

From: [Chris Kaiser](#)
To: [WPCtestimony](#)
Subject: WPC GP Testimony
Date: Monday, November 11, 2024 1:03:42 PM
Attachments: [Testimony Parcel 16.pdf](#)

Attached please find written testimony for submission...
Please rely that this testimony document has been received and submitted.
Thanks
Chris Kaiser



Chris Kaiser
Director
Pacific Quest

PHONE



FAX



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PACIFIC QUEST

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November 5, 2024

Hawaii County Planning Department
Windward Planning Commission
Aupuni Center
101 Pauahi Street, Suite 3
Hilo, HI 96720

RE: Written Testimony Submission
County of Hawaii Proposed General Plan 2045;
Parcel (3) 2-1-06-16; 227 Kalanianaʻole Street, Hilo Hawaii

I am writing to formally submit this letter as written testimony to accompany my verbal testimony given at the Windward Planning Commission; General Plan Hearing on November 1st 2024.

My name is Chris Kaiser, an employee with Pacific Quest and I represent them for this testimony. I reside in Hilo, Hawaii.

Pacific Quest is the long term tenant on both the above referenced parcel 16 AND adjoining parcel 17. We have been leasing both parcels since 2011 and we operate a Hawaii state licensed & CARF (Commission on Accreditation of Rehabilitation Facilities) accredited, Group Living Facility that provides mental health services to adolescents and young adults. We currently employ 75 people in Hawaii and have had a presence on the island for 20 years. We created and maintain the Pacific Quest Foundation that has donated over \$65,000 to local charities since 2017.

As a long term tenant of the above referenced parcel, employer and long term community stakeholder, Pacific Quest has an interest in the community and its future prosperity. We understand that the purpose of the Hawaii County General Plan is to plan for the best future for Hawaii island and we sincerely appreciate the time, effort and resources that have gone into it.

As a long term tenant we have plans to expand our services, including to develop parcel 16, and are concerned that the proposed General Plan re-designation of parcel 16 would greatly impact any future possibilities under consideration, and thus impact our ability to thrive and continue offering mental health services and to create and provide jobs.

We apologize for not being involved sooner in the comprehensive process that we are now aware is taking place. We were only made aware of this two weeks ago by our landlord and property owner David Owens, who received a letter dated October 10th, 2024, informing him of the proposed redesignation of parcel 16.

In this letter it states that the proposed General Plan re-designation of Parcel 16 from its current "Resort" class to "Open/Recreation". The reason cited in the letter is County Park.

We understand that the General Plan is the overarching policy document that will guide development on the island going forward. Although the letter states that the County Zoning (Hotel/Resort V class) and its permitted uses would not be affected, the Planning Department has confirmed that there could be impact to our ability to secure an SMA use permit, (which is required in order to develop any SMA property).



We also understand, in order to get an SMA Use Permit approved, the proposed development needs to be consistent with the General Plan which is where the incongruence between the proposed General Plan Open/Recreation "re-designation" for parcel 16 and its current and historical Hotel-Resort zoning class would likely create future impacts and uncertainty for our organization.

In closing we want to reiterate our support for the process and hope that the Planning Department and Windward Planning Commission will exclude parcel 16 from any re-designation.

Cordially

Chris Kaiser, Director

Pacific Quest

chris@pacificquest.org