



PUBLIC MEETING NOTICE

COUNCIL OF THE COUNTY OF MAUI

www.MauiCounty.us/LU

Committee Chair
Robert Carroll

Committee
Vice-Chair
Riki Hokama

Voting Members:
Alika Atay
Elle Cochran
Stacy Crivello
Don S. Guzman
Kelly T. King
Yuki Lei K. Sugimura
Mike White

LAND USE COMMITTEE

Tuesday, July 11, 2017

1:30 p.m.

MEETING SITE:

Council Chamber
Kalana O Maui Building, 8th Floor
200 South High Street
Wailuku, Hawaii

OFFICE OF THE
COUNTY CLERK

2017 JUL - 5 PM 1: 23

RECEIVED

AGENDA

DISTRICT BOUNDARY AMENDMENT, COMMUNITY PLAN AMENDMENT, AND CHANGE IN ZONING FOR THE PROPOSED PAIA COURTYARD PROJECT AT 120 BALDWIN AVENUE, PAIA, MAUI (PAIA) (LU-13)

Description: The Committee is in receipt of County Communication 17-126, from the Planning Director, transmitting the following:

1. A proposed bill entitled "A BILL FOR AN ORDINANCE TO AMEND THE STATE LAND USE DISTRICT CLASSIFICATION FROM AGRICULTURAL TO URBAN FOR PROPERTY SITUATED AT PAIA, MAUI, HAWAII TAX MAP KEY (2) 2-5-005:063 (POR)." The purpose of the proposed bill is to grant a request from Paia 2020, LLC, for a District Boundary Amendment from Agricultural to Urban for approximately 9.04 acres to facilitate the development of the proposed Paia Courtyard Project, consisting of 6 two-story mixed use retail and office buildings with 9 upper story residential units; 56 independent senior living apartments and support facilities; and parking and site improvements, at 120 Baldwin Avenue, Paia, Hawaii ("project").
2. A proposed bill entitled "A BILL FOR AN ORDINANCE TO AMEND THE PAIA-HAIKU COMMUNITY PLAN AND LAND USE MAP FROM PUBLIC/QUASI-PUBLIC AND AGRICULTURE TO BUSINESS/COMMERCIAL FOR PROPERTY SITUATED AT PAIA, MAUI, HAWAII TAX MAP KEY (2) 2-5-005:063 (POR)." The purpose of the proposed bill is to grant a request from Paia 2020,

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LLC, for a Community Plan Amendment from Public/Quasi-Public to Business/Commercial for approximately 2.93 acres, and from Agriculture to Business/Commercial for approximately 5.00 acres, to facilitate the development of the project.

- 3. A proposed bill entitled "A BILL FOR AN ORDINANCE TO CHANGE ZONING FROM INTERIM AND AGRICULTURAL DISTRICT TO COUNTRY TOWN BUSINESS DISTRICT FOR PROPERTY SITUATED AT PAIA, MAUI, HAWAII TAX MAP KEY (2) 2-5-005:063 (POR)." The purpose of the proposed bill is to grant a request from Paia 2020, LLC, for a Change in Zoning from Interim District to Country Town Business District for approximately 4.04 acres, and from Agricultural District to Country Town Business District for approximately 5.00 acres, to facilitate the development of the project.

Status: The Committee may consider whether to recommend passage of the proposed bills on first reading, with or without revisions. The Committee may also consider the filing of County Communication 17-126 and other related action.

County Communication 17-126

CONDITIONAL PERMIT FOR 355 HAIKU ROAD LLC (HAIKU) (LU-18)

Description: The Committee is in receipt of the following:

- 1. County Communication 17-127, from the Planning Director, transmitting a proposed bill to grant a request from 355 Haiku Road LLC, for a Conditional Permit to allow special events, retreats, corporate events, weddings and receptions, and transient vacation rentals on 13.9 acres of land at 355 Haiku Road, Haiku, Maui, Hawaii.
- 2. Correspondence dated June 27, 2017, to the Department of the Corporation Counsel, requesting a revised proposed bill, entitled "A BILL FOR AN ORDINANCE GRANTING 355 HAIKU ROAD LLC A CONDITIONAL PERMIT TO OPERATE A TRANSIENT VACATION RENTAL AND TO CONDUCT SPECIAL EVENTS WITHIN THE COUNTY AGRICULTURAL DISTRICT, FOR PROPERTY SITUATED AT 355 HAIKU ROAD AND IDENTIFIED AS A PORTION OF TAX MAP KEY NUMBER (2) 2-7-003:087, HAIKU, MAUI, HAWAII," be approved as to form and legality. The purpose of the revised proposed bill is to grant a request from 355 Haiku Road LLC, for a Conditional Permit to allow special events, retreats, corporate events, weddings and receptions, and transient vacation rentals on 13.9 acres of land at 355 Haiku Road, Haiku, Maui, Hawaii.

Status: The Committee may consider whether to recommend passage of the revised proposed bill on first reading, with or without further revisions. The Committee may also consider the filing of County Communication 17-127 and other related action.

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County Communication 17-127

Correspondence to Corp. Counsel 06-27-2017

REMOTE TESTIMONY SITES

Hana	Lanai	Molokai
Council District Office	Council District Office	Council District Office
Hana Community Center	Lanai Community Center	100 Ainoa Street
5091 Uakea Road	8th Street	Kaunakakai, Hawaii
Hana, Hawaii	Lanai City, Hawaii	

CONTACT INFORMATION

Office of Council Services	(808) 270-7838 (phone)	(808) 270-7686 (fax)
200 South High Street	(800) 272-0098 (toll-free from Lanai)	
Wailuku, Hawaii 96793	(800) 272-0026 (toll-free from Molokai)	

COMMITTEE STAFF

Gary Saldana and Clarita Balala

TESTIMONY

Oral or written testimony on any agenda item will be accepted. Email testimony to lu.committee@mauicounty.us.

For more information on testifying please visit www.MauiCounty.us/how-to-testify or contact the Office of Council Services. If written testimony is submitted at the meeting site, 16 copies are requested.

DISABILITY ACCESS

People with disabilities requiring special accommodations should contact the Office of Council Services at least three working days prior to the meeting date.

Agenda items are subject to cancellation.