

# BIG FIGHT BETWEEN OAHU DINOSAURS!

TWO of Hawaii's big landowners--Campbell Estate and Castle & Cooke are locked in battle over who gets to complete the urbanization of O'ahu--Campbell from Ewa, or Castle & Cooke from central O'ahu.

Campbell is a local landowning estate with some local corporate trustees.

Castle & Cooke is a world-class transnational corporation with extensive land holdings in Hawaii'i. They also have major operations in the Philippines, Central America and elsewhere where they pay from around 12¢ an hour to sugar, pine and banana workers.

The fight between the estate and the corporation is over who gets shrinking federal and local tax money for highways, roads, schools, water and sewage systems and more, needed for large urban developments.

Most tax money is locked up in Star Wars and other military ripoffs.

In the dinosaur ring, Fasi now favors Castle & Cooke whose new head is billionaire corporate raider David Murdoch. Fasi's newest flip leaves his appointed city planning commissioners pissed since they went all out for Campbell's West Beach ignoring strong protests from Wai'anae.

Now Fasi is pushing an amendment to the O'ahu General Plan. It would declare *Central O'ahu*, along with Ewa, an urban "growth" area --mainly Castle & Cooke lands. The city leaves little doubt in the document's language as to which dinosaur it favors.

Fasi's planning department's amendment complains about "apparent sluggishness" in Campbell's Ewa Second City developments, including West Beach Resort.

"In contrast...*Central Oahu landowners and developers are eager to expand developments and to work with the City*" the amendment papers state.

Hawaii'i has the worst housing crisis and highest living costs in the U.S. O'ahu traffic is sick!

So, to make their new scheme look good to us long suffering O'ahu residents, Fasi is stressing "low, moderate and gap group income housing needs." These are supposed to be met by Murdoch's urban plan for Central O'ahu with Fasi's zonings and public funding.

In contrast, Campbell's stale 20-year old Second City plans are "luxury" developments keyed to wealthy refugees from other decaying cities in Japan, mainland U.S. and elsewhere. They include the \$2 billion West Beach resort and the nearly \$1 billion Ewa Beach Marina. The Ewa Beach plan is modeled after Hawaii Kai where upper class home owners may combine expensive roomy homes with yachts, motor-boats and private docks.

In the dinosaur thump-out, Castle & Cooke has the edge in money. But where will they and Fasi find public support for plans that will urbanize most of the rest of Central O'ahu lands, the best ag land in the state? Honolulu is already in agony over congestion, shortage of jobs and water and pollution.

When Fasi, Horita, Murdoch and the big landowners finish replacing O'ahu's fertile ag land with low, high or anykine income housing, where, then, will the jobs come from? How will more congestion, water shortage, pollution, greedy landowners and distrusted politicians cure the unacceptable congestion, water shortage, pollution, greed and distrust we already have?

Most O'ahu voters are aware that Hawaii's electoral system is a terminal game played between big bucks dealers and their flunkies.

With competing dinosaurs paying out, imagine the "take" for politicians playing with two big animals in this year's elections!

The only healthy trend in this period seems to be an awakening sense of reality based on the people's growing distrust of politicians.



## Na 'Ōpio Aloha 'Āina

Na 'Ōpio brings you this important educational issue as part of our struggle for the best for our Wai'anae Coast people.

We fight to keep Wai'anae Wai'anae, to keep country country, to preserve our local lifestyle, homes, jobs, farms and environment. And to keep our people informed.

TALK STORY is published by Na 'Ōpio with contributions from Wai'anae residents. Printing is done labor-free by Maka'ainana Media. For information or to help, call Georgette Meyers 668-1829 or Ray Catania at 668-1249. Aloha.

## Na 'Ōpio Aloha 'Āina

# TALK STORY

May 1986

Nanakuli, Hawaii

## While City Politicians Sell Out To Japan Big Bucks

# FALSE PROMISES ON WEST BEACH!

AFTER A TEN-YEAR STRUGGLE against West Beach Resort by Wai'anae residents, the City Council voted up county zoning required for the luxury tourism development. It was a total sellout to big Japan money.

But new information is opening many eyes on broken job promises and threats to farmers.

Today, we are fiercely opposed to this Second Waikiki in Wai'anae! Let's review a few of its features and impacts.

West Beach Resort will:

- Increase rather than decrease our job shortage by importing non-union immigrant labor!
- Double the population and urbanize rural Wai'anae Coast!
- Radically raise our cost of living like tourism did to Waikiki (where land now sells for \$200 a square foot compared to Wai'anae's \$10)!
- Cause rents to rise which will result in many family evictions in future years!
- Increase congestion, highway bloodshed, frustration, alcohol & drug use and crime!
- Be controlled by Japan investors for profit to themselves!
- Add another blow to Wai'anae fisheries from a yacht harbor dredging, silt pollution and over-fishing by rich people with yachts and deep-sea sport-fishing boats!
- Threaten Wai'anae's 2,000 farmers and farm workers by increasing land costs and decreasing already limited fresh water supplies!

### NEW BATTLES COMING!

"We lost--so why you guys still grumbling?" some say. We say, "Zoning was only the first round--big battles yet to come!"

While developer Horita may have to hire union workers to build the luxury resort, Wai'anae youth and unemployed won't get a chance. Hiring is done in town, requires experience, high initiation fees and big bucks dues. For example, operating engineers union requires \$1,000 initiation fee!

As for hotel operation after being built, low pay immigrant labor is the trend in Hawaii'i hotels today--up to 60% in many.

Horita submitted some papers to the State Land Use Commission stamped "Confidential." One stated: "Labor shortages due to the growing influx of visitors will have to be met by immigrants."

Labor shortage? We always have a JOB shortage! Employers create it to maintain competition among us workers, drive down wages and raise up their profits! Will our unions go along with importing immigrant labor while we have a constant pool of over 30,000 unemployed of our own?

Councilman David Kahanu told a teamster union official recently that Horita promised local hiring to the Council. But Horita told Samson Mamizuka then AFL-CIO head: "The deal (6,000 jobs in exchange for union zoning support) is off--I cannot promise you one job anywhere in Hawaii'i!" So, who trusts politicians who get their campaign bucks from dishonest developers?

Speaking for Hawaii'i teamsters, hotel and restaurant workers, Tony Rutledge, the union's president, took a strong stand against the poisonous anti-union drive of employers and bankers.

At the Jan. 13 Council hearing in Nanakuli, he pointed out that firm job commitments should be legally binding on developers. Adequate

# WHO LOSES FROM OAHU'S CONGESTION AND RUSH TO URBAN DEVELOPMENT?



Kalama Valley 1970. Bishop Estate evicts 60 local families with cops, bulldozers, fire. Kaiser replaced them, including 25-year Kalama resident Mary Rogers, right, with \$300,000 homes as shown above.

First time I remember was Waikiki, 1928. Dillingham was dredging and filling agricultural wetlands--fishponds, taro gardens, rice fields, and evicting rural families as they went along. Those evicted began living in tents and caves along the foot of Diamond Head and at Black Point. After the war, families evicted from Honolulu, Waikiki and elsewhere by urban pressures built rural houses in Kalama Valley, renting lots from Bishop Estate. Some had lived in Waiālae-Kahala, then a large rural farming area including vege-

tables, piggeries, chicken farms, Hawaiian and Filipino fishing villages. Many of these families had been squeezed out or evicted by rising rents and costs of living in Pauoa, Kaka'ako, Iwilei, Kewalo, Mōi'ili and other urbanizing districts. As upper and middle income families move in, working class families with lower incomes get squeezed out. Steadily, urbanization spread outward from downtown Honolulu continuously pushing in and squeezing out. By the 1950's, Bishop Estate figured higher profits if the

Waiālae-Kahala rural farms and villages were evicted and a rich population moved in. Today, multi-millionaires have taken the place of less rich middle class residents of the 1960's and '70's who got squeezed out with rising rents and property taxes. By 1970, Bishop Estate began evicting Hawaiian and other ethnic families from Kalama Valley whom they had earlier evicted from Waikiki, Kahala, Aina Haina and Hahaione. Will it be any different in Wai'anae? Only if we get our shit together, wise up and start fighting back!

housing should be enhanced and the environment protected. If not, he said, developments like West Beach *should not be built!*

Backed by union members and unity among unions, this stand could lead to job-action picketing against Horita and any other anti-union developers.

A few other union leaders including Gary Rodrigues, UPW state director and new AFL-CIO president, and "Chubby" Kaopua, Building and Construction Trades Council president, were led by the nose into endorsing West Beach *without any legally binding commitment* to hire local union and local unemployed workers at union rates!

Only strong membership understanding and a firm stand will prevent weak union officials from relying on developers' false promises which undermine unions, wages and job opportunities.

## THREATS TO FARMERS

Wai'anae's 2,000 farmers and farm workers produce about four fifths of the island's locally grown fresh produce and meat animals.

Most face a serious water shortage and pesticide pollution on O'ahu. They also

face heavy overseas competition, sellout government policies and bleak futures, the same as thousands of mainland farmers with heavy farm mortgage loans. One of these, recently foreclosed by his bank, took out a gun and killed the banker. Many justified the action, so oppressive are lenders' rates and government policies against farmers.

Locally, the Board of Water Supply (BWS) recently lifted a "moratorium" on larger water meters. This only *appeared* to favor new and small farmers.

When farmers applied for larger meters, they were told that a "facilities charge" was now \$9,225, nearly double the old fee of \$5,700, plus other charges. What small farmer working for himself but feeding many of us can raise \$10,000 for a 2-inch meter he needs to survive? None, here in Paradise Hawai'i, former land of free water, waterfalls and rivers. Lifting the moratorium while raising meter charges was a sneaky trick and a scam!

BWS direction in O'ahu's critical water shortage is also shown in a plan approved in June 1984. This plan projects drilling up to 100 new wells and inclined tunnels along the windward coast. These will enable the government to steal all remaining water from windward O'ahu

and deliver it to leeward urban developers and big landowners.

The scheme would limit agricultural *and* urban development along the windward coast. On leeward O'ahu, it will shrink agriculture and *promote* huge congested urban developments including Campbell Estate's Second City in Ewa and West Beach Resort on the Wai'anae Coast.

And who was chairman of the BWS during this recent ripoff scheming? It was Walter Dods, president of First Hawaiian Bank, second largest in the state with major investment loans to huge urban developments.

## WATER CODE DEFEATED

Another attack on farmers came after months of statewide hearings on a water code. Hearings were marked by protests by farmers and citizens. But Rep. Calvin Say's Committee on Water, Land Use, Development and Hawaiian Affairs sabotaged demands for a state water code.

Say and his committee sided with big landowners who pump public water from underground for themselves all over the islands. They oppose public control of this public resource and have the lawmakers in their pocket.

This left unregulated the present ripping off of O'ahu's underground waters by the few big

landowners like Campbell Estate, Castle & Cooke and others.\* Like fresh air, everyone needs fresh water to survive, including our farmers.

But our dwindling waters are being plundered (and polluted) by a few large landowners and developers for urban and tourism developments for their private profit. Politicians are their obedient puppets.

So, this much is clear: **ON THE JOB FRONT, US WORKERS ARE THREATENED BY OVERSEAS DEVELOPERS IN CAHOOTS WITH HAWAII'S BANKS, LARGE LANDOWNERS AND POLITICIANS.**

**AT THE SAME TIME, THOUSANDS OF FARMERS, FARM WORKERS AND THEIR FAMILIES ARE THREATENED BY THESE SAME ENEMIES FOR THEIR LIVELIHOODS!**

Let's get together, folks! We've got to build farmer/worker unity against these common foes!



\* Only 74 major landowners (including government) own 95% of all Hawaii's land.