

Experience Luxury Island Living at Kukui'ula

Written by Arizona Foothills Magazine

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Kukui'ula is an uncommon community – a luxurious private club with an open Hawaiian heart. On 1,000 acres of joy overlooking the Pacific on Kauai's south shore, Kukui'ula is the islands' most significant new residential community in decades.

Here, Kukui'ula's Senior Marketing Manager, Veronica Lovesy, gives AFM the full scoop on what luxury island living at Kukui'ula is really like.



AFM: What is Kukui'ula and what makes it unique? Please explain the different development sites.

VL: Kukui'ula is the first and only private residential community of its kind on Kauai and is comprised of a collection of custom ocean view home sites, Hawaiian plantation-style cottages and luxury residences. The \$150 million clubhouse serves as the social and recreational centerpiece of the community and includes the main clubhouse, known as The Plantation House, a spa, the Golf Clubhouse, an award-winning Tom Weiskopf-designed 18-hole golf course and an inviting collection of swimming pools featuring a man-made beach and sandpit volleyball court. There are Makai pools nestled next to Plantation House that provide guests the most unique swimming experience on Kauai – a slide for the kids, soaker tubs, waterfalls, lagoons and beaches. The club also features an upcountry farm and lake where members can fish for peacock bass or pick fresh papaya, taro, herbs, flowers and more.



AFM: Tell me about The Kukui'ula Development company and its relation to Arizona.

VL: Kukui'ula Development Company (Hawaii), LLC is a partnership between DMB Associates (Scottsdale, AZ) and A&B Properties (Honolulu, HI). DMB has strong roots in Arizona with the development of DC Ranch, Silverleaf, Verrado, Power Ranch, Marley Park, Forest Highlands (Flagstaff) and our newest Arizona project Eastmark in east Mesa.

AFM: What's the location on the south shore of Kauai like?

VL: Kauai is known as the 'Garden Isle' and Kukui'ula is located on the southern coast in Poipu, nestled between the National Tropical Botanical Garden and historic Old Koloa Town. The property overlooks spouting horn – one of the most sought after sights on the island.

AFM: How many total acres is Kukui'ula?

VL: The total acreage is 1,010.

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AFM: What are the different types of housing units available in the community?

VL: The Makai Neighborhood is a collection of 88 Makai Cottages and custom home sites. The cottages range in size from approximately 1,500 to 3,800 square feet and are located on a mix of quarter-acre to one-third acre home sites bordering the fairways and greens on the first four holes of the golf course. Plantation-style Makai Cottages begin at \$2.5 million and custom home sites begin at \$1 million.

The Club Cottages are a collection of 15 single-family cottages clustered adjacent to Kukui'ula's Plantation House and start at \$2.9 million fully furnished. Each cottage is approximately 2,200 square feet, has 3 bedrooms and 3.5 baths, and reflects the charm and character of Kauai's gracious plantation-style architecture. The cottage lots are approximately 12,000-square-feet each and include options for a Guest House.

The Mauka Collection is a collection of custom home sites that provide Kauai's natural beauty as a palate to create an island home. In addition, these larger home sites provide landscaped gardens, networks of paths and trails, and an environment that reflects and encompasses a mountain-to-sea lifestyle. There are more than 30+ custom Mauka home sites available and range from just under \$1 million to \$4.5 million for a pristine 2.5-acre estate lot.

AFM: Are the cottages available for rent?

VL: The Club Cottages are the community's first offering in the Club's Lodge Hospitality Program, in partnership with the Parrish Collection. Owners of the Club Cottages and their guests may enjoy full use of the amenities and services of The Club at Kukui'ula. Rental prices range from \$1200 - \$1,500 per night plus taxes and a cleaning fee.

AFM: How many people currently live in the community? Have you seen it grow throughout the years?

VL: Kukui'ula, for the most part, is a second home community. Currently we have 18 member families that live on Kauai or in Kukui'ula full-time and approximately 80+ families that call Kukui'ula home on a part-time basis.

AFM: What type of demographic is attracted to Kukui'ula?

VL: Kukui'ula is a luxurious community and private club with an open heart, a privileged doorway to an intimate relationship with the people, culture and awe-inspiring beauty of Kauai. It's a down-to-earth paradise perfectly balanced between luxury and simplicity, adventure and well-being – a place where families are embraced, traditions take root and legacies grow.

Our members come from throughout the United States, but there is a concentration from those places where other DMB private clubs exist, California, Arizona, West Coast Cities, as well as China, and Canada.



AFM: Are there special members-only amenities or perks?

VL: The entire Club at Kukui'ula is a members-only amenity. The main gathering area is the 20,000 square foot Plantation House that overlooks the Kukui'ula Bay. The Hawaiian style *Great Room*, with coffered ceilings and wood beams and an eclectic mix of furnishings collected from around the world, opens to a wrap around lanai with numerous seating areas that offer all-day views of the Pacific, Spouting Horn, ocean sunsets and the finishing shots of golfers on the 9th and 18th holes. The Plantation House has a scenic dining *hale*, event pavilion, family-style dining room, 'Island Pursuits' outfitters shop, and a game room with billiards, vintage arcade games, darts and flat screen televisions for adults and *keiki* (kids) to enjoy. A "great lawn" leads to the community's Makai beach pools and Beach Grill and Bar.

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The Spa at Kukui'ula is 20,000 square foot facility with a private indoor/outdoor treatment rooms, a seven step-water ritual prior to treatments, extensive fitness facilities, a movement studio for Yoga/Pilates and a 25-meter lap pool. The setting provides a unique sense of tranquility that becomes a refreshing adventure for the mind, body and spirit.

The private 18-hole golf course, designed by British Open winner Tom Weiskopf, is for all to players of all ages and skill levels. The 216-acre par-72 course features paspalum-turf, sand-plated fairways and a landscape filled with native flora. Most holes have panoramic ocean views! *Robb Report* named it "Best of the Best" in 2012 and *Golf Magazine* named it "Best New Private" in 2012.

The Island Pursuits program at Kukui'ula provides members with Kauai's most knowledgeable local guides. The program offers an array of exceptional experiences that will connect members and guests to the island in the most meaningful and rewarding ways possible. From a breath-taking hike on Kalalau Trail to kayaking from Kukui'ula Harbor to Lawai Kai where Queen Emma's summer home still stands, the Island Pursuits team engages with members and guests to provide a memorable Kauai experience.

If you choose to make reservations through the Lodge Hospitality Program, with The Parrish Collection, guests will have access to the aforementioned owner amenities.



AFM: Please elaborate on the Community Farm, Plantation House and Championship golf course at The Club at Kukui'ula.

VL: Located upcountry and in a postcard-perfect setting, Kukui'ula has created its own community farm where fruit, vegetables, herbs and tropical flowers are grown for the Chefs at the Club, as well as for residents to enjoy. Current crops include lettuce, beans, chard, peppers, beets, arugula, strawberries, a variety of herbs, bananas, papayas, pineapples, citrus and tropical flowers such as orchids and birds of paradise.

Residents are welcome to gather their own fruit and vegetables, cut tropical flowers and enjoy opportunities to picnic, hike and bike. The farm overlooks a 20-acre lake for canoeing, fishing for exotic Peacock bass, or simply enjoying the solitude of an adjacent wilderness trail.

As mentioned, the Kukui'ula Golf Course is a private 216-acre, par-72 course 18-hole course designed by Tom Weiskopf.

AFM: Besides gorgeous homes, what are some lifestyle features available, such as shopping and dining?

VL: The Shops at Kukui'ula offer a variety of more than 35 unique retailers and eateries that feature apparel, jewelry, gift items, original island art and more. Eight restaurants offer a variety of dining and take-out options ranging from casual to fine dining. The shops are located just a minute away from the Kukui'ula community and walking distance for members that reside in the Makai Cottages.

Weekly events at The Shops at Kukui'ula include the *Kauai Culinary Market* every Wednesday from 4pm-6pm. This gourmet farmer's market offers fresh, locally grown fruit, vegetables and coffee, locally organic meat, and many locally made package food items.

Chef Ben prepares meals at the Plantation House serving locally grown fruits and vegetables, and seafood and meats from Hawaii's best purveyors, all delivered in casual and comfortable settings.



AFM: What are some fun leisure activities that the island offers?

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VL: Members and guests can spend a day on Polihale beach aka “the house of soul” with a personally catered lunch, trek around the lake at the Farm, kayak to Lawai Kai or for the more adventurous, hike the Kalalau Trail, one of the world's most dangerous trails. Moreover, members can create the adventure of their dreams and our Island Pursuits team will make it come to life.

AFM: Is there anything new in the works for the future?

VL: Kukui'ula – the first major new luxury community on Kauai in more than a decade - has partnered with East West Partners to develop the Club Villas at Kukui'ula. The enclave of 13 spectacular ocean-view homes will be positioned along the 9th and 18th holes of Kukui'ula's Tom Weiskopf-designed championship golf course.

“East West Partners has a proven track record of developing high quality projects in some of the world's most desirable resort destinations and we are very excited to be joining forces with Kukui'ula,” said East West Partners Chairman and Founding Partner Harry H. Frampton III. “The Club Villas are situated just steps from the major amenity of the Kukui'ula community, in a privileged location that offers both privacy and proximity.

Planned and designed by Hart Howerton, Duane Piper Architects and Hawaii based Laber Architects, the three and four bedroom Club Villas will be situated along the 9th and 18th holes of The Golf Club at Kukui'ula on quarter-acre home sites, with each offering a uniquely tropical setting. The homes will feature private lanais, coffered ceilings, gourmet kitchens, plunge pools, outdoor garden showers and optional interior design packages by Slifer Designs. Additionally, owners may elect to have their home placed in Kukui'ula's Lodge Hospitality Program – the community's newly introduced overnight lodging offering. The Club Villa homes will feature a three-bedroom and four-bedroom plan, each with a detached guest “Ohana” suite. Construction on the first six villas will commence in early 2014 with an expected completion date early 2015.

Kukui'ula has also recently unveiled the first phase of the Club Bungalows, a collection of ten one-, two- and three-bedroom cottages built by Scott Edmunds, CSE and Associates, and designed by Jeffrey Berkus Architects. The Club Bungalows will offer contemporary interiors, expansive floor plans and exceptional views of the Pacific Ocean. Located steps away from the community's multi-million dollar Plantation House and Spa at Kukui'ula, the Club Bungalows will provide prospective residents with another exceptional product within the Kukui'ula portfolio.

AFM: Is there anything else you'd like to add?

VL: The Club at Kukui'ula's Lodge Hospitality Program has received a strong response since being introduced November 2012 with The Club Cottages at Kukui'ula. Operated in partnership with The Parrish Collection Kauai, eight three-bedroom cottages are available for nightly rental and guests may enjoy the amenities and services of The Club at Kukui'ula. Once complete, The Club Villas at Kukui'ula and The Club Bungalows at Kukui'ula will be the newest additions to the Lodge Hospitality Program.

For more information, please visit www.kukuiula.com.