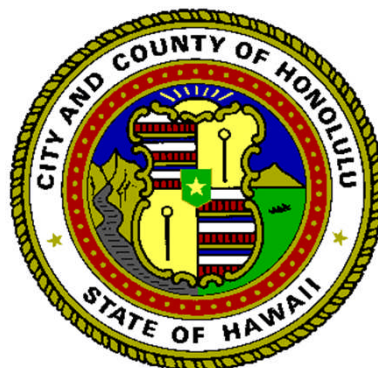


SPECIAL IMPROVEMENT DISTRICT





- Revised Ordinance of Honolulu Chapter 36
- Sec. 36-1.2 Provision of alternate method of financing supplemental services and improvements
- Objective: Pursuant to HRS Section 46-80.5, the council may use the provision of this chapter in addition to, in combination with, or instead of any other law for or related to the creation of improvement districts, the levying, assessment, and collection of special assessments, the financing of supplemental services and improvements, the issuance of bonds, or other matters covered by this



DEPARTMENT OF BUDGET AND FISCAL SERVICES
DIVISION OF TREASURY
IMPROVEMENT DISTRICT ASSESSMENT
ESTIMATED BILLING FOR 2015-2016 BY DISTRICTS

| <u>ORG CODE</u> | <u>I.D. NO.</u> | <u>DESCRIPTION</u> | <u>DUE DATE(1ST)</u> | <u>INT. RATE</u> | <u>ASSMT.</u> |
|---------------------|---------------------|-----------------------|--------------------------|----------------------|-----------------|
| 8359 | 273 | WAIMANO SEWERS | 08/07/00 | 5.500 | 368.67 |
| 8350 | 274 | MAKAHA SEWERS, SEC. 4 | 07/24/97 | 6.000 | 678.78 |
| 8358 | 275 | KANEOHE BAY SEWERS | 12/26/01 | 5.500 | 879.57 |
| 8360 | 276 | KAILUA SEWERS | 12/27/06 | 5.003 | 277.78 |
| | | | | | <u>2,204.80</u> |



WAIKIKI BUSINESS IMPROVEMENT DISTRICT

CITY PROVIDES

- List of parcels with assessment values, current owner and mailing addresses, then
- List of Real Property Classification Changes
- List of Appeal Challenges
- City assesses and collects additional taxes
- Enforce and Foreclose on Tax Lien
- No Cost to the Improvement District



WAIKIKI BUSINESS IMPROVEMENT DISTRICT

| PROJECT NO. | RATE | COUNT | VALUE | AMOUNT |
|-------------|-----------|-------|---------------|--------------|
| WKP025 | .00010940 | 3,499 | 2,966,623,700 | 324,548.63 |
| WKP100 | .00043750 | 3,319 | 5,065,708,700 | 2,216,247.56 |
| WKP333 | .00014580 | 1,169 | 2,882,467,400 | 420,263.75 |
| | | 7,987 | | 2,961,059.94 |

Subsequent fiscal years assessment shall be made in accordance with the Revised Ordinances of Honolulu (1990) Section 36-3.2.

City Funding:

Beginning parcels billed August 22, 2016: 7,987 Parcels

Total Tax Amount Billed \$2,961,059.94

Semi-Annual Payment to WBID:

Payments collected March to August is paid to WBID in September

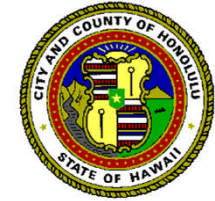
Payments collected September to February is paid to WBID in March



WAIKIKI BEACH SPECIAL IMPROVEMENT DISTRICT

CITY PROVIDES

- List of parcels with assessment values, current owner and mailing addresses, then
- List of Real Property Classification Changes
- List of Appeal Challenges
- City assesses and collects additional taxes
- Enforce and Foreclose on Tax Lien
- One time setup fee \$10,000
- Administration fee of 5% of revenue (\$30,000) annually



WAIKIKI BEACH SPECIAL IMPROVEMENT DISTRICT

| PROJECT NO. | RATE | COUNT | VALUE | AMOUNT |
|----------------|-----------|-------|----------------|------------|
| WKPSI3 | .00007630 | 7,987 | 10,914,799,800 | 832,799.22 |

Semi-Annual Payment to WSID:

Payments collected March to August is paid to WSID in September
Payments collected September to February is paid to WSID in March



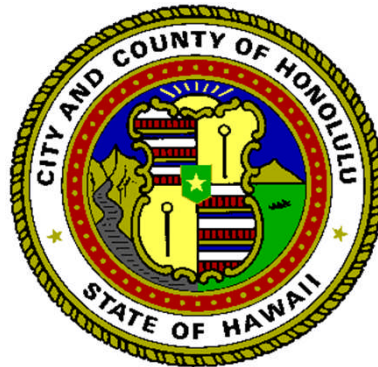
FORT STREET MALL BUSINESS IMPROVEMENT DISTRICT

CITY PROVIDES

- List of parcels with assessment values, current owner and mailing addresses, then
- List of Real Property Classification Changes
- List of Appeal Challenges

- No Cost to the Improvement District

Appendix



WBIDA Fact Sheet

Overview

The Waikiki Business Improvement District Association (WBIDA) is a nonprofit corporation dedicated to creating a clean, safe, vibrant resort destination area reflective of its Hawaiian heritage that is attractive and welcoming to both visitors and residents, and contributes to the economic prosperity of Oahu, and the State of Hawai'i. WBIDA operations are funded by assessments on nearly 2,300 commercial property owners in the Waikiki Special District. For more information, please visit: www.waikikibid.org.

Enabling Legislation

- State of Hawaii, HRS 46-80 Relating to Special Improvement Districts
- Revised Ordinances of Honolulu 1990: Chapter 36 Special Improvement Districts
- Revised Ordinances of Honolulu 1990: Ordinance No. 00-40 authorizing the establishment of Hawaii's first special improvement district (Waikiki Business Improvement District No. 1)

Location

Waikiki is a district within the City & County of Honolulu, located on the south shore of the island of Oahu. The Waikiki BID is comprised of three areas:

- Precinct 1: Kalakaua/Kuhio Corridor - all properties fronting Kalakaua and Kuhio Avenues and connecting streets.
- Precinct 2: Kalakaua Makai - properties located makai of Kalakaua Avenue (but not fronting Kalakaua) between Kuhio Beach Park and Saratoga Road.
- Precinct 3: Greater Waikiki - the rest of the district.

All commercial, nonresidential properties in Waikiki are assessed. Rates vary depending on location. Properties in the Kalakaua/Kuhio Corridor (Precinct 1) pay the full rate and receive primary services. Other areas receiving the indirect benefits of an improved neighborhood pay only a portion of the full rate. The FY 2017 Rates are:

- Precinct 1: Kalakaua/Kuhio Corridor (\$0.4375/\$1,000 assessed value)
- Precinct 2: Kalakaua Makai (\$0.1458/\$1,000 assessed value)
- Precinct 3: Greater Waikiki (\$0.1094/\$1,000 assessed value)

WAIKIKI BUSINESS IMPROVEMENT DISTRICT PRECINCT MAP



Budget

Approximately \$3.3 million. About 86% of the budget is spent on program services and research and planning to support those programs; and 14% for administration (personnel, office operations, professional fees, communication expenses).

Governance

- Nonprofit, 501(c)(3) corporation established September 2000
- Three full-time employees:
 - Jan M. Yamane, Executive Director
 - Brandon R. Barbour, Operations Manager
 - Suzanne Kirio, Program Coordinator
- 25-member Board of Directors
 - Class A (14 property owner representatives)
 - Class B (5 commercial tenant representatives)
 - Class C (6 ex-officio members, including four cabinet members from the City and County of Honolulu; the Waikiki District Councilmember; and a representative from the Waikiki Neighborhood Board)
- The Association has a Base Line Services Agreement with the City and County of Honolulu which sets out the basic services provided by five City agencies:
 - Department of Environmental Services (ENV)
 - Department of Facility Maintenance (DFM)
 - Department of Parks and Recreation (DPR)
 - Department of Transportation Services (DTS)
 - Honolulu Police Department (HPD)

WBIDA provides cleaning, landscape maintenance and hospitality and safety services that supplement the City's basic services.

Programs

WBIDA's slogan is *Malama Waikiki* (Caring for Waikiki), and programs are based on the concept of stewardship of Waikiki, embodying the Hawaiian values of *Aloha 'Aina* – Love of the Land; *Malama 'Aina* – Care of the Land; *Palekana* – Safety/Safe Passage; and *Ho'okipa* – Hospitality.

- **Streetscape Maintenance**

WBIDA contracts with Goodwill Industries of Hawaii to provide daily custodial services from 6:00 a.m. to 10:30 p.m.; and with Landscape Hawaii, Inc. to provide landscape maintenance services weekdays from 5:30 a.m. to 2:00 p.m. Custodial services include sweeping, mopping and pressure washing sidewalks; removing trash, graffiti, stickers and gum from sidewalks and street furniture; and cleaning and polishing street furniture.



- **Hospitality and Safety**

Aloha Ambassadors—highly visible in safety green shirts emblazoned with the WBIDA logo—serve as hosts of Waikiki each day, providing information, assistance and aloha to everyone they encounter from 10:00 a.m. to 11:00 p.m. The Aloha Ambassadors extend hospitality from a stationary position at the police substation at Kuhio Beach Park, a kiosk at the Waikiki Beach Walk complex on Lewers Street, as well as by walking throughout the District. While on their daily tours of Waikiki the Aloha Ambassadors are alert to safety and security issues. Ambassadors also monitor the videofeed from the CCTV security camera system along Kalakaua Avenue, and provide overnight security at the Kuhio Beach Park restroom located adjacent to the police substation. WBIDA has retained Block-by-Block—a company that specializes in providing services for business improvement districts across the country—to operate the program.

In addition, WBIDA donates funds to the Honolulu Police Department for enhanced patrols of the district. Funds are used to pay overtime to regular duty officers who are assigned to various operations that focus on quality of life crimes and other areas of special concern.





WAIKĪKĪ BEACH SPECIAL IMPROVEMENT DISTRICT ASSOCIATION

The Waikīkī Beach Special Improvement District was created on May 18th 2015 by city ordinance to preserve and restore Waikīkī Beach and to provide consistent and credible management for future beach revitalization. Commercial properties from Ala Wai Harbor to the Kapahulu Pier and from the Ala Wai Canal to the ocean will be assessed 7.63 cents per \$1,000 of their property value. Special improvement districts are proven tool used across the country to fund specific projects within the area that are supplemental to government services. SIDs are among the most effective ways of forming and funding public-private partnerships to muster resources to tackle especially complicated challenges.

Under the ordinance a private non-profit entity was formed to govern the SID. The Waikīkī Beach Special Improvement District Association (WBSIDA) will be directed by representatives of Waikīkī property owner, other stakeholders

and by state and county government designees.

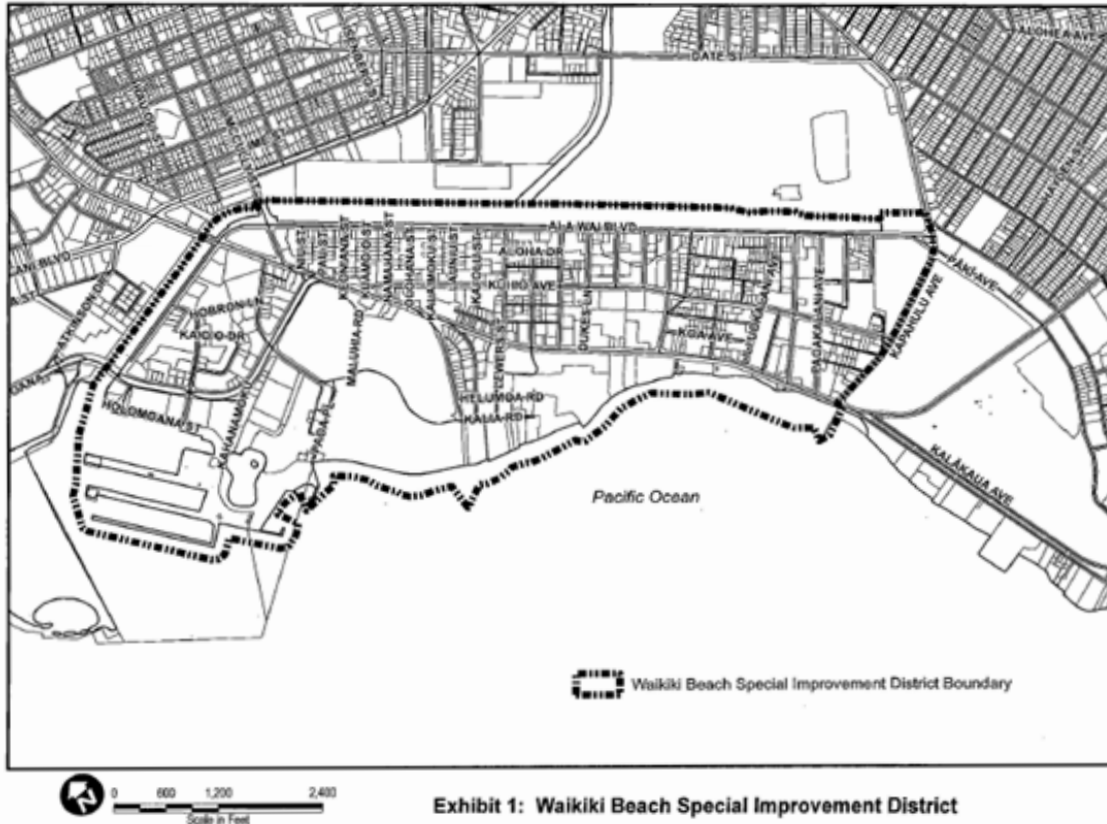
The only specified projects in the ordinance are to develop a comprehensive Waikīkī Beach Management Plan (in conjunction with the University of Hawaii Sea Grant Program), retain a project manager to oversee development and implementation of the plan, and provide a required private sector match (50%) to an already approved and publicly funded Royal Hawaiian groin replacement project. That particular groin is in imminent danger of collapsing, in which case the entire beach

Diamond Head of the groin to the Kūhiō Beach Basins is in danger of disappearing. Future projects to receive funding would be decided by the WBSIDA. Any projects would be subject to all appropriate government permits and approvals.

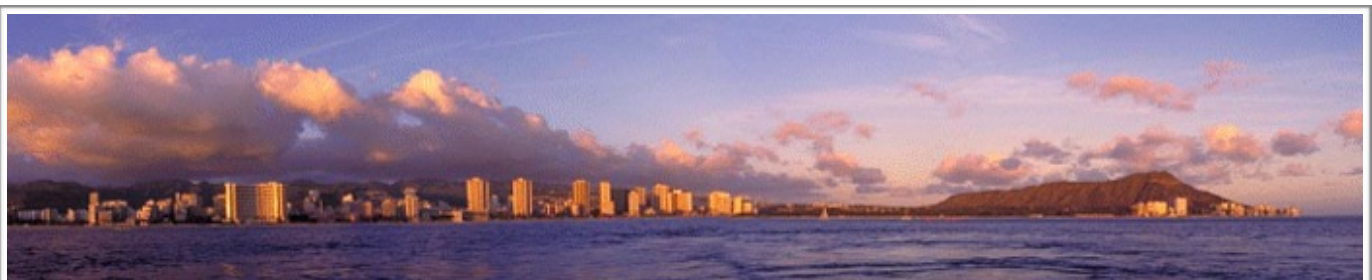




WAIKĪKĪ BEACH SPECIAL IMPROVEMENT DISTRICT ASSOCIATION



2250 KALAKAUA AVE SUITE 315
HONOLULU HAWAII 96815
808.923.1094
WBSIDA@WAIKIKIIMPROVEMENT.COM





Main Menu

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- [Historic Buildings](#)
- [Open Market](#)
- [Events](#)
- [Fort Street Mall's Neighborhoods](#)
- [Contact Us](#)

Welcome

Welcome to the Historic Fort Street Mall, Honolulu's first retail center, and home of the popular Fort Street Mall Open Market. View the pictures below and see how Fort Street has changed over the past century and a half. Please enjoy your tour through our neighborhoods and learn about Honolulu's past through our historic buildings. Aloha.

1885 - Fort & Queen



1916 - Fort & King



1960s - Fort & King



2012 - Fort & King: The Open Market



Historic Photo Credits: Hawaii State Archives



Fort Street Mall

BUSINESS IMPROVEMENT DISTRICT

1132 Bishop Street, Suite 125
Honolulu, Hawaii 96813
Phone/Fax: (808) 441-4995

CONTACT US:

Gene Yokoi,
President & Executive Director
gene@fortstbid.org

Lori Zane
Market Manager
market-fortstbid@hawaii.rr.com

FSMBIDA Safety Officer
Securitas Security
Services USA, Inc.
Site Phone: (808) 220-8154

Mission Statement

The Fort Street Mall Business Improvement District is dedicated to enhancing the quality of life on Fort Street Mall, which shall exemplify the quality of life throughout the State of Hawaii, by providing residents, visitors, and businesses and their employees, customers and clients with a safe, clean and enjoyable environment in which to live, work and play, and to revitalizing and enhancing business on Fort Street Mall. The Fort Street Mall Business Improvement District shall work in partnership with government to develop and implement programs that promotes the overall vitality of Fort Street Mall by strengthening its role as a first-class business area.

The Fort Street Mall Business Improvement District Association (FSMBIDA) is a nonprofit corporation consisting of fee simple owners and ground lessees of record of real property that is adjacent to the Fort Street Mall. The general boundary of the District is the length and width of the Fort Street Mall from Beretania Street to Ala Moana Boulevard.

The FSMBIDA supplements security and maintenance services currently provided by the City and County of Honolulu within the District on City property. Safety officers supplement the coverage provided by the Honolulu Police Department and that provided by private landowners. Safety officers patrol seven days a week. A 2-man crew assists in the cleaning, maintenance and landscaping of the public-owned areas within the District and portions of privately-owned properties within the District.

The Fort Street Mall Business Improvement District Association (FSMBIDA) was signed into law by Mayor Jeremy Harris on October 10, 2002 as Ordinance 02-48 after property owners on the Fort Street Mall unanimously agreed to create a business improvement district patterned after the Waikiki Business Improvement District. Prior to the creation of the FSMBIDA, the Fort Street Mall had become a haven for drug use, drug sales, loitering, assault, petty crime, sanitation issues and the open contempt for authority. Property owners agreed to assess themselves to fund private security and provide for maintenance services. An unpaid executive director, with a volunteer staff, managed the FSMBIDA from its inception until July 2005. The daily operations are now managed by a paid Executive Director, with a small staff.

The FSMBIDA is governed by a 17-member Board of Directors, with 9 Class A elected voting directors and 8 ex officio directors. In addition to property owners, members include a representative from the Mayor's office, Honolulu Police Department, Downtown Neighborhood Board and the Departments of Budget and Fiscal Services and Parks and Recreation. The Board has designated a 5-member Executive Committee to oversee operations.

While the FSMBIDA is dedicated to its core responsibilities of security and maintenance, it will adapt to the changing environment and the needs of the District. The FSMBIDA recognizes that mall beautification projects and community-oriented activities are important components to transforming the Fort Street Mall into a world class business center and an inviting entrance to downtown Honolulu.

The FSMBIDA is responsible for creating the popular Fort Street Mall Open Air Market and sponsoring holiday fairs, promoting sidewalk café seating on the mall, beautifying the landscaping on the mall, partnering with human services organizations to provide outreach services to transients and the mentally challenged and placing historic wayfarer maps on the mall. The FSMBIDA is committed to enhancing the quality of life for workers, residents and visitors to the mall through innovation and creativity.