

MOLOKAI PLANNING COMMISSION

RECEIVED

NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE MOLOKAI PLANNING COMMISSION

2015 DEC -3 AT 10:06

AGENDA

OFFICE OF THE
COUNTY CLERK

DATE: DECEMBER 10, 2015
TIME: 11:00 a.m.
PLACE: Mitchell Pauole Center, Meeting Hall
Kaunakakai, Molokai

Members: Michael Jennings (Chair), Douglas Rogers (Vice-Chair), Billy Buchanan, Ron Davis, Zhantell Dudoit, Lawrence Lasua, Marshall Racine, Diane Swenson

- A. CALL TO ORDER
- 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.
- C. APPROVAL OF THE MINUTES OF THE SEPTEMBER 23, 2015 MEETING
- D. PUBLIC HEARINGS (Action to be taken after each public hearing.)
 - 1. MR. WILLIAM SPENCE, Planning Director, transmitting Council Resolution No. 15-111 referring to the Molokai Planning Commission a proposed Bill to Change Zoning from Interim to Agricultural for approximately 14.59 acres (Weymouth Kamakana, Sr. et. al.) at TMK: 5-4-001: 029, Kawela, Island of Molokai. (CIZ 2015/0007) (S. Lopez)
 - 2. MR. AL EHRINGER requesting a State Land Use Commission Special Use Permit in order to operate the Hoomaka Hou Short-Term Rental Home, a three (3) bedroom short-term rental home located in the State Agricultural District at 85 Papapa Place, TMK: 5-1-007: 055, Kaluakoi, Island of Molokai. (SUP2 2015/0010) (S. Lopez)
 - 3. MR. WILLIAM SPENCE, Planning Director transmitting Council Resolution No. 15-112 referring to the Lanai, Maui, and Molokai Planning Commissions a proposed bill to amend the comprehensive zoning ordinance to permit affordable accessory dwellings in Residential Districts. (RFC 2015/0153) (J. Alueta)

The Council is considering a proposed bill to permit accessory dwellings in residential districts on properties of between 5,000 and 7,499 square feet, for the purpose of increasing the availability of affordable housing.

The proposed legislation is available at <http://co.maui.hi.us/index.aspx?nid=121>

4. MR. WILLIAM SPENCE, Planning Director, transmitting a proposed bill to the Lanai, Maui, and Molokai Planning Commissions to amend the comprehensive zoning ordinance to allow accessory dwellings on lots less than 7,500 sq.ft, and to allow an additional accessory dwelling on lots 12,000 sq.ft. or greater. Further, the bill proposes to clarify the restriction on covered and uncovered deck areas, measurement of floor area, and to restrict accessory dwellings to long-term residential use. (J. Alueta)

The proposed legislation is available at <http://co.maui.hi.us/index.aspx?nid=121>

E. COMMUNICATIONS

1. MR. WILLIAM SPENCE, Planning Director, transmitting a bill to amend Chapter 2.80B Maui County Code relating to land use designations in the community plans. (W. Spence)

The Planning Department will transmit the Molokai Planning Commission's comments on the proposed legislation to the Maui County Council.

The proposed legislation is available at <http://co.maui.hi.us/index.aspx?nid=121>

F. DIRECTOR'S REPORT

1. MR. WILLIAM SPENCE, Planning Director notifying the Commission, pursuant to the provisions of Section 12-302-13.1(a) of the Molokai Planning Commission's Special Management Area Rules, that the following proposed actions located within the special management area are not "developments" and therefore exempt from the requirements of the Molokai Planning Commission's Special Management Area Rules:

- a. MRS. ROBERT MATSON JR. submitting a Special Management Area Assessment (SMX) for a carport enclosure, interior renovations, and electrical conveyances located at 215 Kolapa Place, TMK: 5-3--8: 014, Kaunakakai, Island of Molokai. (SMX 2015/0473) (Valuation: \$6,543) (S. Lopez)

The Commission shall acknowledge receipt of the application. The Commission shall vote to either waive its review of the application or review the assessment application at the next available meeting after receiving notice.

- b. MR. KAHIWA MCVAY submitting a Special Management Area Assessment (SMX) for a 180 sq. ft. carport addition located at 0 Uala Pue Place Unit 2A, TMK: 5-6-002: 007-0003, Kaluaaha, Island of Molokai. (SMX 2015/0474) (Valuation: \$9,500) (S. Lopez)

The Commission shall acknowledge receipt of the application. The Commission shall vote to either waive its review of the application or review the assessment application at the next available meeting after receiving notice.

2. Agenda items for the future meetings
 - a. January 14, 2016 meeting
3. Pending Molokai Applications Report generated by the Planning Department (Appendix A)
4. Closed Molokai Applications Report generated by the Planning Department (Appendix B)

G. NEXT REGULAR SCHEDULED MEETING DATE: January 14, 2016

H. ADJOURNMENT

AGENDA ITEMS ARE SUBJECT TO CANCELLATION.

AN EXECUTIVE SESSION MAY BE CALLED IN ORDER FOR THE COMMISSION TO CONSULT WITH ITS ATTORNEY ON QUESTIONS AND ISSUES PERTAINING TO THE COMMISSION'S POWERS, DUTIES, PRIVILEGES, IMMUNITIES AND LIABILITIES, PURSUANT TO SEC. 92-5(a)(4), HRS.

DOCUMENTS ARE ON FILE WITH THE DEPARTMENT OF PLANNING. THE ADDRESS OF THE COMMISSION IS C/O DEPARTMENT OF PLANNING, ONE MAIN PLAZA, 2200 MAIN STREET, SUITE 315, WAILUKU, MAUI, HAWAII 96793.

UNLESS OTHERWISE SPECIFIED BY ANOTHER SPECIFIC PLANNING COMMISSION RULE, ANY PETITION TO INTERVENE AS A FORMAL PARTY IN THE PROCEEDINGS BEFORE THE MOLOKAI PLANNING COMMISSION MUST BE FILED WITH THE COMMISSION AND SERVED UPON THE APPLICANT NO LESS THAN TEN (10) DAYS BEFORE THE FIRST PUBLIC HEARING DATE. (Note: The calculation of time for deadlines ten days or less excludes weekends and State recognized holidays.) THE ADDRESS OF THE COMMISSION IS C/O the DEPARTMENT OF PLANNING, ONE MAIN PLAZA, 2200 MAIN STREET, SUITE 315, WAILUKU, MAUI, HAWAII 96793. The deadline for filing a timely Petition to Intervene for an item where the first public hearing date is December 10, 2015 was on November 25, 2015..

ORAL OR WRITTEN TESTIMONY WILL BE RECEIVED ON EACH ANY AGENDA ITEM SUBJECT TO THE PROVISIONS OF CHAPTER 92, HAWAII REVISED STATUTES AND THE COMMISSION'S RULES OF PRACTICE AND PROCEDURE.

WRITTEN TESTIMONY AND FAXES SHOULD BE RECEIVED AT LEAST TWO (2) BUSINESS DAYS BEFORE THE MEETING TO ENSURE DISTRIBUTION TO THE COMMISSION. FIFTEEN (15) COPIES OF WRITTEN TESTIMONY ARE REQUESTED IF TESTIMONY IS PRESENTED IMMEDIATELY PRIOR TO OR AT THE MEETING.

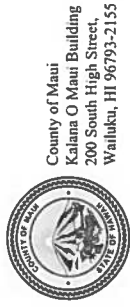
TESTIFIERS: Please be advised that applications for Community Plan Amendment, State District Boundary Reclassification, Change in Zoning, and Conditional Permit require the approval of the Maui County Council. In order to be notified of future agendas of the Maui County Council please notify the Office of Council Services at (808) 270-7838 or by mail to the Maui County Council, 200 S. High Street, Wailuku, Maui, Hawaii 96793.

THOSE PERSONS REQUESTING SPECIAL ACCOMMODATIONS DUE TO DISABILITIES, PLEASE CALL THE DEPARTMENT OF PLANNING AT 270-7735 (Maui) OR 1-800-272-0117 (Molokai) OR 1-800-272-0125 (Lanai) OR NOTIFY THE DEPARTMENT OF PLANNING IN WRITING AT ONE MAIN PLAZA, 2200 MAIN STREET, SUITE 315, WAILUKU, MAUI, HAWAII 96793 OR FAX NUMBER 270-7634; AT LEAST SIX (6) BUSINESS DAYS BEFORE THE SCHEDULED MEETING.

PLEASE NOTE: If any member of the Commission is unable to attend the scheduled meeting, please contact the Department of Planning at least one day prior to the meeting date. Thank you for your cooperation. (S:\ALL\SUZETTE\MoPC\AGENDAS\2015 Agendas\121015mopc_agenda.wpd)

Open PD - Projects by TMK Report

Entry Date: 12/02/2011 - 12/02/2015
 Permit Type: %
 TMK: 25%



County of Maui
 Kalana O Maui Building
 200 South High Street,
 Wailuku, HI 96793-2155

TMK	Project	Permit Name	Permit #	Applicant Name	Entry Date	Completion Date	Status	Project Lead
2510070420000	HALLAS, DON/KERRY	FARM PLAN/MAUNALO A	FRMP - 20130099	HALLAS, DON & KERRY	12/19/2013		OPEN	WAIKIKI
2510070530000	ANDERSON, D. LEITH	FARM PLAN / STRH APP / MOLOKAI	FRMP - 20150061	D. LEITH ANDERSON	06/29/2015		OPEN	WAIKIKI
2510070540000	MANAHALE ESTATE LLC	FARM PLAN / MOLOKAI	FRMP - 20150065	MANA HALEI ESTATE LLC	07/01/2015		OPEN	WAIKIKI
	MANA HALEI ESTATE	REVIEW MANA HALEI LLC STRH APPLICATION	RFC - 20150113	JIM WAYNE	07/14/2015		OPEN	LOPEZ
	MANA HALEI ESTATE	MANA HALEI ESTATE SUP/MAUNALO A	RFC - 20150155	JIM WAYNE	09/29/2015		OPEN	LOPEZ
2510070550000	HO'OMAKA HOU	HO'OMAKA HOU STRH/MAUNALO A	STMO - T20150004	AL EHRINGER	08/17/2015		OPEN	LOPEZ
	HO'OMAKA HOU	HO'OMAKA HOU STRH/MAUNALO A	SUP2 - 20150010	AL EHRINGER	08/17/2015		OPEN	LOPEZ
2510070640000	LINEX INVESTMENTS, L	MODEL TRAIN TUNNEL	BVAA - 20120001	LINEX INVESTMENTS, LLC	03/01/2012		OPEN	KAPUA'ALA
2510070660000	SCHWARTZ, ROBERT/KAT	STORAGE SHED-MOLOKAI	AUA - 20130003	SCHWARTZ, ROBERT	01/18/2013		OPEN	WAIKIKI
2510080340000	PERELL, JOHN SID	FARM PLAN-MAUNALO A, MOLOKAI	FRMP - 20130021	PERELL, JOHN SID & ELIZABETH CAROL	02/26/2013		OPEN	WAIKIKI
2510080350000	HAMAMOTO, DAVID	FARM PLAN / STRH USE / MOLOKAI	FRMP - 20150050	HOWARD H. HAMAMOTO	05/14/2015		OPEN	WAIKIKI
2520090180000	COUNTY CIVIL DEFENSE	EMERGENCY WARNING SIRENS/MOLOKAI	SMX - 20140506	COUNTY OF MAUI	10/21/2014		OPEN	LOPEZ
2520100070000	HAWAIIAN HOMELANDS	HAWAIIAN HOMELANDS WELL 4-0801-001 & 002	RFC - 20150169	DLNR-CWRM	10/28/2015		OPEN	LOPEZ
	KAULUWAI 1 & 2 WELLS	KAULUWAI 1 & 2 WELLS	RFC - 20150181	DEPT OF HAWAIIAN HOMELANDS	11/20/2015		OPEN	LOPEZ
2520120290000	MOLOKAI PUB UTILITY	MOLOKAI PUB UTILITIES WELL NO 4-0901-001	RFC - 20150170	DLNR-CWRM	10/28/2015		OPEN	LOPEZ
	MAUI DEPT OF WATER	MAUI DEPT OF WATER WELL NO 4-0801-003	RFC - 20150171	DLNR-CWRM	10/28/2015		OPEN	LOPEZ
	WELL 17	WELL 17 (WELL NO. 4-0901-001)	RFC - 20150182	MOLOKAI PUBLIC UTILITIES, INC.	11/20/2015		OPEN	LOPEZ
2520150010000	MOLOKAI H.S. SCIENCE	KUALAPU'U MAUKA (WELL NO. 4-0801-003)	RFC - 20150183	COUNTY DEPARTMENT OF WATER SUPPLY	11/20/2015		OPEN	LOPEZ
	MOLOKAI HIGH SCHOOL	VARIANCE APPTITLE 19.36A.01/HOOLEHUA RESIDENTIAL TO PUBLIC/QUASI-PUBLIC	BVAV - 20150004	KASHIWAI, DUANE	09/19/2014		OPEN	MIKOLAY
			CPA - 20150004	STATE DEPARTMENT OF EDUCATION	06/10/2015		OPEN	LOPEZ



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2520150010000	MOLOKA'I HIGH SCHOOL	SCIENCE FACILITY UPGRADES/MOLOKAI	EAC - 20140001	STATE OF HAWAII, DEPARTMENT OF EDUCATION	01/07/2014		OPEN	STICKA
2520170030000	KANAKALOLOA CEMETERY	KANAKALOLOA CEMETERY PROJECT/MOLOKA'I	EAC - 20150008	GROUP 70 INTERNATIONAL	07/24/2015		OPEN	LOPEZ
2530010600000	PADDLERS SOLAR PANEL	PADDLERS SOLAR PANEL STRUCTURE/MOLOKAI	CTB - 20150007	JERALD JOHNSON	09/17/2015		OPEN	LOPEZ
	PADDLERS SOLAR PANEL	PADDLERS SOLAR PANEL STRUCTURE/MOLOKAI	CTB - 20150007	JERALD JOHNSON	09/17/2015		OPEN	LOPEZ
	PADDLERS INN	LANDSCAPE PLANTING PLAN / MOLOKAI	LPAP - 20150026	JERALD JOHNSON	09/22/2015		OPEN	CABAIS
	SPRINT/NEXTEL MOLOKA	REMOVE & REPLACE ANTENNAS/MOLOKAI	SMX - 20150087	SPRINT NEXTEL HAWAII	02/23/2015		OPEN	LOPEZ
	PADDLERS SOLAR PANEL	RAISED SOLAR PANEL STRUCTURE / MOLOKAI	SMX - 20150312	JERALD JOHNSON	07/22/2015		OPEN	LOPEZ
	PADDLERS SOLAR PANEL	RAISED SOLAR PANEL STRUCTURE / MOLOKAI	SMX - 20150406	JERALD JOHNSON	09/22/2015		VOID	LOPEZ
2530010750000	NEW HORIZON ENTERPRI	MAKOA TRUCKING; INTERIM TO M-1/KKAI	CIZ - 20120006	CHRIS MEBILLE	05/16/2012		OPEN	LOPEZ
2530010770000	KAUHA CENTER	INTERIOR/EXTERIOR REMODEL/KAUNAKAKAI	CTB - 20140014	MOLOKAI STORES, LLC	10/01/2014		OPEN	LOPEZ
	KAHUA CENTER	INTERIOR/EXTERIOR REMODEL/KAUNAKAKAI	SMX - 20140270	MOLOKAI STORES, LLC	05/13/2014		OPEN	LOPEZ
2530020060000	MOLOKAI COMMUNITY	ADDITION/ALTERATION	OSP - 20120002	LASUA, LAWRENCE	05/09/2012		CLSD	CRITCHLOW
2530020120000	MOLOKAI COMMUNITY	ADDITION/ALTERATION	OSP - 20120002	LASUA, LAWRENCE	05/09/2012		CLSD	CRITCHLOW
2530020810000	WADA COMMERCIAL BLDG	COMMERCIAL, RETAIL & HOTEL BLDG/KKAI	CP - 20130002	STANLEY A. WADA	04/03/2013		OPEN	LOPEZ
	WADA COMMERCIAL BLDG	COMMERCIAL, RETAIL & HOTEL BLDG/KKAI	SM1 - 20130003	STANLEY A. WADA	04/03/2013		OPEN	LOPEZ
2530021540000	MOLOKAI DRIVE INN	FIX ROOF, REPAIR FLOOR AND WINDOWS	SMX - 20150486	FRIEF ENTERPRISES, INC.	11/04/2015		OPEN	LOPEZ
2530050060000	KAPAHULEHUA, KIMOKEO	SOLAR FARM/MOLOKAI	SMX - 20130048	RICKY J MCGOVERN	01/31/2013		OPEN	LOPEZ
2530060280000	MOLOKAI COMMUNITY HE	PARKING LOT LANDSCAPE PLAN/MOLOKAI	LPAP - 20120015	LUIGI MANERA	05/31/2012		OPEN	STICKA



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2530060280000	MCHC SEWER REPAIR	SEWER REPAIR/KAUNAKAKAI	SM3 - 20150006	MOLOKAI OHANA HEALTH CARE	03/17/2015		OPEN	LOPEZ
2530070120000	MONIZ, ESTHER	ATF DEMOLITION OF PROPERTY/MOLOKAI	SMX - 20150066	ESTER MONIZ	02/11/2015		OPEN	LOPEZ
2530080140000	ROBERT MATSON, JR.	ENCLOSE CARPORT/KAUNAKAKAI	SMX - 20150473	ROBERT MATSON JR.	10/29/2015		OPEN	LOPEZ
2540020130000	MOLOKAI SHORES SOLAR	ATF INSTALLATION SOLAR PANELS / MOLOKAI	SMX - 20150313	NEIGHBORHOOD POWER CORPORATION	07/22/2015		OPEN	LOPEZ
2540050240000	WUERTZ, STEVEN	NEW DWELLING/MOLOKAI	SMX - 20120543	ROBERT ROBINSON	12/17/2012		OPEN	LOPEZ
2540070090000	GASPAR RESIDENCE	DEMOLITION & RECONSTRUCTION SFR/MOLOKAI	SMX - 20140540	KEEFE GASPAR	11/05/2014		OPEN	LOPEZ
2540140010000	VAN GEMERT, ROBERT/L	1ST FARM DWELLING	FRMP - 20120073	VAN GEMERT, ROBERT & LORRAINE	09/27/2012		OPEN	WAIKIKI
2540140160000	CUSHMAN,HA	ADDITION/ALTERATION-GARAGE & STORAGE	FRMP - 20120077	CUSHMAN, HAROLD & JACQUELYN	10/18/2012		OPEN	WAIKIKI
2540150440000	KOLB, DAVID & ALICE	FARM PLAN/KAUNAKAKAI	FRMP - 20140018	KOLB, DAVID & ALICE	03/04/2014		OPEN	WAIKIKI
2540160430000	SPENCER, JOHN G.	AGRICULTURAL USES/KAWELA, MOLOKAI	AUA - 20130017	SPENCER, JOHN GEOFFREY	09/05/2013		OPEN	WAIKIKI
2550010320000	CULLEN, CLIFT	FARM PLAN/MAIN FARM DWELLING/MOLOKAI	FRMP - 20150031	CLIFT CAIRNCROSS CULLEN	03/13/2015		VOID	WAIKIKI
2560020070003	MCVAY GARAGE	CARPORT WITH ROOF EXTENSION/KAUNAKAKAI	SMX - 20150474	KAHIWA MCVAY/KUILANI PUHI	10/29/2015		OPEN	LOPEZ
2570030210000	LANIKA I	REVIEW OF APPLICATION/KAUNAKAKAI	RFC - 20150163	THERESA THOMAS	10/21/2015		OPEN	LOPEZ
2570040070000	DUNBAR SUBDIVISION	MCC SECTION 18.16.060 & 18.20.040/MOLOKA	BVAV - T20120019	WAYNE I ARAKAKI ENGINEER LLC	11/29/2012		CLSD	BALBERDI
2570040200000	DUNBAR SUBDIVISION	PROPOSED 3 LOT SUBDIVISION/MOLOKAI	SMX - 20130566	KIP DUNBAR	12/04/2013		OPEN	LOPEZ
2570040200000	HALE KAINALU STRH	HALE KAINALU STRH/MOLOKAI	STMO - T20150005	ROBERT A. HASKIN	11/09/2015		OPEN	LOPEZ
2570040200000	HALE KAINALU STRH	HALE KAINALU STRH/MOLOKAI	STMO - T20150006	ROBERT A. HASKIN	11/09/2015		OPEN	LOPEZ
2570080060000	LUCKY SEVEN MAKANI	CONSTRUCT HOME, CARPORT/KAUNAKAKAI	SMX - 20150328	WADE CURTIS AND PATRICIA A. GOLEBIESKI	08/02/2015		OPEN	LOPEZ



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TMK: 25%

12/02/2015

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2580150060000	PUU O HOKU RANCH	PV PANEL SUPPORTS	AUA - 20120005	RICHARD S YOUNG	02/07/2012		OPEN	WAIKIKI

Grand Total: 55



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Planning Department - Completed Projects by TMK Report

Completion Date: 11/02/2015 - 12/02/2015

Permit Type: %

TMK: 25%

Does not include permit types: LTR, SPC and S.

<u>TMK</u>	<u>Project</u>	<u>Description</u>	<u>Permit #</u>	<u>Applicant Name</u>	<u>Entry Date</u>	<u>Completion Date</u>	<u>Status</u>	<u>Project Lead</u>
2510060150000	LAUREL, MOISES & SHE	LAUREL, MOISES AND SHELLEY	FRMP - 20150082	MOISES AND SHELLEY LAUREL	09/09/2015	11/03/2015	DONE	WAIKIKI
2510070550000	HOOMAKA HOU, LLC	HOOMAKA HOU, LLC	FRMP - 20150073	HOOMAKA HOU, LLC	08/07/2015	11/30/2015	DONE	WAIKIKI

Grand Total: 2