**JOSH GREEN, M.D.**
GOVERNOR

**STATE OF HAWAII**
**AGRIBUSINESS DEVELOPMENT CORPORATION**
**BOARD OF DIRECTORS**

235 SOUTH BERETANIA STREET, ROOM 205
HONOLULU, HAWAI'I 96813

**JAYSON M. WATTS**
CHAIRPERSON

**JASON OKUHAMA**
VICE CHAIRPERSON

**CIARA W.K. KAHAHANE, Ex-Officio**
SECRETARY

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DEAN OKIMOTO
KAREN SEDDON
NATHAN TRUMP
JOSHUA UYEHARA
DANE K. WICKER, Ex-Officio

# Notice of Regular Meeting of the Board of Directors

*Hybrid Meeting: this meeting is being held at the in-person meeting location indicated below and via Zoom as authorized by section 92-3.7, Hawai'i Revised Statutes (HRS). Board members, staff, and the public are encouraged to attend at the meeting's in-person location but have the option to participate remotely via the link below. The agenda begins on page 5.*

THURSDAY, NOVEMBER 19, 2026
10:00 a.m.

Pursuant to section 92-3.7, HRS, this meeting will be held using interactive conference technology (ICT). Board members, staff, persons with business before the Board, and the public may participate remotely online using ICT, or may participate via the in-person meeting site which provides ICT.

Materials for this agenda will be available for review in the ADC office at 235 S. Beretania Street, Suite 205, Honolulu, HI 96813, a minimum of three full business days (weekends and state, federal holidays excluded) prior to the meeting.

Interested persons may submit written testimony in advance of the meeting, which will be distributed to Board members prior to the meeting. If possible, we request that testimony be received by our office not less than seventy-two hours prior to the meeting to ensure that staff have time to disseminate it and that Board members have time to review it. Written testimony may be submitted electronically to dbedt.adc@hawaii.gov or sent via U.S. Postal Service, or delivered to:

Agribusiness Development Corporation
235 S Beretania St., Ste 205
Honolulu HI 96813

When testifying via ICT, via telephone, or in-person, you will be asked to identify yourself and the organization you represent, if any; nevertheless, all interested persons will be allowed to testify. Each testifier is allowed up to two minutes of testimony per agenda item pursuant to determination of the Board on November 20, 2025.

The public may participate in the meeting via:

| | |
|---|---|
| ICT: | https://us06web.zoom.us/j/86933415966 |
| Telephone: | (669) 900-6833, Webinar ID: 869 3341 5966 |
| In-Person: | Hawaii Department of Agriculture and Biosecurity<br>Plant Quarantine Branch Conference Room<br>1849 Auiki St.<br>Honolulu HI 96819 |

**ICT ACCESS**
To view the meeting and provide live oral testimony, please use the link above. You will be asked to enter your name in order to access the meeting as an attendee. The Board requests that you enter your full name, but you may use a pseudonym or other identifier if you wish to remain anonymous. You will also be asked for an email address. You may fill in this field with any entry in an email format, e.g. abcd@efgh.com.

As an attendee, your microphone will be automatically muted. When the Chairperson asks for public testimony, you may click the Raise Hand button found on your screen to indicate that you wish to testify about that agenda item. The Chairperson or staff will individually enable each testifier to unmute their microphone. When recognized by the Chairperson, please unmute your microphone before speaking and mute your microphone after you have finished speaking.

For ICT, telephone, and in-person access, when testifying, you will be asked to identify yourself and the organization, if any, that you represent. Each testifier is allowed up to two minutes of testimony per agenda item pursuant to determination of the Board on November 20, 2025.

**TELEPHONE ACCESS**
If you do not have ICT access, you may get audio-only access by calling the telephone number listed above.

Upon dialing the number, you will be prompted to enter the Meeting ID that is listed next to the telephone number above. After entering the Meeting ID, you will be asked to either enter your panelist number or wait to be admitted into the meeting. You will not have a panelist number. Please wait until you are admitted into the meeting.

When the Chairperson asks for public testimony, you may indicate you want to testify by entering " * " and then "9" on your telephone's keypad. After entering " * " and then "9", a voice prompt will let you know that the host of the meeting has been notified. When recognized by the Chairperson, you may unmute yourself by pressing " * " and then "6" on your telephone. A voice prompt will let you know that you are unmuted. Once you are finished speaking, please enter " * " and then "6" again to mute yourself.

For ICT, telephone, and in-person access, when testifying, you will be asked to identify yourself and the organization, if any, that you represent. Each testifier is allowed up to two minutes of testimony per agenda item pursuant to determination of the Board on November 20, 2025.

**IN-PERSON ACCESS**
There will also be one meeting location, open to the public, which will have an audio-visual connection. That location will be at:

Hawaii Department of Agriculture and Biosecurity
Plant Quarantine Branch Conference Room
1849 Auiki St.
Honolulu HI 96819

For ICT, telephone, and in-person access, when testifying, you will be asked to identify yourself and the organization, if any, that you represent. Each testifier is allowed up to two minutes of testimony per agenda item pursuant to determination of the Board on November 20, 2025.

**LOSS OF CONNECTIVITY**
In the event of a loss of ICT connectivity, the meeting will be recessed for a period not to exceed thirty minutes to restore connectivity with all board members and the public in-person access location noted above. If audio connectivity is re-established within thirty minutes without video connectivity, interested participants can access the meeting via the telephone number and Meeting ID number noted above. In the further event that connectivity is unable to be restored within thirty minutes, the meeting will be automatically continued to a date and time to be posted on the ADC website at https://dbedt.hawaii.gov/adc/ no later than close of business the next business day. New ICT, telephone, and in-person access information will be posted on the website no less than twenty-four hours prior to the continued meeting date. Alternatively, if a decision is made to terminate the meeting, the termination will be posted on the ADC website.

**SPECIAL ASSISTANCE**
If you require special assistance, accommodations, modifications, auxiliary aids, or services to participate in the public meeting process, including translation or interpretation services, please contact staff at (808) 586-0186 or by email at dbedt.adc@hawaii.gov.

Please allow sufficient time for ADC staff to meet requests for special assistance, accommodation, modifications, auxiliary aids, translation, or interpretation services.

**NON-DISCRIMINATION STATEMENT**
The Agribusiness Development Corporation does not discriminate on the basis of race, color, sex, national origin, age, or disability, or any other class as protected under applicable federal or state law, in administration of its programs, or activities, and the Agribusiness Development Corporation does not intimidate or retaliate against any individual or group because they have exercised their rights to participate in actions protected by, or oppose action prohibited by, 40 C.F.R. Parts 5 and 7, or for the purpose of interfering with such rights.

If you have any questions about this notice or any of the Agribusiness Development Corporation's non-discrimination programs, policies, or procedures, you may contact:

Mark Takemoto
Title VI Non-Discrimination Coordinator

235 S Beretania St., Ste 205
Honolulu HI 96813
Phone: (808) 586-0186
Email: dbedt.adc.titlevi@hawaii.gov

If you believe that you have been discriminated against with respect to an Agribusiness Development Corporation program or activity, you may contact the Acting Non-Discrimination Coordinator identified above. Agenda items may be taken out of order.

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# AGENDA

A. Roll Call & Call to Order

B. Approval of Minutes

1. Regular Session Minutes, Special Board Meeting, October 22, 2026

C. Chairperson's Report

1. None

D. Committee and Permitted Interaction Group Reports

1. None

E. Action Items

1. Request to authorize the Acting Executive Director to execute a five-year extension of Right of Entry Agreement and Soil Removal License No. 9904 and negotiate terms of the Paua Valley exit actions, between Agribusiness Development Corporation (ADC) and the Kekaha Agriculture Association (KAA) and the County Of Kauai (COK), related to land situated near Kekaha, District of Waimea, County of Kauai, State of Hawaii, Tax Map Key No. (4) 1-2-002:001 (portion). *The Board may go into executive session pursuant to section 92-5(a)(4) to consult with the board's attorney on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities.*

2. Request to authorize the Acting Executive Director to issue a non-binding letter of intent, negotiate a purchase and sale agreement with terms be reviewed and approved by the board prior to finalization and execution, and conduct due diligence to facilitate the purchase of the fee-simple interest of certain real property situated in the County of Hawai‘i, State of Hawai‘i, Tax Map Key No. (3) 5-3-007:015.

3. Request to authorize the Acting Executive Director to issue a non-binding letter of intent, negotiate a purchase and sale agreement with terms be reviewed and approved by the board prior to finalization and execution, and conduct due diligence to facilitate the purchase of the fee-simple interest of certain real property situated in the County of Hawai‘i, State of Hawai‘i, Tax Map Key No. (3) 5-3-007:016.

4. Request to authorize the Acting Executive Director to issue a non-binding letter of intent, negotiate a purchase and sale agreement with terms be reviewed and

approved by the board prior to finalization and execution, and conduct due diligence to facilitate the purchase of the fee-simple interest of certain real property situated in the County of Hawai‘i, State of Hawai‘i, Tax Map Key Nos. (3) 7-9-010:097; (3) 7-9-010:001; (3) 7-9-010:96 .

5. Request to authorize the Acting Executive Director to execute that certain Second Amendment to Non-Exclusive Right of Entry Agreement No. ROE-K-25-01 between Agribusiness Development Corporation and Mana + Solar Storage, LLC, related to land situated near Kekaha, District of Waimea, County of Kauai, State of Hawaii, Tax Map Key No. (4) 1-2-002:001 (portion).

6. Request to authorize the Acting Executive Director to issue a non-binding letter of intent, negotiate a purchase and sale agreement with terms be reviewed and approved by the board prior to finalization and execution, and conduct due diligence to facilitate the purchase of the fee-simple interest of certain commercial property situated in Whitmore Village, District of Wahiawā, City and County of Honolulu, State of Hawai‘i, Tax Map Key No. (1) 7-1-006:001.

7. Request for approval to issue a right-of-entry agreement to Knotted Productions Inc. for film production purposes on agricultural land situated at Corporation’s Galbraith agricultural lands, District of Wahiawā, City and County of Honolulu, State of Hawai‘i, Tax Map Key No. (1) 7-1-012:001 (portion), and nearby Corporation parcels.

8. Request for approval to execute a memorandum of agreement between the Agribusiness Development Corporation and the Hawai´i State Community School for Adults for the development and implementation of the Statewide Food and Product Innovation Network's food and safety workforce training and regulatory education integration pursuant to Memorandum of Agreement to Effectuate Act 237, Session Laws of Hawai´i 2025 and Act 187, Session Laws of Hawai´i 2026.

9. Request for approval to issue a right of entry agreement to Diamond Head Seafood, Inc. for the purpose of access through the Kalaeloa property to access a project site; Kalaeloa, City and County of Honolulu, State of Hawai‘i, Tax Map Key No. (1) 9-1-031:037.

10. Request for approval to authorize the Executive Director to transfer and assign from the Agribusiness Development Corporation to the Hawaii Community Development Authority of that Certain Ralph S. Inouye Co., Ltd. Design Build Construction Contract dated June 13, 2025, for the High-Pressure Processing Facility Located at the Central Oahu Agriculture and Food Hub in Whitmore Village, Wahiawā, O‘ahu.

11. Request to authorize the Acting Executive Director, or his designee, to issue a non-binding letter of intent, respond to calls for proposals, negotiate a purchase and sale agreement with terms be reviewed and approved by the board prior to finalization and execution, and conduct due diligence to facilitate the purchase of the fee-simple interest of 628 gross acres, more or less, of certain agricultural real property situated in Kunia, City and County of Honolulu, State of Hawai‘i, Tax Map Key Nos. (1) 9-2-004-003:001; :003.

F. Informational Items

1. Discussion regarding the Draft Phase 1 Environmental Site Assessment of certain real property owned by Grove Farm Company, Inc. situated at Hanamā‘ulu, Līhu‘e, County of Kaua‘i, State of Hawai‘i, Tax Map Key No. (4) 3-8-018:001 (portion). *The Board may go into executive session pursuant to section 92-5(a)(4) to consult with the board's attorney on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities.*

2. Presentation by Robert “Scott” Potter, ADC Commodities Coordinator, role, current work, and priorities supporting Hawaii’s local food goals.

3. Update and discussion by the Hawaii Community Development Authority regarding the proposed Biosecurity Facility located at Whitmore North, Whitmore Village, Wahiawā, O‘ahu, Tax Map Key Nos. (1) 7-1-002:037 (portion) and (1) 7-1-002:044 (portion). (1) 7-1-001:005 (portion); (1) 7-1-002:041 (portion).

4. Presentation update of the Food and Product Innovation Network (FPIN)
FPIN is working on efforts to penetrate and strengthen local markets by developing strategic market expansion opportunities for Hawai‘i-made, value-added products. FPIN will focus on identifying and establishing partnerships with key retail operators, hospitality and visitor-industry businesses, institutional buyers, and other local market channels to increase product visibility, and expand purchasing opportunities for local producers.

5. Acting Executive Director’s Report including Storm damage, Green Fee update, ADC Agricultural event area update.

G. Adjourn

*The Board may go into executive session on any agenda item pursuant to the exceptions provided under section 92-5, Hawai‘i Revised Statutes. Agenda items may be taken out of order at the discretion of the Chair.*