

PURSUANT TO CHAPTER 92, HAWAII REVISED STATUTES AS AMENDED, NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE MAUI PLANNING COMMISSION

AGENDA

DATE: August 28, 2007 (Tuesday)
TIME: 9:00 A.M.
PLACE: Planning Department Conference Room, First Floor, Kalana Pakui Building,
250 South High Street, Wailuku, Maui, Hawaii 96793

Members: Johanna Amorin (Chair), Wayne Hedani (Vice-Chair), William Iaconetti,
Bruce U'u, John Guard IV, Jonathan Starr, Kent Hiranaga, Joan Pawsat

Public testimony will be taken at the start of the meeting on any agenda item in order to accommodate those individuals who cannot be present at the meeting when the agenda item(s) is (are) considered by the Maui Planning Commission. Public testimony will also be taken when the agenda item is taken up by the Maui Planning Commission. Maximum time limits on individual testimony may be established by the Planning Commission. A person testifying at this time will not be allowed to testify again when the agenda item comes up before the Commission, unless new or additional information will be offered.

Testifiers: Please be advised that applications for Community Plan Amendment, State District Boundary Reclassification, Change in Zoning, Conditional Permit, Type 3 Bed and Breakfast 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.

A. CALL TO ORDER

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

1. ELLEAIR HAWAII, INC. requesting a Shoreline Setback Variance for the Proposed Demolition of the Remaining Maui Palms Hotel Structure of the Former Maui Palms Hotel, a small portion of which falls within the shoreline setback area at TMK: 3-7-003: 007 and 009, Kahului, Island of Maui. (SSV 2006/0006) (T. Abbott)
 - a. Public Hearing
 - b. Action
2. MR. JEFFREY S. HUNT, AICP, Planning Director, transmitting the Countywide Policy Plan to the Maui Planning Commission pursuant to the provisions of Chapter 2.80B of the Maui County Code. (Long Range Division)

- a. Public Hearing
- b. Action

C. NEW BUSINESS

1. MR. JEFFREY HUNT, Planning Director requesting an Environmental Assessment Determination on the Final Environmental Assessment prepared in support of legislative actions for the proposed West Maui Hospital site at the southern end of TMK: 4-4--006: 070, Lahaina, Island of Maui. (EA 2007/0005) (CPA 2007/0002) (DBA 2007/0004) (CIZ 2007/0006) (J. Dack) **(Copies of the final EA were circulated to the Maui Planning Commission members at the August 14th meeting.)**

The Environmental Assessment trigger is the Council-initiated Community Plan Amendment from Agriculture to Public/ Quasi Public. The accepting authority for the Environmental Assessment is the Maui Planning Commission.

The public hearing on the Community Plan Amendment, District Boundary Amendment, and Change in Zoning will be scheduled for a future date after the Chapter 343 process has been completed.

The Commission may act on the request to accept the Final Environment Assessment and issue a Findings of No Significant Impact (FONSI) or take another action.

D. COMMUNICATIONS

1. A & B WAILEA, LLC requesting Step 3 Planned Development Approval for the proposed 9-lot Wailea MF-19 Subdivision and related improvements on approximately 6.83 acres of land located with the A-1 Apartment District at TMK: 2-1-008: 128, Wailea, Island of Maui. (PD3 2007/0002) (D. Dias)

The Commission may action on the request.

E. MINUTES OF THE JUNE 26, 2007 and JULY 24, 2007 MEETINGS

F. DIRECTOR'S REPORT

1. Planning Department's Follow-Up Report on Matters raised by the Maui Planning Commission at the August 14, 2007 meeting.
2. Planning Commission Projects/Issues

3. Discussion on amending the Maui Planning Commission rules regarding the placement of a notification sign on property for project applications.
4. EA/EIS Report
5. SMA Minor Permit Report
6. SMA Exemptions Report

G. NEXT REGULAR MEETING DATE: September 11, 2007

H. ADJOURNMENT

AGENDA ITEMS ARE SUBJECT TO CANCELLATION

ANY PETITION TO INTERVENE AS A FORMAL PARTY IN THE PROCEEDINGS 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 ten days or less excludes weekends and State recognized holidays.) THE ADDRESS OF THE COMMISSION IS C/O THE MAUI PLANNING DEPARTMENT, 250 S. HIGH STREET, WAILUKU, MAUI, HAWAII 96793. The deadline for filing a timely Petition to Intervene was on August 13, 2007.

ORAL OR WRITTEN TESTIMONY WILL BE RECEIVED ON EACH ANY AGENDA ITEM SUBJECT TO THE PROVISIONS OF CHAPTER 92, HAWAII REVISED STATUTES AND THE MAUI PLANNING COMMISSION RULES OF PRACTICE AND PROCEDURE. WRITTEN TESTIMONY SHOULD BE RECEIVED AT LEAST TWO BUSINESS DAYS BEFORE THE MEETING TO INSURE DISTRIBUTION TO THE BOARD. FIFTEEN (15) COPIES OF WRITTEN TESTIMONY ARE NEEDED IF TESTIMONY IS PRESENTED IMMEDIATELY PRIOR TO OR AT THE MEETING.

DOCUMENTS ARE ON FILE WITH THE PLANNING DEPARTMENT.

THE ADDRESS OF THE COMMISSION IS C/O THE MAUI PLANNING DEPARTMENT, 250 S. HIGH STREET, WAILUKU, MAUI, HAWAII 96793.

THOSE PERSONS REQUESTING SPECIAL ACCOMMODATIONS DUE TO DISABILITIES, PLEASE CALL THE MAUI PLANNING DEPARTMENT AT 270-7735 (Maui) OR 1-800-272-0117 (Molokai) OR 1- 800-272-0125 (Lanai) OR NOTIFY THE MAUI PLANNING DEPARTMENT IN WRITING AT 250 S HIGH STREET, WAILUKU, MAUI, HAWAII 96793 OR FAX NUMBER 270-7634; AT LEAST TWO (2) BUSINESS DAYS BEFORE THE SCHEDULED MEETING.

ANY FAXES SHOULD BE RECEIVED BY THE DEPARTMENT OF PLANNING BY 5:00 P.M. ON THE SECOND WORKING DAY BEFORE THE MEETING TO INSURE THAT IT IS CIRCULATED TO THE BOARD.

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. (S:\all\carolyn\081407.agenda)