

PARKS AND ECONOMIC DEVELOPMENT COMMITTEE
Council of the County of Maui

MINUTES

August 31, 2006

Site Inspection

CONVENE: 2:30 p.m.

PRESENT: Councilmember Jo Anne Johnson, Chair
Councilmember Charmaine Tavares, Vice-Chair (arr. at 2:32 p.m.)
Councilmember Robert Carroll, Member
Councilmember Danny A. Mateo, Member

EXCUSED: Michelle Anderson, Member

STAFF: Shelly Espeleta, Legislative Analyst
Pauline Martins, Committee Secretary
Morris Haole, Executive Assistant to Councilmember Carroll

ADMIN.: Pat Matsui, Chief of Planning and Development, Department of Parks and Recreation

OTHERS: **Item 19:** G. Robert Johnston, Vice President, Landtec, Inc.
Inoke Taufa, Friendly Island Landscape, LLC
Dennis Toshikiyo, Friendly Island Landscape, LLC

**PED-19 REQUEST FOR WAIVER OF PARK DEDICATION
REQUIREMENTS FOR THE KILI NAHE SUBDIVISION
(NAPILI) (CC. No. 06-155)**

The Committee assembled at the 5,706-square-foot park situated at the Kili Nahe Subdivision, located at the corner of Lower Honoapiilani Road and Napilihau Street in Napili, Maui (TMK: (2) 4-3-03:025).

Chair Johnson convened the site inspection and explained that the purpose of the inspection is to approve the waiver of the requirements to provide comfort stations and parking in the referenced park.

There was no public testimony.

The Chief of Planning and Development provided a brief overview of the park and noted the park's boundaries. He stated that the Kili Nahe Subdivision consists of nine lots in addition

PARKS AND ECONOMIC DEVELOPMENT COMMITTEE INSPECTION MINUTES
Council of the County of Maui

August 31, 2006 (Napili)

to the park. He further stated that the landscaping easement surrounding the park is part of an adjacent parcel. He noted that Lahaina Land Investors, LLC, the developer of the subdivision, was required to provide a minimum 3,000-square-foot park to fulfill their park dedication requirements.

The Chief of Planning and Development stated that an irrigation system and landscaping have been placed in the park. He stated that Lahaina Land Investors, LLC also installed an underground drainage system to pipe and drain subsurface water. He further stated that although the park will be privately owned and maintained, it will be open to the public.

G. Robert Johnston stated that the value of the park is approximately \$35,000, an amount comparable to the park assessment monies that would have been paid if Lahaina Land Investors, LLC had not dedicated land for park and playground purposes. He noted that the value of the park parcel would have been much higher had the parcel been sold as a residential lot. He further noted that Lahaina Land Investors, LLC expended approximately \$250,000 to install the underground drainage system, after obtaining approval from the Department of Parks and Recreation and the Department of Public Works and Environmental Management.

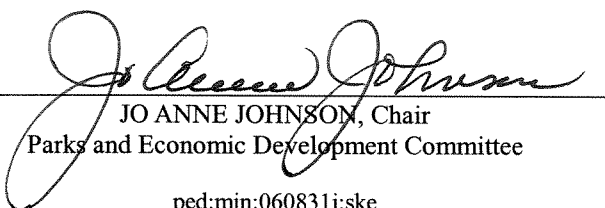
Chair Johnson questioned whether the lot's property value would decrease because structures are not allowed to be built over drainage systems. She further questioned whether parkland that doubles as the parcel's drainage basin would qualify for park credit, pursuant to Section 18.16.320.E.1. of the Maui County Code.

Vice-Chair Tavares questioned the public's accessibility to the park. Mr. Johnston noted that the park is easily accessible from the street. He further noted that residents of the Kili Nahe Subdivision may be required to walk onto the sidewalk fronting the park for access.

Aware of the Department's preference to accept money instead of land to fulfill park dedication requirements, Councilmember Mateo questioned why the Department chose to accept this remnant piece of parkland. The Chief of Planning and Development stated that the previous Administration made the decision to accept land instead of money in this case.

There being no further questions or discussion, Chair Johnson adjourned the inspection at 2:39 p.m.

APPROVED:


JO ANNE JOHNSON, Chair
Parks and Economic Development Committee
ped:min:060831i:ske