Energy and Environmental
Design Accredited Professional (LEED AP)

EDUCATION:

M.S. Environmental Studies
Yale University, CT

B.S. Environmental Science
Washington State University, WA

BARRIE FOX MORGAN

AICP
Associate
Senior Environmental Planner



Barrie is an environmental planner specializing in terrestrial and marine resources with nearly 30 years of experience in Hawai'i and the Pacific. She prepares environmental impact statements and environmental assessments for county, state, federal and private clients. Skilled in collecting and analyzing data, Barrie excels in presenting technical data in clear, understandable language for decision-makers. Previously, she managed remote natural areas in Hawai'i and a marine field research station in the Pacific, and was the technical writer for a renewable energy research institute.

PROFESSIONAL REGISTRATIONS & ASSOCIATIONS:

American Institute of Certified Planners
(AICP), Member

American Planning Association (APA),
Members

EDUCATION:

B.A. Environmental Conservation
University of Hawai'i at Mānoa, HI

SELECTED PROJECTS:

Adventist Health Castle - Master Plan, EIS

Kailua, O'ahu

Board of Water Supply - North Shore O'ahu Watershed Master Plan

Mokulē'ia to Waiale'e, O'ahu

DBEDT Creative Media Film Production Facility - Site Evaluation

O'ahu

Hawai'i Dairy Farms - Environmental Impact Statement

Mahaulepu, Kaua'i

Hawai'i Natural Energy Institute - Technical Report Preparation*

Honolulu, O'ahu

Honolulu International Airport - CatEx and Declaration of Exemptions*

Honolulu, O'ahu

Department of Transportation, Harbors Division - Kala'eloā Barbers Point Harbor - 2040 Master Plan, Fuel Pier Design, EIS

Kala'eloā, O'ahu

Kanapu'u Drive Estate Residence - Environmental Assessment, CDUP, Permits

Kona, Hawai'i

Kona Bali Kai Seawall Repairs - SMAA

Kailua, O'ahu

Pupukea Rural Center - EIS & SMA

North Shore, O'ahu

U.S. Army Corps of Engineers - West Maui Watershed Plan

Island of Maui

U.S. Army Garrison Hawai'i - Pohakuloa Training Area, NEPA/HEPA EIS

Pohakuloa, Hawai'i

Management Plans for Watershed and Unique Private Lands*

Statewide

Palmyra Atoll - Remedial Action for Hospital Landfill*

Palmyra Atoll, USA

Palmyra Atoll - Spill Prevention, Control, Countermeasure Plan*

Palmyra Atoll, USA

Tesla EV Charging Stations - SMA

Multiple Locations, O'ahu

*Project Work Prior to G70

CODY WINCHESTER

DMHA, AICP
Associate
Senior Planner



Cody has 11 years of professional experience in Hawai'i, and specializes in Disaster Management and Community-Based Resiliency Planning. He prepares environmental impact documents, applications for various land use permits, master plans, design guidelines and technical assessments of climate change factors. Cody excels in presenting technical data in clear, understandable language for decision-makers. He is certified through FEMA with Community Planning for Disaster Recovery, Volcano Crisis Awareness, and Decision Making. He has also trained with the American Red Cross in Disaster Assessment and Sheltering Services and is a board member of the Hawai'i Wildfire Management Organization. Prior to joining G70, Cody worked on coastal hazard adaptation research and training programs at the National Disaster Preparedness Training Center (NDPTC).

SELECTED PROJECTS:

1 Hotel Hanalei - SMA Permit
Princeville, Kaua'i

AES - West Kaua'i Renewable Energy
Kekaha, Kaua'i

Board of Water Supply - Ha'ikū Stairs EIS
Kāne'ohe, O'ahu

**City and County of Honolulu -
Emergency Operations Center EA**
Honolulu, O'ahu

**Cool Honolulu: Heat Action Plan and
Awareness Campaign**
Island of O'ahu

**Department of Hawaiian Home Lands -
Pu'u 'Ōpae Special Area Plan**
Waimea, Kaua'i

**Department of Hawaiian Home Lands -
Anahola Kuleana Settlement Plan**
Anahola, Kaua'i

**Department of Hawaiian Home Lands -
Mālama Cultural Park, Special Area Plan**
Hawai'i Island

**Department of Hawaiian Home Lands-
Moloka'i Coastal Community Resilience
Plan**
Moloka'i Island

**Department of Hawaiian Home Lands-
Wai'anae Coast Emergency Access Road**
Wai'anae, O'ahu

**Project Work Prior to G70*

**Department of Transportation -
Hilo Harbor Improvements**
Hilo, Hawai'i Island

**Department of Transportation - Hawai'i
Seat Belt Use Study**
Honolulu, O'ahu

**Department of Transportation - Kahului
Harbor Improvements**
Kahului, Maui

**Hilton Hawaiian Village Sea Level Rise
Adaptation Study**
Honolulu, O'ahu

HoKua Place Climate Change Analysis
Kapa'a, Kaua'i

Kamāmalu Park Improvements
Honolulu, O'ahu

Ko'olauloa Resilience Hub EA
Hau'ula, O'ahu

**Kamehameha Schools - Keauhou Bay
Management Plan EIS**
Kailua-Kona, Hawai'i Island

Keaukaha Panaewa Resilience Hub
Hilo, Hawai'i Island

**LRE Pūlehu Solar Climate Change
Analysis**
Kula, Maui

LRE Mahi Solar GHG Analysis
Kunia, O'ahu

PROFESSIONAL REGISTRATIONS & ASSOCIATIONS:

American Institute of Certified Planners
(AICP), Member

American Institute of Certified Planners
(AICP), Committee Chair

Toastmasters

Hawai'i Wildfire Management
Organization, Board Member

EDUCATION:

Master of Urban and Regional Planning
University of Hawai'i at Mānoa, HI

**Disaster Management and Humanitarian
Assistance (DMHA) Certificate**
University of Hawai'i at Mānoa, HI

B. S. Geology
Oklahoma State University, OK

CODY WINCHESTER

DMHA, AICP
Environmental & Land Use Planner

SELECTED PROJECTS:

National Park Service & Ka O'hana O Kalaupapa Memorial

Kalawao, Kalaupapa

Park Hotels Ala Moana EIS, SMA

Waikīkī, O'ahu

Punalu'u Shoreline Protection Project

Honolulu, O'ahu

United States Air Force - Kaena Point Satellite Tracking Station Helipad NEPA EA

Wai'anae, O'ahu

Island Community Resilience Initiative: Incorporating Lessons from Hurricane Maria into the O'ahu Resilience Strategy*

Honolulu, O'ahu

Risk Perception Analysis of Homeless Individuals in Waikīkī*

Honolulu, O'ahu

Coastal Hazard Adaptation Research and Training Program*

Honolulu, O'ahu

Testing Alternative Ground-Based Cloud Liquid Water Content Measurement Methods for Estimating Cloud Water Interception in Tropical Montane Cloud Forests*

Honolulu, O'ahu

Coastal Hazard Awareness Training Program - National Disaster Preparedness Training Center (NDPTC) *

Honolulu, O'ahu

Coastal Hazard Assessment and Planning Tools - National Disaster Preparedness Training Center (NDPTC) Training Program*

Honolulu, O'ahu

Waikīkī Pre-Disaster Recovery Planning Project Recommendations for Future Planning*

Honolulu, O'ahu

Analysis of Impediments to Disaster Recovery Following the 2006 Mud Volcano Eruption in Sidorajo, Indonesia*

Honolulu, O'ahu

Waikīkī Point-in-Time Homeless Count Study*

Honolulu, O'ahu

Hawai'i Island Hydrolic Evaluation, Resource Mapping and Exploratory Drilling Program*

Hilo, Hawai'i Island

National Aeronautics and Space Administration - Analysis of African Biomass Burning Over the South East Atlantic and its Interaction with Stratocumulus Clouds*

Washington, DC

Geophysical Characterization of the Okavango Rift Zone - NW Botswana*

Stillwater, Oklahoma

*Project Work Prior to G70

JENNIFER LAM

GIS Specialist



As a GIS Specialist, Jennifer develops and implement systems and databases to access and store geospatial data. Jennifer's journey in GIS began during her undergraduate years at Purdue University, where she developed a strong foundation in ecological principles, earning a Bachelor's of Science in Ecology, Evolution, and Environment. Her coursework provided her with a solid understanding of spatial analysis and data management techniques, which she further honed while earning her Master's in Environmental Management from the University of Hawaii at Manoa. Her expertise in GIS software such as ArcGIS, QGIS, and ENVI has enabled her to create detailed spatial models and conduct thorough analyses to support decision-making processes.

SELECTED PROJECTS:

DHHL King's Landing Kuleana Settlement

Hilo ,Hawai'i

DHHL Moloka'i Coastal Resiliency Plan

Kalama'ula, Moloka'i

DHHL 'Ualapu'e Kuleana Settlement Plan, EA

'Ualapu'e, Moloka'i

Ho'okua'aina Palawai Master Plan

Kailua, O'ahu

Kauluakalana Makalii Master Plan

Kailua, O'ahu

EDUCATION:

Master's in Environmental Management
University of Hawai'i at Mānoa, HI

B. S. Ecology, Evolution, and Environment
Purdue University, IN

**Project Work Prior to G70*

project profiles

Commander Navy Region Hawai'i Regional Integration Plan

STATE OF HAWAI'I

G70, along with NAVFAC Hawaii planners, has prepared the Commander Navy Region Hawai'i (CNRH) Regional Integration Plan (RIP), providing the framework for guiding land use decisions of the Region and its installations, Joint Base Pearl Harbor-Hickam and Pacific Missile Range Facility. The RIP supports long range planning in the Region by providing local commander guidance, establishing 2035 Land Use Plans, identifying excess lands for immediate and long term disposal, compiling capability gaps and proposed solutions, and recommending policy changes and process improvements.

PROJECT FACTS

Client: NAVFAC Hawai'i

SERVICES PROVIDED

Planning



Department of Hawaiian Home Lands Anahola Regional Plan

ANAHOLA, KAUA'I

G70 provides integrated technical services for our clients which fully address their individual projects needs. One type of integration is using our Global Positioning Systems (GPS) equipment to collect data that will be used within a Geographic Information System (GIS). During the Regional Planning project for Anahola, Kaua'i the G70 Team completed a GPS data collection effort in conjunction with performing a visual field survey of the Makaha lands of the DHHL Anahola region. The data types collected were focused on unmapped roads, surface water resources, and significant community facilities and resources.

PROJECTS FACTS

Client: Department of Hawaiian Home Lands

SERVICES PROVIDED

Planning & Environment
Community Facilitation
Mixed-Use Planning



Department of Hawaiian Home Lands Waimea Nui Regional Community Development

PU'UKAPU, WAIMEA, HAWAI'I ISLAND

The Department of Hawaiian Home Lands is proposing to develop the Waimea Nui Regional Community Development initiative located in the Pu'ukapu Farm Lots Subdivision. The Community Development Initiative will enable the homestead community to meet their goals of self-sufficiency through a dedicated program of economic opportunities centered on agricultural, equestrian, and recreational activities while also ensuring a revered cemetery space for those individuals who wish to be buried on the homestead. G7o completed a conceptual Master Plan, a Development Plan, an Environmental Assessment, and performed civil engineering services for the project

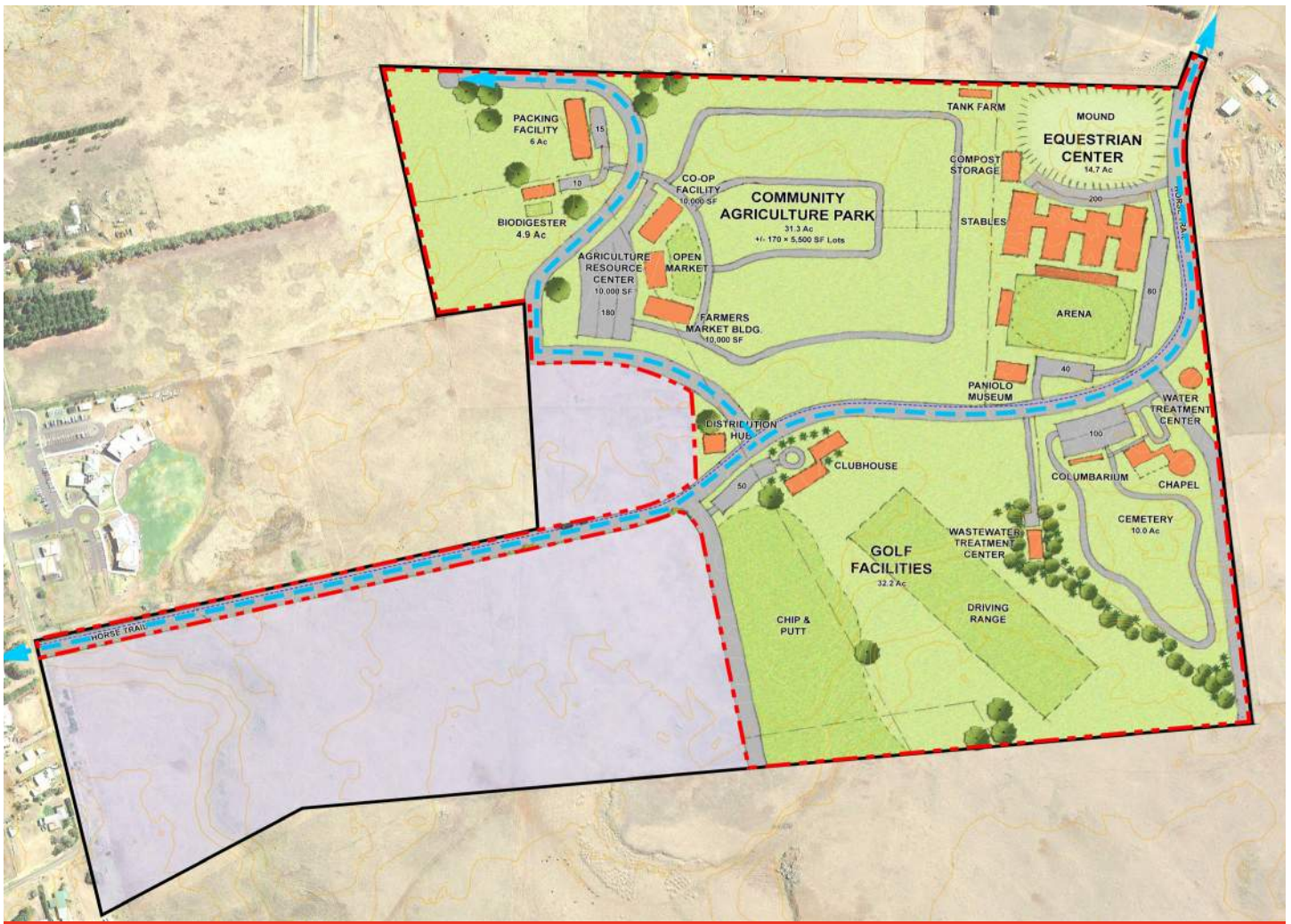
PROJECTS FACTS

Client: Department of Hawaiian Home Lands

SERVICES PROVIDED

Planning & Environment

Civil Engineering



Kekaha Kai State Park

NORTH KONA, HAWAI'I

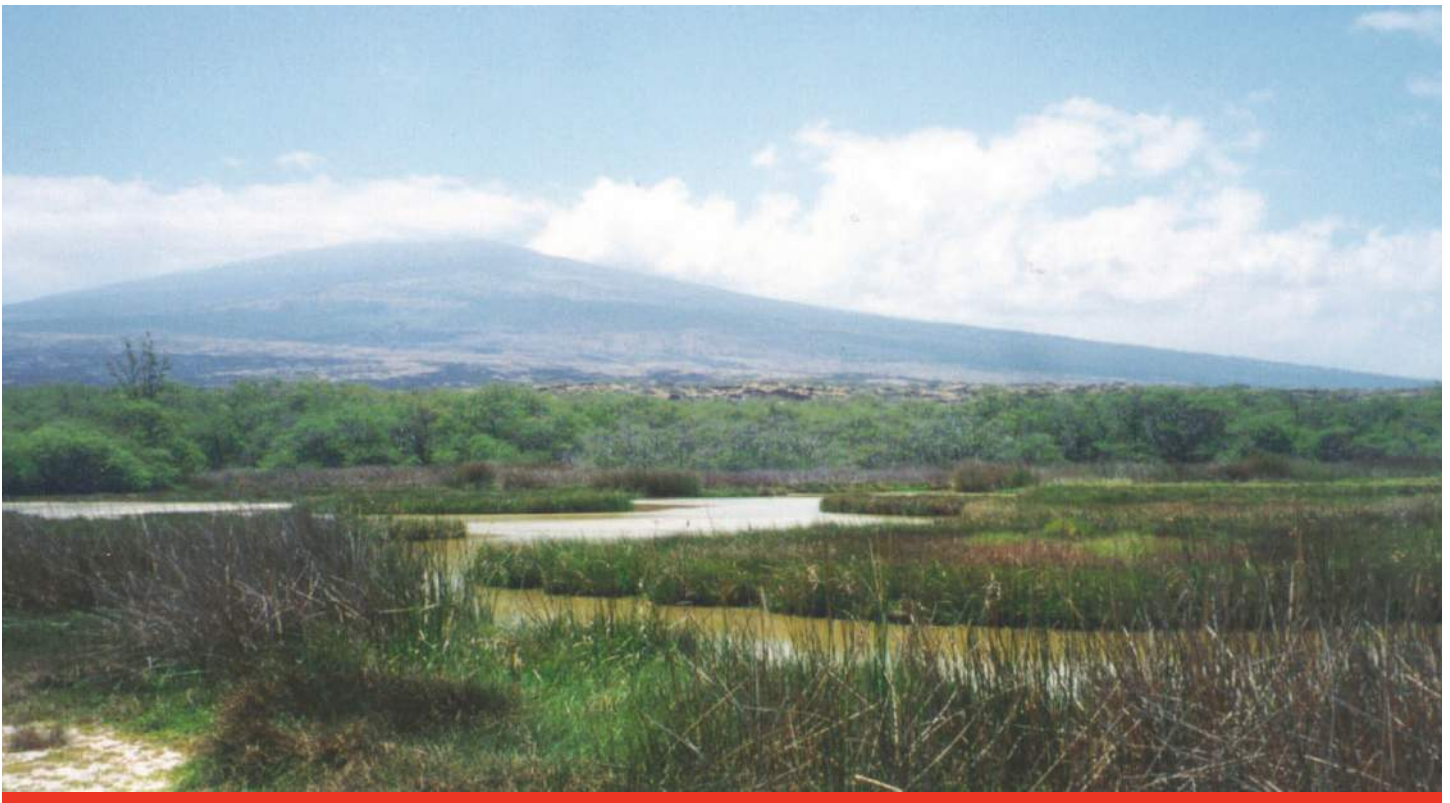
G70 developed the long term plan for 2,000 acres of wilderness area along the Kona Coast of Hawai'i from Mahai'ula to Kuki'o. Assessment of the significant natural and cultural features, and areas of major outdoor recreational value were identified to determine the terms of preservation and active use of these resources. Part of the planning process involved the input and support of the surrounding community to determine appropriate park facilities for the conceptual plan. Detailed site plans and an Environmental Impact Statement were completed for the Mahai'ula - Phase I area of the park.

PROJECTS FACTS

Client: State of Hawai'i,
Department of Land Natural Resources

SERVICES PROVIDED

Planning



Hilo Judiciary Complex

HILO, HAWAI'I

Planning efforts involve evaluation of seven candidate sites for the construction of a new Judiciary Complex for the East Hawai'i Service Area of the Third Judicial Circuit. Detailed criteria were used to assess the development feasibility of the sites, including analysis of existing physical, environmental, land use regulatory conditions, and compatibility with surrounding uses.

Seven candidate sites were evaluated under requirements of the State's Environmental Impact Statement regulations. An EIS was completed in 1997. The candidate sites were rated on their site criteria evaluations and development costs. Final ratings were provided to the State Judiciary and the Governor for final site selection. Community input was solicited through a series of public meetings.

Subsequent to the EIS process, the preferred site was purchased by the County. An Environmental Assessment was completed in 2000 for the final selected site at Kaiko'o Mall.

PROJECT FACTS

Client: State of Hawai'i Department of Accounting & General Services

SERVICES PROVIDED

Planning



Kawaihae Deep Draft Harbor

KAWAIHAE, HAWAI'I

G70 completed NEPA documents (EISPN, Draft EIS and Final EIS) to evaluate the potential impacts of the proposed Kawaihae Deep Draft Harbor Improvements project. The Army Corps of Engineers completed a reconnaissance study (2001) to evaluate the harbor's ability to meet the demand for cargo services to support the expanding economy in west Hawai'i. The current alignment of the harbor limits the movement and transport of cargo and freight due to wave surge and reflective wave energy. The conditions affect the efficient movement of goods and services by either creating delays or by inflicting damage to pier facilities or to the cargo vessel. The EIS evaluates several alternatives to reconfigure the design of the harbor to alleviate some of the impacts attributable to wave surge.

PROJECTS FACTS

Client: State of Hawai'i, Department of Transportation, Harbors Division

SERVICES PROVIDED

Planning



Kea'au High School

KEA'AU, HAWAI'I

Site selection planning services involve evaluation of an approximately 100 acre candidate parcel for the construction of a new Kea'au High School. Detailed criteria were used to assess the development feasibility of the site in accordance with the Department of Education's standards. Site evaluation included analysis of existing physical, environmental, land use regulatory conditions, and compatibility with surrounding uses. The site was also evaluated under requirements of the State's EIS regulations and an EIS was prepared. The candidate site was rated on a point system according to its criteria evaluations and site development costs. The final ratings were forwarded to the DOE and the Governor for final site selection.

PROJECTS FACTS

Client: State of Hawai'i,
Department of Education

SERVICES PROVIDED

Planning



Keauhou Community Master Plan

KEAUHOU, HAWAII ISLAND

The Keauhou Resort Community is comprised of 2,368 acres of land in the makai portions of the ahupua'a of Kahalu'u, on the Kona Coast of Hawai'i. The Resort was first developed more than 40 years ago, but did not adapt to remain competitive with other resort areas in Hawai'i. G70 facilitated the creation of conceptual and physical master plans for Keauhou based on new paradigms, presenting a vision of an integrated resort community focused on education, culture, the environment and resort activities.

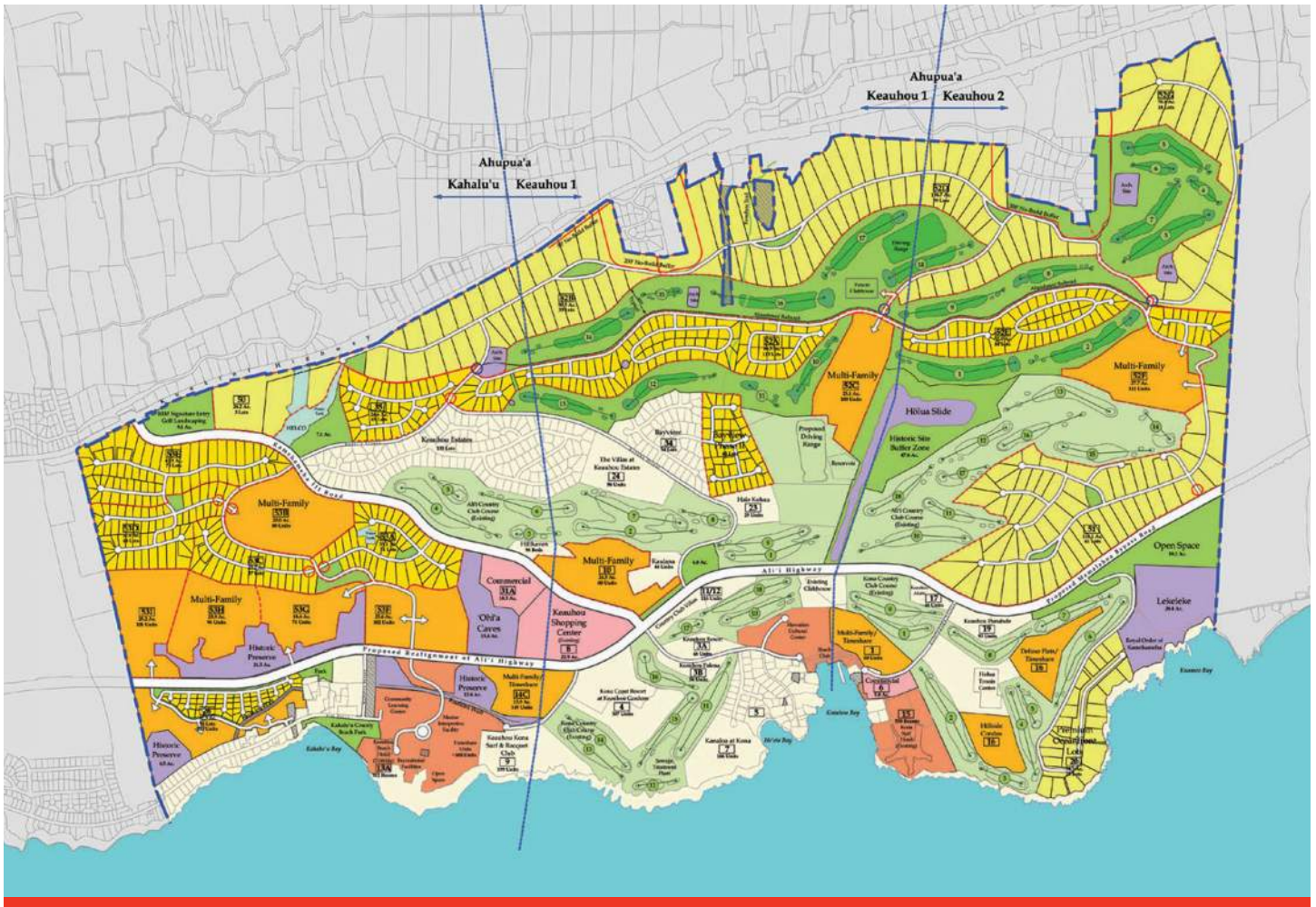
PROJECT FACTS

Client: Kamehameha Investment Corporation

Size: 2,368 acres

SERVICES PROVIDED

Planning



Kona Judiciary Complex Site Selection

KAILUA-KONA, HAWAI'I

The objective of this Site Selection study is to identify the future site of the Kona Judiciary Complex to serve West Hawai'i region of the Third Circuit with modern facilities of approximately 130,000 square feet. A complete Environmental Impact Statement evaluates up to seven candidate sites in the Kona region, including State and County permitting requirements.

PROJECT FACTS

Client: State of Hawai'i and County of Hawai'i

SERVICES PROVIDED

Planning



Lā'ie Water Reclamation Facility

LĀ'IE, O'AHU

G7o provided EIS documents and permits for Lā'ie's tertiary treatment Wastewater Reclamation Facility. Work included a Facility Plan, EIS and Supplemental EIS, wetlands delineation and management plans, water reuse plans and County permits. The LWRF is one of the first treatment facilities on O'ahu that has effectively implemented agricultural reuse disposal.

PROJECT FACTS

Client: Hawaii Reserves Inc.

Construction: \$10 million

Completion: 1997



Natural Energy Laboratory of Hawai'i Authority (NELHA) Master Plan

NORTH KONA, HAWAII

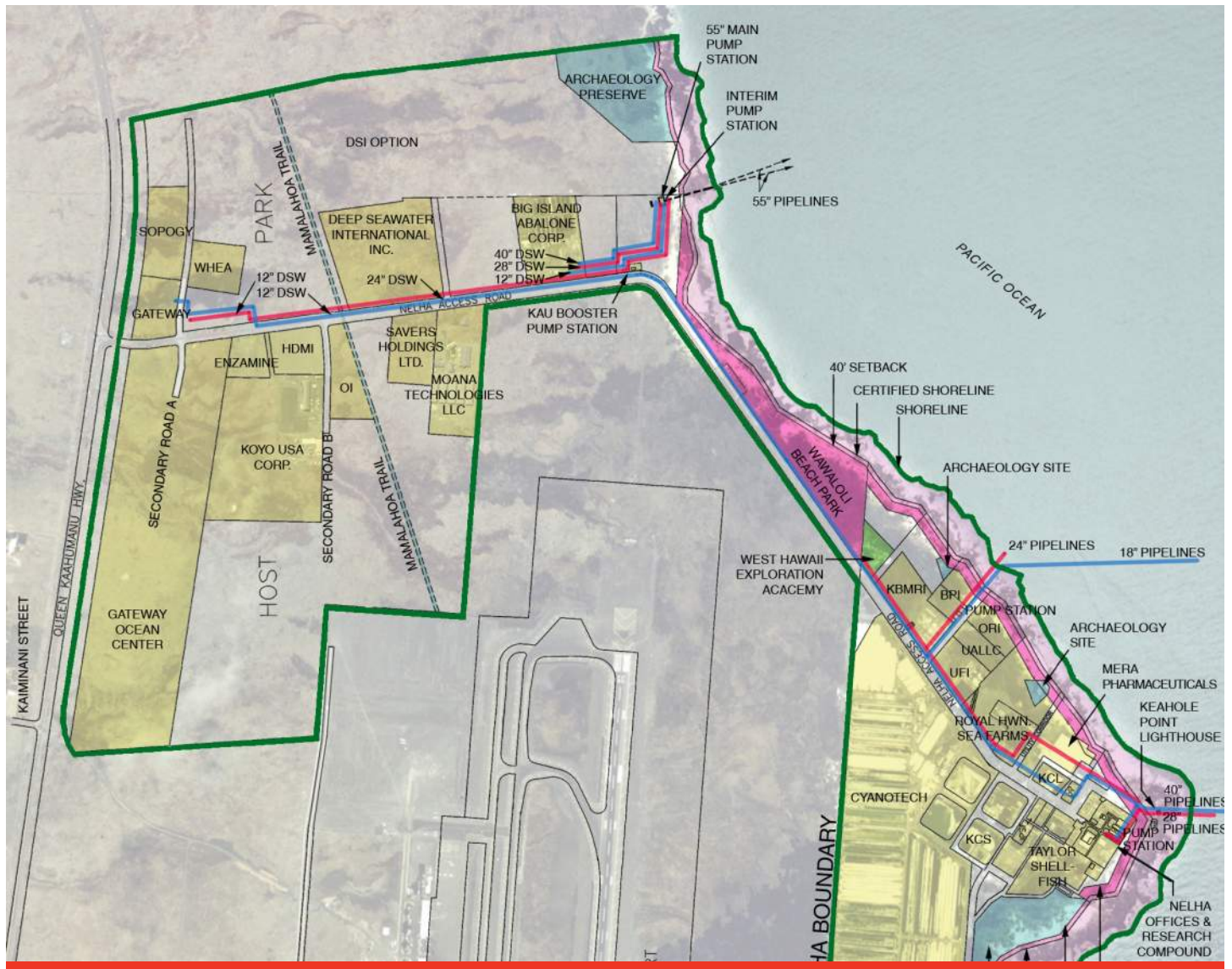
NELHA's mission is to develop and diversify Hawai'i's economy by providing resources and facilities for energy and ocean-related research, and educational and commercial activities in an environmentally sound, culturally sensitive manner. G70 is updating NELHA's strategic plan, which will result with a financial model assessing alternative development scenarios, and a land use Master Plan for all of NELHA's lands. Other tasks include updating existing design guidelines, proposing a subdivision layout, developing a drainage Master Plan, and creating an analysis of current traffic surveys.

PROJECTS FACTS

Client: State of Hawai'i

SERVICES PROVIDED

Planning



Palamanui

NORTH KONA, HAWAI'I

G70 provided an Environmental Impact Study as part of their planning services for Palamanui, a mixed use development in North Kona with 845 residential units, a dry land forest preserve, and a village center integrated with future University of Hawai'i facilities. Residential units will include single and multifamily units throughout the site. A 120-room University Inn is also planned along with a pedestrian friendly commercial core at the University Village. Planned with the adjacent University of Hawai'i Center at West Hawai'i, the project will have shared infrastructure and spaces reserved for university use. Buildings will follow principles of sustainable design and an integrated natural and cultural resources management plan will be implemented. VIC and wastewater treatment were issues addressed in the planning. Mauka/makai and mid-elevation roadway issues were important considerations.

PROJECTS FACTS

Client: Hunt Companies

SERVICES PROVIDED

Planning



Parker Ranch Center

KAMUELA, HAWAI'I

Commercial retail center reflecting the paniolo traditions celebrated in the lifestyle of Waimea.

G70 designed a commercial retail center reflecting the paniolo traditions celebrated in the lifestyle of Waimea. A main ranch house style building is surrounded by a cluster of individual mixed use buildings that house restaurants, cultural boutiques, and retail shops. Parker Ranch Center has become the commercial, social, and cultural center of Kamuela, serving as a gathering place for residents and visitors alike.

PROJECT FACTS

CLIENT: Parker Ranch





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