

COUNCIL OF THE COUNTY OF MAUI
PLANNING COMMITTEE

September 2, 2011

Committee
Report No. _____

Honorable Chair and Members
of the County Council
County of Maui
Wailuku, Maui, Hawaii

Chair and Members:

Your Planning Committee, having met on August 15, 2011, makes reference to County Communication No. 11-200, from Council Chair Danny A. Mateo, transmitting correspondence from Grant Chun, Vice President, Maui Office, Alexander & Baldwin, Inc., A&B Properties, Inc., (“A&B”). The correspondence transmits an annual compliance report in accordance with Condition 19 of Ordinance No. 3559 (2008), relating to the Maui Business Park Phase II Project.

Your Committee notes that Ordinance No. 3559 (2008) granted A&B a change in zoning from Agricultural, M-2 Heavy Industrial, and R-1 Residential Districts to M-1 Light Industrial District (conditional zoning) for the Maui Business Park Phase II Project. Condition 19 of the ordinance required that A&B provide an annual report to the Council on its compliance with each of the conditions of zoning, commencing within one year of the effective date of the ordinance.

Your Committee further notes that the Maui Business Park Phase II Project is a continuation of A&B’s existing Maui Business Park Phase I Project. Phase II will provide light industrial space in Maui’s central commercial and business districts, in close proximity to the Kahului Airport and Kahului Harbor.

Mr. Chun reported on the status of Condition 7 of the ordinance, which requires A&B to provide approximately 40 acres of land for affordable housing. He stated that the Land Use Commission is currently reviewing a draft environmental assessment for the 40-acre affordable housing project. Furthermore, he said that A&B is working closely with the Department of Housing and Human Concerns to ensure that the project meets all County and State requirements.

Mr. Chun also reported on the status of Condition 16, which requires A&B to work with the Department of Environmental Management to identify and dedicate to the County not less than 20 acres of land for future Central Maui wastewater requirements. He stated that the Department of Environmental Management is responsible for choosing

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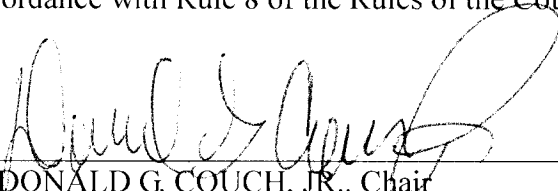
a suitable location for a wastewater treatment facility. When the site is selected, A&B will commence with wastewater treatment development.

Your Committee was satisfied that A&B is complying with the conditions of zoning relating to the Maui Business Park Phase II Project.

Your Committee voted 7-0 to recommend filing of the communication. Committee Chair Couch, Vice-Chair Baisa, and members Cochran, Mateo, Pontanilla, Victorino, and White voted "aye".

Your Planning Committee **RECOMMENDS** that County Communication No. 11-200 be FILED.

This report is submitted in accordance with Rule 8 of the Rules of the Council.



DONALD G. COUCH, JR., Chair