

PURSUANT TO CHAPTER 92, HAWAII REVISED STATUTES AS AMENDED, AND THE GOVERNOR'S EMERGENCY PROCLAMATIONS RELATED TO THE COVID-19 CRISIS, NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE MAUI PLANNING COMMISSION

AGENDA  
(HYPERLINKS TO MEETING MATERIALS ADDED)

DATE: APRIL 27, 2021  
TIME: 9:00 A.M.  
PLACE: Online only via BlueJeans; **Meeting ID: 621 370 871**

Members: Christian Tackett (Chair), P Denise La Costa (Vice-Chair), Jerry Edlao, Kawika Freitas, Mel Hipolito, Jr., Ashley Lindsey, Kellie Pali, , Dale Thompson

A. CALL TO ORDER

Public testimony will be taken when each agenda item is discussed. **Testimony will be limited to a maximum of three (3) minutes.**

To listen to the meeting or provide oral testimony via phone, dial 1-888-748-9073 (toll free) or 1-408-915-6290 or 1-408-740-7256 and enter **code: 621 370 871**

To watch the meeting or provide video testimony, use meeting link: <https://bluejeans.com/621370871>

To provide written testimony, email comments to [planning@mauicounty.gov](mailto:planning@mauicounty.gov) by noon, one business day before the meeting to ensure distribution to the commission.

Testifiers will be called by the Chair to offer their testimony and are asked to mute their audio and video when they are not testifying.

Testifiers via video are asked to sign-up using the Chat function providing your name and the item you're wishing to testify on. Testifiers via phone will be called by the Chair after video testimony is finished.

Commissioners shall not be contacted by the Chat function.

B. PUBLIC HEARINGS (Action to be taken after each public hearing.)

1. Ms. Sharon Wright of Michael Wright & Associates, Inc., on behalf of the Harry and Jeanette Weinberg Foundation, Inc. requesting a Shoreline Setback Variance for an after-the-fact installation of 1,500-gallon grease interceptor and sample box, installation of lift station and sample box and drywell for condensate for Waikiki Brew Company within the Outlets of Maui, located at 900 Front Street, Lahaina, Island of Maui, TMK (2) 4-5-002:009 (SSV 2019/0001) (C. Thackerson) [\(Report\)](#) [\(Application\)](#) [\(Documents received after posting\)](#)

C. NEW BUSINESS

1. MS. YUKINO UCHIYAMA OF MUNEKIYO HIRAGA on behalf of WAILEA RESORT SF-S PARTNERS LP requesting an Environmental Assessment determination on the Final Environmental Assessment prepared for the Proposed Wailea Resort SF-S Residential Project on approximately 23.1 acres of land located at Kapili Street, Wailea, Maui, Hawaii: TMK: (2) 2-2-008:145 (SM1 2020/0007) (PD2 2020/0001) (EA 2020/0002) (T. Furukawa) (The Commission commented on the Draft Environmental Assessment at its September 8, 2020 meeting.) ([Memorandum](#)) ([Summary](#))

The Chapter 343 trigger is the use of County land. The Commission is the accepting authority of the Final EA.

The Applicant also filed for a Special Management Area Use Permit and Planned Development Step II approval. The public hearing on those applications will be scheduled after the Chapter 343, HRS process has been completed.

The Commission may accept the Final EA and issue a Finding of No Significant Impact (FONSI), or take some other action. ([Documents received after posting](#))

Links to the Final Environmental Assessment:

Volume I

<https://www.mauicounty.gov/DocumentCenter/View/126273/Proposed-Wailea-Resort-SF-S-Residential-Project-Volume-I-March2021>

Volume II

<https://www.mauicounty.gov/DocumentCenter/View/126274/Proposed-Wailea-Resort-SF-S-Residential-Project-Volume-II-March2021>

D. DIRECTOR'S REPORT

1. SMA Minor Permit Report

This is for notification and review purposes. No action is anticipated.

2. SMA Exemptions Report

This is for notification and review purposes. No action is anticipated.

3. Discussion of Future Maui Planning Commission Agendas

a. May 11, 2021 agenda items

E. NEXT REGULAR MEETING DATE: May 11, 2021

F. 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 SECTION 92-5(a)(4), HAWAII REVISED STATUTES.

UNLESS OTHERWISE SPECIFIED BY PLANNING COMMISSION RULE, ANY PETITION TO INTERVENE AS A FORMAL PARTY IN A PROCEEDING BEFORE THE MAUI 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 of 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 on April 27, 2021 was on April, 13 2021.**

ORAL OR WRITTEN TESTIMONY WILL BE RECEIVED ON EACH AGENDA ITEM SUBJECT TO THE PROVISIONS OF CHAPTER 92, HAWAII REVISED STATUTES, AND THE COMMISSION'S RULES OF PRACTICE AND PROCEDURE. IN ACCORDANCE WITH THESE RULES MAXIMUM TIME LIMITS OF AT LEAST THREE MINUTES MAY BE ESTABLISHED BY THE COMMISSION ON INDIVIDUAL TESTIMONY. PLEASE NOTE THAT ANYONE WISHING TO PROVIDE ORAL TESTIMONY PERTAINING TO AN AGENDA ITEM THAT IS A "CONTESTED CASE" PURSUANT TO CHAPTER 91, HAWAII REVISED STATUTES, MAY BE ASKED TO TESTIFY UNDER OATH OR AFFIRMATION, AND MAY BE SUBJECT TO LIMITED CROSS-EXAMINATION IN ACCORDANCE WITH SECTION 91-10(3), HAWAII REVISED STATUTES.

**WRITTEN TESTIMONY, WHETHER SENT VIA FAX, EMAIL, OR USPS MAIL SHOULD BE RECEIVED BY THE DEPARTMENT OF PLANNING BY NOON, ONE BUSINESS DAY BEFORE THE MEETING TO ENSURE DISTRIBUTION TO THE BOARD.** FIFTEEN (15) COPIES OF WRITTEN TESTIMONY ARE NEEDED IF TESTIMONY IS PRESENTED IMMEDIATELY PRIOR TO OR AT THE MEETING.

THE LINKS FOR DOCUMENTS RECEIVED AFTER POSTING WILL BE UPDATED PERIODICALLY WHEN TESTIMONY IS RECEIVED, UP TO 12:00 PM ONE BUSINESS DAY PRIOR TO 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.

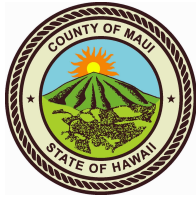
DOCUMENTS RELATING TO THIS MEETING MAY BE FOUND ON THE COUNTY OF MAUI OFFICIAL WEBSITE AT [www.mauicounty.gov](http://www.mauicounty.gov), UNDER BOARDS AND COMMISSIONS, MAUI PLANNING COMMISSION.

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THE ADDRESS OF THE COMMISSION IS C/O DEPARTMENT OF PLANNING, ONE MAIN PLAZA, 2200 MAIN STREET, SUITE 315, 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 Planning Department at least one day prior to the meeting date. Thank you for your cooperation.**  
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County of Maui  
Kalana O Maui Building  
200 South High Street,  
Wailuku, HI 96793-2155

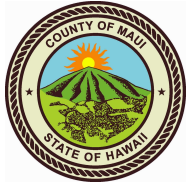
## PD-Approved SMA Minor Projects for Maui

04/14/2021

Permit Completion Date: 03/31/2021 - 04/14/2021

| Permit #       | Project              | Description                        | Permit Name                              | Applicant Name   | Planner | Completed Date | Decision                          | TMK(s)        |
|----------------|----------------------|------------------------------------|--|------------------|---------|----------------|-----------------------------------|---------------|
| SM2 - 20210028 | NAONE, LYONS K. IV   | NAONE, LYONS K. IV                 | ALLOW RV & STORAGE CONT.ON PROPERTY/KIHE | LYONS K NAONE IV |         | 04/05/2021     | A W/COND-APPROVED WITH CONDITIONS | 2390350470000 |
| SM2 - 20210029 | WAKEA 76 GAS STATION | DEMOLITION OF WAKEA 76 GAS STATION | WAKEA 76 GAS STATION                     | PAR HAWAII       |         | 04/01/2021     | A W/COND-APPROVED WITH CONDITIONS | 2380520010000 |

**Grand Total : 2**



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

## PD-Approved SMA Exempt Projects for Maui

04/14/2021

Permit Completion Date: 03/31/2021 - 04/14/2021

| Permit #       | Project             | Permit Name                              | Applicant Name                          | Planner | Completed Date | Decision   | TMK(s)        |
|----------------|---------------------|--|---|---------|----------------|------------|---------------|
| SM5 - 20210078 | KAPUHAU IMPROVMENTS | SMX/KAPUHAU IMPROVEMENTS/KIHEI           | KEITH ZIELINSKI                         |         | 03/31/2021     | A-APPROVED | 2390230170000 |
| SM5 - 20210079 | BROMLEY BACKFLOW    | SMX/BROMLEY BACKFLOW/KIHEI               | MARC & KATIE<br>BROMLEY FAMILY<br>TRUST |         | 04/01/2021     | A-APPROVED | 2390130540000 |
| SM5 - 20210080 | FELEMI ADDITION     | SMX/FELEMI ADDITION/KIHEI                | LOSALINE FELEMI                         |         | 04/01/2021     | A-APPROVED | 2390230050000 |
| SM5 - 20210081 | KALEPA STREAM       | KALEP STREAM SEDIMENT REDUCTION PROJ/WAI | HAWAIIAN ISLAND LAND<br>TRUST           |         | 04/06/2021     | A-APPROVED | 2320100010000 |
| SM5 - 20210082 | KAHULUI TOWN SQUARE | SMX/KAHULUI TOWN SQUARE/KAHULUI          | PUUNENE INVESTORS<br>LLC                |         | 04/07/2021     | A-APPROVED | 2370090130000 |
| SM5 - 20210083 | KAHULUI TOWN SQUARE | SMX/KAHULUI TOWN SQUARE/KAHULUI          | PUUNENE INVESTORS,<br>LLC               |         | 04/07/2021     | A-APPROVED | 2370090130000 |
| SM5 - 20210084 | KAHULUI TOWN SQUARE | SMX/KAHULUI TOWN SQUARE/KAHULUI          | PUUNENE INVESTORS,<br>LLC               |         | 04/07/2021     | A-APPROVED | 2370090130000 |
| SM5 - 20210085 | HUNTINGTON REMODEL  | SMA/RMDL STRG/BDRM.ANI/BBQ-PAIA          | JAMES DAVID<br>HUNTINGTON               |         | 04/09/2021     | A-APPROVED | 2260050310000 |
| SM5 - 20210086 | ATF DECK REBUILD    | SMX/ATF DECK REBUILD/LAHAINA             | ANDREA MILLS                            |         | 04/09/2021     | A-APPROVED | 2430180210000 |
| SM5 - 20210087 | WAILEA POINT RENO   | WAILEA POINT UNIT 2102 RENOVATIONS/KIHEI | JOSEPH AZAR                             |         | 04/09/2021     | A-APPROVED | 2210230040019 |
| SM5 - 20210088 | ROYAL KAHANA        | ROYAL KAHANA FIRE LINE REPLACEMENT/LAH   | ROYAL KAHANA AOA                        | BUIKA   | 04/09/2021     | A-APPROVED | 2430100070000 |
| SM5 - 20210089 | HERMANSON, MIKE     | SMA APP/OHANA-WAILUKU                    | HERMANSON, MIKE                         |         | 04/14/2021     | A-APPROVED | 2330010620000 |

**Grand Total : 12**