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### Columns



CLICK FOR LARGE | ARTIST'S RENDERING COURTESY OF HONU GROUP

## Ko Olina Resort to get retail, office development

### Plans are for an 80,000-square-foot commercial center next to the old OR&L Railway line

By **Nina Wu**  
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Honolulu-based **Honu Group Inc.** is planning Ko Olina Resort & Marina's first retail and office development.

Honu plans to develop Ko Olina Station, an 80,000-square-foot commercial center on two properties next to the old OR&L Railway line within the 642-acre resort.

Among the offerings will be Class A office space, resort retail space, three restaurant sites, underground parking and a gas station.

Mona Abadir, chief operating officer of Honu Group, declined to disclose the estimated project development costs. She said it's been in the works for the last two years.

### KO OLINA STATION

**Where:** 92-1061 Aliinui Drive, Ko Olina Resort

### Inside | Sep. 13

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The projected opening date is early 2008.

**What:** Office, retail, three restaurant sites, gas station  
**Size:** 80,000 square feet

On the west property, Honu plans a three-story building offering retail stores on the ground floor along with two floors of office space and a small, free-standing restaurant on the corner.

On the east property, Honu envisions a single-story retail building anchored by a small community market, a row of retail stores and two restaurants.

All three restaurants should have outdoor seating and ocean views, while the underground parking garage is expected to have more than 75 stalls.

In response to community demand, Honu also plans a gas station.

"Right now, the only place to go for gas is Kapolei," Abadir said. "These are all services requested by residents in the area. There's a pent-up demand, so I think it's a wonderful opportunity."

The Honu Group, made up of principals Tom Applegate, Andy Smith and Abadir, also developed 2100 Kalakaua (often referred to as "Luxury Row") and the King Kalakaua Plaza in Waikiki.

Honu Group also owns and operates the Princeville Center and Poipu Town Center on Kauai.

"It's really going to complement the entire community," said Michael Nelson, vice president of Ko Olina Resort & Marina. "We have plans for other commercial developments, but right now, Honu Group will be the first out of the box."

Chad Jensen, general manager of Marriott's Ko Olina Beach Club, welcomed the new center.

"We're certainly excited to see more retail and amenities out here," he said. "It's certainly a bonus for guests and residents to not have to get on the highway for basic services."

Besides Marriott's Ko Olina Beach Club, the resort is home to an 18-hole championship golf course, the JW Marriott Ihilani Resort & Spa, several residential resort projects and a wedding chapel.

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Corky Trinidad

### Kokua Line

June Watanabe

### Island Images

S-B Photographers

### Photo Finish

S-B Photographers

### By Request

Betty Shimabukuro

### Wood Craft

Ben Wood

### Editorial Cartoon

Corky Trinidad

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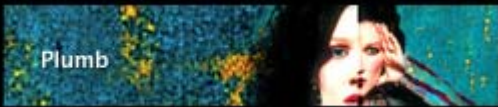
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