

**MAUI REDEVELOPMENT AGENCY
REGULAR MEETING
AUGUST 22, 2014**

APPROVED 10-24-2014

A. CALL TO ORDER

The regular meeting of the Maui Redevelopment Agency (Agency) was called to order by Mr. Bill Mitchell, Chair, at approximately 1:00 p.m. Friday, August 22, 2014, in the Planning Conference Room, First Floor, Kalana Pakui Building, 250 South High Street, Island of Maui.

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

Mr. Bill Mitchell: I'll call the meeting of today's MRA to order, I guess, since it's just a couple of minutes past one o'clock, August 22nd, 2014. We have with us today Mr. Don Fujimoto, Jonathan Starr and Carol Ball with myself, Bill Mitchell. Having called the meeting to order, we'll take any public testimony about any of the meeting item, agenda items, now, and we can also take testimony at those at the time we discussed them. If there's anybody in the audience that would like to testify, please come to the podium and state your name please.

B. PUBLIC TESTIMONY - At the discretion of the Chair, public testimony may also be taken when each agenda item is discussed, except for contested cases under Chapter 91, HRS. Individuals who cannot be present when the agenda item is discussed may testify at the beginning of the meeting instead and will not be allowed to testify again when the agenda item is discussed unless new or additional information will be offered. Maximum time limits of at least three minutes may be established on individual testimony by the Agency. More information on oral and written testimony can be found below.

Ms. Teri Edmonds: Aloha committee members. Thank you so much for being here. This is Teri Edmonds, If the Shoe Fits. I was going to stay for covering the new business, but as I see there's a draft proposal here for the safety meeting, and all I have to say awesome, awesome, awesome, awesome. It has everything in there. And then I'm looking at your budget over here, and I am so excited. I just -- with the cleaning, you don't know how much I see those guys out there. It makes such a difference, and the leaves fall all the time. Those Maui Nui Botanical Garden planters are gorgeous, and I just think it's so great. Thank you so much. And you can count of me to be here for that meeting. And thank you. So, woo-hoo. I'm so excited. Thanks for all the work you guys.

Mr. Mitchell: Is, is there anything else you see that we could do potentially?

Ms. Edmonds: Well, the only thing I would bring up is that I did have file a second police report on that gentleman that I reported the last time exposing himself. And the policeman asked if I wanted to prosecute, and because I said I would but I didn't want to. And I love this. This is that solution for all of us who are afraid to do that.

Mr. Mitchell: Right.

Ms. Edmonds: You nailed it. I like everything on there. Thank you.

Mr. Mitchell: Great. Thanks. Anybody else have any questions for Teri? Yes Jonathan.

Mr. Jonathan Starr: Yeah, you know, as we move forward with, with programs, and clean and safe and stuff, will you be willing to help us figure out how to manage it and --?

Ms. Edmonds: Sure. I mean I could be the ear on the street. I see you do have some full time positions here that are posted, but I would more than willing to, to be an ear, or sit on a committee, something, whatever. Yes, you can count me. Okay.

Mr. Starr: Yeah.

Ms. Edmonds: Thank you. Alright. See you guys.

Mr. Mitchell: Yes, Erin, can you go ahead and tell us what's going on with the agenda?

Ms. Erin Wade: Sure. Just regarding the agenda. Sergeant Edith Quintero had something police related today, and is unable to attend. But she and I did meet and the draft that we have is the result of our meeting yesterday in preparation for today. And unfortunately she's not able to come today, so she and I worked on this together.

Mr. Mitchell: Okay. Okay, great. Thank you. We'll close public testimony seeing no one else in the audience and I guess we have no meeting minutes to approve? No? Okay. Going back to old business we're continuing to work on the revision to the Maui Redevelopment Area Development Code, Off-Street Parking and Loading and I think everybody got a copy of the ordinance and the proposed changes to it. Erin?

C. OLD BUSINESS

1. Continued discussion on amendments to the Wailuku Redevelopment Area Zoning and Development Code Chapter 30.13 Off-Street Parking Loading. (Action may be taken)

Ms. Wade: I have the revisions that were recommended, the meeting that I away, in June.

Mr. Mitchell: Okay.

Ms. Wade: And those haven't been incorporated in this draft that you have in front of you today. So, I think, perhaps there's more discussion needed on a few of these.

Mr. Starr: Yeah.

Ms. Wade: The first was whether changes would apply to existing uses or would only apply to future uses. Because the changes would be less restrictive, the current requirements would

be hard to say that they would apply to future uses. So, you know, what Michele is referring to here because she was one of the staff in the meeting at that time of day was generally we grandfather requirements if they're more restrictive. But if they're less restrictive, then just meet the new conditions basically which are less restrictive so there's no problem, generally. It might be a good idea to add language that clarifies this one way or the other. She didn't refer to the location of this so I wanted to ask if you folks had any knowledge where that was. Maybe it will come to us so we can review.

Mr. Mitchell: I'm looking through my notes from that meeting. I, I believe it was related to in the event that someone opened a restaurant, a new restaurant, and they had no, no parking requirement, could an existing business then change, change the use, or use their parking.

Ms. Wade: Right. So, I get that.

Ms. Carol Ball: For what? For what?

Mr. Mitchell: Does that make sense?

Ms. Wade: What he's saying is let's say we had already required a restaurant to have x-number of stalls. Whatever they would be required under today's code. In that situation -- now we're amending the code to be less restrictive. So could they then lease out their parking? And -- because the would no longer be required that parking that we originally said they needed to build.

Ms. Ball: Yes.

Ms. Wade: And I think the answer is a yes.

Mr. Mitchell: Jonathan?

Mr. Starr: I, I, I would think that, you know, that if, if they had made a, you know, made a, made a commitment and then the ordinance got, got changed, so it was less restrictive, then they could apply for the new, the new standard. But, I don't know if it might create chaos to just say, well, it's automatically by right retro, kind of, retroactive.

Ms. Ball: On the other hand . . . (inaudible) . . . saying it, but demand, but, but excluding myself, I remember . . . (inaudible) . . . but having the more restrictive rules apply and having to comply with it. And now when we don't how happy I would be. And you may have to go through some other red tape in order to make the new rule to apply to me since I was unfortunate enough to have comply when I did and changed. You know, it's kind of convoluted in my mind as how that would work. But I realized that we . . . (inaudible) . . .

Mr. Mitchell: Jonathan?

Mr. Starr: I mean, if I were to, you know, try to figure out how to handle that, it should be

administrative. And as long as it's in, you know, compliance then it should be a very easy, administrative process. I don't know. I mean, is there a history of just kind of making it into, you know, just making existing agreements just dissolve without any process?

Ms. Wade: So I actually --. Mike, would it be okay to use a real world example?

Mr. Michael Hopper: Well, I'm not sure what commitments we're talking about. If you're talking about conditional approvals, that's one thing. But if you're talking about they build and complied with the standards that are there, generally you're not going to have a, an agreement. And, and it gets odd that way because then they're saying that if they change their use, they would be able to reduce their parking. But if they keep doing what they're doing, they would have to keep their parking and that's a bit odd. But, I mean, usually with conditions of zoning and things like that, if the requirements change, the condition of zoning and things like that are still going to be in, in place. Same with SMA permit conditions and things like that. But if it's the code itself, it's kind of the same thing as amending the condition, but you're not amending -- you're not amending a condition, you're amending the code and the code is the thing that applies to you and so it no longer applies to you. You could decide to make it not retroactive. I suppose we could draft it that way and say this shall apply to all permits that are granted after the effective date of this ordinance. But I'm not sure if I've seen that done with respect to something that make say, you know, makes things less restrictive. You know, but that's -- I mean, if you've got parking agreements that are in place that's a little more complicated that if it's just a code change. Normally the code is going to apply right away and so if the idea would be if the person just stops providing that parking and leases it out, then you really wouldn't be able to cite them for a code violation. It's not in violation of a code. But if they had some kind of an agreement, like SMA Permit or something that required it, you could still cite them for their SMA permit, but they could probably come in an ask for an amendment to that permit to lessen the requirement if everyone else's has changed. So if all we're talking about is the parking requirements in the code, I don't think we're necessarily extinguishing any existing commitments unless it was a, unless there was some kind of variance granted, and then maybe we'd have to look at that and still the variance may be conditional and it does get a little complicated. But, you know, that's something that, I mean, we can try to draft it either way. But once you change the standards to make them less restrictive, it's going to be hard. You continue to apply them to people that are just complying with whatever the parking is. They're generally going to be able to just reduce their number of required stalls. And I don't see a way you could enforce that code against them.

Ms. Ball: So what you're saying is that the code is current, always current, right? And it doesn't have to do with what happens when they were, when they started their business. It, it has to do with what is, what it is today, and as long as they're in compliance today?

Mr. Hopper: Well, you can phrase the ordinance. When you pass the --. Well, not the ordinance, but when you pass the change, you could make a statement in the change that talks about applicability. Normally if standards are more restrictive you say these do not apply to current uses, they only applies to future uses. Or you say, shall apply, shall take effect upon its approval. So, I mean, if it's the ordinance -- I'm saying, the ordinance, if it's the only thing

to comply with and you change it, then pretty much right away everyone, that's the new ordinance for everybody and they get to have the benefit, although they may have already built parking for a certain configuration. It's a bit different if they have some other requirement other than this ordinance that is making them have a certain amount of parking. Maybe there is a variance granted and the variance said --. And maybe you no longer need the variance and so I'm just, I'm just trying not to make a blanket statement because there's always going to be that one case where someone's out there that says, hey, you forgot about me. And, and so if they have some kind of, of a permit that they had to get, that, I don't know, that requires a certain amount of parking and they signed that agreement that it's in effect, normally you would have to amend that agreement if it's separate from the code. But the code itself is going to apply. If it's changed then the new code, generally it's going to apply to the new people unless you say something. It's going to apply to everybody unless you say something in the code that say, this shall not apply to, I don't know, people that are in existing buildings and are operating or something. But that's going to be difficult to enforce the old requirements against those people. I suppose we could. And then if that person, I don't know, changes their use, and the new code applies to them, they'll be in a weird situation where if they changed their use, they have a lesser requirement, and if they don't, they're going to have a height requirement. So it's more complicated than it, than it, than it looks potentially if there's other agreements out there. But the code itself generally is going to just apply to everybody. And once it's changed, the new changes will apply to everybody as well.

Ms. Ball: Thank you.

Mr. Mitchell: I wish we had the problem.

Ms. Wade: Well, the only agreements that exists that are signed are the cash in lieu agreement that was done in 2003 and 2004 for three different properties. And so perhaps those would need to be revisited. Only one of those actually has a restaurant situation that would be impacted by this, so, today. The other two buildings have grease traps, or really the ability to have a restaurant at this point without significant renovations so they would be coming in for a permit regardless.

Mr. Mitchell: I would think if I had a restaurant I wouldn't want to necessarily lease my parking because I would want to maintain my parking for my customers. So there will be a built in incentive to maintain your own parking unless you really felt like you had excess and wanted to do something with it.

Ms. Wade: I think there might be one in that situation. It's that building at the corner of Vineyard and Church, Ralph Kato's old building has a bunch of parking in the back.

Mr. Mitchell: Correct.

Ms. Wade: They're coming in for -- they actually have submitted for, to put another restaurant in there. They have more parking than they need actually.

Mr. Mitchell: They lease now, right, no?

Ms. Wade: And I think --. So they lease their excess now. And maybe they'd be able to lease more if they determined that they had majority of walking business and didn't need that many stalls. But I think that's what this is for. It gives the people the flexibility of its own business decisions.

Mr. Mitchell: Jonathan?

Mr. Starr: You know, just to, just to be clear, I mean, if we just leave it, leave it unstated, is there any legal problem with, with that or does it, will it, will that, will that be workable? I mean if there's a, you know, agreement or conditions, then that will be have to revisited and otherwise it all just changes to the new standard.

Mr. Hopper: Standard language for things like this would be shall take effect upon approval. And then you can fiddle with that language as you please. The only potential problem with something like that is generally if you're being more restrictive than if you've got someone who has a building permit application, sometimes they want to specify. If you've got your application in then this won't apply to you, and so I don't know. But in case where if everything we're doing here is going to make things less restrictive, then just the general language of shall take effect upon approval, I don't think, is problematic. If you have the opportunity to clarify what you want to say though, I wouldn't, I see a problem with, with saying that. And shall apply to all existing uses as well or something like that, or ongoing uses if you, if that's a concern that you have.

Mr. Starr: So, so should we add, should we add that language in?

Mr. Hopper: It's a bit iffy how this is constructed and I'd want to look at this and how we do these amendments. Like when we do ordinances we have different ordinance sections. There's usually a purpose section and other things, so we may need to look at the structure a little bit. Or if there's administrative rules there's statements like that sometimes, but I don't see a problem with adding -- because it's not in the actual text of the, of the code.

Ms. Wade: Right.

Mr. Hopper: Like things like that. Because then every time you amend it you have a new part of the code and it be confusing. So I'd have to look at where exactly we'd put it. If you agree on language, I think, it's, I don't think it's a bad idea.

Ms. Ball: And, and why would we add that? Other than . . . (inaudible) . . .

Mr. Hopper: For extra clarity to say that it's, and shall apply to existing businesses if it's been very clear that the existing business is now subject to these less restrictive requirements.

Ms. Wade: So the zoning division is more inclined to look at the more restrictive. That's there -- where they begin usually.

Mr. Hopper: I mean, is everything in here we're thinking less restrictive?

Ms. Wade: Yes.

Mr. Hopper: Yeah, you don't want to make retroactively applicable to make, make people nonconforming and say, well, any way. I don't think that language is a problem. I also don't think it's a problem to say shall take effect upon approval like we do with a vast majority of our other ordinances and laws.

Ms. Ball: I like this.

Mr. Hopper: That's fine.

Mr. Don Fujimoto: So does this open us up for, for example that one restaurant that paid the in lieu fee?

Ms. Wade: They actually have never collect -- we've never collected on that fee. They have only signed the agreement.

Mr. Fujimoto: But if we had collected on it, then they come back and say I'd like my money back because --

Ms. Wade: They're going to come back anyway to revise the agreement I'm certain. Only because at this moment we don't have a mechanism to collect. And upon the time that we do we have to adjust the agreement to refer to what law states that we have the authority to collect that fee.

Mr. Fujimoto: Have we collected anything?

Ms. Wade: No.

Mr. Fujimoto: Oh, okay. Never mind.

Ms. Wade: Just a signature on paper at the moment.

Mr. Fujimoto: No, I was --. You know, I didn't want to open a can of worm, and, you know --

Ms. Wade: Yes.

Mr. Fujimoto: Now nobody has to put in parking, so now we gotta return everybody's money and --

Ms. Wade: Right. No. Good question. The second one that was brought up was referring to hotels and that we forgot to strike in there plus parking for eating establishments.

Mr. Fujimoto: Right.

Ms. Wade: That was throughout we had removed the requirement for eating. So I, I guess I gotta cross that one out. And she had a note about reducing the residential requirements. Did you guys have a conversation about that?

Mr. Starr: Yes.

Mr. Mitchell: You remember Jon?

Mr. Starr: I don't think we, we determined what it, what it should be. But I think that we were looking for a, a possible staff recommendation on whether that could be.

Ms. Wade: For me, I think the preferred route would be to have, because we have a parking reduction section where the --. Right here. 30.13.030. We could allow for a reduction possibly if, you know, if a series of things occurred maybe, a bus stop or onsite zip car. I don't know if you guys watched that video of the future. Or, something similar to that, like, bicycle facilities and then we could elaborate on what those things could be to try to be kind of progress about it, and say maybe there's either a percentage reduction that I could figure out what would be typical. Or --

Mr. Starr: Or mixed, mixed, mixed use parking.

Ms. Wade: Which we have a 30 -- there's an automatic 30% reduction so the commercial non-profit and public quasi/public uses and they're zoned such within the WRA . . . (inaudible) . . . 30%. So if you're, if you're doing mixed use you're already getting something off the top because they're assuming your tenants are using the multiple facilities within your project. But maybe we have that additional incentive to provide bus stops or shuttle or bike facilities or something like that. Add, I'll say add a multi-modal reduction option?

Mr. Mitchell: Yeah.

Ms. Wade: This one might be tough to quantify, so I might want to talk with Mike about how we word that and if that's something that we're able to leave some of the negotiating for the approval process, or if we want specific numbers.

Mr. Mitchell: Do we just say something in effect that if you've got a multi-modal potential -- it shall be negotiated at the time of application or submittal of review.

Mr. Fujimoto: It shall be considered --

Mr. Mitchell: It shall be considered, yeah.

Mr. Fujimoto: Reduction --

Mr. Mitchell: Leave it open.

Ms. Wade: Proportionate -- maybe proportionate to the facility provided or something like that.

Mr. Mitchell: Right.

Ms. Wade: Okay.

Mr. Starr: And so, I'm a little confused of where, you know, what it, what it is, what it is now in here. I mean, is it under the multi-family or --

Ms. Wade: I think it's under dwellings. Yeah, dwellings, on page 38, two spaces per unit for detached single-family dwellings and duplexes. One space for studio apartments. One space for one bedroom apartments, two spaces for two bedrooms or more apartments.

Mr. Starr: What are other, what are other locales doing now with that? Are they sticking to a one space per bedroom if you're in Seattle or Portland or some where like that?

Ms. Wade: Well, no, but they are significantly more robust multi-modal network going on there. So, I mean, I think the one space per bedroom is, is very typical and we're already sort of giving a break for that if you have multiple bedrooms. So you never have to, we never required more than two spaces. So that's, you know, a little, we're a little progressive in that already. But the one, what -- there's a -- we could offer like a shared car kind of an option where, I know, that that happens in university towns a lot where, you know, you'll have several different student apartments and there will only be maybe one space available for four students, four units, if they're like individual studio units. But it's assumed students are sharing cars, they have flexible schedules, you know, there's not the level of commitment that once we get in the real world we have.

Mr. Fujimoto: And it's hard to enforce.

Ms. Wade: But it's real hard to enforce. And in a university situation it works out sort of a support network as well. So I think it's worth a conversation, and, and maybe leaving the criteria a little more loose so that whoever is coming in can prove to us they believe that the, they're going to fill the market demand for transportation, we can decide maybe at that time if it is, what they're providing is proportionate to the . . . (inaudible) . . .

Ms. Ball: . . . (Inaudible) . . . we're talking about, but on Oahu they have, the spaces are either tandem or it's like, depending on the size of the units so the result alters the configuration.

Ms. Wade: So for like your unit you're saying you might have two stalls allocated but they're tandem.

Ms. Ball: If they are smaller, if they're a smaller two bedrooms, you have two tandem spaces as opposed to side by side.

Ms. Wade: Yeah. That's definitely a space saver.

Mr. Fujimoto: I mean personally I think we should . . . (inaudible) . . . because this is like, the parking is always needed because people live there. It's not transient type, or a commercial or restaurant. You know, you open up and you can drive by. This one, if they don't park there, it's going to be on the street.

Ms. Ball: Hey, you gotta go somewhere.

Mr. Fujimoto: Yeah.

Mr. Mitchell: You okay, though, with the category that would give, give the MRA a review, of a flex standard if they're doing something different?

Mr. Fujimoto: My concern is that if you give them a flex thing, then somebody gotta watch them. If, if they really do keep up with whatever it is they . . . (inaudible) . . . and that, that they're not parking on the, that the tenants are not parking on the street. And I think that's a . . . (inaudible) . . .

Mr. Mitchell: Yeah, there's no one to enforce it.

Mr. Starr: I know in, in some of the discussions I've had with people who are developing apartment housing, you know, close to, close to jobs and such and places, a lot of them are now marketing parking separately from marketing the units, particularly, you know, when they do, do zip car and more transient options because, you know, it's adding, you know, \$50,000 per parking space to the price of a unit. If you look at it per month that's, you know, another \$100 or more per month, and if people who are starting to more and more live with the bicycle, with a little walking, with transient or, you know, looking for that option. And then if they want parking, or if they want more storage, those become kind of an options that they can, that they can rent or buy. You know, I think that's, that's a directional trend. So having a flexible mechanism for having that discussion, if it, you know, it's a positive thing, because, you know, I think that's something in the MRA area that we're gonna see more and more people. You know, I already know a number of people who live without a car. And we're gonna see more of that.

Mr. Mitchell: Or couples that only have one car. Well there seemed to be some value in having the ability to review it. It may not make sense to approve it, but at least maybe incentivize somebody to do something different. So we want to put an item three in there and craft some, some verbiage to go with it?

Ms. Wade: Sure. I've got that. The tandem is already in there, on your 30.13.070, page 43, number 3. And it's "where two parking spaces are assigned to a single dwelling unit for the use for employee parking except that" -- which is great. I'm surprised we haven't had more people actually took that up. "Where all parking is performed by an attendant." And then "for assembly area and temporary events." We haven't had any --. Oh, you know who does, the community

clinic has that overflow lot at the corner of Church and -- not Church, but Central and Nani that they depend on for their employees. So that's it.

Okay, the next issue was a typo, so we got that taken care of. There seemed -- 30.13.080 -- there seemed to be consensus over deleting or modifying the requirement for eating establishments to have that many loading zones. If the requirement is deleted then a provision can be added that loading is restricted to certain times. There also seemed to be consensus to revisit all loading zone requirements to see about reducing the number and allowing them to be shared and/or restricted to certain hours.

Mr. Mitchell: So if a loading zone was within 100 feet or 200 feet on street, you wouldn't be required to provide.

Ms. Wade: Yeah.

Mr. Mitchell: I think was the idea.

Ms. Wade: So, so if an on street loading stall is provided within a certain distance is what you're saying?

Mr. Mitchell: Right. Right.

Ms. Wade: They go far actually. Those FedEx and UPS guys they go all the way down the block if they need to. Maybe we should say 300 feet which is like a typically block length.

Mr. Mitchell: Anybody have any thoughts? 300 feet?

Mr. Fujimoto: What about stuff like McDonald's, you know, when they bring in their big container trucks. I mean, if they weren't --

Mr. Mitchell: They don't even have a loading zone, I don't think, do they?

Mr. Fujimoto: Yeah. They just park on the side. But if something like that comes up. I don't know. And that's why I think the off, the off hours loading stuff, you know, you should have that. That way, you know, the guys that bring in the big container stuff they can come in off hours instead of --. I mean, I only know of McDonald's does that in Wailuku, but I don't know. With this reduction there's going to be tons of people.

Ms. Wade: Wailuku Coffee Company brings in a big truck, a couple of big trucks during the week, actually, and it parks right in the loading zone, in front of the Pharmacy, but nobody notices it because it's not in anybody's way. McDonald's one is actually more of a nuisance because it's --

Mr. Fujimoto: Right. Yeah. Because it stops traffic.

Mr. Mitchell: Right at eight o'clock in the morning.

Mr. Fujimoto: Yeah, exactly.

Mr. Mitchell: Yeah, I know. I get stuck up there every week.

Ms. Wade: The off, that off street situation is actually more of a nuisance which is interesting. Okay. So in that case, like, would you say, you want a requirement to restrict when that truck could deliver, like the, the McDonald's truck? Maybe so that it's not during peak demand, traffic time. Maybe we could just say that and then define that to like 7:30 to 9:00 a.m. and then --

Mr. Mitchell: Right. Off peak hours.

Ms. Wade: Number five, it might be a good idea to state whether or not there's any landscaping requirement for the temporary parking just so it's clear one way or the other she said. I think the intention was not to require, to just kind of leave it out.

Mr. Mitchell: Correct.

Ms. Wade: But that would be -- we would certainly want to not extend that for very long because it can be an eye sore.

Mr. Mitchell: It can be a big eye sore.

Ms. Wade: And the -- because we didn't have this is place when the folks came in for the overflow parking for the community clinic, I did require them to put the landscaping in. It looks real nice. And the lot is actually temporary, but it does look nice to have that hibiscus hedge there. Maybe we should.

Mr. Mitchell: I, I, I would leave it because it, it's set up, right. It can be moved.

Ms. Wade: Yes.

Mr. Mitchell: It's not like a permanent structure. It's only for two years. Anything they put in there, they can even leave it, and can take it out.

Ms. Wade: So, do we require the, the landscaping.

Mr. Mitchell: Do, do -- do require it. Because we're requiring some sort of stabilized surface. And it's just part of, part of the cost of getting temporary parking. We're not requiring paving it. But we're requiring --. That's something I would ask Don. There's -- the language in there says that the surface shall be two inches of 90% compacted base. That's clear. A treatment of bituminous material. And when I first read that, I thought, well, they want A/C over it. But I'm assuming they just want an oil stabilizer. Is that verbiage okay like that? Bituminous material or --?

Mr. Fujimoto: . . . (Inaudible) . . .

Mr. Mitchell: Okay. So it can be gravel, but it has to be stabilized with an asphalt compound.

Mr. Fujimoto: I wasn't thinking . . . (inaudible) . . .

Mr. Mitchell: . . . (Inaudible) . . .

Mr. Fujimoto: Yeah. Like, you know, before we . . . (inaudible) . . .

Mr. Mitchell: Like oil or gas.

Mr. Fujimoto: But we can't do that anymore, right? So I don't know --

Mr. Mitchell: Right.

Mr. Fujimoto: So I don't know if . . . (inaudible) . . .

Mr. Mitchell: Right. I'll call, I'll call civil engineer and double check that because the language is a little shaky.

Ms. Wade: Okay. That will be good.

Mr. Fujimoto: I don't know what the . . . (inaudible) . . .

Mr. Mitchell: I don't know if Public Works has a term they use.

Ms. Wade: Well, I'll tell you. It's interesting because when I was back in Michigan in June, with the terrible winter they had, all the roads are in terrible condition. And the, the non-municipal roads, all of the township are doing just, they're putting asphalt down with pressure run over top and then just let the cars drive over it while the asphalt is hot. So the cars just press it right into the hot asphalt. I mean, it's terrible on your car. You get stuff all over it. But it works for patching and for temporary purpose, you know, until they have to actually get into reconstruction. That's what all of them were doing.

Mr. Mitchell: The rural road treatment is what you see back in the day.

Ms. Wade: And there were high, some of these were pretty high volume roads. I mean, like 15,000 to 20,000 cars a day.

Mr. Mitchell: Wow.

Ms. Wade: And at even high speed. Maybe I'll check with David Goode folks about this requirement.

Mr. Mitchell: Right.

Ms. Wade: That was all that she had. I did have a conversation with Bill over e-mail about existing non-conforming parking lots. I said very few businesses have the up front cost to rip up a parking lot and this is actually, in this case, referring to the one at the corner of Church and Vineyard, coming in to bring in the new restaurant. Have the up front cost to rip up a parking lot and install irrigation, trees and re-pave. They're just trying to open a restaurant. I was thinking maybe we should build a grace period, like, two years or so, before they have to upgrade the parking lot. With all the other start up costs, especially for a restaurant, this is just one of those things that seems like a lower priority. What do you think is what I said to Bill. He got back to me and he said maybe two years is too long.

Mr. Mitchell: Or we do one year with an ability to extend it.

Mr. Starr: Is there kind of an intermediate solution, kind of a, you know, something that can be kind of put out inexpensively and temporarily that would be, you know, give some, some degree of --

Ms. Ball: Aesthetics.

Mr. Starr: Yeah aesthetics or screen.

Mr. Mitchell: Well, there is. I mean, you can do things on, I mean, drip irrigation and leave the pots, leave the plants in the pots and you just kind of put them in the ground temporarily so they can't steal them. The -- I tell you, I run into this with Off-Street Parking and Loading Ordinance as it relates to any commercial business that has, that is doing a renovation. They snag them for full parking lot compliance and, and, and it's problematic, and we can deal with the MRA. We can't obviously deal with the County. And it's a, it's humbug to get, what they call an LPAP permit on the existing parking lot when you just want to have a TI for a new, a new dentist office. You literally have, you literally have to put landscape in in order to get their permits for the dentist office TI to be approved.

Mr. Starr: And that means they gotta re-plumb it, and power, electric --

Mr. Mitchell: It could be, it could be any number of things that they have to do. So if there's a degree that we can make it simpler or not require all that up front, it makes sense. Certainly in the MRA because most spaces are . . . (inaudible) . . . parking lot in Wailuku town. We don't -- we can't even move the trees. So it's kind of contingent upon the lot as well. So if we give -- I thought if we give an exemption for a year and the ability to extend for another if -- I mean, if they're up and going, if they're going, hey --

Mr. Starr: Is it also possible to have some kind of process that might create flexibility with the standard if it's inappropriate to do the full, you know, the full monte?

Mr. Mitchell: I think so. I mean, we can have something that says parking lot will be evaluated

for available space relating to landscape improvements. On one hand we're telling them they have to have so many parking stalls, and then by the time you do setbacks and everything sometimes you're next to the building. You want to plant a canopy tree. They're growing into the building. So, yeah, I think that makes a lot of sense to have the MRA have the flexibility to either waive or modify the requirements.

Mr. Starr: Yeah. And there may be places where it's much more suitable to do it in pots.

Mr. Mitchell: Right. Right. And they can be creative too if they wanted to do two large pots that were placed and make it look nice then --. Or, if you wanted to do two palm trees and not three canopy trees. Anything of those things, I think, are, make, make real world circumstance doable. And certainly on tenant improvements and renovations where you may, by the County Code you'd be required to resurface it or add stalls. That's always -- add stalls and then you have to add the landscape on top of it. It would have been a big, big cost to do.

Ms. Wade: Let me look at the, the caveat the MRA can waive or modify the requirements.

Mr. Mitchell: I think so unless you have --

Mr. Fujimoto: But there is. . . (inaudible) . . .

Mr. Mitchell: No. No. Only the parking.

Ms. Wade: It's a zero lot line.

Mr. Fujimoto: But it's, for the restaurant there's no parking either, no landscaping.

Ms. Wade: Well, and in the majority of the code for this district, there's zero lot line requirements, so there's also not any space. The buildings are wall to wall. But, except, I think, in multi-family where there's setback area, there is a language requirement.

Mr. Fujimoto: I don't know you put, you know, some general language . . . (Inaudible) . . . and things like that, and leave it up to interpretation.

Mr. Mitchell: Bring it in and we'll look at it that kind of a deal.

Mr. Starr: Is that kind of a form base?

Mr. Fujimoto: Yeah. Right, a requirement . . . (inaudible) . . .

Mr. Mitchell: On that note, let's just scrap this whole thing, and say bring it in and we'll look at it.

Mr. Starr: I don't know. It sounds like job security.

Mr. Mitchell: Yeah. Well, we're consultants. Yeah. I didn't think about that. That was a good idea.

Ms. Wade: Oh no. Okay. So that was Michele's notes and my thoughts. Were there any others for this version?

Mr. Fujimoto: So this, the next step is revise it and go out for public hearing?

Ms. Wade: Yeah. So what I would hope to do is revise this and publish for the public hearing in October. And then we can review again, if you want, the draft with changes at the September meeting. But, I, I need 30 days for publishing and The Maui News needs like a week in advance, and so we're, we're too close for the September. But we could talk about it and then have -- looking in October.

Mr. Fujimoto: And you're looking at maybe sending copies out to . . . (inaudible) . . .

Ms. Wade: I haven't done that, but we can definitely do that.

Mr. Starr: So would that put implementation, like, around new years, theoretically?

Ms. Wade: Well, it depends on the Council.

Mr. Starr: So --.

Mr. Mitchell: This one, this one we're good to go by ourselves.

Ms. Wade: That's right. Yes, that's right.

Mr. Fujimoto: This is the MRA.

Mr. Mitchell: This is the MRA's deal.

Mr. Starr: I kind of feel like with this and the parking management plan, like, kind of once they're implemented and then it will take kind of six months to settle out.

Ms. Wade: Yes.

Mr. Starr: And then it's, and that's when it will really be interesting and we'll have to see, you know, what that, what that will drive in terms of revision.

Ms. Ball: Why didn't we think of that?

Mr. Starr: Yeah, but, I mean, that's, you know, it's evolutionary process.

Ms. Ball: Right.

Mr. Starr: And also it's going to -- it's only at that point that we're going see what the real parking inventory of the town is.

Mr. Mitchell: Oh, I did a study.

Mr. Starr: Yeah, I saw that.

Mr. Mitchell: I couldn't send it to everybody, but I did a lengthy study on Admission's Day. I drove to the municipal parking lot to go to the bank because the banks and everybody were open. Everybody's open on Admission's Day except the County and the State. So I went to the bank and at nine o'clock in the morning, the municipal lot was about 75% full. Humm, that's interesting. So I came back at two o'clock just to see again what it was, and I went up -- and I'll send them. I guess I can -- can I send it to and you can send it to everybody?

Mr. Starr: I think I've got it here.

Mr. Mitchell: I took a picture. I went up to the back of Joslin's building on the third floor, and took a picture, about -- did I say 75%? No, one third, about 30% full at nine o'clock, and about the same at two o'clock. About 75 cars of 210?

Ms. Wade: Eight.

Mr. Mitchell: 208. About 75 cars roughly of the 208 stalls equally sort of distributed between 12 hour and less, and two hour. That told me that that is the -- that's the County and State. It's two-thirds of that demand in the municipal lot is County and State. For whatever it's worth I thought that was a, that was a real number because that was a day everybody else was open, except County and State. So for re-evaluating the municipal lot timing, I think we've all, we talked about the 12-hour going away, and I think that will drive additional parking availability in and of itself. But that we have to go to Council.

Ms. Wade: Right.

Mr. Mitchell: For parking management. Our parking management plan, we'll have to take that to Council. Good question though. Did we settle on an evaluation -- the second evaluation to have Andy do it for the parking management plan? I know we had a scope of work and then we were going to modify that scope of work to send back to him as I recall. But I don't know if he did it.

Ms. Wade: He did the, he did the phase two of the management plan.

Mr. Mitchell: Right.

Ms. Wade: It was like a follow up with the original.

Mr. Mitchell: Correct.

Ms. Wade: And then the second component was -- or the final component really is to set pricing and times. And that's when we were going to do the walk through town and get folks acquainted and kind of make a determination but even if we could, if that's difficult to do, we could photo document and pretty easily just put it in a power point and go through and say hey this is what this looks like at this time, and this time, and this time, and then identify. Sort of do a walking audit, but on the screen.

Mr. Mitchell: What do you think about, what does everybody think about that? You feel comfortable with that? I like that. So we can get that done here at a meeting, and come to a consensus and --. Because without that final draft or that final proposal, going to Council, it's not going any where.

Ms. Wade: Well, the positive piece of that is we'll already have something meant for Council, and ready to go present, and say, here's why we want to make these changes. We evaluated all these times.

Mr. Mitchell: Right. Okay?

Ms. Wade: So September again is going to be tight, so maybe that's, that's for the October meeting. I'll start building a library.

Mr. Mitchell: Okay.

Mr. Starr: So when would it look like we might be able go to Council?

Ms. Wade: With, you know, with revised numbers and a proposal for parking payment, if you want to bring Andy back out to do a report, a package report, he's very quick with his turn around actually. He's like taking two weeks. I'm sure he would love to come out in December and then we could may be at Council in January or the start of the new whoever new in office.

Mr. Starr: Okay. I know from my point of view the sooner the better because once we run into budget it's all over.

Ms. Wade: Yeah.

Mr. Starr: And it's something I've been hearing from a number of the Council people is when are going to have something on Wailuku parking. You know, and some of them are saying, you know, when are we going to build a parking structure or whatever. So at least, you know, we gotta have a --. You know if we're gonna be credible we gotta have the next step, and I think this is the next step.

Ms. Wade: Okay. You want him to come in October?

Mr. Starr: Yeah, can he come in October and maybe we can get in to Council in early, early

December?

Ms. Wade: So I'll have a revised scope for you in the, at the next meeting for his work, and then trying to --. I mean that's -- well, it's the down time so that should be okay to get him out here for October actually.

Mr. Starr: Is that, would that be Planning? Would that be Planning Committee or Infrastructure?

Mr. Fujimoto: Finance.

Ms. Wade: Finance.

Mr. Starr: Finance?

Ms. Wade: Because it's going to be . . . (inaudible) . . .

Mr. Fujimoto: So before the Council meeting we hold the hearing here.

Ms. Wade: Yes.

Mr. Fujimoto: Because that might be very . . . (inaudible) . . .

Ms. Wade: Absolutely.

Mr. Fujimoto: And so, you know, that may delay Council.

Ms. Wade: Yeah.

Mr. Mitchell: I think we should go to the merchants with a draft of this before we even get into this meeting.

Mr. Fujimoto: Oh, yeah.

Mr. Mitchell: Before we ever do a public meeting.

Mr. Fujimoto: Yeah, I think there's a lot of -- whatever -- getting our ducks in line. Because a lot of State and County . . . (inaudible) . . .

Ms. Wade: Well and we might need special meetings between November and December just to pull in the public. Because if we have Andy come in October to do the work, he submits the report, we review the draft in November, we would want to sort of be shopping that draft between November and December, and maybe, maybe at the December meeting you have approval but probably not, at the MRA level. We probably are still talking in all, in all reality. January for approval for us.

Mr. Mitchell: Let me throw out another idea. What if we developed what we think say a parking should look like, what the cost structure should be, we develop it and have meetings, and then have Andy come in and evaluate. You know, not that we're experts on paid parking, but we certainly kind of have an understanding how Wailuku town works.

Ms. Ball: Yeah, I like that idea.

Mr. Mitchell: So, to get input from merchants and actually have the plan by in, sort of -- the plan is shaped by the merchant community input and we then can take that to Andy and have him --

Mr. Fujimoto: So is that a workshop.

Mr. Mitchell: It could be.

Ms. Wade: It could be. I'm going to tell you it's going to take longer though.

Ms. Ball: Huh?

Ms. Wade: It's going to take longer if you're going to rely on staff for that.

Mr. Mitchell: Right. Right.

Ms. Wade: I'm just being up front about it.

Ms. Ball: What was the alternative?

Ms. Wade: Hiring Andy to do it.

Mr. Starr: My questions would be for Andy to, to, to do it, but also to have, you know, have a discussion with, with us. I mean, ideally, it would be kind of workshop setting here where we can kind of pick around thoughts and ideas. And, you know, if anything, maybe kind of shape, shape Andy's thought process and then have him, have him lay it out. And --

Ms. Ball: Do you mean just us. You're not talking about the merchants. Is that what you're suggesting?

Mr. Starr: Well, I want -- I, I think I'd rather have Andy do it, but, you know, we can kind of have a --

Ms. Wade: He -- yeah -- he basically becomes your staff then, so that you guys come up with a recommendation and provide him direction. But he's the one actually developing the report for which he's already got two dozen formatted, you know.

Mr. Starr: And he's, you know, done it 200 or 300 towns already. He's kind of been, been through it. I'd hate to --

Ms. Ball: Were you thinking of a unique situation that we have? Is that why you wanted more personal input as opposed to just somebody coming up with something that was done in just the 200 towns?

Mr. Mitchell: The thought was to get more input from the merchants. Not, not necessarily us.

Ms. Ball: Right. No, I know.

Mr. Mitchell: Yeah, to get merchant input.

Ms. Ball: I know because you didn't -- the template that you may be using may be okay as a template, just fill in the spaces that's specific, more specific.

Mr. Mitchell: Right.

Mr. Starr: I think --. We should --.

Ms. Ball: . . . (Inaudible) . . .

Mr. Starr: I think I'd rather you have a starting point of, of him suggesting the solutions that have worked in other, worked in other places, and then kind of taking that out to the merchants, and then maybe fine tuning it rather than having a --

Mr. Mitchell: That's going to be faster, for sure.

Ms. Ball: Well, it could work well because you know the merchants are very -- I'm don't mean selfish in a bad way --

Mr. Mitchell: Right.

Ms. Ball: But thinking about their own personal situations.

Mr. Mitchell: Sure.

Ms. Ball: And then have . . . (inaudible) . . . on it as far as the big picture, where it could be bringing the big picture, and they would say, hey, you know, that's not a bad idea. I never thought of that. So, yeah, I like that idea. Let's do that.

Mr. Fujimoto: . . . (Inaudible) . . .

Ms. Wade: No, but we could do invitation and . . . (inaudible) . . . I think we can do invitation. And honestly he knows our, he knows our superstars and our characters and everybody, so he works well with them.

Mr. Starr: Okay, I trust his, his judgement to give us our first, our first cut at it, and, you know,

I, I really want to see it happen as fast as possible. I'd really love, love it if we could get it ahead of the, ahead of the budget because without that we're, you know, we'll be here a year from now just --

Ms. Wade: And we'll have a draft. My goal would be to have a draft by our November meeting of the report. And then we can be working on it and modifying, but in addition to sort of shopping it with the merchants, we should maybe may be shopping it with Council, at this -- you folks should be during that time period. And so whatever concerns or refinements are happening simultaneously here and then maybe when they get it, both for their approval and during budget it's no surprise and everyone feels good about it.

Mr. Mitchell: Because I don't think it will work unless at the end of the day we get the kind of turn out we got at Council that says this is a great idea, we've been involved in it, we're for it. We'll get Council support.

Mr. Starr: Yeah, we're gonna, we're gonna need support. And also what it looks like we're getting to consensus and being supported, at that point let's go get it, get a Council hearing date.

Mr. Mitchell: Right.

Ms. Wade: Yeah. Okay.

Mr. Mitchell: Good discussion.

Ms. Wade: So last year, the budget was delivered March 25th, and if we're trying to get final approval for ours, for January, our January meeting.

Mr. Fujimoto: Will this require the usual committee. . . (inaudible) . . .

Ms. Wade: Because it's an amendment to the code.

Mr. Fujimoto: . . . (Inaudible) . . .

Mr. Starr: Yeah, I mean, we don't know the committee structure because it's going to be on the next, it will be in the next session.

Mr. Fujimoto: Yeah, we will, we will have to do that, right?

Mr. Mitchell: Right. Any other discussion on parking? We kind of -- that was all good we talked about. Anything else on parking? Anybody? Going on to --

Mr. Starr: Yeah, any update on what's happening with the muni lot?

Mr. Mitchell: In terms of the re-pave timing?

Mr. Starr: Yeah.

Mr. Mitchell: We don't know. Do we know? Public Works, what their schedule is?

Ms. Wade: I talked to Rowena about this two months ago. It was on the second half of their cycle so they have a first, first half of their project for the year, second half of the year, so it's planned for second half of the year.

Mr. Starr: Which means, after, after Christmas.

Ms. Wade: Right.

Mr. Starr: Yeah, I just don't want it --

Mr. Mitchell: No.

Ms. Wade: During Christmas? Yeah.

Mr. Starr: Okay. Is there any --?

Ms. Wade: I'll send a note in that regard.

Mr. Starr: And it would probably be a good idea to have a date and a presentation on that when we go and do our public hearing on parking issues. So, you know, that's not vague, that like, on such and such date this is going to happen.

Mr. Mitchell: That's a good segue question. Can I talk about lao Plaza?

Mr. Starr: Yeah.

Mr. Mitchell: So working backwards with the time necessary to bid lao Plaza and construct, it looks like it will be built in January because by the time we get permits, let the bid notice schedule to contractor, we obviously don't want to fall during the Christmas and holidays. But that's all in process and going forward nicely because the Mayor's Office is taking that on as a priority to get that done for, for the County, for us. So we've had, I've had meetings with Wendy Taomoto and the civil engineer, and so it's all moving forward nicely. So expect the first, somewhere in January that will start and be done. And with that, I suggested, I was talking to Erin, it would be nice if we had a little -- we have a color rendering, maybe blow it up on a board and put it out there, say, coming soon, January 2014 and toot our horn a little bit. lao Plaza.

Mr. Starr: Yeah, maybe we, you know, we, we, we look sometime around Christmas season to kind of do a roll out of a bunch of coming soon.

Mr. Mitchell: Right.

Mr. Starr: MRA, Market Street stuff. We do that for the kind of Christmas season.

Mr. Mitchell: I agree.

Mr. Starr: The one thing with the plaza and timing is it might be a good thing to talk with the Maui On Stage and hopefully that will be an option to --

Mr. Mitchell: Their performances.

Mr. Starr: Yeah.

Mr. Mitchell: Right. Right.

Mr. Starr: It would be drag if they got like their big musical extravaganza opening on the --

Mr. Mitchell: Right. The same.

Mr. Starr: There's a 20 feet deep . . . (inaudible) . . . to the stage door or something.

Ms. Wade: Okay.

D. NEW BUSINESS

- 1. Discussion with Sgt. Edith Quintero of the Maui Police Department community Oriented Policing Division, regarding crime, homelessness and safety in Wailuku Town.**
- 2. Review of anticipated request for budget amendment, to be sponsored by the Parks Department, for the maintenance of Iao Plaza, Clean & Safe Program, and Market Street maintenance. (Action may be taken)**

Mr. Mitchell: Good point. Anything else on parking? We'll go to new business. As Erin said Sgt. Quintero couldn't be with us, but she did -- Erin has put together a summary of their meeting for us, talking about the challenges of the homeless and the safety issues that we're facing. Erin, do you want to share with us?

Ms. Wade: Sure. So we discussed -- initially we had thought just maybe Police and Housing and Human Concerns. She felt like the partner organizations were important to participate as well. She is going to take the lead on reaching out to them.

Mr. Starr: I don't think I have a copy of that.

Ms. Wade: And then I'm going to take the lead of reaching out to merchants, residents, and owners to participate. We thought this would probably be the best room for something like that

unless you folks have another thought. She felt like -- because we want merchants to be able to attend, we might want to do it after they're kind of closing up for the day, so, maybe five o'clock or so. Maybe a little after.

Mr. Starr: Do we have a date for that?

Ms. Wade: We're targeting either the week of the 15th or the 22nd.

Mr. Starr: The -- I would love to be there, but the 16th, 17th and 18th, I'll be in Kona on Water Commission which we have hearings.

Ms. Wade: Okay.

Mr. Starr: So, if there's any way --

Ms. Wade: To do it the following week?

Mr. Starr: Or to do it Monday or Friday, 13th and 19th or the following week I'm good.

Ms. Wade: Monday, the week after the HCPO Conference and my brain is going to be scrambled.

Mr. Starr: How about Friday?

Ms. Wade: Friday. Do you think we'll get a turn out on Friday, Bill? Okay. How about the 22nd?

Mr. Starr: 22nd, Monday? Or 23rd, Tuesday?

Ms. Wade: Yeah, 23rd. Maybe Mondays are, they're just getting rolling. How's the 23rd for you Bill?

Mr. Mitchell: 23rd is good.

Ms. Ball: I'll be here. I'm not going to be here that previous week either.

Ms. Wade: Okay.

Mr. Starr: So that's the --

Ms. Wade: So we're actually going to have our meeting, right, the next --. Wait, I'm looking at August.

Ms. Ball: Yeah, we're having it on the 26th, right?

Ms. Wade: Okay. Yeah, so that Friday. That would be a good follow up actually. We'd be able to follow up.

Mr. Starr: Should we do that in a larger venue? A larger venue?

Ms. Wade: We could. It would be nice if it was accessible for folks in town. You know, I've held meetings on Wailuku at the Cameron Center before. I've used a larger rooms. But it was a little disconnected.

Mr. Starr: Can we do it in the Lao Theater, in the day?

Ms. Wade: In the actual theater space?

Mr. Starr: Yeah.

Ms. Wade: Well, the whole point that she's saying is let's not do it during the day when businesses are open because businesses wouldn't be able to come.

Mr. Starr: I mean, in the evening if they're not doing anything.

Ms. Wade: I can look. The chances are real good that they're going to have somebody in there in the evenings on the 23rd.

Mr. Starr: Good Shepherd.

Ms. Wade: Good Shepherd.

Mr. Mitchell: . . . (Inaudible) . . . that's a good . . . (inaudible) . . .

Ms. Wade: That's actually a great location. And I need an excuse to call . . . (inaudible) . . .

Mr. Starr: Does, does MAPA have a, have a space too like a fall back?

Ms. Wade: They have -- they have their studio spaces, but they don't have anything bigger than that.

Mr. Starr: Yeah, their smaller than this.

Ms. Wade: Yes. Yes.

Mr. Fujimoto: How about Civil Defense?

Ms. Wade: . . . (Inaudible) . . . but it looks big from the photos though.

Mr. Mitchell: Where's that at?

Mr. Fujimoto: The basement.

Mr. Mitchell: Oh, over here.

Mr. Fujimoto: Yeah.

Mr. Starr: Yeah, we used to use that.

Ms. Wade: I'll check that as a back up. I'll check that as a back up.

Mr. Starr: Or we could do the Mayor's Lounge.

Ms. Wade: Yeah, we could do the Mayor's Lounge, the whole thing. Do you have a preference in the order of priority?

Mr. Starr: No.

Mr. Fujimoto: Whatever works.

Ms. Wade: Okay. Great. I'm going to skip to the very last thing real quick because it makes more sense. My question, who should host. My personal preference would be to have the Planning Department host so that we don't have to have everyone mic who speaks all the time so they can be more conversational than, than, you know the formality of having it hosted by the MRA or any board or commission for that matter. But that being said, it's also real helpful when the conversation is recorded. So there might be a way to get an in between but not have to be required to have the official recording. Do you folks you have a preference?

Mr. Mitchell: Can the Planning Department do it with the support?

Ms. Wade: Yeah. And maybe -- frankly we can just -- I use the recordings all the time, just going back and listening to the audio and then that way Leilani doesn't have to type three hours of discussion, but it's available in the MP3 file if anybody wants to hear it.

Mr. Starr: Does that mean it's not, it's not an MRA kind of, an MRA event or a meeting? Does it matter?

Ms. Wade: If it's an MRA event, we have to publish it as an agenda. You know, MRA agenda, and all of you folks do have to be mic, and all people who are talking have to be mic. And, you know, we were, we do run a pretty casual meeting, so, I mean, it's up to you.

Mr. Starr: I'm concerned, though, the other one. If it's not, if it's not a noticed MRA meeting and then we all come, and we're especially the subject of conversation is business that's linked to the MRA then we have a sunshine law concern because it's not just a chance meeting.

Ms. Wade: Right.

Mr. Starr: Mike?

Ms. Wade: . . . (Inaudible) . . .

Mr. Hopper: Sure. Start discussing board business . . . (Inaudible) . . .

Ms. Wade: So it would be easier to do it as a --

Mr. Hopper: You really should.

Ms. Wade: Okay.

Mr. Mitchell: The law rules.

Ms. Wade: Okay. Proposed agenda. What we talked about was introduction and police and the service providers she said are really going to want to know who their audience is. So she want the whole group to be able to do introductions. So I don't know if we're like in a circle and pass the mic logistically we'll have to talk about how to do that. Description of responsibility of lead agencies and organizations. Each time we've done this kind of a meeting we've had this and it's been informative because every time we have new merchants or residents so that's good. The -- these were the concerns that came to mind for both us, this A through F. Discussion about potential solutions and roles each entity might play. She really, she's really excited about starting a neighborhood watch in town, and I'm going to help with that. We talked about the social media. I told her about the Clean and Safe budget, which we'll be talking about next. She's happy to do the safety audit immediately following this meeting. So like the very next week, she said she really understands momentum and building . . . (inaudible) . . . so she was excited to just start this and have the three or four things scheduled immediately after it.

Mr. Starr: I have something that -- I mean, it's kind of in here, but I just want to be specific because it's becoming such a huge issue which is public urination. You know, I think, we should talk about that specifically because it's an every day, an every day part of life.

Ms. Wade: And the restrooms are open and unlocked when it's occurring even.

Mr. Starr: So maybe that's gotta be part of that.

Ms. Wade: Okay.

Mr. Starr: Part of the program is education on that or --

Ms. Wade: Yes.

Ms. Starr: -- you know, background.

Mr. Mitchell: Does there need to be more signage?

Ms. Wade: I would hate to have signs that says that. Welcome to our town . . . (inaudible) . . .

Mr. Mitchell: No, no. Public restrooms.

Ms. Wade: Oh, I see what you're saying.

Mr. Mitchell: Signage that points to a public restroom.

Ms. Ball: A more subtle approach.

Mr. Mitchell: A little more subtle.

Ms. Wade: That's better.

Mr. Starr: Yeah, it was sounding like a Clint Eastwood, western town.

Ms. Ball: . . . (Inaudible) . . .

Mr. Mitchell: Oh, yeah, the sign.

Mr. Fujimoto: Is that against the law?

Mr. Hopper: I would believe so. I'm no law expert, but . . . (inaudible) . . .

Ms. Wade: Yes. It's a state, health.

Ms. Ball: But having, having a sign makes it . . . (inaudible) . . . because you don't want anybody to say, well, I didn't know there was one.

Mr. Mitchell: Right. See the sign?

Mr. Fujimoto: Put one, restroom this way, right where they usually do it.

Ms. Wade: Public restroom. I like that. Okay. I'm stating here that the goal of the meeting is to create a consolidated plan for proactive approach to safety in Wailuku town. The plan would also identify key resources needed, key resource needs anticipated to accomplish the goal. And then hopefully what we would have is a like a multi agency package. And if there are resource needs from any of these entities we can kind of support them when they end up going to Council, and requesting assistance. Which we're not going to take on the homeless issues, but they will.

Mr. Starr: I do feel like we want to have a, a committee, and it should be made up of people who are really, who are ready to work to --. Yeah, because, you know, I'm kind of concerned that when we do start implementing it we're gonna need volunteers to kind of at the, almost at the

management level to be thinking about it and to be meeting once a week and calling each other and --

Ms. Wade: Okay.

Mr. Starr: So maybe that should be a goal to, to get a . . . (inaudible) . . . of people who, who really want to live with the thing.

Ms. Wade: I can think of two merchants besides Teri who would want to be a part of this. Probably Alan Takitani because he has to make everything work for First Friday. Sounds like he would like to. Okay, that's a good start.

Mr. Fujimoto: So what is the format? Is this like a panel with, with everybody?

Ms. Wade: It's kind of like a panel. You know, the very first time we did this and it had to be the Planning Department that hosted because we didn't have quorum for the MRA. So we just quickly changed it to the Planning Department format. We did sort of hold it as a conversation because there were only two MRA members. The two sat up here, and then people from the community sat where ever they wanted kind of, with the Police and service providers. And it sort of became -- there was a little bit of a venting process where people just shared, you know, this guy is always bugging me for a cigarettes. He knows I don't have cigarettes. I never have him. But it makes me feel uncomfortable. That was actually Ashley Takitani. Like, it's intimidating that this guy does this all the time. And the Police sort of counseled them, so it was more like a counseling opportunity. You know, like, here's how to go about this. You gotta have your shoulder back, you know. You gotta be confident. And that was really helpful at that moment I think. And then the other piece is sort of the service provider sharing anecdotal stories which was really good. One of the things that Sgt. Quintero told me is there's actually three retired police officers that live and walk the district every day. I had no idea.

Mr. Mitchell: They're looking for a job?

Ms. Wade: Two that live in Happy Valley. One of which walks every night at 10 o'clock. He has a show dog, and he walks the dog every night at 10 p.m. Because he doesn't want interference from people, but I was like, oh, my gosh I had no idea. So she said, there's actually this network out there of folks. But I said, you know, it would be great if we, you know, other people knew that. And they knew that that's not the creepy guy with dog, but a retired police officer. So I asked sergeant can you have those folks come in as well, and then realize, support now is pretty, pretty good. So, sort of that kind of a thing.

Ms. Ball: And, and what kind of turn out did we have?

Ms. Wade: We had about 30 people at that one, including the service providers. There were five service providers including police.

Ms. Ball: And you had in this room?

Ms. Wade: We had it in this room.

Ms. Ball: Why did we think . . . (inaudible) . . .? Fit more people?

Ms. Wade: I did not do individual invites for that one. And we were -- the sergeant kind of asked is there a way for us to send out a direct e-mail to the merchants specifically and to some of the residents that we know. Which I would be happy to do, but when I do that people just do show up.

Mr. Starr: I think it's a lot worse now. There's a, there's a gang that are cruising around town at about 11 to 1 every night, and screaming and throwing bottles and seeing where they can get into at night. I hear them, just about every night trying to see if they can get into, get into my gate. And especially when Helen's there alone she's kind of freaked out by it.

Ms. Wade: Should I add gang related activities to the list?

Mr. Starr: Yeah. I mean it's not, you know --. It's kind of a gang of --

Ms. Wade: -- homeless or --

Mr. Starr: -- teenage, teenage drunks.

Ms. Wade: Got it. With no constructive purpose in life except to --. Okay. And we'll that's the perfect kind of thing for those retired police officers is to just be cruising around with the town and go, hey, beat it, you know. So that, that -- it would be great to have, you know, connect him with you, get that information, and then we just have the strategic approach.

Mr. Starr: Can we invite Council members and, you know, Mayor if they want, if they want to join us or at least they feel like they've been included even if they can't make it?

Ms. Wade: Yeah. I will do that. And I know I was telling for our conference we were considering having Managing Director Keith Regan because he just did a whole study on homelessness, which I thought was really pretty interesting.

Ms. Ball: That would be great.

Mr. Starr: So we're, we're calling it conference.

Ms. Wade: Oh, I'm sorry, I was referring to our HCPO Conference.

Mr. Starr: Oh, okay.

Ms. Wade: But what I think we'll do is call it a Wailuku -- the title now is Wailuku Town Community Policing and Safety Meeting. I could call it workshop.

Mr. Starr: Yeah, why don't you call it workshop.

Ms. Wade: Does it matter? Workshop.

Ms. Ball: I like workshop. It sounds more dynamic.

Ms. Wade: Okay. Alright.

Mr. Mitchell: More interesting than a meeting.

Ms. Wade: So Michele's texting me, she's not going to make it today which is fine because we're going to be done.

Mr. Mitchell: We're going to be done. Okay, anything else on, one that item? Don?

Mr. Starr: Looks great.

Mr. Mitchell: Can you talk about the, our Clean and Safe Budget?

E. BUDGET

Ms. Wade: Yeah. This is expanded, so Parks Director, Brianne Savage, offered to go in for a budget amendment to include all of our town maintenance issues, including clean and safe. So, we, I consolidated what we got from Rena as recommended for clean and safe which is the labor that's up front, and the one time expense at the bottom. I added the Teens On Call contract with, I think, it was a 3% increase or something like. Maui Nui Botanical Gardens which I doubled because they're now going to have Lao Plaza for it. And then an additional one time expense for a dumpster which Rena had noted but didn't figure in the cost of. So for a total of \$106,580.

Mr. Mitchell: So that's what we're asking for Parks, a grant from Parks to fund.

Ms. Wade: Yeah.

Mr. Starr: Well, I'd just like to know well ahead of time so we can rally, rally support.

Ms. Wade: Right. I'm still waiting actually for -- there's a form that you have to fill out to do a budget amendment that Brianne was going to pass on so that we could, you know, put in all the information and she hasn't gotten that to us yet. So in order to get scheduled that, all that paperwork gotta be done correctly first. So once I, once she and I can connect then we'll have a better idea.

Mr. Starr: And I think maybe it might help too if some of us have that and talk off line to some of the Council members before it gets to them through the administration channel.

Ms. Wade: Okay.

Mr. Starr: Because then they'd be more supportive if they know it's community, community generated.

Ms. Wade: Great.

Mr. Mitchell: Can we have a contingency cost in here, or does everything have to be itemized? Add another -- \$106,000 sound so close to \$110,000 -- I mean, just add another \$3,500, and make it \$110,000.

Mr. Starr: I don't know if I screwed up, I haven't gotten a copy of that.

Ms. Wade: So you're saying \$110,000?

Mr. Mitchell: \$110,000.

Mr. Fujimoto: 10% and go \$116,000.

Ms. Wade: That's not a bad idea.

Mr. Mitchell: \$120,000. Do I hear \$125,000?

Mr. Starr: And I'm out of the market here.

Ms. Wade: The good news is Lahaina is like \$270,000 so -- their grant -- is quite a bit more.

Mr. Mitchell: Who funds their grant?

Ms. Wade: Parks.

Mr. Mitchell: Parks. Oh right. That's what she said.

Ms. Wade: That's why she's offering.

Mr. Mitchell: Yeah. She said she's got money. She just doesn't have man power.

Mr. Starr: So the dumpster, is that just -- that's a one time clean up thing?

Ms. Wade: It's a one time purchase for a dumpster to take all of the street trash daily. And part of our issue is, a good issue really, now that we have more restaurants the trash gotta get unloaded more frequently out of the barrels and so --. But we can only, at this moment in time, have one pick up. So they're so busy they only have the, the time to pick up once a day.

Mr. Starr: Why don't, why don't get a dumpster some where.

Ms. Wade: That's what this cost is.

Mr. Starr: I mean, is it's gonna -- where is it gonna be?

Ms. Wade: We have to talk about where that's gonna be.

Mr. Mitchell: Is there room in the lao, in the lao enclosure?

Ms. Wade: That's lao Theater's dumpster.

Mr. Mitchell: Can we put ours in there with it?

Ms. Wade: Only if you reduce the loading zone.

Mr. Mitchell: Okay. We just did, we just did a loading zone reduction. That works.

Ms. Wade: Well, lao has to get in full tractor trailers into that loading zone. That was part of that thing that Katherine looked at when she designed it.

Mr. Mitchell: Right. Well, I'm just wondering if we could stack two dumpsters in the closure. Take a look at it.

Ms. Wade: We do have the whole muni lot and additional space back there so there might be a spot.

Mr. Mitchell: Or maybe we create another spot of it.

Ms. Wade: We need a space for Robert Joslin. He helps us or there's space.

Mr. Starr: Yeah, if we can have a dumpster with a lock on it full time I think that would make --

Ms. Wade: -- a huge difference.

Mr. Starr: Yeah.

Ms. Wade: Strategically it just helps us out in so many ways because we're not dependent on Brian showing up every day to pick the trash up.

Mr. Starr: Yeah. I mean could host it at . . . (inaudible) . . . but frankly it means you're dragging stuff around to Maluhia.

Ms. Wade: Yeah. There might be room behind the restrooms.

Mr. Mitchell: There is, but access, because of the grade change in there, may be difficult.

Ms. Wade: Right. You mean, getting a truck?

Mr. Mitchell: Yes.

Ms. Wade: It would have to be something that we actually pull out to the curb.

Mr. Mitchell: Yes. Correct. We could, we could -- it wouldn't be big enough for a small --. We'd have to use cans if we're going to stage it on the side. Is that what you're thinking, on the side of it?

Ms. Wade: And there's too much trash.

Mr. Mitchell: Too much trash. So it has to be, yeah, it has to be a one yard dumpster. We need truck access.

Ms. Wade: Okay. We may -- actually we might want to build in some cost here for pick up by Maui Disposal and have Teens on Call do the, you know, take the trash and put it to the dumpster. Wherever it is, just have Maui Disposal or somebody come and get the trash.

Mr. Starr: Right empty the --. Well, once a week or twice a week.

Ms. Wade: Yeah. Yeah. Let me call them and find out. I'll get a couple of quotes.

Mr. Starr: Yeah, they're standard contract. And then if there's like, you know, it's Christmas season and there's a lots of stuff, or maybe for First Friday week, there can be an extra pick up.

Mr. Mitchell: right.

Mr. Starr: This looks great, and this is going to be transformative. But my concern about it is it's gonna -- to really work well, it's going to take a bunch of management.

Ms. Wade: Yes.

Mr. Starr: It's gonna be a lot of calls, and I, I really think that if we can get a committee that's really dedicated and willing to, to work and share that load it will make, make it a lot easier. Otherwise, it will just, you know, it will take over your life for sure.

Ms. Wade: Yeah. Well, and, initially we had taken out this program supervision cost and then I put it back in this time because I thought, you know, somebody like, like Alan, who manages First Friday, but he doesn't do everything. He just coordinates the teens to do everything for First Friday. But he keeps them on schedule. And somebody like that to do the overseeing, I think, we've got to keep a cost in there. Maybe we even increase the cost of this amount a little bit because it's only like \$500 a month. But, regardless, I think, I think it's important. And then I'm not getting the calls. I can do the other work, you know.

Mr. Starr: You should be making the executive decisions.

Ms. Wade: Well, you guys make the executive decisions. I should be the one following up on those and not which trash can is overflowing.

Mr. Starr: Yeah.

Mr. Mitchell: \$125,000.

Ms. Wade: Which I got three photographs last week of overflowing trash cans. And it's really because the Farmacy is doing so well.

Mr. Mitchell: Right.

Mr. Starr: Yeah. That's great.

Ms. Wade: It's great. Yeah, you don't want to complain.

Mr. Starr: Yeah, we gotta work on them to get a, a website so you can order, order --

Ms. Wade: In advance.

Mr. Starr: Yeah, something because it's getting to where it's, you know, 40 minutes sitting in there.

Mr. Mitchell: That's what you want.

Ms. Wade: Teri just told us, her business is up because people shop while they're waiting for their food.

Mr. Mitchell: You get one on the other side of the street down there where the café is, and you've got two anchors, you've got something happening.

Mr. Starr: If anyone knows anyone who wants to put something on my corner lot, a food vendor.

Mr. Mitchell: Did you see the new pop up coffee guy there on --

Ms. Wade: Surfing dog.

Mr. Mitchell: Surfing dog whatever.

Ms. Wade: Okay. Are we on to the next item?

Mr. Mitchell: We're on the next item. Open application report.

F. DIRECTOR'S REPORT

1. Open Application Report

Ms. Wade: Did that get passed out?

Mr. Mitchell: I saw it.

Mr. Starr: I know it's in our package.

Ms. Wade: Okay. It's no different than last month, so it's the same. We don't have any new.

Mr. Mitchell: So no new applications, and nothing to review, so --

Ms. Wade: Sprint. Well, Sprint will be in front of you in September.

Mr. Mitchell: Okay. Update on the Wailuku Town website. It's going to launch in September?

2. Update on the Wailuku Town website

Ms. Wade: It's going to launch next week, early next week. The banners are here. They're beautiful. They'll be going up next week also. David Ivy was actually going to come back and put the banners up for us. I told him, it's too stressful for me because I gotta do the conference. I don't want to wait till the day the before so Alan Takitani is going to put them up for us.

Mr. Mitchell: Great.

Ms. Wade: Yeah. So website, they're, they're real close and I asked them to send us, to send the static page prior to it launching that will get e-mailed to all of you. If you have thoughts or comments on it, just direct it back to me only, and then I will send those to them so they can make any amendments, and then they'll launch.

3. 2015 Meeting Schedule

The Agency may take action on this item.

Mr. Mitchell: Great, then we also have an attached 2015 proposed meeting schedule. Anybody have any thoughts, comments, or questions about that?

Ms. Ball: Are these all the fourth Friday?

Ms. Wade: Yes. Right? They're all. The last two are the third Friday.

Ms. Ball: It works out well, since I have to be on Oahu for the third Mondays.

Mr. Mitchell: Let's see, do we have to take action on that? We don't have to formally --

Ms. Wade: You don't have to formally approve it, but you do have to let us know if you, if you endorse it.

Mr. Mitchell: Everybody, everybody okay with the agenda? We have an official endorsement. We have a second endorsement? Looks alright. Endorsed. The next meeting is going to be September 26th. Before we go, next meeting we'll have on the agenda what items?

G. NEXT MEETING DATE: September 26, 2014

Ms. Wade: Let's see, we're gonna have the --

Mr. Mitchell: Parking.

Ms. Wade: The parking.

Mr. Mitchell: Yeah.

Ms. Wade: The parking management scope from Andy.

Mr. Mitchell: Right.

Ms. Wade: With a photo power point. There's a chance I might be able to get Public Works to come and do a report about when they're going to do the municipal lot, and what it's exactly going to include and that kind of thing. That's all I have right now.

Mr. Mitchell: Okay. I'd like to think about, and I don't know if we need to agendize it, the MRA developing some sort of small business grant initiative for specific types of businesses that we want. And it could be very simple or a restaurant or an eatery or retail stores or art, an art gallery where the MRA would give a business a grant if they can show us that, you know, they're going to -- you know, if they're going come in and they've got a, say, a year lease for a space. The criteria if you have year lease for a space and you're going to open a business, the MRA will, you know, review, review a grant application and give you \$1,500, \$2,000, whatever it is if you meet those criteria. It's just, just thought of a way to incentivize more businesses to look at Wailuku town and even though it may not be a lot of money, it might be just enough money for it to pay for the first month's rent or second month's rent. So, any how --

Mr. Starr: I like it.

Mr. Mitchell: Would you be interested in -- we can put together some lingo that would --

Mr. Starr: Yeah. I mean, I'm really interested in exploring pop ups.

Mr. Mitchell: Right. And that would be a great, that would be a great venue for pop ups or food trucks. Any ideas?

Ms. Wade: Well, we need to talk about this when it's agendized. But, yes, I do have an idea, but this should be on the agenda.

Mr. Mitchell: Let's put it on the next agenda. Yeah. We'll put it on the next agenda. We'll talk about it in more detail.

Mr. Fujimoto: . . . (Inaudible) . . .

Mr. Starr: Mr. Chair?

Mr. Mitchell: Yes sir?

Mr. Starr: I'd like to have a regular ongoing agenda item of our, our -- I forget what we call it, our action items or our, you know --

Ms. Wade: Task list?

Mr. Mitchell: Task list?

Mr. Starr: Yeah, our task list, which --. Not task, but I think it should be a living, a living document, and just kind of spend a couple of minutes on it each meeting.

Mr. Mitchell: Sure.

Mr. Starr: And, you know --

Ms. Wade: Yes. We use to do it.

Mr. Mitchell: We did use to do it. Yeah, we did use to do that. It's a good idea. We can do that. That's relatively simple. Anything else on, related to today's agenda that anybody would like to discuss? I know you want to talk about -- should we adjourn and talk about HCPO?

Ms. Wade: I just wanted to announce to register. If you haven't registered and want to come. Willie K is playing Thursday night.

Mr. Mitchell: Thank you. I know I'm registered. I know Jonathan's registered.

Mr. Starr: I'm upset that I didn't do the Lahaina, or the Lanai tour because now I'm hearing how cool it's -- special and cool it's going to be.

Ms. Wade: We knew it was going to sell out early.

H. ADJOURNMENT

Mr. Mitchell: Alright. Well, thank you everybody. We'll a -- do I have motion to adjourn?

Mr. Fujimoto: So move.

Ms. Ball: Second.

Mr. Mitchell: Any objections? Seeing none, we will adjourn today's meeting at 2:37 p.m.

There being no further business brought forward to the Agency, the meeting was adjourned at approximately 2:37 p.m.

Respectfully submitted by,

LEILANI A. RAMORAN-QUEMADO
Secretary to Boards and Commissions II

RECORD OF ATTENDANCE

Members Present:

Carol Ball
Don Fujimoto, Vice-Chair
William Mitchell, Chair
Jonathan Starr

Members Excused:

Thomas Fairbanks III

Others:

Erin Wade, Small Town Planner
Michael Hopper, Deputy Corporation Counsel