

**CULTURAL RESOURCES COMMISSION  
REGULAR MEETING  
MAY 2, 2013**

*\*\* All documents, including written testimony, that was submitted for or at this meeting are filed in the minutes file and are available for public viewing at the Maui County Department of Planning, 2200 Main St., Suite 315, Wailuku, Maui, Hawai'i. \*\**

**A. CALL TO ORDER**

The regular meeting of the Cultural Resources Commission (Commission) was called to order by Richelle Thomson, Deputy Corporation Counsel, at approximately 10:06 a.m., Thursday, May 2, 2013, in the Planning Department Conference Room, first floor, Kalana Pakui Building, 250 South High Street, Wailuku, Island of Maui.

A quorum of the Commission was present. (See Record of Attendance.)

Ms. Richelle Thomson: Richelle Thomson, Deputy Corporation Counsel, and in absence of a chair and vice-chair, I'm opening the meeting and what I'd like to recommend is that you elect a chair for the day, chair pro tem, to run today's meeting and do your normal election of the officers at your next meeting. So with that, any nominations for a chair for today?

Ms. Makalapua Kanuha: I nominate Gaylord Kubota.

Ms. Rhiannon Chandler: I second.

Ms. Kanuha: Thank you.

Ms. Thomson: Okay, can we have vote on that?

There being no further nominations, the nomination was put to a vote.

***It has been nominated by Commissioner Kanuha, seconded by Commissioner Chandler, then unanimously***

***VOTED: that Commissioner Kubota serve as Chair Pro Tem for the May 2, 2013 meeting.***

Ms. Thomson: So, Gaylord, go ahead and take over, and I wanted to remind everyone to please speak into your mikes so that we can get it recorded.

Mr. Bruce U`u: You're welcome, Gaylord.

Ms. Owana Salazar: Mahalo nui.

Mr. Gaylord Kubota: Just for today. I mean totally caught off-guard so I'll depend upon Richelle to keep me on track.

Ms. Michelle McLean: Mr. Chair, with some of our other boards and commissions, the director or deputy serves as like a clerk function and helps go through the agenda so if you'd like for me to do that with you today, I'd be happy to.

Mr. Kubota: Yeah. Please. Wow. If I had known you guys were going to do this, I would have been more prepared. I usually don't pay attention to procedural matters.

Ms. McLean: Mr. Chair, the next item -- or, Richelle, should he formally call the meeting to order?

Ms. Thomson: No ...(inaudible)...

Ms. McLean: Okay. Mr. Chair, the next item on the agenda is the introduction of the two new members, so if you'd like to introduce them and see if they have any comments they'd like to make.

## **B. INTRODUCTION OF NEW MEMBERS - OWANA SALAZAR and JANET SIX**

Mr. Kubota: I don't know that much about them. I'll let them introduce themselves, basically, one is Janet Six, if you would say a little bit about yourself.

Dr. Janet Six: I know Gaylord because I studied plantations and so I met him when I first got back to Maui. I've lived on Maui since 1978. I went to Maui Community College where I have my AA from, which I graduated in '95, and I have a PhD from University of Pennsylvania. I specialize in anthropology and public archaeology. And I'm thrilled to be a part of this Commission with such wonderful people so thanks, guys.

Mr. Kubota: We've needed an archaeologist so I'm glad you're onboard.

Dr. Six: I'm glad. So I heard 'cause the planning commission -- council contacted me and I'm like, "shoots." So thank you.

Mr. Kubota: Now we have Owana Salazar.

Ms. Salazar: Aloha, everybody. I'm born and raised in the island of Oahu and I've been coming to Maui since 1974, you know, back and forth between islands, and I am known more as a singer and a musician, and I'm also a realtor, but I really -- I'm just so thrilled to be part of this Commission and honored to serve this way and I hope I do well enough to

make Maui happy and proud, and all of you, and all that. Thank you so much for having me.

Mr. Kubota: Thank you very much. We're really fortunate to have two really good new members to feel our needs, so we're really blessed.

C. ELECTION OF CHAIRPERSON AND VICE-CHAIRPERSON FOR THE 2013-2014 BOARD YEAR

D. APPROVAL OF MINUTES OF THE DECEMBER 6, 2012 MEETING

Ms. McLean: Mr. Chair, the next item on the agenda, as the Deputy Corporation Counsel suggested, we'll defer the election of officers until the next meeting.

Mr. Kubota: Do we need a motion for that or is that understood?

Ms. McLean: Richelle is saying no.

Mr. Kubota: No. Okay, since that's already done as part of the record. Okay, so we have approval of the minutes of the December 6, 2012 meeting. Does anyone have any corrections, additions, or changes?

Mr. U`u: Motion to approve.

Mr. Kubota: Do I hear a second?

Ms. Chandler: Seconded.

Mr. Kubota: Any discussion?

There being no discussion, the motion was put to a vote.

***It has been moved by Commissioner U`u, seconded by Commissioner Chandler, then unanimously***

***VOTED: to approve the minutes of December 6, 2012.***

Mr. Kubota: Motion carried. Alright, workshop. Now we have the workshop on Cultural Resources Commission orientation. I'm not sure who's carrying that out.

Ms. McLean: Mr. Chair, I'm very pleased to introduce to the Commission our new Cultural Resources Planner. As you folks know, Stanley Solamillo has moved to Oahu, he has very, very big shoes to fill and yet he recommended Annalise Kehler, which with Stanley's standards, a recommendation from him is high praise indeed. Annalise was born and raised on Maui. She has a bachelors in environmental design with an emphasis on architectural use, I believe, from Boulder, and a masters from Tulane in preservation studies. She has professional experience back home in Hawaii both in the private sector and in the public sector. She's filling the position as an emergency hire because it's definitely an emergency having Stanley leave, and we're going through the process to permanently fill the position. So Annalise will begin the orientation. We don't expect this part to be very long, just an overview of some of the key county ordinances that the Commission is responsible for administering.

#### **E. WORKSHOP - CULTURAL RESOURCE COMMISSION ORIENTATION**

- 1. Maui County Code, Chapter 2.88, "Cultural Resources Commission"; Maui County Code, Article III (Chapters 19.48, 19.50, and 19.52), "Maui County Historic Districts"; Maui County, Department of Planning, Administrative Rules, Chapter 530, "Rules of Practice and Procedure for the Maui County Cultural Resources Commission"; and Maui County, Department of Planning, Administrative Rules, Chapter 531, "Standards and Criteria Relating to the Duties and Authority of the Maui County Cultural Resources Commission." The CRC may provide comments and recommendations. Public testimony will be accepted.**

Ms. Annalise Kehler: Aloha. Hi. I'm happy to be here. And so the purpose of this workshop is to familiarize the Commission with the codes that establishes the CRC and its activities. This presentation will cover a few main points including the mission and goal of the Commission, the powers and duties of the Commission, and information about the rules and regulations associated with the county historic districts. Everyone will be provided with complete copies of the codes discussed today so if I refer you folks to a particular section of a chapter, you will be able to read it there in more detail.

So Chapter 2.88 states that preservation of our history and culture is essential. It also states that this can be achieved through the implementation of Chapter 6E, Hawaii Revised Statutes, Maui County General Plan, and the adopted community plans. The purpose of Chapter 2.88 is to preserve historic properties and artifacts, encourage restoration and rehabilitation of historic properties, encourage identification and designation of historic properties, and create historic preservation policies. This slide list some of the key duties of the commission. This includes reviewing and recommending properties for the national and state registers, administering the CLG program, providing design review for projects

affecting resources eligible for listing on the registers, developing and implementing a historic preservation planning process, reviewing archaeological reports, and administering the regulations of the county historic districts. Other duties, not listed, can be found in Section 60 of Chapter 2.88, under Power and Duties.

Section 70, of Chapter 2.88, outlines the Commission's process for approving or denying nominations to the state and national registers. The main point here is that Commissioners may also submit nominations to the registers.

Chapter 19.48 is known as the Maui County Historic Districts Ordinance. It allows for the establishment of historic districts.

Chapter 19.50, Section 10, establishes Historic District 1 in Lahaina. It exist to preserve the historic buildings and sites within the district, and it also makes clear that no private landowner can be forced to restore a property against their will.

This map shows districts 1 and 2 Lahaina. District 1 is shown in green and includes the sites like Hale Pa`ahao and Hale Aloha.

Chapter 19.50, Section 20, establishes Historic District 2 in Lahaina. District 2 is shown in the map in a tan color. This district was created to preserve the charm of Lahaina by preserving the styles that are unique to the area. The majority of buildings on Front Street in the commercial district are in district 2 and many of them have been altered in keeping with the whaling theme. District 2 is different from district 1 because according to the code, there are no historic structures or sites within this district to be preserved.

Historic District No. 3 is located in Wailuku, and it is established in Chapter 19.50 in Section 30. It was created to ensure preservation of specific buildings associated with the early history of Maui County. These buildings and sites include, but are not limited to, Ka`ahumanu Church, Alexander House, Bailey House and Annex, and Kama ditch and aqueduct. This map shows the boundaries for district 3 in Wailuku, and these photos are showing some of the buildings in district 3, like the Alexander House, the Bailey House, and Ka`ahumanu Church.

Chapter 19.52 discusses building regulations for Historic Districts 1, 2, and 3. Section 10 of this chapter covers architectural style and states that exteriors of new buildings within any county historic district must be in keeping with the style of that district. For the Lahaina Districts, architectural styles include: native Hawaiian, 19<sup>th</sup> century New England, Monterey, and a variety of vernacular single-family dwellings styles. And also, in the recently amended version of Chapter 2.88, the Monterey style is no longer a term used, we now use "plantation vernacular," which is more accurate.

In the Wailuku District, the following styles or elements are not permitted: European or Asian styles, excessively decorated styles, modern styles, or any style with gaudy elements. Also, large areas of reflective material are not allowed.

Section 20 of Chapter 19.52 states that the Commission has the power to review and approve or deny all plans within any historic district. Please refer to this section titled "Review of Plans" for a complete explanation on the design review process.

Section 30 discusses sign regulations in districts 1 and 2. Signs that blink, revolve, or have lighting within are not allowed. All signs should be rustic in design.

Section 50 states that the Commission should discourage the demolition or moving of historic structures. Please refer to this section titled "Demolition or Movement of Structures" for more information about demolition review.

There are also provisions in Chapter 19.52 that address nonconforming uses, variances, and appeals. Please see Section 60, 70, and 80 for more details. And also, another major change that's made in the amended Chapter 2.88 is the ability of the Commission to require HABS documentation for all buildings that are eligible for listing on the national register that have been approved for demolition, and if you refer to the amended version of Chapter 2.88, there's more details on that.

Regulations for the Lahaina Districts 1 and 2 are outlined in Section 90 of this chapter. Please be sure to read over these regulations. In districts 1 and 2, there restrictions on use, height, off-street parking, yard spacing, selling in public places, and drinking in public.

Regulations for Wailuku District 3 are covered in Section 100 of this chapter. Again, please read over the specific of these restrictions. These restrictions include special use, use, building height, off-street parking, yard spacing, protection of trees, signs, and selling in public places. Also, for your reference, Administrative Rule, Chapters 530 and 531, cover detailed guidelines on how the Commission conducts business and offers technical advice on matters like handling contested case hearings and the like. These rules are available online through the county's website.

This concludes the Cultural Resources Commission workshop on Chapters 2.88, 19.48, 19.50, and 19.52. Mahalo nui loa for your time and I look forward to working with you all.

Mr. Kubota: Sunshine Law.

Ms. McLean: Mr. Chair and Commissioners, the next portion of the workshop deals with the Sunshine Law and open records and meetings laws, and that will be conducted by your Deputy Corporation Counsel, Richelle Thomson.

2. **Sunshine Law**
3. **HRS Chapter 92, Public Agency Meetings and Records**

Ms. Thomson: Hello again, everybody. Richelle Thomson, your Deputy Corporation Counsel. So I'm going to just go over the Sunshine Law, a brief on Robert's Rules of Order, and on ethics.

So open meetings, Hawaii's Sunshine Law. The Sunshine Law, the gist of it is that you want meetings of government bodies to be open to the public, you don't want decision making done in private, and so what constitutes a meeting is very important. The Office of Information Practices has a terrific website, so if you're interested and you'd like for in-depth training, you can take a look at that website, and they've got a short webinar, but it's very helpful.

This is, like I was saying, the Sunshine Law is primarily meant to open the public -- the government process to public scrutiny. Okay, so what's required for an open meeting. So every meeting is open to the public and, obviously, members of the public are permitted to attend. They can have the opportunity to submit testimony or views in writing or orally, and the body can set a time limit, what you to remember is to apply that fairly, so if you give one person three minutes, all of them get three minutes. And you can question them, so their testimony may be limited to three minutes but then, as you know, you can ask questions and it extends the time period that the person might be up here, but it's for clarification of their testimony.

Notice of a meeting. That's handled by staff. Suzie handles this for us six calendar days before the meeting, and all of the items that are on the agenda need to be listed so that the public can be informed and attend if they wish or offer written testimony in advance. If you would like to change, add an item to the agenda, you have to have a vote of two-thirds of all the members to which the board is entitled, so being a nine-member board, six of you would have to affirmatively vote to add an item to the agenda. The added item has to be something that is not -- is not of reasonably major importance and it would not affect a significantly number of people. The reason for that is that you don't add an item that will affect a lot of people because you'd want to give those people the opportunity to be here at a regular meeting, so you'd want to add that to the next agenda.

So the minutes, we take verbatim minutes here so it's a transcript so, generally, you don't have to -- you don't have to worry about this.

What is a meeting? A meeting is -- it's the convening of a board for which quorum is required, so quorum for your board is five, so a minimum of five. The reason that's important to understand what a meeting is is that you can have meetings by accident. So say three of you are -- you know, run into each other at the coffee shop and you just start

discussing, hey, you know, we have that sign application coming up on the next agenda, what you do think about that? You can't do that. But two of you can meeting in a coffee shop and discuss. You know, we really recommend that you stay away from board business all together unless you're within the confines of an open meeting. If you run into each other socially, that's perfectly fine. You can discuss past board business as long as it's a completed matter, it's not going to come back before you, that kinda thing. And if you have questions, you can always call me.

So board business is anything over which this Commission would have supervision, control, jurisdiction, or advisory power. So even something that you're simply an advisory body on, not the decision making authority, that's still board business. And it's anything that's current or likely to come before you, so even if it's not yet on an agenda but you expect it to be or it's likely that it will be, just stay away from discussing that outside of a meeting.

There are a few exceptions to the Sunshine Law and these are permitted interactions. You can establish, at one of your meetings, an investigative subcommittee; it needs to be less than quorum, so from two to four members. The Commission itself would define what the investigation is pertaining to and the scope. The investigative subcommittee can go and meet on its own, do its investigations, come back and report to the board. If you have the -- the Commission cannot take action on that matter though until the following meeting, so you'd have the investigative subcommittee come back, report to you, and then at the following meeting you'd take action on it, and that's to allow members of the public to come in and have their opportunity to provide feedback too.

So this is another permitted interaction. The Commission can assign two or more members, so two to four members, less than quorum, to present, discuss, or negotiate any position that the board, as a whole, has adopted. So for example, there were some code changes related to the CRC's powers and duties that were before the County Council, and you can discuss amongst yourselves, adopt a position, and then nominate one or two of you to go and present that position to County Council.

This is a new permitted interaction as of last year, testimony and presentations at a cancelled meeting. So if you -- this happened at a meeting of the Molokai Planning Commission, we didn't have quorum, so prior to this new exception, the meeting would have had to been cancelled, which that can involve a lot of money and time for people who are presenting to, you know, who have flown in specifically for the meeting and all of that, so if a meeting's cancelled due to lack of quorum, those members who are present can take public testimony and they can receive presentation, they can't take any -- they can't make any decisions on it, and those members present at the next regular meeting would tell the absent members what happened and they would prepare -- they would have a record prepared, staff would prepare a record, you know, letting them know what the topic



was, what the presentations were, and what the testimony consisted of, and then the board can take action on it. Sure.

Mr. U`u: So in cases like that, would the department still give a recommendation to the board as the decision made by the staff?

Ms. Thomson: Right. You could still have a presentation both by the public applicant and then also by the staff, you know, the Planning Department, and you could hear and receive the recommendation, and all of that would go into the record of that -- at the non-meeting, so it's record of that -- and -- but no decision making can happen and no deliberation, so the commissioners that are there, they can ask questions but they can't deliberate, you know, discuss the merits of the application or make any commitments to decide until the next -- until a regular scheduled meeting.

This comes up, it's also a -- it's a new permitted interaction, it's attendance at other meetings. So less than a quorum, four of you can attend other meetings, for example, related to the County Council, that can involve board business, so it can involve matters that will or are going to be before you. You can attend this meeting. You can contribute to the discussion. You want to stay away from any decision making or commitments to vote one way or another. And also, similar to the other permitted interaction, you need to come back and report, you know, what happened, what was said, the gist of what happened at that meeting that you were at.

Executive meetings, generally this is going to be a meeting with your corporation counsel to discuss the board's powers, duties, privileges, immunities, and liabilities, and that can be closed to the public. If it's not anticipated, if it's not on the agenda, there are times when you're going to know that you're going to need to go into executive session to discuss something, you can put that on the agenda. If it's not already on the agenda, just like any other item that you're adding, it has to have a two-thirds affirmative vote of all the members present. And you announce the purpose for the executive session, you know, at least the topic.

So the Sunshine Law is self-policing, you know, it means you're all responsible for your own conduct. For violations, some of the remedies would be voidability, so it could void the action of the board, there could be an injunctions, potentially guilty of a misdemeanor, or removal from the board.

I want to go over just a couple of the very basics of Robert's Rules of Order, and Robert's Rules govern how we run meetings, how the chairperson runs the meeting. The Chair him or herself can make motions, speak and debate, and vote. The chair controls the flow and order of the meeting. The commissioners should, you know, look to the chair and, you know, request permission to speak, you know, and that helps cross-talk and also keeps the

minutes clear. Generally, the flow of a motion, as you know, a motion is made, someone seconds it or the chair calls for a second, and then the chair may or may not state or read the motion. Once that's done, it becomes the property of the board. It's no longer the property of the person who made the motion. When you're voting on a motion, when the chair calls for the vote after whatever discussion happens, if you're silent, it counts as an affirmative so you just want to remember that. A failure to vote is a vote. If you have a conflict of interest, that's a different scenario and we'll go over that in just a second. A friendly amendment, and this is kind of tossed around a little bit, and you'll hear it in various meetings, there really isn't any such thing as a friendly or an unfriendly amendment. So once a motion is made, and seconded, it's the property of the board. If you want to amend it, that's a secondary motion, so you, you know, you make a motion to amend, it's seconded, you have the discussion on that motion to amend, and then it either is adopted or it fails, and then you go back to the main motion.

And ethics. Don't take gifts. If you have -- if there's an application that comes before the board and you have a financial interest, if you're directly involved in, say, a project, you're one of the owners of the property, that kinda thing, disclose that. It depends on the level of the financial interest whether or not you would recuse yourself. And if you have any situations that come up, you know, call me. You can also request an opinion by the Board of Ethics. And if you act -- if you rely on the Board of Ethics' opinion, then you avoid any kind of potential personal liability.

Ms. Chandler: Chair? Okay, could I ask a question? The gifts have a limit to them, right? There's a like \$25.00 or something?

Ms. Thomson: Yeah. It's nominal.

Ms. Chandler: Okay. Thank you.

Ms. Thomson: If you have a conflict of interest, you know, you can raise it yourself or someone else can raise it, and what you need to do is disclose that conflict of interest, whatever it happens to be, to the Commission, and depending on the nature of it, you may or may not recuse yourself from voting or seek a Board of Ethics opinion. And this is, you know, as I was saying before, the Board of Ethics is -- they're the advisory board for just that type of situation and if you do receive an advisory opinion from the Board of Ethics and you act in accordance with that opinion, then your liability -- you avoid liability. That's it. Any questions? Thank you.

Mr. Kubota: We have item 3, Chapter 92. Is there any public testimony on what was just presented or anything else on the agenda? Okay, there being none, we should proceed.

Ms. McLean: Mr. Chair, the next item on the agenda, actually, the Commission has two historic district applications.

*Ms. McLean read the following agenda item to the record:*

**F. HISTORIC DISTRICT APPLICATIONS**

- 1. MR. JAVIER BARBERI, owner of Breakwall Shave Ice Company, requesting Approval for a Deviation from the Sign Design Guidelines for the Lahaina Historic Districts, located in Maui County Historic District No. 2, at 117 Prison Street, TMK (2) 4-6-008:054, Lahaina, Hawai'i. The CRC may approve, approve with conditions, or deny the subject request. Public testimony will be accepted (HDX 2012/0031) (E. Wade)**

Ms. McLean: I believe Candace Thackerson -- or Erin Wade is the staff planner for this application.

Ms. Erin Wade: Good morning, everyone. My name is Erin Wade. I work in the Current Division of the Planning Department. Javier was actually not able to be here today. He runs his business. He's a sole proprietor and couldn't close the shop for the day today, so I will be presenting both his request from you and the department's recommendation.

Essentially, as you -- just let me revisit very briefly because we do have two new members. We received a complaint for the entirety of the historic district about excessive signage, and that complaint was received in 2009, it was renewed again in 2011, and again in 2012 that there has been excessive signage and inappropriate signage throughout the historic district. The department does rely on the Sign Design Guidelines for the Lahaina Historic District as our reference. This is our standards for all signs within those districts. So as a result, about a year ago, the zoning inspector and I, Kai Wright, Conklin Wright and I walked the district and talked with a number of business owners who were either in compliance or noncompliance, but those who didn't have sign permits, so we're able to tell which signs do have sign permits based on a decal that all the signs get issued when they're approved, so there's sort of a little decal that gets affixed to the sign. If the signs didn't have those decals, we inform them we would like for you to come in for a permit and we can consult with you about whether your sign is in compliance or not. Then once we did the sort of educational round, we didn't get a whole lot of applications and, as a result, many of those businesses were issued notices of warning that they were in noncompliance; then we got a lot of applications in because they got an official letter from the county. So at that point, that was in December, we started to get in a lot of applications, and we've been working one-on-one with most of them to come into compliance, but as we discussed

a couple of meetings ago, there are some conflicts, actually, within the design guidelines themselves and those post challenges for both the applicant for staff. So at this point, that's basically where we are with this Breakwall Shave Ice, so I'll get into their location.

So they're located on Prison Street, and you can tell by the construction of the building, it used to be a garage and it was rehabilitated into a building. There isn't any known historic significance to the structure. They essentially don't have the ability for either a wall sign or a hanging sign. Based on the height of the eave, there's no -- there isn't clearance enough for a hanging sign and there is no wall space for a wall sign. So they're sort of in a conundrum.

This is the sign that they have currently on their roof and the point of conflict comes in where it says in the design guidelines on page 11 that signs shall not be located on the roof. However, in the design guidelines, there's also this sketch on page F-7, and you can see to the left the Family Market sign indicates you could have a roof sign, one would think, looking through the design guidelines, and that's exactly the position of the applicant. They looked through the design guidelines and saw that, okay, the sketch is a recommended location so I'm going to purchase, I'm going to pay \$4,000 for the construction of the sign, they placed it, then they get the notice they're in noncompliance. Now, traditionally, the department has relied on the text and not use the graphics because they are more subjective, so because page 11, and I'll just scoot to there, page 11 of the sign design guidelines says, "Signs on building roofs are not permitted." However, it also says, "Signs shall not be installed so as to cover windows, doors, or air vents." But, essentially, those are the only two choices, the roof or the window.

So the department's recommendation was to go back and have them design a sign, which this is what they came up with, to be placed in the window, so this is -- you can see their front window where they would place the sign. The applicant prefers to retain their existing roof sign having had it already constructed, but we are coming to you to ask for a deviation either way, frankly, they need a deviation either to place it on the roof or within the window. The one on the roof, this is the one that we've already told them that they need to remove, it is off to the side, but this is very similar construction, it is wood and sandblasted, the colors are appropriate. And this was also another sign that we had them remove that they had on the building. Are there any questions?

Ms. Salazar: Those were the signs on the sides?

Ms. Wade: Correct. Yep.

Dr. Six: I have a question.

Ms. Wade: Yes?

Dr. Six: You said they are appropriate. The colors don't seem to follow the guidelines nor does the lettering style from the -- so I wondered why you considered it to be appropriate.

Ms. Wade: The coloring, just the plain black and white, is something that we have permitted in the past because of its simplicity and historically, and I did bring -- actually, I brought this historic -- *Exploring Historic Lahaina* for your use. The two things that are tabbed show historic signs both on the roof at Hop Wo Market - I'm sorry. I tried to scan this but it didn't turn out well at all so I figured it would be better to pass it around. And then signs in the window at the Midnight Inn. So if you wanted to take a look at either of those. But black and white was an extremely typical color for signs at the time.

Dr. Six: I just wondered why it's not in the guidelines. I mean it's not a color that's put in here. I see black and white seemed very basic but I'm looking at what it says here, it doesn't have black or white.

Ms. Wade: Correct. Yeah. And the same thing with the --

Dr. Six: Lettering as well. I was wondering about lettering style. It doesn't seem to be historic or appropriate as far as the guidelines that are given to them.

Ms. Wade: So the same thing with the lettering, as I said with the graphics, it's been very difficult for the department to enforce both the graphics and the lettering because the font styles aren't called out, it just shows some examples of font styles, but it doesn't say this is Helvetica or this is Times Roman, it just says here's a style, and then that's very subjective for us so we have sort of so long as the size, the material, the simplicity of the signage has always remained rustic in character, as stated in the historic district design guidelines, we have allowed a little bit of flexibility with the font style.

Dr. Six: Personally, this doesn't look the least bit historic to me. I mean I understand it's not a building that has a lot of value, but the signage -- and it seems like a lot of signage for a small shave ice shop, both sides and the top, and also there seems to be a space below the window that could be utilized. I don't necessarily have a problem with the sign in the window but I think the sign on the roof is not the way that Lahaina should be heading, and as a long time resident, I don't think the sign looks particularly historic other than it has a Volkswagen van and maybe it was a garage, which is kind of maybe a nod to what it used to be.

Ms. Makalapua Kanuha: It was actually an okazuya. Yeah it was sushi.

Dr. Six: I used to go there all the time, Sushiya.

Ms. Kanuha: Sorry. I just wanted to say that before it was Breakwall and Royal Hawaiian, it was actually Sushiya. It was the okazuya place that we used to eat breakfast every morning.

Dr. Six: The best chow fun.

Ms. Kanuha: Yeah.

Dr. Six: I think, you know, the example of Hop Wo Store, I used to go to Hop Wo Store when it was still there and they had the best manapua, I mean it was a store, it has like a store front, it doesn't have just a plain roof, so the sign on the Hop Wo Store seems to be more along the guidelines of page 7 with the family market that has an overhand flange and then it has a false store front. The Breakwall one doesn't have that same kind of feel and it seems to be a lot of signage for a small shop.

Ms. Wade: Oh just if I could clarify for a moment. So all they would actually be allowed would be either the roof or the window sign. The others were -- we've asked them to take down.

Dr. Six: And just looking at that again, I know I'm hogging all the time, the window sign is just lettering on glass, it's not a wooden sign in the window in the historic district they just passed around.

Ms. Wade: Correct.

Dr. Six: Would that be something that wouldn't be more desirable than a block black wooden sign that blocks the view in?

Ms. Wade: For us, it would be more desirable. The applicant has asked for the sign as being proposed, which was this one, which would have -- which would be developed on a sign board.

Ms. Salazar: And then placed into the window and not on --

Ms. Wade: Correct. Yeah.

Dr. Six: And when that comes around, you'll see the ones on the glass.

Mr. U`u: So what would be the staff recommendations is the one presented in this Exhibit 5?

Ms. Wade: Yes. Exactly.

Mr. U`u: I think part of the problem for me is the building itself doesn't fit in Lahaina, and we're talking about the sign, you know, so that's some conflict also for myself, but I'll be agreeable to the recommendation made here by the sign -- the lettering on the window, which was in a book that was passed around, there's some lettering in that book that showed just letters on the window and/or this sign here, but I have to agree, he doesn't have that rustic flare that we've been accustomed to seeing, I guess I haven't been there for a while, but this doesn't look historic.

Dr. Six: The rustic colors of the building so it's kind of you understand like it's going shave ice but --

Ms. Salazar: May I? It seems to me that the -- I like the lettering on the window itself, it allows the people to see in that are outside and the inside can see out, and this is a really good template to follow, and it's really cute. I mean if this building is not of any significant historical value itself, it can be made to appear as if it is with the right kind of artwork and fonts and maybe the Commission should start looking at what fonts are acceptable so there's more definition for the guidelines.

Ms. Wade: Right.

Ms. Salazar: Anyone else needs to see the book?

Mr. U`u: Question. Just a comment back to staff. In the design guidelines, does it show that it's appropriate to have the lettering on the windows?

Ms. Wade: It does not.

Mr. U`u: It does not.

Ms. Wade: They haven't showed -- they did not show that scenario.

Ms. Salazar: So that's the --

Mr. U`u: That should be open to -- I think that is the coolest, even in Paia.

Ms. Salazar: That's cute.

Mr. U`u: The stores would have the groceries, what they have -- I mean that alone was cool and we're kind of missing that, the dull yellow mustard looking letterings, I think that's needed and maybe we should look at -- I know at the current time you guys looking at I guess going over the signage, but I think that would be appropriate to implement.

Dr. Six: And I know you don't give exact fonts but none of these fonts -- or this particularly is a modern style, you know, it's surf and it's cool or whatever, but it's not really fitting within a historic district and some of the types of font here would be really nice to mirror what that store had historically to put it in the window it would be probably less cost to the owner, those decal signs are fairly inexpensive or you can hire a sign painter, and like Owana and Bruce ...(inaudible)... it's kind of what was, people used to see, and I would prefer to see that personally as opposed to a large wooden sign in the window or on the roof.

Ms. Salazar: And I think it would be nice for their business as well. I mean it's just going to present their face as, you know, being part of history even though they're new but they can still embrace that.

Mr. U`u: Add to the point. There's 80 more applications. I think that's why we really gotta take a stand now, today, and kinda dictate the potential that's coming in, so you know what? I think we need to make it a little more historic. I think so. I agree. Because if everybody does this, what's the purpose of the sign guidelines.

Ms. Chandler: Erin, can I ask what's the status of the revisions to the design guidelines for signs?

Ms. Wade: So also Kathleen Aoki, who had been working on the sign permits and design guidelines with me, just accepted a job with the Housing and Human Concerns so she's now at Kaunoa, so now Candace and I are kind of taking on the rest of the sign applications, but before she left, we sort of summarized our notes, you know, going through where you sort of have to really take the design guidelines out for a test run before you know what's going to work and what's not, and I think that because there hadn't been all that many signs coming through, now that we have the 80 that, you know, Commissioner U`u is alluding to, we have a really good sense of what's functioning well and what's not, and where there's conflict, so we compared notes and I have some ideas of where there's conflict but we haven't actually started drafting a new set.

Ms. Chandler: Is there any time constraints on this process because I'm wondering if it's better to put the applications on hold and revise the design guidelines before we start approving some that are going to set a poor precedent because, for example, if we do want to change the font and we allow this Breakwall sign, the people afterwards are going to say: Well, how come they can have and we cannot? You know, and there's already enough of that, you know. And I do feel badly for this applicant, honestly, because he saw a picture of something that looked acceptable in the book and he invested in that, you know, and we have to stop that from happening as soon as possible, which is why I say I think it's better to put the applications on hold and do that revision even though I know that that's a long process, like that revision process is going to take a while, but essentially these signs are already in violation and they have probably been for some time, most likely, you know, so



if it's just a little bit more time before we tackle the rest of them I think it's an investment in not setting a precedent.

Dr. Six: And I think it would be nice for future sign applicants if we could use some historic photos of how Lahaina used to look like, you brought, showing what a traditional non-Monterey plantation style that, you know, or like Hop Wo was, so that they're not looking at a sketch and then going from there, that, you know, they have some tangible very clear examples of how they'd like to keep Front Street as much as possible historic.

Ms. Wade: I should let the Deputy Director comment on the applications on hold.

Ms. McLean: It's a tricky situation because you're absolutely right, however the Commission -- if the Commission acts on this in some fashion, then the design guidelines end up being stricter down the road, that would be hard to reconcile. At the same time, that would mean allowing existing signs that we know are in violation now to continue to be there, and so the next person's going to come in and go: Oh, he's doing that so I can do that too. And so it's -- there can be misunderstandings in both ways. The process could also take a very long time. With out enforcement where all of these people have been issued notices of warning, it's hard for us to tell them: Oh, but you don't have to come into compliance yet. The next step after a notice of warning is typically a notice of violation and we start with fines and all that, and to step away from all that for an undetermined amount of time is just problematic for us. I would -- and we don't know if the signs that are in violation what those remedies are going to be. This particular one is a deviation. Many of them might just have to get a permit and might be in compliance so it's not as if you're going to be seeing 80 request for deviations, and maybe Erin's more familiar with what these 80 violations are, you know, how many are like this where you just go: Geez, you know, how do we -- how do we give this guy permission to do something that is appropriate. You know, I perhaps err on the side of being pretty conservative so that we don't run into an inconsistency down the road. That might be one way to stay in the middle.

Ms. Chandler: Yeah. I agree. If there's no ability to kind of put them on hold while we work on the revisions, I think we have to be very strict about what we want to do so that we can hold that precedent from here on. So I think there's consensus that the font is just not what we're looking for and it could be used against us in the future, you know, so maybe if the decals in the window are not currently in the design guidelines, could we -- would it be against our authority to suggest it to him to do that?

Ms. Wade: No. I mean I see that as being the deviation. That would be your option.

Dr. Six: But, you know, I was kind of reading through this and it talked about signs in the windows, and it says not blocking the windows but lettering in the windows, to me, it would be like putting jewelry in your window, you know, it's not blocking the window like this big

black wooden sign will do. So, in this case, maybe having him refer to the lettering styles that have been suggested and/or submitting a new font that he would like and maybe, you know, in this case, like you said there's 80 of them, look at them case-by-case, which are the most egregious, flying banners and plastic, and take them and address them and then, you know, that's a potential to try to take them on as the worse violators or the people that are just slightly out of compliance or just didn't get a permit versus ones that really need to be reworked.

Ms. Wade: Can I just make one clarification? The reason that we have assumed even painting -- painted lettering a window as a deviation is because, basically, of like, you know, you'll see Uptown Chevron, they've paint their entire window, and then it's not -- their whole entire window becomes the sign, you know, where that's okay here but in a historic district, it's kind of a different situation so that's where we've been really conservative about that blocking the window meaning anything on the window being a sign.

Dr. Six: But perhaps showing him like the historic photograph that says this type of --

Ms. Wade: This is okay.

Dr. Six: Signage is allowed. You can't paint your entire window with a logo, you know. I'm just wondering how, in the future, amending this to allow things that were used historically in the historic district would be kind of nice.

Mr. U`u: I still think we get the cart before the horse though and I think it's unfair, at times, to the owners to, you know, to some uncertainty of signs. What would be the process to go through the signages for Lahaina and maybe we can make that a priority on the Commission and also if what you stated earlier, if you could have a subcommittee if needed to help aid in conforming to the new sign guidelines and does it have to be taken up by council to get approval or is that something we can do in-house?

Ms. Wade: So the revisions to the document itself could be done in-house and with the Commission, and then you folks would adopt it, but it would have to get sent up to the County Council for incorporation in 2.88, which is where it lists your resource documents that the Commission can refer to and to make it enforceable, essentially.

Mr. U`u: So if we hurry up and get it done, and we get it right after budget to the council.

Ms. Wade: Michele and Richelle would have a better idea of the time frame for that.

Ms. McLean: Well, it would be up to the council's committee schedule.

Mr. U`u: What committee? Who's the chair in that committee?

Ms. McLean: It would probably go to the Planning Committee, which is Don Couch's committee and he has a lot of things stacked up, but again, it would be his call.

Ms. Salazar: So, in effect, that this Commission could setup a committee to go and research and go through all the signs in the historic district? Would that be what it would be doing to assess and make recommendations?

Dr. Six: Well, I think that's already been done. Correct?

Ms. Wade: I think the design guidelines would be the thing to go through and I could happily make -- I have a punch list of the ...(inaudible)...

Dr. Six: This was done in 1969 so maybe it's time to revisit it. You know, I was just looking at it and we don't have to throw out the baby with the bath water, there's a lot here that we can just keep intact and perhaps add some historic photos showing some signage of what it might have looked like rather than the illustrations, which can be ambiguous, and then also, you know, maybe add a section where we can allow window signage if they're using the type of lettering that, like Bruce mentioned, was common in Paia and common to see in these plantation towns because a lot of what I went through this seems to be fine, it's just the places that are ambiguous where people are, oh, I can put one on the roof 'cause that -- maybe we can show specific examples of what a roof sign should like from illustrations or photos from the past.

Mr. U`u: And to add to that, some of the buildings look like more of the whaling towns of Lahaina so I think, at that point, we can kind of turn it around potentially and give them one different appeal, like the plantation towns, so what would set precedence, you know.

Ms. Chandler: And honestly, Erin, I think and know it's a daunting task and -- but really it's not going to get done until we start it, you know, really, and if there's members who are willing to take advantage of our newly acquired information this morning about subcommittees and, you know, taking on a project, this is a worthy project, you know, to take on along with staff so that it's going to fly through the Commission the next time it comes back 'cause members have already been working on it, you know, so really I think that, yes, we're in budget, it's not going to get taken up by the council for probably three or four months but in that time, it could be accomplished whereas I don't know how long some of these signs have been like, you had discussed, already out of compliance and it could actually be resolved. So I would say that's the best way to go, a subcommittee. Yeah.

Ms. Wade: I think one of things, and I know that our enforcement would speak to this too, is the excessive signage, so even a lot of these are getting tagged, not necessarily they're permanent signs are problematic, but because they're pulling everything out to the curb the minute that they're store opens, you know, they've got product, and they've got a menu

board, and they've got a A-frame sign, you know, and those are the things from, you know, my perspective and from walking the town that may get real -- just cobble up the real beauty of Lahaina, where if that, you know, being able to continue to focus on that excessive signage I think would be really, really important even during any type of revision process because that's what really deludes the product of Lahaina and the integrity of the district.

Mr. U`u: That's a simple one to resolve. I agree.

Ms. Kanuha: And, you know, we got partners like Lahaina Restoration, I mean Theo Morrison, you know, she's like an icon throughout the whole Lahaina Front Street so -- and what Erin is saying is -- my question is: A lot of these store owners, they already know what the guidelines are, right? I mean or we're going to assume that, okay, you're going to open up your business in the historical district, so these are the things that you can, that is maika`i, and these are things that you cannot do. That's my question is, because once they open up, you're right, once they open up their stores, they got the A-frames and everything coming out, but they already know that they would be in violation of doing that, correct? So I mean, you know, we have townhouse meetings, why not we gather up all the owners just so that the communication is very clear, no more any mistake, this is what we doing, this is in the process because we want to actually support you owners so that you don't have to spend monies unnecessarily while we're trying to get everyone in compliance, you know, it's -- because you're right, they going be changing all these and then when we got, you know, the whole direction and instruction book, it's like, okay, now we going have to change the fonts, that takes money out from these people; however, we don't want to let them lead themselves to believe that what they doing is correct because as business owners, as well as myself, we already know what we can and cannot do especially if you opening up your business in a historical district, you know, you already know those things. So I don't know. I just wanted to say that. I feel better.

Dr. Six: Well, and, you know, Gaylord being a plantation expert, probably has lots of images or ideas where we could get images of historic buildings with traditional signs and maybe we could have a community informational meeting or some way to let people know what we're trying to do is just to keep Lahaina in that historic feel, not hurt your business and not -- and like I said, that small Breakwater Shave Ice seem like a lot of signage for small building, he wants them on the side, on the roof, and again, you know, a simple sign, people are going to find you ...(inaudible)... figure it out.

Ms. Kanuha: Yeah.

Ms. Chandler: And also, Erin, at a previous meeting where Barbara Long was here and she was commenting on her signs, she was commenting about how the design guidelines currently lend itself to more of a whaling period and that that was not an accurate snapshot

of history that we want to move forward and that there were plantation specific signage, which is the painted, you know, windows and things like that that she wanted to see incorporated into the design guidelines, and so that -- I don't know how we feel about that because whaling is a part of history but we will need to make a conscious choice moving forward on the design guidelines if we're like whaling or plantation or this whaling/plantation, which is kind of where we're at right now and it's very confusing.

Dr. Six: Well, you know, they got rid of whaling days. They used to have whaling days. That's gone. And people realized that it was a genocide of species and we shouldn't probably celebrate the glory of rotten roe and the, you know, so -- you know, obviously, it's part of history, so is plantations, and that's not always a beautiful part of history, it has its own set of pitfalls, but it was in business a lot longer. It was there a lot longer. The presence was there and we still have a mill grinding and we have a lot of descendants. I don't think anyone in this room is a whaling descendant, unlikely, I mean there's probably some on the island but we don't have quite that many lineal descendant population where we do have with the plantations and also it would be nice to see, you know, because to me Lahaina is a plantation town, I know it was whaling town briefly, but it's much more of a -- when I moved there, Pioneer Mill was going and so it had more of a plantation feel and as to most of the buildings have more of a plantation style than probably the whaling days. I mean the Pioneer Mill -- I mean Pioneer Inn, way past whaling, you know. It's no way near whaling.

Ms. Wade: So if I could request, would the motion then for -- is the goal of the Commission today to defer the Breakwall and then to try to work on the design guidelines or where were you headed with this particular application?

Mr. Kubota: Do we have a motion?

Ms. Chandler: I think maybe we can move to resolve this issue of this particular person by asking that he incorporate either window painting or decals as opposed to the solid wood sign and that he take down the roof sign which, unfortunately, I'm sure he's going to be sad about, but please relay our apologies for the design guidelines and that in this same meeting we are taking action to resolve those discrepancies in the design guidelines.

Dr. Six: And can I add just that he re-look at the font as well and perhaps look at some of the fonts either in our guideline and/or historic fonts that we can make available, such as the photo that you provided so that he could see what we're aiming for in addition to the sign not just having put that logo, per se, as decals on his window but to rethink the lettering as well or the font style.

Ms. Salazar: Do we want to see what he wants to do with these fonts in the windows? Is that something that the Commission would like to do? I think that's a forward motion and

a positive way so that he doesn't perhaps go and spend more money that we may not think -- so we should work together on this. It'll be very helpful. Okay, so put that into the motion.

Ms. Thomson: So would the motion be to defer this item until the next meeting, right, and then staff can work with the applicant and come back with something that is either decal or a window painting?

Mr. U`u: So we need a second to discuss, right, so I going second her motion.

Ms. Chandler: I would withdraw my motion and then make a motion to defer while staff works with the business owner.

Mr. U`u: And I will second that, and we can discuss now.

Mr. Kubota: Anymore discussion? If not, all in favor --

Mr. U`u: Just a discussion. Also, part of this discussion I'd like to add is to remove the side signs also. Correct? It's the excessive signage, correct?

Ms. Wade: Correct. Yeah, and I think they've already done that.

Mr. U`u: To remove the signs on the side and to --

Ms. Salazar: Can he be removing the sign on the roof as well?

Mr. U`u: Yes.

Ms. Salazar: So he'll have no sign right now? That's the question.

Ms. Wade: Hang on one minute. So in terms of our notice of warning, they are able to retain their existing signage while their application is in process because we can't have them not having any ...(inaudible)... to the public so they could retain that. But I did have one clarification question because Commissioner Chandler said painted window or decal, and the decal is where we have sort of a challenge because we haven't allowed vinyl in the past, and it's usually a vinyl decal, so would we require it to be hand-painted and then you have to kind of -- I need your guidance 'cause there's a lot of maintenance involved with hand-painted signs on a window, I mean it's a constant --

Dr. Six: Well, you know, again this was done in '69 before they had vinyl stick-on signs, and I used to run boats and we used to get our signs hand-painted on the back of the boats and now the logos or sticker logos they can do any font, any style, and they look very

authentic, so we might want to revisit it in 2013 as to materials if they're kept in a traditional style. I just don't know how many sign painters there are anymore as far as people that could actually do that kind of -- and I noticed in here that gold leaf is allowed, so the black and white, they could make a very nice sign, just not reflective materials, but we would have to amend the -- it's a synthetic material if we do the stickers, and they are less expensive to the owners as well, but we'd want to make sure that they show us what it's going to look like or have an idea that they don't, you know, spend more money to come up with some, you know, bad looking sign.

Ms. McLean: So if I could just clarify the motion. The motion is to defer to allow staff to work with the applicant on window decals, appropriate fonts, and so forth; in the meantime, they can keep their signs. They'll come back with their proposed -- the proposed revision for you to review and at that time, you can approve deviation, which would include materials.

Dr. Six: So we can't let them leave the roof sign and take the side signs off as excessive signing? We need to leave all the signs in place until it's deferred?

Ms. Wade: No. I'm sorry. So they have actually already -- I'll show you what they've removed. So the only sign that persist today is the roof sign. What's on the glass in this picture and the -- oh, I'm sorry. You can't see it. Let me turn off the light.

Dr. Six: So the side signs are gone?

Ms. Salazar: Yeah.

Ms. Wade: So those two are gone, this sign is gone, which is off the side, and this sign is gone.

Ms. Salazar: So the only thing remaining is the roof?

Ms. Wade: Correct.

Ms. Salazar: Okay.

Dr. Six: So we have a motion and a second.

Mr. Kubota: And a second.

Dr. Six: Do we have more discussion?

Mr. U`u: It's quick discussion. I know you guys said the only place they could put a sign is on the roof or on the window but it'll block the window, but there was no mention of the overhang.

Dr. Six: Yeah, she did mention you'll hit your head, yeah?

Mr. U`u: Oh, you'll hit your head?

Dr. Six: You said it was kind of low?

Ms. Salazar: Yeah, it's low.

Mr. U`u: Okay.

Dr. Six: That was the first thing I was going ask, Bruce, is why don't they just have the hanging sign but as someone that's kind of tall, I could kind of see why you might not want to have --

Ms. Wade: Right. And that's actually why I had this Fleetwood's picture because Fleetwood's has a kiosk, which had a really similar condition, very open, no wall availability. They originally wanted their sign on the roof as well, but we worked with them to have something affixed to the fascia so it didn't -- it wasn't on the roof. It had to project above the fascia line because otherwise it would bonk on your head as you tried to walk under, but we felt that that was appropriate and still within the design guidelines; however, I don't know that -- I think this overhang is actually even lower than that so -- and the kiosk, we also look at proportionality in terms of sign size so the kiosk could only have a smaller sign, this building has more frontage and could have a larger sign, and so it was really constraining to them, so they preferred to look at the window.

Mr. Kubota: Okay, if there's no further discussion, we'll have a vote.

There being no further discussion, the motion was put to a vote.

***It has been moved by Commissioner Chandler, seconded by Commissioner U`u, then unanimously***

***VOTED: to defer to allow staff to work with the applicant on window decals, appropriate fonts and so forth; in the meantime, the applicant may keep their roof sign until they return to the Commission with the proposed revision for the Commission to review and, at that time, the Commission may approve the deviation, which would include materials.***



Mr. Kubota: Motion carried.

Ms. Wade: Thank you.

*Ms. McLean read the following agenda item into the record:*

- 2. MR. JIM LENNON, owner of MAUI VENTURE, dba the PIONEER INN, requesting Approval for a Deviation from the Sign Design Guidelines for the Lahaina Historic Districts, located in Maui County Historic District No. 1, at 658 Wharf Street, TMK (2) 4-6-001:008, Lahaina, Hawai'i. The CRC may approve, approve with conditions, or deny the subject request. Public testimony will be accepted (HDX 2012/0024) (E. Wade)**

Ms. McLean: And Candace Thackerson is the staff planner for this application.

Ms. Candace Thackerson: Okay, so we have the Pioneer Inn, and I'm just going to show you, first, location, I'm sure you're all familiar where the Pioneer Inn is, but I'm just going to show it on the map so you guys can see that the Pioneer Inn is located adjacent to four different streets. So they are allowed signage for each street that they front. Normally, businesses, you know, they're on one street so they get one building sign, one hanging sign; corner businesses get two; this one's on four streets, so it will be a lot of signs that you will be seeing.

So the applicant currently has three pre-approved existing signs that the Cultural Resources Commission approved back in 1998. Unfortunately though, we did not have decals at that time. They're little metal decals that gets screwed into the signs. So I'm just going to go over them so you can see them, but these have been allowed so after today, I can go back and issue them a formal decal letter.

So they have this one wood sandblasted sign, which was approved in 1998, and this was approved to go on Front Street but they moved it to Hotel Street, and we can approve that administratively because, as I said, they are adjacent to four streets so they can kind of put it wherever they would choose to. So this one just would need a decal issued for it.

This is the original wood sign that was restored. If you can -- I wish I had a closer up image of it but there's a nice little crack right through the P and the I and the O that I think, and you can see it probably in the exhibit, I like that. I mean that really gives it that feeling. And this one was approved in 1998 and also just needs a decal. So this is a preexisting approved sign.

Their third approved sign is a reproduction sign of the other sign, and the CRC approved that as well in 1998 and just needs a decal. And as you can see, this one's not sandblasted, it's painted.

So now they're coming in for three more signs, well, for three different deviations, I should say. Best Western is the owner of the Pioneer Inn, so they have their own set of standards that they would like to apply, which is this brass logo next to each of the three Pioneer Inn signs that are on the streets. They want this Best Western brass logo.

Ms. McLean: Excuse me, sir? You'll need to come to the microphone and identify yourself.

Mr. Mark Guerrero: My name is Mark Guerrero. I'm the hotel manager over at the Pioneer Inn. And I just wanted to make a quick mention that Best Western does not own the Pioneer Inn. Jim Lennon owns the Pioneer Inn and Best Western is a franchise that they're affiliated with.

Ms. Salazar: Oh, it's a affiliation. Okay.

Ms. Thackerson: So the applicable regulations that this is going against is that all signs shall be constructed of wood, except for awnings and signs painted on walls, synthetic materials, metals, glass, and plastics are not permitted. So this would be the deviation to allow those. In Kathleen's report and according to the department, we'll be supporting it because we consider them non-obtrusive, they're kind of older brass, they're not reflective at all, and they do have that kind of rustic appearance, so we were supporting them.

This other sign -- this sign does not have a pre-approval, but it gets confusing, they all look the same. This one is a reproduction of the reproduction sign. They had that original sign on one of their streets, which this body approved. Then they had another reproductive sign approved. And then this one's a reproduced sign as well, okay. So on this one, they're asking for a deviation from having it sandblasted and we support it because it matches the exact other sign that this body approved previously, so it's an exact replica of the other one. They just want more signage because they -- and they're allowed it because they're on four streets.

And their final one is this nice sandblasted one that's their hanging sign, and this one faces Wharf Street - is it on Wharf Street or Front Street? It's on Wharf Street. Okay, sorry. It says Front Street up there. And the problem with this one is that it's a little bit too large. Hanging signs are supposed to be 8 square feet and this is 11.66. It's not so low that it hits anyone. It's okay for all the zoning regulations. It's just slightly too large. However, theoretically, we do allow a 12 square-foot building sign, and then their hanging sign has to be 8 square feet, so they could kinda like put this on brackets and stick it on the wall and

then it would be legally, theoretically, allowed, but it wouldn't look as nice. I, personally, think this one looks nice right there, it's just a little bit too large.

So in summary, the department is supportive of the following deviations: The three brass Best West logo signs have been deemed non-obtrusive, have rustic non-reflective historical appearance even though they're not of the materials allowed; the one reproduced painted on wood sign that mimics the other two signs that are already allowed.

Ms. Salazar: Is that Exhibit 5, Papelekane Street, that's the one we're looking at, right, the ...(inaudible)...

Ms. Thackerson: Yeah. The three rustic signs and then -- yeah, Exhibit 5, exactly. Exhibit 5 looks almost identical to Exhibit 4, which got a permit, which was approved. It would just be for a different street facing out, yeah. And then the one oval shaped sandblasted wood sign, they'd like a deviation because it's 11.66 square feet as opposed to 8.

Ms. Salazar: So eleven-and-a-half, basically.

Ms. Thackerson: Yeah, they'll have -- I can kinda go back. So they'll have one of these signs on each of the streets, one of these, so they'll have four of these signs, one, two -- with the Best Western Pioneer Inn, one, two, three, four, and then the hanging one on Wharf Street as well, so on Wharf Street they'll have two. And you're allowed one business and one building, so this would be the one where they have two. And then for each street, they're allowed to have another one because they front it, just like a corner business would be allowed to have two wall signs and one hanging, so they have one hanging and four wall signs because they have four streets.

Ms. Salazar: Okay. So this wouldn't be duplicated. This is that one location that's the ...(inaudible)...

Ms. Thackerson: Yeah. This is that one location. Yeah. Yeah. They have on hanging sign; four wall signs.

Ms. Salazar: Okay. So four wall signs, one wall sign on each wall, and then one additional hanging sign and that's on Wharf Street? Okay.

Ms. Thackerson: Yeah.

Ms. Salazar: ...(inaudible)... picture. Thank you.

Ms. Chandler: Chair, I have a question. Candace?

Ms. Thackerson: Yeah?

Ms. Chandler: Great job.

Ms. Thackerson: Thanks.

Ms. Chandler: Thank you. I think we completely understand the history of the progression of these signs and I do agree that the third sign matching the second that was approved that was painted makes a lot of sense. I am a little bit worried about the brass Best Western logo and I don't, personally, think that it is either historic or a wise decision for us to approve only because we're going to get a lot of flashy embellishment to signs after this that we're going to have a hard time saying are not allowable if we allow this. I think that if the Best Western logo could be reproduced to be painted on the sign, as you had shown in one drawing, I think that would be lovely, and I think it wouldn't cause a problem at all, but I, personally, am not sure about the brass.

Dr. Six: You know, this is a really historic building. I think we can all agree on that. And do we need a Best Western sign on all four sides? I don't know. I don't think it looks rustic or historic or appropriate. It looks like a metal sign I'd see on a Best Western anywhere in the United States. If they are working in a historic district, they understand. I watched the Pioneer Inn, since I moved here in '78, go through a couple of different owners and I, personally, can't stand the sign, the Best Western because it's not part of the history of the Pioneer Inn, it's part of a brief history of people that are working now and who will be gone again in the future while the building lives on. So as a historian, I would prefer to see either it carved like it's supposed to be, sandblasted, and you can use gold leaf or silver if you want it to be metal, but the idea of a metal, it looks very modern on a historic building, and nothing against Best Western, I've stayed in many, they're very nice, but the idea is it looks like a very modern sign to me. I agree that historic signs are fantastic, the reproduction of historic signs, because that's the flavor we're going for, how it used to look, and it's such a landmark building that what we do there is going to also set precedent so if you allow brass, like Rhiannon said, you're going to have the whole can of worms: Why can't I have a metal sign? And the other thing with the hanging sign, you know, I understand it doesn't hit anyone's head, but, you know, it's again it's outside the size of the signage and I don't mind that one nearly as much but it could also maybe it could be mounted to the facade, like you said, if they put it somewhere else, they could have it up to be 12, but because it's hanging, it's outside the guidelines and, again, as a new commissioner, I don't want to, you know, be so hard that nobody wants to come, you know, and, you know, bring it forth 'cause it's a real challenge, obviously, you're running a hotel and the Best Western has their international rules that they're trying to enforce the owner, but it's a historic district, and if they want to operate in a historic district, Best Western International needs to understand that, I'm sure where they work in other parts of the world, that they may have similar issues, so I just -- I'm not sure. I don't think that Maui should be informed of how

we do signage by Best Western International. Everyone agrees that it's historic and rustic, but, to me, it's a real distraction from the building, personally.

Ms. Thackerson: If I can draw your attention to the preexisting approved sign back in -- that the CRC approved in 1998, this one was the Best Western symbol but they had it sandblasted and painted, so they incorporated it with their Pioneer Inn. Now, that of course will be an expense on Pioneer Inn if they're going to combine these two, you know, now to then create the two, or if, let's say, they're not Best Western anymore, but that's not -- I mean that's not for us, that's for the applicant to accept and assume.

Dr. Six: Yeah, I do like this one, as Bruce kind of concurred, I prefer the one that follows the sandblasted as opposed to --

Ms. Salazar: Which exhibit is the one you like?

Dr. Six: It's Exhibit 7.

Ms. Salazar: Yeah.

Dr. Six: And is opposed to the brass signage, which look very modern in the lettering style, which is their logo, I mean they're not going to change their logo to accommodate, but at least this sign fits the parameters as outlined in the --

Ms. Salazar: It also seems to be more visible.

Mr. U`u: Yeah.

Dr. Six: And it looks more rustic and historic than the -- even though they're not really shiny, the idea of that kind of metal mass produced plate.

Ms. Thackerson: And that could be something we could ask I mean the applicant at the time if they insist upon keeping their Best Western logo, then maybe they would need to come in to get it, you know, joined and ...(inaudible)...

Dr. Six: Does it need to be on all four sides, the Best Western logo? I mean the name of the building is "Pioneer Inn." That stays the same. Does Best Western make you put it every time you mention the name "Pioneer Inn?" 'Cause it's not on the restaurant sign.

Mr. Guerrero: Yeah, we are required to have the Best Western logo on all sides. Wherever the hotel name is mentioned, we also need to have Best Western.

Dr. Six: You have the hotel name mentioned on the restaurant entrance but it doesn't have Best Western there. It says, "Pioneer Inn Grill and Bar."

Mr. Guerrero: Well that's the grill and bar, not the hotel.

Dr. Six: Okay, just 'cause it mentioned the hotel. I wasn't sure.

Mr. Guerrero: Right.

Mr. U'u: For me, you don't have to make a one piece. You could abut it up so in case Best Western leaves, you just unscrew it, so so long the sign dimensions is within the guideline, you don't have to make it a one piece sign so you don't have to run into the problems of potentially, you know, removing one so --

Mr. Guerrero: Yeah, they really went through painstaking deliberations in '98 regarding this issue. They mentioned putting the Best Western sign next to the Pioneer Inn sign, and that was allowed, if you see in number 4. They did approve that. In order for Best Western to allow a wooden sign, we're required to make it blue, red, and gold, so I think that would look pretty gaudy on the side of the building, so they went through a great expense to do something they thought was a little classier and bought these \$1400 brass signs, so it's a less obvious.

Dr. Six: I mean if you had wood and they just gold leafed it, it would be the same effect if the blue and that, to me, is very garish and outside the color scheme.

Mr. Guerrero: Oh, we understand. We would love to use better colors. It's just not permissible.

Dr. Six: But gold leafing is allowed so if they had a wooden sign, they could still have that gold look that they seem to love with the brass plates, but I do agree that it's more garish than the brass plates, the blue, red and --

Mr. Guerrero: I mean are you saying you like this sign right here better than the other signs?

Dr. Six: It looks more fitting within the Lahaina District. I would like to see no Best Western signs, personally, because the hotel's been there, it wasn't built by Best Western, and it would be nice if it was just at the lobby where people checked in, but because in '98 they approved putting a historic sign next to a modern sign, and now we have two reproduction signs, and I don't think it's best to take a reproduced sign that was authentic to the hotel and then put a bright blue thing carved next to it but perhaps the brass, which is outside the guidelines, could be exchanged for sandblasted signs that are gold leafed.

Mr. Guerrero: It's not permissible. Any new wooden sign made by Best Western would have to be these colors.

Dr. Six: ...(inaudible)... right in the historic district.

Ms. Kanuha: Yeah. It's in the historic district.

Ms. Chandler: I think, yeah, we might disagree on what's permissible because we're actually the body of permissible signage in Lahaina so --

Ms. Kanuha: Thank you.

Ms. Chandler: I think it's -- I think it would behoove the owner, I am sorry he couldn't come here today, but if you could relay our sentiments that we do support all his existing signs, and we do -- we do have a mechanism to allow for the incorporation of the Best Western logo onto his sign, but brass is not an option for the historic district. It just isn't. There's going to be a lot of businesses that'll say this is our international standard, but we have a historic district to protect who's integrity is only our kuleana and there's no amount of external authority that can take back history once it's been lost, and this is an important building to a lot of people. Thank you.

Mr. Guerrero: No, you're absolutely right, and the owners have always, always wanted history first at the Pioneer Inn. The design requirements for Best Western have been highly compromised in that meetings, during those meetings in '98 to get us to allow us to just do that small item next to the sign, so they really do care for the history and respect the history of the Pioneer Inn. They would like nothing more than that to continue, you know, so ...(inaudible)... understand that.

Dr. Six: No, I think we got that from the letter that the owners -- it's Best Western that's kind of saying -- I would like to tell Best Western: I guess you don't want a hotel in Lahaina. And I bet they would come down off their design standards. You know, do they really want to hold us hostage and say we must have our signs this way. I mean Lahaina is a fairly desirable location. I would think they would want to work with the community. If they're so incredibly rigid, then maybe they're not the best fit for a historic district. And I understand from the letter that the owner's very -- he understands that. He's kind of in a rock and a hard place where we have our wanting to keep Maui a certain way and we have outside individuals who say, well, this is our international standard; well, again, we can't be held hostage by everybody that wants to come in with their corporate logo.

Ms. McLean: Candace, can I ask a question?

Ms. Thackerson: Yeah.

Ms. McLean: On Exhibit 7, you said this was approved by the CRC in 1998, the sign that's up on the screen now?

Ms. Thackerson: Yes.

Ms. McLean: What component of that required CRC approval, was it the colors in the Best Western logo?

Ms. Thackerson: I don't have the previous 1998 approval or the discussion or minutes of it. We just know that we have the permit. In your report, the letter's included where they just went through and approved them. Let's see, number 3 -- Exhibit 2, number 3 says, "The Best Western logo and sign may be used as a hanging sign." Let's see, the Best Western sign may be applied as a sign on the wharf -- it was probably just because logos were coming in, and you get Starbucks logos, you get -- everybody has their own logo now that doesn't necessarily match the area but it's hard when it's a corporation.

Dr. Six: You know, when I traveled through Germany, and I went to McDonalds in Germany, they had quaint little signs hanging up but I could still find McDonalds without giant golden arches and huge flashing neon, so it seems to be happening in other parts of the world where multi-national corporations are working and working within the guidelines of those communities to maintain some integrity, I'm talking about medieval towns, you know, you go to and you don't want to see a big plastic sign, and so I know that it's a challenge, obviously, when you have a corporate logo and you want to be identified that way but, at the same time, when you choose to work or become partners in a historic district, you need to understand the real concerns of the community.

Ms. McLean: I think Erin had a clarification.

Ms. Wade: ...(inaudible)...

Ms. McLean: Yeah, Erin, you're not picking up.

Ms. Wade: If that had come to me as the planner, I would have sent it to CRC because the logo's independent of the larger wall sign, so we would consider it two signs, however, a logo's permissible on a wall sign, it would just be, if you're looking at the strict interpretation, so that, my guess would be, it's likely it came to the CRC because it was independent of the existing sign.

Ms. McLean: Okay. And I wanted to make that clarification because if that sign required CRC approval, then it shouldn't be assumed that that sign could be replicated without CRC approval. So using that logo and those colors, even though it was approved once doesn't



mean it can be replicated, the CRC would have approve it the second time, third time, fourth time.

Dr. Six: It changes the integrity of the building because you have to use -- it might have come before the CRC 'cause of the colors are not in the guidelines and the Pioneer Inn is classic green and white, plantation green and white, and the regional signs are classic plantation green and white, and here you got a blue and a red and gold, so it could have been for the colors, which are out, it also takes away the historic -- I love the cracked sign. I think that replica signs are fantastic based on the original signs because it gives that feel, but when you put that modern brass one next to it, it pulls it down a notch, you know, obviously. And this one, to me, also is not as nice as the original kind of traditional signs that were up but I do understand the owner and manager's dilemma of working with an international group and trying to have them understand as well.

Mr. Guerrero: They really wanted to put something that had the least impact possible. Please do understand that. They spent a lot of money on those brass plaques, more money than they would have spent on wooden signs to make it a low-impact item next to the Pioneer Inn sign. I know you see it as you have the guideline, I know, you know, I do understand that and they understand that but --

Dr. Six: It's way better than the Breakwall Shave Ice sign as far as like I mean, to me, the other one is completely more -- much more modern, but it's just the fact that this building, unlike the garage, which was Sushiya and it was awesome, doesn't have the same kind of impact. This is a landmark building, as you well know --

Mr. Guerrero: Of course.

Dr. Six: And, you know, it seems overkill but I understand Best Western's position because it's probably one of their key properties, it's very nice, highly visible, but I just think that we need to revisit, as Rhiannon said, if we're going to let them do it, we're going to have to have everybody coming forward with their brass signs. So we may -- maybe when we redo this, we look into having brass signs allowed or, you know, if we're talking about vinyl letterings, so that could be part of our subcommittee investigating, which would alleviate some issues for people, but I think if, you know, again we say it's fine, it opens a can of worms because it's outside the guidelines. And also, the signs are oversized. I understand it's oval and it's not hitting anyone in the head, but it's just, again, it's a historic building so the more signage, and I understand they could have it on all four sides, but it becomes garish. It changes the integrity of the building for me, personally.

Mr. Guerrero: Those are all going to come on a case-by-case basis and if you guys change the rules, then you issue permits differently so they'll have to understand that they have to get their own variance approved. So I don't think approving this would necessarily mean you'd have to approve all things. I mean it's again it's a case-by-case basis.

Dr. Six: But people will come in and point to Best Western and say how come Best Western gets to do it and how come I can't, and then we have to say, well, you know, we have to come up with why we allowed a variance for one building, which is a very historic building, and why other buildings can't do something similar, so it will have real ramifications. Now, we may decide that brass is okay if we revisit this and then it's not a problem to approve it.

Mr. Guerrero: But you could mention that that went back to deliberations between the CRC and the Pioneer Inn in 1998, you know, and it's the future now so --

Ms. Kanuha: And I just wanted to say and add to that is I appreciate you coming and, you know, I've eaten at Pioneer Inn and, yeah, I just love the whole ambiance of, you know, this plantation building, however, just please understand that our Commission as Cultural Resources Commissioners is to protect and preserve historical sites, buildings, and districts, so I just wanted to add that and this is how we do it is to preserve and not compromise the place of your work, you know, so I appreciate ...(inaudible)...

Ms. Chandler: You know, and I think it may seem like not a big deal to allow the brass today but our problem is that people do things first, and then they come to the Commission later. So it is not so much that, you know, like you said, they'll have to come through and get an application, and we can deny them at that point in time. No. People do it first, and then they come here, just like this, and so I'm sorry that you spent so much money on the brass. Honestly, I'm very sorry. But it's not in the design guidelines. Like, actually, it shouldn't have been done in the first place. It should have been suggested, can we spend these thousands of dollars before you spend the thousands of dollars because today, I'm sorry, you know, I'm going to make a motion that all the signs look great minus the brass logos, and if they could be sandblasted or painted to fit the design guidelines, then I could say that, you know, I would move to approve that, but we need to discuss it.

Dr. Six: And, you know, a decision was made in '98. The sign that was approved --

Mr. Guerrero: Right.

Dr. Six: Was very clear, and that was approved, and then people on their own decided, working with Best Western, to go ahead and do some other signage, which you knew what was approved, not you, per se, but the people owning the building, and then went ahead and deviated on that a bit, and I understand why because you have the painted signs and

you don't want to -- you know, you want to have those signs so it just needs to be perhaps a wooden blasted sign in the colors that were approved by the CRC in '98, and it is a shame, but I agree with Rhiannon.

Mr. Guerrero: Well, please, again know that they didn't go out and just do this. This isn't something that they went to go get approval for in arrears. The item 4 in the approval is: "The Best Western logo may be applied as a sign on the Wharf Street entry to the building. Said sign shall be no larger than four square feet and shall be located at four to five feet above grade. Additionally, the logo sign shall not obscure nor replace the HABS plaque located near the entry."

Ms. Chandler: So does it mention anything about brass in there?

Ms. Kanuha: Yeah?

Mr. Guerrero: No. It does not mention brass, but that was the agreement of the council. And then when they went and moved the signs, they did -- it was -- you know, this is 1998, the council at the time, they called and asked the council because they did not want to be in conflict with their opinion if they could move the plaque up towards the Pioneer Inn side and they did a verbal agreement to say yes. It was not, technically, approved though so that's where we're at right now.

Ms. Chandler: Okay, so but my question is, it looks like the sign that was approved by the CRC in 1998 is a sandblasted wooden sign and so --

Mr. Guerrero: No. That's a different item. That's item 3 you're talking about. This is item 4.

Ms. Chandler: I'm looking at actually exhibit --

Mr. Guerrero: Exhibit 2, item 4.

Ms. Chandler: I'm looking at Exhibit 7.

Mr. Guerrero: Yeah. I'm talking about Exhibit 2, item 4.

Ms. Salazar: Yeah, over here. The letter ...(inaudible)...

Dr. Six: Paul Kasprzycki letter.

Ms. Salazar: Towards the end. Keep going. Yeah.

Ms. Chandler: This one?

Ms. Salazar: Yeah. He's reading number four.

Dr. Six: And it says shall be constructed of traditional materials in The Architectural Style Book. It says that right there in the letter, and they didn't do that.

Ms. Chandler: Yeah. So, I'm sorry. Janet, could you repeat that last part?

Dr. Six: I'm saying, look at the letter, it's March 11, 1998, and it talks -- it's to Paul Kasprzycki, the creator of the sign, and it talks about the sign, but item 3, it says Best Western logo sign, blah, blah, blah, and it says, "Said sign shall be constructed in traditional materials name in "The Architectural Style Book of Lahaina.""

Ms. Salazar: Where are you reading?

Mr. U`u: Number 3.

Dr. Six: Exhibit 2, number 3. It starts, "The Best Western logo."

Ms. Salazar: Yeah.

Dr. Six: If you look at the last line in that paragraph, it says, "Said sign shall be constructed of traditional materials named in "The Architectural Style Book of Lahaina.""

Mr. Guerrero: Number 3 identifies Exhibit 7. I'm discussing number 4.

Dr. Six: So I'm supposed to ignored number 3 and just look at number 4?

Mr. Guerrero: No. It's a different sign. That's regarding the approval for Exhibit 7.

Ms. Chandler: No. No. You were referencing --

Dr. Six: Best Western logo and sign may be used as a hanging sign at the Front Street entrance of Pioneer Inn complex. Said sign shall no be greater than eight square feet in size and should be hung with the lowest point at a minimum of eight feet above. Said sign shall be constructed -- so that's the sign -- so this one here, the sign at Wharf Street entrance is now four feet, it doesn't seem to -- I mean I don't know why you would merely discount that it needs to not follow the guidelines listed in point 3 by reading point 4. I think they should have put ...(inaudible)... back because they've already made mention that the signs shall be constructed of traditional materials and they probably just didn't want to say again twice, but it doesn't say that the sign can be made out of whatever or, you know, it

just says how big it can be and it says in the paragraph before to look at this guide book. So I don't understand your point.

Mr. Guerrero: I understand. I just, again, item 3 is discussing the sign that's actually up on the screen right there.

Dr. Six: Yeah. I got that. And then the next 4 sign is talking about a sign but it doesn't say -- it just says how big it can be and it can be four to five feet above grade. Additionally, the lot should not obscure nor replace the plaque, but it doesn't say how the logo -- it doesn't approve it to be brass, it doesn't approve it approve it to be outside the guidelines.

Mr. Guerrero: You're absolutely right.

Dr. Six: So I mean, you know, we're splitting hairs but I totally understand your position but you just need to understand, you know, this is our position -- my position and, you know, we have to be the -- you know, I was there Wyland decided he was going to ignore everyone and paint a giant mural on the side of the building at the end of the breakwall, on the harbor end of the breakwall, and he waited till a three-day weekend 'cause everybody told him he couldn't and he did it anyway, and he dared people to paint over and they did. They painted right over it. So the idea people have been pushing and pushing for a long time, and a lot times, maybe not in your case, people do stuff and then wait and see if anything happens, and that's what we want to stop. We want to make sure that people understand that there are guidelines. And I think they probably should be revisited because there seems to be a little confusion, and maybe we should update to include brass. I mean I'm not saying, you know, it's not for me to say, but if there's a subcommittee and we go through here and we look at what's good and what could be misconstrued or unclear and make it a little clearer and provide photographs of historic buildings and, you know, even the Pioneer Inn so people get a sense of what we're trying to -- and, you know, it's very hard to keep to keep integrity with cars going by and all the modern stuff going on, but that is such a landmark building and I think that's another problem you're running into is that you are so visible and it sends a clear message to a lot of other store owners and shop owners - Pioneer Inn gets to do it - you know, and so I think that's where we're kind of erring on caution.

Mr. Guerrero: Right. And I completely agree and understand that.

Mr. U`u: Also, it says in 6 that full compliance with other state and county requirements shall be rendered so --

Ms. Salazar: Yeah. On the same letter.

Mr. U`u: That's the key.

Mr. Guerrero: Of course. After this came out, after the approval, there was -- they just didn't arbitrarily pick those brass signs though, there was continued dialogue between us and the CRC regarding that and it was a wink and a nod, go ahead, you know, so --

Dr. Six: Well, business as usual in Maui.

Mr. Guerrero: They wish to be in compliance with the CRC so this is the only body they had to go to for approval so that's, you know, all they really could do.

Ms. Chandler: Yeah. And I -- that's unfortunate, but the process for approval would have required formal action on behalf of the CRC so no individual's comment could be taken to allow any kind of deviation, it's board action, so if board action wasn't received to purchase the brass sign, that's still an action that was taken on behalf of the owner that did not have the final authority from the county.

Mr. U`u: So it's noncompliant.

Ms. Chandler: So it is unfortunately back to the same place that we started, which is according to the design guidelines, brass is not allowable. It sets a precedent that we cannot handle at this point in time with the amount of other people in the same district that would love to do the same thing, and so I believe strongly that the motion, you know, that I put forward previously that, you know, you guys did a great job on all the other aspects of the signs, it is purely the Best Western logo that if it could be made to look like what was approved in 1998 by the Commission, that painted or sandblasted version of the Best Western log, which, in my opinion, shows up better. Right now, it's the only one I can see from here, like the 1998 one I can read Best Western from over here.

Ms. Thackerson: Oh, that one's brass too. These are all three brass. The painted one, the sandblasted one's attached like that.

Ms. Salazar: Yes. That's the one she's talking about.

Ms. Thackerson: Yeah. That one's really nice.

Ms. Chandler: Yeah. Exactly. So I think you're going to get a lot of respect through this process and I don't see it going in any other direction. I mean we really could talk about it for a long time; I still don't think that the outcome will change.

Ms. Thackerson: Just to bring something up. If you're going to allow them to do -- to take the brass down and then put up the painted Best Western, that's also a deviation as well, just so that you're acknowledging that you're allowing them a deviation regardless because sandblasted is all we allowed so if it's going -- 'cause some of these, I think all three of these are just painted on wood, on that cracked, you know, that kind of wood, so aesthetically, you now, it would be nice probably to match it with the same -- instead of a sandblasted and then like a painted next to each other, so if they want -- if this body decides to have them take down the brass and put up one, you know, you're granting them a deviation in order to have it painted.

Dr. Six: Would we -- I understand that historic signs are painted because they didn't have fancy sandblasting places to go get their signs made back then so, traditionally, they painted on their; now we have this idea that we need to have all the signs sandblasted, I get that. These are historic signs, replicas of historic signs, but why couldn't they make a small sandblasted one, like the one that was approved, painted in the colors that they want, and put it next to these signs because then it falls within our guidelines, we're still giving a deviation, I understand, but as opposed to a flat painted sign, if we want to keep enforcing these guidelines, we probably should have them make a sandblasted one, paint it the colors that they like, like the one that, not this one, but the one you showed in Exhibit 7, in order to at least be following our guidelines. Having it painted flat, if the body wants to approve that because these two signs, like you said, these signs are replicas of the original that are painted flat on boards, that's up to us for discussion, but it would be nice to have some consistency in the logo all the way around the building, have it all be the same as opposed to two, three -- right now, it's four different renderings of the Best Western -- I mean three different renderings, two in brass, one painted, and one sandblasted, correct?

Ms. Thackerson: No. There's three brass and one sandblasted.

Dr. Six: One sandblasted. Okay.

Ms. Thackerson: All the -- yeah, and then they --

Dr. Six: And so you're asking if we get rid of the sandblasting that these could be painted, is that what you're saying?

Ms. Thackerson: No. I was just -- I'm -- you know, that was brought up so --

Dr. Six: No, I'm just -- 'cause the variance. Why are we giving them a variance then, because we're allowing the flat signs?

Ms. Chandler: 'Cause the painting is the variance.

Ms. Thackerson: The painting is the variance.

Dr. Six: Yeah. So if we tell them they have to take down the brass, we're still giving them a variance to keep the painted flat signs up there?

Ms. Chandler: But we're all feeling good about the historic qualities of our painted sign.

Dr. Six: Yeah. I'm just trying to get it 'cause she said you're still giving them a variance. I'm like how are we giving them a variance?

Ms. Thakerson: ...(inaudible)... our code doesn't allow the painted, yeah.

Dr. Six: ...(inaudible)... flat signs. Yes. I think that anytime you have something that is before 1969 that's historic that maybe we should stick with that as opposed to making, you know, something that was rendered in 1969.

Mr. Guerrero: I'm just -- I'm a little bit concerned though about the look. I mean we do really respect the building and the look of the building, when we do produce a sign like that, that would be sandblasted and made of wood, it would have to match the franchise colors of blue, gold, and red, and I think if you mount that, again, you will see that. You're right. That will stand out. The question is: How will it stand out? You know, is that really what you guys are looking for in this Commission to make, you know -- I think the two signs would be a little contradictory to one another.

Dr. Six: So would you get rid of the one that's sandblasted then so they're all homogenous and the same all the way around if we gave you a variance for brass, would you get rid of the 1998 approved one is what you're saying 'cause the colors are brighter? Well, because three of them are like this and the other one was the one that was approved that's blue and red and gold.

Mr. Guerrero: Right, 'cause that's what had to be happen because we didn't have a fourth one, yeah. I certainly would be happy to bring that up to the ownership. I'm sure they, you know, they probably would be happy to do that.

Dr. Six: I'm just saying because right now we've got really three sets -- three different signs, we've got two with the solid brass, one with the ...(inaudible)... and then the blue one with the Best Western colors. Yeah.

Ms. Salazar: Four. Four different signs ...(inaudible)...



Dr. Six: Yeah. Should be nice to get some kind of -- and I would definitely recommend we stick with the original historic sign, yeah, 'cause -- you know, and the ones that they reproduced off the historic sign. It's just coming up with the best way to allow Best Western to be in compliance with what they need to be and for us to honor our duty to the area.

Mr. U`u: So the motion again? Sorry.

Ms. Chandler: The motion was to approve the signs as they are without the Best Western logo and to address the Best Western logo in a different way than it is being addressed right now. So I would say that they have currently one approved sign, and they have two that are variances that are painted Pioneer Inn, right? One is actually approved and the other one was a replica of an approved sign?

Ms Thackerson: Yes.

Ms. Chandler: So I think in term so of the Pioneer Inn portions of all the signs that we could move to approve those portions and that they Best Western logos are still not resolved at this point.

Mr. U`u: So what would you recommend 'cause we're on the --

Ms. Chandler: I really, personally, I am not in favor of the brass, so my recommendation -- my move -- if I make this motion, I will move to remove the brass and affix a sandblasted or painted version of the Best Western logo, which could look something like the one on the far right that's there right now if it were painted, that would be basically the outline I would follow so that it's still visible, but from a distance, you know, you could see that it was Best Western but up close, I feel if it is a brass sign and people can tell, that it's going to lend itself to other people copying that sign.

Mr. U`u: So the motion would be to get rid of the brass, sandblast, and how do we attach it or we abut it to the three existing Pioneer signs is what you're saying?

Dr. Six: Abut or adjacent ...(inaudible)...

Mr. U`u: That's what I'm bringing up is it going to be adjacent or abutted? The one that was approved was -- it's a one piece so if we can be consistent in abutting the pieces so the -- it stays the same, you don't have that square to one round corner deviation where it abuts and it looks as if it's one piece.

Ms. Chandler: Yeah. I agree.

Mr. U`u: That's what we're shooting for?

Ms. Chandler: Yes. I believe that it should look like it's one piece. I just feel that whatever elements of the sign that are not in compliance with the sign design guidelines, the brass, should be taken off and replaced with either a sandblasted or a painted version. Right now. It's not clear which way they would go 'cause they have some sandblasted signs and some painted signs, and I would not like to tell them how to proceed in that direction. I think it's their choice whether they do a sandblasted or a painted version of the Best Western logo but that that should replace the brass.

Mr. U`u: Okay. And the next would be color.

Ms. Chandler: And the colors, I would defer to you guys.

Dr. Six: But weren't they already approved in '98 because there is one existing sign that was approved?

Mr. U`u: Okay, so we can live with the colors of the existing previously approved. Okay.

Mr. Guerrero: But, again, if we do replicate any sign, we're required, based on our other governing body, it has to be that color, so I mean if we have to --

Dr. Six: Fine.

Mr. Guerrero: If we have to make another sign --

Ms. Thackerson: Is this your logo color here?

Mr. Guerrero: Yeah.

Ms. Thackerson: Okay, so we're going to basically have this little piece next to abutting the Pioneer and maybe you could -- I mean I see how you have the white kind of around it but we got the white -- so it's going to ...(inaudible)...

Mr. Guerrero: Well, you know, this would be taken down.

Ms. Salazar: Then, in effect, it becomes one sign instead of two sign 'cause right now you're looking at two signs on one side instead of one sign on one sign.

Mr. Guerrero: It's just that really I mean just the blue out there it's just I think might be pretty -- I'm sorry.

Dr. Six: Well, you're saying they have to -- if they're painted, you know, you're not giving us -- you're saying they have to be blue or we have to take something that's outside of our guidelines, so what I suggested is it's in our guidelines to use gold leaf and silver, if they wanted to do a sandblasted sign and gold leaf, that it would look like a brass relief sign and fall in our guidelines. Since they only want to use the bright colors, we can't tell Best Western, we can only say what the guidelines are here, which we did not make, which other people had the wisdom to create, so we're bound by this, I totally understand your position that these garish red, white, and blue, hideous signs are going to cheapen the facade, but to me the gold thing is modern and not fitting to the area, so, unfortunately, they have a logo that isn't particularly historic iconic other than more modern times. So we're kind of stuck between either --

Mr. Guerrero: We just wanted to be as subtle as possible with that. That was really our goal, you know.

Dr. Six: Make it small. Make it tiny. Make it as small as you can.

Ms. Chandler: But you already have that logo up though. That's the part I don't understand. If the hotel has such a big stance on not liking that logo, why is it still there?

Ms. Kanuha: Yeah.

Mr. Guerrero: Well, it's written into our franchise agreement.

Dr. Six: No. She means the one that was approved in 1998, like you already have one up there that's red and blue, and then you decide you don't like that so you want to be more subtle by having the gold, but, you know, the red and blue one was already up and it's still up, so we already have one garish one and three ...(inaudible)...

Mr. Guerrero: I mean, you know, that one's, at this point, a bit faded. Definitely, if anything's going to happen, it's going to have to be restored, you know, that's why, you know.

Mr. U'u: The one issue I have is, personally, what he brought up is that that original looking Pioneer Mill sign that's -- they looking to abut a Best Western logo wouldn't make it look appealing, so I'm thinking of just leaving it blank without the Best Western, and the rest you can do and be consistent, but it won't match. The gold doesn't match the existing sign, and that blue with the red, abutting that, wouldn't match either. So I would tend to want to leave that as Pioneer Inn and the rest of the signs you can abut your Best Western logos as how we see fit here. Am I missing something?

Dr. Six: Well, I think the signs are replicated so there's two identical replicated signs, correct, the one and then the one that was replicated?

Ms. Thackerson: Yes. Yeah. So this is the original.

Dr. Six: Got it.

Ms. Thackerson: The original sign.

Mr. U`u: We should say, "original," since it's original.

Ms. Thackerson: Yeah. That's great. You know, they can -- they dug that up out of somewhere and had it, and that's great, and so you can see the detail in it in the photos I gave you, and so then they replicated it right here, and so they have -- so that one's the original one and then they have these two that are the replicated ones. So, you know, I, personally, wish they had just done that on all four sides but this one's here and has been approved or was previously approved by the CRC in '98.

Mr. Guerrero: And that one was at a different location originally. We had a breezeway, a different entrance to the hotel and that was a hanging sign, you know.

Ms. Salazar: And that's why it's different.

Mr. Guerrero: Yeah, that's why --

Ms. Salazar: That explains it.

Mr. Guerrero: So, you know, it's been moved at this point and, certainly, that one's up for, you know, it's honestly not my favorite sign on the property.

Ms. Salazar: Well that really sheds a whole new light on this then, I mean that it once was a hanging sign in a whole other location.

Mr. Guerrero: Yeah.

Ms. Salazar: So we could also say let's change that one, and make it like this ...(inaudible)... the Best Western, and then it's all four sides are consistent. Because now we're trying to follow that and there's three other sides that don't match so if -- yeah, so that's not leader.

Mr. Guerrero: Right.

Ms. Thackerson: Because they did move it, you are correct. They're allowed to have -- they were allowed to move it because they have those four streets, but because it was moved, it is now no longer the same approval that the body approved in '98 because they did approve a hanging sign with this detail in the position that it would be in when it was hanging.

Ms. Salazar: Yeah. So to move it and put it somewhere else changes the entire approval.

Dr. Six: I agree with Bruce to about the modern logo up against the historic signs would be not appealing aesthetically, I mean either to have a completely modern sign with this or to keep the historic signs. Is there any way the Best Western logo could hang below it as a hanging sign? Does it have to be immediately side by side by the name? It has to be?

Mr. U'u: I would put it in the back.

Dr. Six: Well, I'm thinking like you walk in to check in you have a hanging sign that says "Best Western."

Ms. Kanuha: In the back of the check-in registration ...(inaudible)...

Mr. Guerrero: We go through an inspection every six months over there and we've tried to be as subtle as possible and still, you know, get our inspection approved.

Ms. Salazar: So because this Exhibit 7 sign here is -- it's no -- it changed everything right now because now we can just say change that sign to look like the other three of Pioneer Inn, like the replicated original in Exhibit 3, yeah? We could do that. And then all four sides would be consistent. And then we just have to deal with this other issue of Best Western logo and colors and things like that. 'Cause as it is that's, well, Exhibit 3, 4, and 5 are actually two signs on each side instead of one sign on each side.

Ms. Thackerson: Yeah.

Ms. Salazar: Okay.

Ms. Kanuha: I just need some clarity.

Ms. Salazar: How many hanging signs can be on a building, like this four-sided?

Ms. Thackerson: You get one per business frontage, and they have four frontages.

Ms. Salazar: Okay, so then they could, in effect, hang the Best Western under the Pioneer Inn.

Dr. Six: Yeah. We were just saying it would be quite nice if you could --

Ms. Salazar: Yeah.

Dr. Six: If you suspend it below Pioneer, right in the center --

Ms. Thackerson: If you do that though, then the oval hanging sign here is now two hanging signs.

Ms. Salazar: But it's also not in compliance.

Ms. Thackerson: Yeah. Yeah. They could move it up but they have another one on their -- this is the one where they have two signs on it.

Ms. Salazar: Okay.

Ms. Thackerson: Yeah. I'm just -- you know, so now we're going to be giving them three signs on the wall, which we don't want to do, so they have to pick. Yeah.

Dr. Six: Could they move that up and screw it on like you did at Fleetwood's, like you suggested, what they did with their -- I guess you were suggesting that because -- putting it up a little bit and so it's not a hanging sign.

Mr. Guerrero: I think it's a neat idea. It's just, again, we're going to be out of compliance. It's just really hard because we have two very stringent boards that we're dealing with that we really want to do -- everyone to be accommodated, you know.

Ms. Kanuha: Yeah. And we actually out of compliance already.

Dr. Six: Yeah, you say you're not in compliance right now.

Mr. Guerrero: Oh yeah but --

Ms. Kanuha: In 1998, that sign was actually approved for the colors, for the sign, and for the location.

Ms. Salazar: Yeah, the location ...(inaudible)...

Ms. Kanuha: But my understanding right now is that that approval is null and void because you took that sign from where it was approved, the location, now you got it somewhere else.

Ms. Salazar: Yeah, so it's not --

Ms. Kanuha: So, therefore, the agreement is in violation already, like null and void. Is that my understanding? I just want to understand.

Ms. Salazar: Yes. It's null and void.

Ms. Kanuha: Because there's so much going on right now.

Mr. Guerrero: Yeah, I mean we have a lot going, you know ...(inaudible)... the sign, you know, we probably would be happy to move that sign, you know. That just was done during construction to not waste the sign.

Ms. Kanuha: Yeah. And, you know, I worked for a international branded company as well and I know brand standards change, colors change, logos change -- well, maybe not the logos, but the colors change, font changes, everything changes, so what happens, how often does Best Western, I mean do they like change their colors, do they change their fonts, they could, you know -- so is it -- if it changes again, does it come to the CRC to get approved because the font went from, you know, Copernicus, something else to Helvetica, you know, so I'm saying that is this possible -- possibly going to change again?

Mr. Guerrero: Well that would certainly be a real problem for us.

Ms. Kanuha: Yeah, so -- well ...(inaudible)...

Ms. Salazar: We're looking at three different versions of Best Western in Exhibits 3, 4, and 5 anyway. I mean in the colors -- you know, the dimension, not dimension, but the embossments have already -- they look -- you know.

Ms. Kanuha: Well, in 1998, it got approved, but they moved it, so therefore it's null and void. There's no approval now. Is that my understanding?

Ms. Salazar: Yeah. So now we have a clean slate.

Ms. McLean: Could we clarify that the Best Western signs in Exhibits 3, 4, and 5 are actually identical? They don't look that way in the photograph.

Ms. Salazar: No. They're not identical.

Ms. McLean: It may just be how the photograph is printed.

Dr. Six: Because one of them got a dark background.

Ms. Thackerson: One definitely looks like blue, like enamel.

Ms. McLean: Well, that's what I'm asking.

Ms. Thackerson: Yeah.

Ms. McLean: We need to get a better understanding of what's there today. You know, I'm asking the representative from the --

Dr. Six: If you look at 3, 4, and 5, yeah ...(inaudible)...

Ms. McLean: I mean when you go out there today and you look at those three different signs, do they look the same or are they in fact different because they look different in the exhibits?

Ms. Salazar: Oh, he's got more photos.

Dr. Six: Yeah, one looks like solid brass, one looks like it's got the letters highlighted in brass, and the dark is ...(inaudible)...

Ms. McLean: Can you answer the question? Are those three all the same as each other?

Mr. Guerrero: They're very close. I'm passing around a set of pictures, one of each, so you can take a look yourself.

Ms. Salazar: Exhibit 3, is this the one that's all brass where it's totally reflecting? Oh, that's this one, obviously.

Mr. Guerrero: Okay, that is Wharf Street. That is the front of the building.

Ms. McLean: So there is some slight difference among them?

Mr. Guerrero: Very mildly. Yeah. There is. Two of them were purchased together and one of them was purchased separately.

Ms. Salazar: Well, you can tell that this one is Exhibit 4 because there's a coffee sign under it, and this Exhibit 5 because of the divers ...(inaudible)...

Ms. McLean: If I can sum up --

Ms. Chandler: Yeah, I have -- along those lines, I have that question. So we're actually asking, like you said, two of them were bought at the same time, are 4 and 5 identical?



Mr. Guerrero: Two of them are identical. Let me see what you have for 4 and 5.

Ms. Salazar: That would be 4 and 5. Yeah. Okay. 'Cause number 3 is all brass.

Mr. Guerrero: Yeah. It does look like 4 and 5, yeah, are identical.

Ms. Salazar: It's a little deceiving, one looks brown, one looks blue --

Ms. Chandler: Yeah.

Ms. Salazar: Does it look brown and blue on those?

Ms. Thackerson: I know. It's hard when the light's hitting it.

Ms. Salazar: Yeah. So --

Mr. U`u: So I'd like to keep the signs this original one.

Ms. Salazar: Yeah. So we should change the sign --

Mr. U`u: That's one, hopefully, we can all can agree on. But I guess the next question will be the Best Western logo.

Ms. Chandler: Okay. So maybe I'm going to withdraw my motion, so I am going to withdraw my motion.

Mr. U`u: I think I second this. I going withdraw my second.

Ms. Chandler: Okay. Yes. And I would like to make a new motion that we approve only the Pioneer Inn signs first, right now, so in this motion, it's just the painted Pioneer signs that are replicas of the sandblasted Pioneer Inn sign.

Ms. Thomson: For clarification, are you talking about item number 2, the staff report page 2, the reproduced painted-on-wood building sign that does not have dimensional characteristics?

Ms. Chandler: Yes.

Ms. Salazar: Where the staff report? Oh here.

Dr. Six: The original, the one that reproduced isn't dimensional, it's not the sandblasted one, it was the original Pioneer Inn hotel sign, and they restored it, found one is original and had Paul Kasprzycki manufactured two other ones?

Ms. Thackerson: They had, yeah, two other ones, one was approved --

Dr. Six: So there's one original and two replicas?

Ms. Chandler: And the originals are already permitted I believe.

Mr. Guerrero: Yeah, the two are --

Ms. Thackerson: The original is permitted and the first reproduction was permitted. They just came in ...(inaudible)...

Ms. Chandler: So we want to approve the third painted sign as a variance but I move to approve that.

Mr. U`u: Can we take up this matter separate from the Best Western?

Ms. Chandler: Yes.

Mr. U`u: I second that. Now we can call for one vote or discussion.

Dr. Six: Let me just make really clear. We're going to approve the three painted signs. Two are approved, we're going to approve the third painted sign. Are we going to do a separate motion to get rid of the sign that was relocated and put up a fourth painted sign?

Ms. Chandler: As a separate motion.

Dr. Six: Okay. Separate. Okay. That's my discussion.

Ms. Salazar: Thank you.

Mr. Kubota: Any further discussion? If you could restate the motion one more time for us.

Ms. McLean: The motion is to approve the third reproduction sign of painted Pioneer Inn, like the original, and the other reproduction sign.

There being no further discussion, the motion was put to a vote.

***It has been moved by Commissioner Chandler, seconded by Commissioner U`u, then unanimously***

***VOTED: to approve the third reproduction sign of painted Pioneer Inn, like the original, and the other reproduction sign.***

Mr. Kubota: Motion carried.

Mr. U`u: Okay, the next one would be to --

Ms. Salazar: Next issue.

Mr. U`u: Next issue would be --

Ms. Salazar: The fourth sign.

Mr. U`u: The fourth sign.

Ms. Salazar: Yeah, this one.

Mr. U`u: Pioneer Inn painted sign that was a hanging sign at one time. Go ahead.

Ms. Chandler: So, currently, the fourth sign, which has a Best Western logo attached to it, it appears, which was approved in 1998, and through discussion today, we learned was moved and is no longer approved.

Ms. Salazar: No longer in compliance.

Ms. Chandler: No longer in compliance where it sits. I move that that sign be replaced to match the other painted signs that were just approved in the previous motion.

Mr. U`u: Second.

Mr. Kubota: We have a motion and a second. Anymore discussion?

There being no further discussion, the motion was put to a vote.

***It has been moved by Commissioner Chandler, seconded by Commission U`u, then unanimously***

**VOTED:** *that the fourth sign, which has a Best Western logo attached to it, that was approved in 1998, and through discussion today, it was learned that it was moved and is no longer in compliance where it sits, that this sign be replaced to match the other painted signs that were just approved in the previous motion.*

Mr. Kubota: Motion carried.

Mr. U`u: Okay, Best Western.

Ms. Salazar: The Best Western part.

Mr. Kubota: Now, the Best Western.

Ms. Chandler: So, currently, we have an issue of Best Western logos that are affixed next to approved Pioneer Inn signs and, in this case, I move that those logos be replaced with a painted or sandblasted version of the Best Western logo that is consistent on all four signs but gives a more historic quality to the signage in the historic district.

Mr. U`u: I going second for discussion. Second.

Ms. Salazar: And discussion. So are you saying that the Best Western logo -- is this constituting a second sign on the side of that? So you're going to allow two -- but it's going to abut?

Ms. Chandler: As it currently is.

Ms. Salazar: Abut, and then have the appearance of being one sign in so effect?

Ms. Chandler: I believe --

Ms. Thackerson: Sorry.

Ms. Chandler: Go ahead, Candace.

Ms. Thackerson: You actually can't have two wall signs.

Ms. Salazar: Yeah, that's what I was --

Ms. Thackerson: Yeah, this either has to be one sign or you can make it hanging. You can tell them the Best Western logo has to be hanging.

Ms. Salazar: Yeah, that's more safe.

Dr. Six: So I move the Best Western logo has to be hanging below, right in the middle, and below the --

Ms. Salazar: There's already a motion on the floor.

Ms. McLean: There's the motion on the floor so that discussion needs to conclude.

Ms. Chandler: I'll withdraw my previous motion.

Mr. U`u: I withdraw my second.

Ms. Salazar: We're getting there.

Mr. U`u: You're going to make a motion on the hanging?

Dr. Six: I make a motion that the Best Western sign either be painted or in a dimensional sign, wood-blasted, and hang -- be suspended in the center and below the lettering of the Pioneer Inn. So it would be right -- if you see Pioneer Inn, there would be Best Western but it would be not one sign in case the Best Western were to no longer manage the property or be in partnership with the Pioneer Inn, it could come down, the integrity of the building would stay, you'd get a vision of what it might have looked like, and then the Best Western sign will be proudly displayed in their colors someway and it fits within our guidelines.

Mr. U`u: Second.

Mr. Guerrero: But just --

Ms. Salazar: How large would that sign be? We're still --

Ms. Thackerson: Eight square feet is the maximum that they would be allowed.

Ms. Salazar: That's kind of huge.

Ms. Thackerson: That's pretty big.

Ms. Salazar: Quite huge.

Ms. Thackerson: But that's what they're allowed so --

Mr. Guerrero: Is it okay for me to speak for just one second on that motion? I think it's a neat idea, I really do, I think it's thinking outside of the box, unfortunately, we're not permitted to display it that way with our franchise.

Ms. Salazar: You cannot hang it ...(inaudible)...

Mr. Guerrero: Yeah, it has to be --

Mr. U`u: Sorry.

Dr. Six: Yeah, sorry, Best Western.

Mr. U`u: Look at number 6 again, "Full compliance with other state and county --" we cannot take that, maybe you have to, but we don't. Sorry.

Dr. Six: Yeah.

Mr. U`u: And no disrespect.

Mr. Guerrero: No, I know. It's just that we don't want to lose our franchise status. It's very, very important to the running of our business. It's not a late decision you guys are making right now for us, please understand that.

Dr. Six: Well, maybe we should talk to a Best Western representative so they could understand the concerns of the historic district as opposed to always putting it on you, like we're going to pull our franchise if you don't do what we say, let them understand that there's a body that governs this area that's outside of your control and so they shouldn't have it all, you know, if you don't give us our sign, we're pulling our franchise. I can't imagine Best Western would want to lose the Pioneer Inn, but maybe they would.

Mr. Guerrero: Well, they've already kinda signed to the agreement based on the past approvals.

Dr. Six: There was no past approvals, and the one that was there was a hanging sign.

Mr. Guerrero: No, the past approval being the logo sign next to the Pioneer Inn sign.

Dr. Six: Well, I think that the problem is is the one that they made was sandblasted, and it's a modern sign, and it says, "Pioneer Inn," and it says, "Best Western." These are one is a historic sign, so to take a modern logo and attach it to it is not correct. So right now, as it is, they're not attached, they're next to it, so why do they have a problem of being below it? They're not on the same sign now anyway, they're just a plaque next to it, which

doesn't seem to be what they want, which is their name on the sign, and I don't think anyone is going to approve the historic original sign suddenly have the Best Western attached to it, so we're all kind of dealing with either having it to the side or below, but it certainly doesn't diminish their presence, so maybe we need to revisit with them.

Mr. Guerrero: What do you mean by "below," specifically, are you talking --

Dr. Six: No, if we hang the sign, right, if we have it below. Right now, we have just approve replica signs, one original sign and three replicas that have the integrity of the building. You're saying the name has to be next to the -- the same sign, correct? 'Cause right now, it's --

Ms. Salazar: No. He's saying it cannot be hanging according to their standards, right?

Mr. Guerrero: Right. Right. Well, according to the rules, no, but through several meetings, they were able to find an agreement that if we were to put it off on a plaque beside the hotel name because it was a hotel district, they did allow for that.

Dr. Six: Well, maybe a couple more meetings, they'll let you put it below the name because they already let you make a variance on what they -- because it's a historic building, I'm sure they must understand that, and, for me, the impact isn't a diminish of the name, but now you can see Pioneer Inn without any noise. You see the integrity of the sign in the historic district, and you see a modern management symbol underneath, so for me, having it underneath as opposed to the side still seems to be outside but, you know, they had to negotiate with you to have it along side, not part of the sign.

Mr. U`u: Just to add comment. And you can go take it back to them and see how they respond. You know what I'm saying? And not to put you in an unfair position, but it's what's happening is you're putting us in an unfair position. So I think we can come up with something, spit it out what we think what best fits the town, you can go back explain to Best Western the decisions made by this body, and maybe if you run into a problem where the potential of losing Best Western as the managing entity, you can come back and explain that to us. I don't want you guys to go bankrupt. That's never the intention. But our job here on the board is to keep this town from running amuck, but it is right now, and you're not helping us, I'll be honest, or you're putting the blame on Best Western, but that's not in our position to conform to your guys' codes. It's your conditions that going have to conform. And I heard you many times throughout the meeting saying, oh, we cannot because, I like to stop that already. I don't want to hear that no more. It's a done deal. I heard it ten times from you already. No disrespect. I understand. But you can take our decision, take it back to them, and then you come back 'cause you keep telling us the same thing, but I understand what you saying, but it's not up to them.

Ms. Chandler: And you know, thank you, Bruce, because I agree. We're not -- it's probably very unpleasant for you but, honestly, this is us trying to accommodate you because we could have said take the Best Western sign down period. It's in violation period. But we didn't say that. We're trying to help.

Ms. Salazar: And I wanna add -- I'd like add too really we need to just because if in effect they say we're going to hang the sign, that it does say that shall not be greater than, it doesn't say it's going to have to be eight feet, so I think we need to specify that if they're going to hang -- like that size is acceptable to hang, but an eight-foot square sign is not acceptable to hang 'cause it doesn't say -- it just says shall not be greater than, and isn't it also our job to set that, you know, how large you can --

Ms. Thomson: Can I interject something? If that square footage of sign is allowable, it is allowable.

Ms. Salazar: Okay.

Dr. Six: Well, what I would say that the only way we can accommodate Best Western's desire to have their logo immediately next to the hotel name is to take these historic signs down and make all signs that are sandblasted, like the one that was approved, and make it consistent all the way around, and I don't think that's necessarily your desire because we like the historic flare but we have to have some kind of, you know, continuity, so either all the signs look the same, which we're getting there if we have them all painted, they all match the original sign, which is fantastic, and we're just trying to make a way to accommodate Best Western, and we totally understand your position, but as Bruce said, you put us in a terrible place where I gotta, oh, give you your variance or you're going to be out of business. I really don't think Best Western will shutdown. I think they'll probably work with this Commission, and you make it our fault. You take it to them and say, hey, we went and tried. This is what they said.

Mr. U`u: And you tried. Believe me.

Dr. Six: You said -- and then they can write back we're not going to do it and we'll re-look at it again, but maybe they'll say you know what? We'll hang 'cause maybe they'll give us a variance on there 'cause if they're so rigid, how come we cannot be?

Mr. U`u: And the best case is that we actually letting you guys hang your logo on top of that in a historic district, which I think you guys should be happy about because we could easily say we don't want the logo period, because I think it doesn't match anyway, but we're bending, and we're flexing.

Dr. Six: Yeah. We don't have to comply with Best Western.



Ms. U'u: But we're still giving you the benefit of your Best Western sign, which we took into consideration because was corporate, but that's as far as we're going.

Ms. Thackerson: I just wanted to point out, on Exhibit 2, number 4 in the original approval letter, it says, "The Best Western logo may be applied as a sign on the Wharf Street entry to the building."

Ms. Salazar: Oh, just on the Wharf Street.

Ms. Thackerson: Yeah. And then it says, "Said sign shall be no larger than four square feet." But this, I'm assuming here, because now these are two signs, right? So probably at the time that body thought to themselves: We can't approve two wall signs. You're only allowed one. So they had to grant them a variance, which is why number 4 -- or deviation, number 4 is a deviation in itself to allow two wall building signs. Do you see?

Ms. Salazar: Okay, so the Wharf sign ...(inaudible)...

Ms. Thackerson: Right. Because the Wharf sign was the original Pioneer sign, that's their wall sign. They're allowed one wall sign, one hanging sign. So in order to get that Best Western plaque up there, which - not plaque, sign - they had to get a deviation to have two wall signs because these are not connected, right? They're two signs.

Ms. Salazar: Okay. So only the Wharf Street is allowed to have the Best Western logo.

Ms. Thackerson: Yeah, as of the time of this approval. So if you don't want to have it hanging and have it -- I mean it seems to me that this body, and I don't even know if this -- but this body, this time, because they allowed them to have a second wall sign, they could limit the size of it because it's not allowed sign at all. They should only have one building sign. If the body is going to grant them a second wall building sign, then you can limit the size of that sign because it's a -- you're granting them something in the first place, so then you can then limit it. You have to give them the legally allowed size that they're allowed to have, but I caution you that they can still put up a hanging sign. So even if you decide, okay, let's grant them on all four sides the Pioneer Inn and the Best Western logo next to it, all wood painted, because you are worried that if we allow them the hanging sign, it'll be too large, and you can limit them by giving them two wall signs, I just worry that then they could come in later on and request a hanging sign.

Ms. Salazar: You mean after a wall sign?

Dr. Six: Candace, we can't limit them the hanging signs? We can't make this --

Ms. Thackerson: You can't tell them, no, you can't have a -- if you're going to grant them a variance --

Dr. Six: No, but I mean you can't say we have to let them have it be eight feet. We can't say, if we have a hanging sign, we can't give a specific size?

Ms. Salazar: No.

Ms. Thackerson: No. No.

Ms. Salazar: She just clarified.

Dr. Six: That's what I just ...(inaudible)...

Ms. Salazar: So but I --

Ms. Thackerson: Go ahead, Erin. I'm sorry, Erin.

Ms. Wade: I'm sorry. Just to interject. The size determination is in the historic district zoning, okay, where it says what their maximum permitted sign is. However, in the sign design guidelines, it does give the department and the Commission flexibility to reduce the the size if it's inappropriate for the size of the building, like I talked about with kiosk, so because that kiosk sign was -- we made it smaller because having a 12 square-foot sign on that -- the building's not 12 square feet wide, so that was an inappropriate thing for them. So there is flexibility for the Commission to say, if it was a hanging sign, 8 square feet is excessive. We think such and such is more appropriate. That you can make that kind of determination.

Ms. Thackerson: Thanks, Erin.

Ms. McLean: I think then the question would be: Does the Commission prefer for the logo to be hanging or mounted next to because it appears you have the authority for either one so --

Dr. Six: I think hanging below it because it keeps the integrity of the original sign, that's my person feeling, that hanging below it wouldn't diminish its presence, but that it wouldn't distract from the historic sign.

Ms. Chandler: I feel that we could offer that the logo could be painted or sandblasted and that it could be either next to the sign or hanging below and leave that up to the Best Western to come back here again because, ultimately, they're going to have to choose something that they feel is more consistent, we're already asking them to take the brass

signs down, so if they feel that below centered hanging is better than to the left, I would grant them that flexibility if they would agree to convert to the sandblasted and painted versions. But that may just prolong the issue and you could all decide today that it could be one way or another. I am with Candace though that if we allow a second sign, that opens up for another hanging sign, and it could be large, and we could have no control of the size, you know, at that point, so it could be more gaudy. You don't know, you know.

Dr. Six: Yeah, I think even if we go with one or the other, we still need to limit the size. We need to tell them, even if it's going to be mounted as a second sign on a wall or a hanging sign, that we should give them some parameters because we don't want it to be eight feet and since we're allowed to do that. I, for one, would prefer a hanging one because people come and go, the sign could be taken down, put up, it doesn't detract from the Pioneer Inn facade, which is older and been around longer ...(inaudible)... Best Western, I don't know how long they've been around, but the idea that that should be -- it's for me that -- I like it with the idea of it not having anything on either side, personally.

Ms. Salazar: Can we say one or the other but not both?

Mr. U`u: Yeah.

Ms. Salazar: Can we say that?

Dr. Six: The choice is to have a hanging or side-by-side, limit the size, but it should be consistent, right? It shouldn't be on the side on one side and hanging on the other side, right? Then it would be consistent.

Ms. Chandler: Or maybe that it is the same size as it is now, just that it's not going to get any bigger than what it is but it could be --

Dr. Six: But they either hang it or they leave it on the side.

Ms. Chandler: Yeah.

Dr. Six: They don't have one hanging on the front --

Ms. Salazar: She's going to answer that.

Ms. Thomson: Okay. Yeah. So the County Code allows them to have one wall-mounted sign and one hanging sign and it limits the total square footage. The sign design guidelines authorize this, the Commission, to limit the individual sign area in the event that the size is not in keeping with the architectural scale of its surroundings or creates a potential hazard due to height above grade, disruption of vehicle, or pedestrian circulation, etcetera.

So that -- it gives you some flexibility to limit the size of the sign but I don't know that you can go as far as you're talking about right now.

Ms. Salazar: Okay. But if we -- now that there is one sign on each wall, that is fulfilled.

Ms. Thomson: That's one wall-mounted sign is still --

Ms. Salazar: Yeah, one wall-mounted sign is fulfilled, so if we grant a defer -- deviation to the wall sign in lieu of a hanging, then that's essentially something they could agree to if we go to the -- if they want the wall sign.

Ms. Thomson: I think, yeah, the applicant would --

Ms. Salazar: I guess we -- we've been looking for someway not to allow both.

Ms. Thomson: The applicant could make certain representations if that, you know, if that's an agreeable solution.

Ms. Salazar: Because I don't hear that the hanging is something that they'd like to do and, like I say, we're trying to work with, yeah, and --

Dr. Six: I think we also want to make sure there's not like another hanging sign eight feet underneath ...(inaudible)...

Ms. Salazar: Exactly what I'm driving at. That's right.

Ms Six: Yeah, I know. I got that. ...(inaudible)...

Ms. Salazar: That's why I'm saying, 'cause we already granted that, that sign is set already, so that's pa'a. So can we do that? And then I'm the one --

Ms. Thackerson: Second wall sign in lieu of a hanging sign you mean? Is that what you're saying? A second -- the Best Western logo to be placed as a second wall sign?

Ms. Salazar: Yeah, because we would be granting the deviation that way and we would do that so that we know that they're not going to hang something in addition to the deviation.

Dr. Six: So, say, if you decide to choose to not go the hanging option and you want to mount it that that will forgo your ability to hang a second sign underneath.

Ms. Salazar: Yeah. Simply because it says they can hang it. We want to make sure that that point is covered.

Dr. Six: And then I think, just quickly, on the sign going into the restaurant, I mean it's oversized ...(inaudible)...

Mr. U`u: That's next ...(inaudible)...

Ms. Salazar: Wait. We haven't gotten there yet. Okay, so --

Ms. Thomson: Before we get too far into that, so the motion on the floor is regarding hanging signs, so, you know, just to be sure that you don't get ahead of yourselves, you're still in the discussion on that.

Mr. U`u: Discussion of hanging signs, correct?

Ms. Salazar: We're discussing the walls, the four walls right now whether -- the hanging thing is creeped in because it is part of the -- of what is allowed so we have to discuss it at this point with regard to the Best Western logo sign so --

Ms. McLean: Maybe the maker of the motion could withdraw, and the seconder withdraw, and we'll start --

Mr. U`u: I withdraw my second.

Ms. McLean: Start again.

Ms. Chandler: I'll withdraw my motion.

Ms. McLean: So would the motion be to allow a second wall sign on each wall with the Best Western log either sandblasted or painted, not to exceed --

Mr. Kubota: Four square feet.

Ms. McLean: Four square feet in lieu of hanging signs.

Ms. Salazar: Yes. That sounds right.

Mr. Kubota: That sounds like a very good motion.

Mr. U`u: I'd like to take your motion and make it mine. I make a motion --

Ms. Salazar: I'll second.

Mr. Kubota: Any further discussion?

Dr. Six: So we're not going to give them an option to hang. We're just going to say if they take and put the wall signs. And four feet, is that -- that's what they are now, those are four-by-fours?

Mr. U`u: Two-by-two.

Dr. Six: Two-by-two. That doesn't look four-by-four.

Ms. Salazar: But it says four square feet, it doesn't say four-by-four.

Mr. U`u: It's two-by-two.

Mr. Guerrero: I think the height is 17 inches. I'm not exactly sure about the width.

Dr. Six: I just want to make sure they don't put a four-by-four.

Ms. Salazar: It's four square feet.

Dr. Six: Got it. Got it. Great.

Ms. Thackerson: It has to fit within the fascia.

Ms. McLean: I think to clarify, the colors of that would still have to conform with the design guidelines.

Mr. U`u: Okay.

Ms. McLean: Unless the Commission grant the deviation from that, so I don't know if you want to make that --

Mr. U`u: That's one other discussion right now.

Ms. McLean: And so, okay, we'll deal with colors in a separate motion.

Ms. Thomson: And also whether you're allowing them to just do painted signs or whether it needs to be --

Mr. U`u: That was on the motion. So we go vote on that motion now? Well, after we discuss. And we can go with color schemes after.

Ms. Salazar: Would you like -- someone like to reword that just to get really clear, not reword, but reread it, read it back.

Ms. McLean: Okay.

Ms. Salazar: There you go.

Ms. McLean: To allow one additional wall sign on each of the four walls with the Best Western logo, either sandblasted or painted, no larger than four square feet.

Mr. Kubota: Why don't we just add on colors to conform to design guidelines, then we do have to take up a whole separate --

Ms. McLean: Well, that would be up to the maker of the motion to amend.

Mr. U`u: 'Cause I think there's going to be more discussion on the colors that's why I'm thinking, might be separate, so I'd like to take it up separate.

Mr. Kubota: Okay.

Ms. Salazar: So that's the motion, and I seconded it so --

Mr. Kubota: Any further discussion?

There being no further discussion, the motion was put to a vote.

***It has been moved by Commissioner U`u, seconded by Commissioner Salazar, then unanimously***

***VOTED: to allow one additional wall sign on each of the four walls with the Best Western logo, either sandblasted or painted, no larger than four square feet.***

Mr. Kubota: Motion carried.

Mr. U`u: Okay. Color.

Ms. Salazar: Or do you want to do the hanging sign before we go color or do the colors now?

Ms. Chandler: No, it was in the last motion.

Ms. Salazar: It was in lieu of a hanging sign.

Ms. Chandler: Fabulous. Mahalo, Owana.

Mr. U`u: So color.

Ms. Chandler: Color. So --

Mr. U`u: 'Cause they get one different color approach that's different from --

Ms. Chandler: Yes. And I think, at this point, because we have resolved a lot of our personal issues, I'll make a motion that whatever color is the standard for Best Western at this point in time, as long as it conforms to being painted and sandblasted, would be allowable because from what he indicated, the allowable colors are the ones that were approved in 1998, which is the sign that is going to be replaced, and I think that that is allowable.

Mr. U`u: I'll flex with you and second that.

Mr. Kubota: It's been moved and seconded, any further discussion?

There being no further discussion, the motion was put to a vote.

***It has been moved by Commissioner Chandler, seconded by Commission U`u, then unanimously***

***VOTED: that whatever color is the standard for Best Western at this point in time, as long as it conforms to being painted and sandblasted, would be allowable because from what was indicated, the allowable colors are the ones that were approved in 1998, which is the sign that is going to be replaced, and I think that that is allowable.***

Mr. Kubota: Motion carried.

Mr. U`u: Okay, the big hanging sign.



Ms. Thackerson: Yeah. This one.

Ms. Salazar: That's the one I was talking about.

Ms. Thackerson: Now that you've allowed them the smaller Best Western logo in lieu of a hanging sign, this was their hanging sign previously, so --

Mr. U`u: Personally, I think that sign is cool.

Ms. Thackerson: Now, let me ask, just really quick, of the applicant, does this grill and bar have a separate business address, legally?

Mr. Guerrero: No. It does not.

Ms. Thackerson: Okay. Okay. That's part of our -- if they have two different business addresses 'cause so many different tenants share the same units, you know, you get 205A, 205B, we allow each tenant to have a sign, but if this is the exact same license address for tax, then you don't. Sorry.

Ms. Salazar: Okay.

Dr. Six: I would be supportive of giving them a variance or deviation to allow them to keep the sign. I think it's a very -- it falls within the guidelines, it fits the parameter, it's a little oversized, but it's not --

Mr. U`u: Is that a motion?

Dr. Six: I'm just discussing. So I can make -- I guess I could make a motion that we grant a variance for deviation to allow them to keep this hanging sign even though they are getting a second wall sign in lieu of a hanging sign that we would make a variation to keep this sign as is.

Ms. Chandler: I would second that.

Ms. Salazar: Allow the deviation?

Mr. Kubota: It's been moved and seconded. Any further discussion?

Ms. Salazar: No.

There being no further discussion, the motion was put to a vote.

***It has been moved by Commissioner Six, seconded by Commissioner Chandler, then unanimously***

***VOTED: to grant a variance for deviation to allow them to keep the grill and bar hanging sign, even though they are getting a second wall sign in lieu of a hanging sign, that we would make a variation to keep this sign as is.***

Mr. Thackerson: Okay, let me -- can I review because I gotta go write the letter later? So just so we're on the same page, so they're going to have the four -- these signs are all okay. I can issue decals for all of those. The brass signs have to come down. And they're going to be allowed to have a wood sandblasted or painted sign in their choice -- in either the logo colors or they could, if they don't like the logo and they think it's too bright, they can go with our design guideline colors too.

Ms. Salazar: And gold leaf too.

Ms. Thackerson: Yeah, and gold leaf, whatever it says in the design guidelines, or their logo colors. And then this sign's going to come down because they moved it and they're going to make a sign that looks like this, and with the same Best Western rules that apply to it, and then -- and this sign's just going to stay.

Ms. Salazar. Yes.

Ms. Thackerson: Okay.

Ms. Salazar: They can take that other one and put it in their board room.

Mr. Guerrero: I do have two questions, sorry, the way it is a little bit. Would we have the freedom to move the sign, if we decided, from Papelekane to Hotel Street? The original Pioneer Sign.

Ms. Salazar: Papelekane?

Mr. Guerrero: Yeah. So there's one that's right now on the Papelekane, if we're to remove that other sign, would we have the freedom to --

Ms. Salazar: Remove what sign?

Mr. U`u: Remove that sign?

Ms. Salazar: Hotel?

Mr. Guerrero: Well, you guys are -- we have to remove that one at this point, based on the discussion. There's one of these signs on Papelekane Street, if we were to put it into the prominent position, which this one currently is in, would that be something that would be acceptable?

Dr. Six: I think we were asking you to make a other sign so that the four signs are all the same.

Mr. Guerrero: Well, just to say that --

Dr. Six: You mean just get rid of one sign?

Mr. Guerrero: To say if we didn't immediately have one sign, would that be allowable to have that sign on the other side of the building?

Dr. Six: Yeah. Yeah. Yeah.

Mr. Guerrero: Okay.

Ms. Salazar: Do we need a motion for that so it's official? Do we like --

Ms. Thackerson: I don't think so. I think that's a technicality more.

Ms. Salazar: We don't want a wink and nod this time, yeah?

Mr. Guerrero: Right. Yeah. Because, yeah --

Dr. Six: I move that he be allowed -- that the Pioneer Inn be allowed to move the sign -- is this one facing the library the one you want to move to the --

Mr. Guerrero: Possibly. Yeah.

Dr. Six: So they want to move a sign that's currently approved to replace this sign, which we're asking them to take down. So I make a motion that they be allowed to do that.

Mr. Guerrero: As an option ...(inaudible)...

Dr. Six: As an option.

Ms. McLean: I don't know that -- if you make that motion, then it would seem that if they wanted to move any of the signs that they would be ...(inaudible)...

Ms. Salazar: Oh, okay. Okay.

Ms. McLean: Because you already approved four, if they only put up three, they're in compliance. Whichever walls they put those on, they can't do more than four, but they --

Dr. Six: ...(inaudible)...

Ms. McLean: They could down all their signs and just have one and they would still be in compliance.

Ms. Thackerson: The end result will be four. How they get to the four is up to them.

Ms. Salazar: Okay.

Mr. Guerrero: Alright. And one last question. The sign that you've asked us to remove, that was formally approved as a hanging sign, would that still be approved as a hanging sign since it was formally approved by the board?

Ms. Salazar: No, because we granted the deviation in lieu of.

Ms. Thackerson: In lieu of.

Ms. Salazar: No.

Mr. Guerrero: No. Okay.

Dr. Six: You might be able to put it inside on a wall or something, but not hanging 'cause we just let you keep the one and then we gave you a variance on the other painted signs.

Mr. Guerrero: And not that this is anything we'd ever want to do, just know all of our options, would we be able to hang that -- I guess it probably wouldn't 'cause you already approved for the Pioneer Inn sign on the other side, as a hanging sign on the Papelekane side of the street because --

Ms. Salazar: No.

Mr. Guerrero: No? Okay.

Ms. Salazar: No.

Mr. Guerrero: Great. Thank you very much, you guys.

Ms. Salazar: Thank you for coming. Okay, so --

Mr. Kubota: So now we move to the Director's Report.

## **G. DIRECTOR'S REPORT**

### **1. June 6, 2013 CRC Meeting Agenda**

Ms. McLean: Chair, we can check with staff, either Annalise or John, if you're aware of any items that might be scheduled for June 6 at this point?

Mr. John Summers: No. I'm not aware of any additional items other than the deferral from this meeting.

Ms. McLean: If the applicant is ready to come back. There may be other items that come in that we'll have ready, just at the moment, we don't. We can't inform you of that.

Ms. Chandler: Could I propose an item for the agenda at this time? To create a --

Mr. Kubota: Go ahead.

Ms. Chandler: Thank you. To create a subcommittee for the reevaluation of the sign design guidelines, and that would be a motion to put that on the agenda for the next meeting.

Ms. McLean: You don't need to make that a motion.

Ms. Chandler: Thank you.

Mr. Kubota: You don't need a motion.

Dr. Six: And so next meeting we would decide on a subcommittee to go forward on that?

Ms. Salazar: We can't do that at this meeting?

Mr. U`u: No. Cannot ...(inaudible)...

Ms. McLean: It hasn't been agendaed.

Ms. Salazar: Oh. Okay. Thank you.

## **H. COMMISSIONERS' ANNOUNCEMENTS**

Mr. Kubota: Any announcements from Commissioners?

Ms. McLean: Chair? Chair, one of our staff members has a comment.

Mr. Kubota: Oh. Sorry.

Ms. Wade: Just an addition for the agenda, Barbara Long is prepared to return with her sign deviation request at the next meeting, so if we could have on the agenda, that would be great.

Ms. Salazar: Where's her sign? Which sign is that, do you know?

Ms. Wade: Yes, thank you, 834 Front Street, the former Kidani Store.

Ms. Chandler: I have a practice question. On the subcommittee of the council or the Commission, is it possible to invite community members to join the subcommittee or is it only limited to Commissioners?

Ms. Thomson: The subcommittee is only limited to the Commissioners, so it can be anywhere from two to four Commissioners. You can, you know, do outreach though with community members and ask for input ...(inaudible)...

Ms. Chandler: So you can seek consultation from --

Ms. Thomson: Yeah.

Ms. Chandler: Oh good, 'cause Barbara Long is fabulous.

## **I. NEXT MEETING DATE: June 6, 2013**

## **J. ADJOURNMENT**

Mr. Kubota: Okay, that brings us to a motion to adjourn.

Mr. U`u: Motion to adjourn.

Dr. Six: I second it.

There being no further business brought before the Commission, the motion was put to a vote.

***It has been moved by Commissioner U`u, seconded by Commissioner Six, then unanimously***

***VOTED to adjourn the meeting at 12:43 p.m.***

Respectfully submitted by,

SUZETTE L. ESMERALDA  
Secretary to Boards & Commissions

**RECORD OF ATTENDANCE**

**PRESENT**

Gaylord Kubota, Chair Pro Tem  
Rhiannon Chandler  
Makalapua Kanuha  
Owana Salazar  
Janet Six  
Bruce U`u

**Excused**

Irene Ka`ahanui  
Kahulu Maluo  
Warren Osako

**Others**

Michele McLean, Deputy Planning Director  
John Summers, Planning Program Administrator  
Annalise Kehler, Cultural Resources Planner  
Erin Wade, Small Town Planner  
Candace Thackerson, Staff Planner  
Richelle Thomson, Deputy Corporation Counsel