



Oahu Community Correctional Center Replacement

The Hawaii Department of Public Safety is planning to replace the Oahu Community Correctional Center and is seeking building sites for consideration.

Site Features	Requirements
Land Area	Minimum of 10 acres of developable land; preferably 15+ acres
Preferred Search Areas	Greater Honolulu and the East and West Oahu areas
Site Conditions	Minimal development/environmental constraints (e.g., topography, soils, wetlands, floodplains, wildlife habitats, historic sites)
Past/Present Land Uses	Absent current or past land uses that could pose risk of contamination
Water Supply Service	Reasonable access to publicly owned/operated water supply system
Wastewater Treatment Service	Reasonable access to a publicly owned/operated wastewater treatment works
Electric Power Service	Ability to access a primary electric transmission line
Natural Gas and Tele-Communications Services	To be determined based on institution needs and availability
Access	Direct (nearby) access to federal, state, or county designated roadways

If you have property that meets these basic requirements or require additional information, please fill out and submit the four-page form that immediately follows.

For information contact:

rnardi@louisberger.com



Hawaii Department of Public Safety

Oahu Community Correctional Center Replacement

SITE OFFER FORM

The Hawaii Department of Public Safety (PSD) is evaluating options for the replacement of the Oahu Community Correctional Center (OCCC), which has been in operation since 1975 and today is the largest jail facility in the state of Hawaii. Given its age, OCCC is in need of immediate replacement. The state-of-the-art in jail design has advanced considerably since 1975 when OCCC was conceived and constructed and a new OCCC would better meet the current and future needs of the state of Hawaii, while ensuring the safety of inmates, correctional staff, and the public-at-large.

To assist with the planning for replacement of the facility, PSD is seeking information and offers from the real estate industry, state and local planning officials, property owners, and the public concerning potential sites capable of being developed with a new OCCC. PSD will carefully and deliberately consider, study, and evaluate all potential sites offered to it including replacing the OCCC at its current location. Below are selected criteria that should be considered in offering prospective sites.

PREFERRED SITE/PROPERTY REQUIREMENTS:

- Minimum of 10 acres of developable land; preferably 15 acres or more
- Minimal development and environmental constraints (e.g., wetlands, floodplains, and steep topography)
- Absent current or past land uses that could pose a risk of contamination
- Reasonable access to public water supply, wastewater collection, electric power and telecommunications services
- Access to network of federal, state and local roadways
- Compatible with adjoining and nearby land uses (avoidance of residential neighborhoods)



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SITE OFFER FORM

SITE/PROPERTY IDENTIFIER:

- Site Name

PROPERTY REPRESENTATIVE CONTACT:

- Name
- Company/Affiliation
- Street Address
- Mailing Address
- Office Phone
- Mobile Phone
- Email

SITE/PROPERTY DESCRIPTION:

- Total Acreage
- Approximate Developable Acres
- Brief Site Description
- Provide Aerial or Other Map Depicting Location

SITE/PROPERTY PARCELS:

- Number of Parcels
- Parcel (TMK) Number(s)



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NEAREST TOWNS/VILLAGES TO SITE/PROPERTY:

- Town/Village Name

CURRENT ON-SITE LAND USE AND ZONING:

- Current Zoning Designation
- Principal Land Uses Onsite
- Description of Any Onsite Structures

ADJOINING/NEARBY LAND USES:

- Principal Land Use Types Adjacent to the Site

SITE/PROPERTY ACCESS:

- Principal Access Road(s)
- Availability of Public Transportation
- Approximate distance (miles) to Metropolitan Honolulu

AVAILABLE WATER SUPPLY SERVICE:

- Distance (feet or miles) to Service Connection



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AVAILABLE WASTEWATER COLLECTION / TREATMENT SERVICE:

- Distance (feet or miles) to service connection

AVAILABLE ELECTRIC POWER SERVICE:

- Distance (feet or miles) to service connection

AVAILABLE TELECOM SERVICES:

- Provider Names
- Distance (feet or miles) to service connection

PLEASE SUBMIT YOUR COMPLETED FORM TO:

Robert J. Nardi, Senior Vice President
Louis Berger
Email: rnardi@louisberger.com
Office: 973-407-1681
Mobile: 973-809-7495

FOR ADDITIONAL INFORMATION ABOUT THE PROJECT CONTACT:

Toni E. Schwartz, Public Information Officer
Hawaii Department of Public Safety
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