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From the Pacific Business News:

<http://www.bizjournals.com/pacific/news/2016/06/09/japanese-firms-planned-waikiki-condo-hotel-could.html>

Japanese firm's planned Waikiki condo-hotel could start construction in 2017

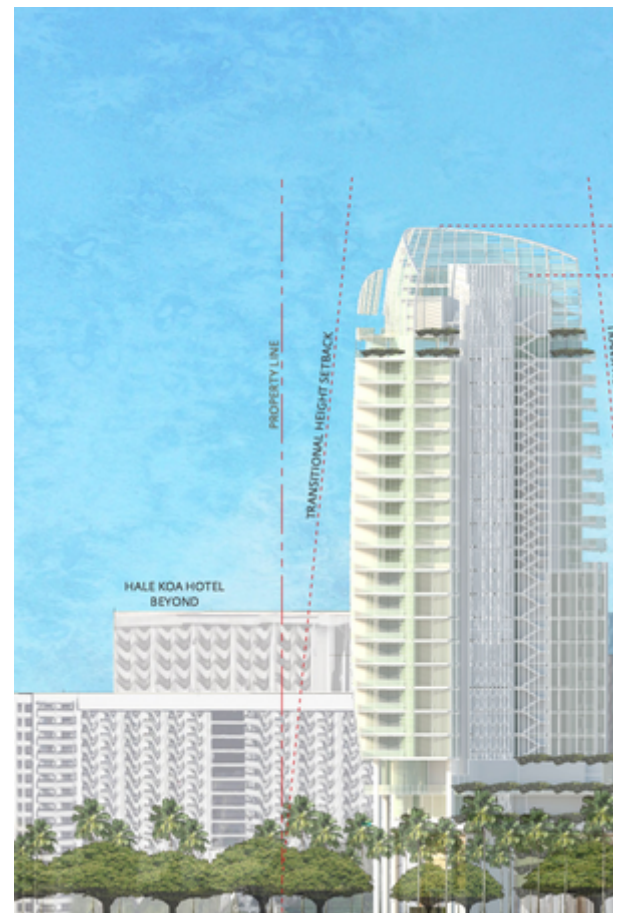
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A planned condominium-hotel project at the former Kyo-ya Restaurant site on Kalakaua Avenue in Waikiki is still aiming to start construction in the second quarter of 2017, with a completion date estimated for the end of 2019, according to its recently published final environmental assessment.

Hawaii-based Best Hospitality LLC, a subsidiary of Tokyo-based Tsukada Global Holdings, is currently developing conceptual plans for the property at 2055-2057 Kalakaua Ave., as first reported by Pacific Business News.

The company proposes to demolish the existing buildings at the site to build the "Park Kalia-Waikiki Condo-Hotel Project," a 26-floor, 350-foot high, 170-unit condo-hotel with a basement that will have a mechanical area and lower level automobile lift, as well as elevator areas.

The project will also include a water feature, office, restaurants, a swimming pool,



COURTESY BEST HOSPITALITY LLC

A Japanese firm is planning to develop a new hotel-condo in Waikiki.

deck, fitness center, spa, pool bar and a wedding chapel.

It is expected to create about 110 full-time hotel and support jobs, as well as generate \$4.4 million in total taxes each year. About 85 percent of the project's 170 rooms will be in a hotel rental program.

The developer also plans to build a new park in Waikiki near the project that will be called Park Kalia, which will include water features and culturally based interpretative art and signage, the document said.

No prices for the units nor a figure for project-development cost were revealed in the final environmental assessment.

The project was met with major opposition when it was presented to the Waikiki Neighborhood Board, which opposed the project because of height-limit concerns. The property's current height limit is 25 feet, but the new owners of the property hope to raise the height limit to 350 feet.

A consultant for the developer contends that the current height limit for the property, which was home to the Kyo-ya Restaurant for 50 years, no longer applies.

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