



PUBLIC MEETING NOTICE

COUNCIL OF THE COUNTY OF MAUI

www.MauiCounty.us/BF

Committee Chair
Riki Hokama

Committee
Vice-Chair
Mike White

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

BUDGET AND FINANCE COMMITTEE

Tuesday, October 24, 2017

9:00 a.m.

MEETING SITE:

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

OFFICE OF THE
COUNTY CLERK

2017 OCT 18 AM 11:18

RECEIVED

AGENDA

DISPOSITION OF THE LOTS AT THE FAIRWAYS AT MAUI LANI (BF-41)

Description: The Committee is in receipt of the following:

1. County Communication 17-115, from the Director of Finance, transmitting a proposed resolution to authorize the disposition of the 51 lots comprising the Fairways at Maui Lani by public auction. The upset price is established at \$9,817,500.
2. Correspondence dated June 6, 2017, from the Department of the Corporation Counsel, transmitting a revised proposed resolution entitled "AUTHORIZING THE DISPOSAL OF THE LOTS COMPRISING THE FAIRWAYS AT MAUI LANI BY PUBLIC AUCTION." The purpose of the revised proposed resolution is to authorize the disposition of the 55 lots comprising the Fairways at Maui Lani by public auction. The 55 lots include one drainage lot and four roadway lots. The upset price is established at \$9,817,500.
3. Correspondence dated October 6, 2017, from the Department of the Corporation Counsel, transmitting a proposed resolution entitled "URGING THE MAYOR TO ISSUE A REQUEST FOR PROPOSALS FOR THE SALE OF THE FAIRWAYS AT MAUI LANI LOTS AT A DISCOUNTED PRICE WITH AFFORDABILITY RESTRICTIONS." The purpose of the proposed resolution is to urge the Mayor to issue a request for proposals to sell the 55 lots comprising the Fairways at Maui Lani at a discounted price of \$8,000,000 with affordability restrictions.

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Status: The Committee may consider whether to recommend adoption of the revised proposed resolution in item 2 or the proposed resolution in item 3 above, with or without revisions. The Committee may also consider the filing of County Communication 17-115 and other related action.

County Communication 17-115.pdf

Revised resolution from Corp Counsel 06-06-2017

Proposed Resolution from Corp Counsel 10-06-2017

AMENDMENTS TO CHAPTER 3.48, MAUI COUNTY CODE, RELATING TO REAL PROPERTY TAX (BF-79)

Description: The Committee is in receipt of the following:

1. County Communication 17-359, from Councilmember Hokama, relating to amendments to Chapter 3.48, Maui County Code, relating to Real Property Tax.
2. Correspondence dated October 16, 2017, from the Department of the Corporation Counsel, transmitting a proposed bill entitled "A BILL FOR AN ORDINANCE AMENDING CHAPTER 3.48, MAUI COUNTY CODE, TO CLASSIFY REAL PROPERTY USED AS SHORT-TERM RENTAL HOMES OR TRANSIENT VACATION RENTALS AS "SHORT-TERM RENTAL" FOR TAX VALUATION PURPOSES." The purpose of the proposed bill is to (1) classify real property as "Short-Term Rental" for tax valuation purposes, for lodging and dwelling units occupied by transient tenants for periods of less than six consecutive months, including properties granted a short-term rental home permit, transient vacation rental permit, or conditional permit allowing transient vacation rental use, unless classified as "time share," "hotel and resort," or "commercialized residential;" and (2) classify real property as "hotel and resort" for tax valuation purposes, for lodging and dwelling units occupied by transient tenants for periods of less than six consecutive months, have eight or more lodging or dwelling units, and employ more than twenty full-time persons, unless classified as "time share" or "commercialized residential."

Status: The Committee may consider whether to recommend passage of the proposed bill on first reading, with or without revisions. The Committee may also consider other related action.

County Communication 17-359.pdf

Proposed bill from Corp Counsel 10-16-2017

TAX CLASSIFICATIONS FOR TRANSIENT ACCOMMODATIONS (BF-42)

Description: The Committee is in receipt of the following:

1. Miscellaneous Communication, dated May 28, 2015, from the County Clerk, reporting that on May 26, 2015, the Council referred the matter

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relating to tax classifications for transient accommodations.

2. Correspondence dated March 9, 2017, from Committee Chair Hokama, transmitting a proposed bill entitled "A BILL FOR AN ORDINANCE AMENDING SECTION 3.48.305, MAUI COUNTY CODE, RELATING TO COMMERCIAL FOR SHORT-TERM RENTAL HOME." The purpose of the proposed bill is to remove the exception for classification of land for real property tax purposes that would classify a parcel as "commercial," without regard to its highest and best use, if it does not serve as the owner's primary residence and has been granted a short-term rental home permit, a transient vacation rental permit, or a conditional permit allowing transient vacation rental use pursuant to Title 19, Maui County Code.

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

Miscellaneous Communication 05-28-2015

Proposed bill from Committee Chair (2) 03-09-2017.pdf

REAL PROPERTY CLASSIFICATION OF LAND AND BUILDING (PLANNED DEVELOPMENTS AND CONDOMINIUM PROPERTY REGIMES) (BF-45)

Description: The Committee is in receipt of the following:

1. County Communication 17-147, from Councilmember Riki Hokama, transmitting a proposed bill to amend Section 3.48.305, Maui County Code, relating to the classification of land and building.
2. Correspondence dated September 11, 2017, from the Department of the Corporation Counsel, transmitting a further revised proposed bill entitled "A BILL FOR AN ORDINANCE AMENDING CHAPTER 3.48, MAUI COUNTY CODE, RELATING TO REAL PROPERTY TAX." The purpose of the revised proposed bill is to (1) amend Section 3.48.305, Maui County Code, relating to the classification of land and building pertaining to planned developments where transient vacation rentals are permitted and to condominium property regimes; and (2) add a new section relating to condominium units or planned developments dedicated for long-term residential use.

Status: The Committee may consider whether to recommend passage of the further revised proposed bill on first reading, with or without revisions. The Committee may also consider the filing of County Communication 17-147 and other related action.

County Communication 17-147

Further revised proposed bill from Corp Counsel 09-11-2017

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CHAPTER 3.48, ARTICLE XIII, MAUI COUNTY CODE, RELATING TO THE CIRCUIT BREAKER TAX CREDIT (BF-50)

Description: The Committee is in receipt of the following:

1. Miscellaneous Communication, dated May 22, 2017, from the County Clerk, relating to possible amendments to Chapter 3.48, Article XIII, Maui County Code, Circuit Breaker Tax Credit, including the phasing schedule for eligible percentage of circuit breaker tax credit set forth in Section 3.48.810.
2. Correspondence dated September 12, 2017, from Council Chair White, transmitting a proposed bill entitled "A BILL FOR AN ORDINANCE AMENDING CHAPTER 3.48, MAUI COUNTY CODE, RELATING TO THE CIRCUIT BREAKER TAX CREDIT." The purpose of the proposed bill is to amend the phase-out schedule of the circuit breaker tax credit by increasing the homeowner's gross building assessed values by \$100,000 and to delete expired references to 2015 tax appeal deadlines.

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

[Miscellaneous Communication 05-22-2017.pdf](#)

[Proposed bill from Council Chair 09-12-2017.pdf](#)

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

Michele Yoshimura and Yvette Bouthillier

TESTIMONY

Oral or written testimony on any agenda item will be accepted. Each testifier shall be allowed to speak for three minutes on each item. 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. Email testimony to bf.committee@mauicounty.us.

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.

LIVE CABLECAST

Available on Akaku: Maui Community Media, Channel 53.

Agenda items are subject to cancellation.