

POPULATION		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui's people, values, and lifestyles will thrive through strong, healthy, and vibrant island communities.</i>	
OBJ. 1	Greater retention of the island residents by providing viable work, education, and lifestyle options.	
POLICIES	1. Expand programs that accommodate the employment, housing, and social service needs of youth and young adults.	
	2. Expand housing, transportation, employment, and social opportunities to ensure residents are able to comfortably age within their communities.	
	3. Measure and track resident satisfaction through surveys and community indicators.	
ACTIONS	1A. Use an existing agency to facilitate young adult-related employment, housing, social services, and other programs that help retain young adults on Maui. 1B. Identify existing and develop new funding sources for youth and family services (i.e. recreation, health care, education, housing, child care, etc.); and integrate such resources to achieve an effective outcome.	
	2. Provide additional support and funding for transportation, housing, healthcare, recreation, and social service programs that help those with special-needs.	
	3. Develop and regularly conduct a <i>Community Satisfaction Survey</i> to measure residents' quality-of-life, facilitate the development of informed policies/programs, and improve service delivery.	
OBJ. 2	Maximize residents' benefits from the visitor industry, as measured by the percentage of residents earning a living wage, and ease the transition of new residents onto the island.	
POLICIES	1. Define the boundaries of Maui's <i>Resort Destination Areas</i> and limit them to Wailea, Makena, Kapalua, and Kaanapali, while ensuring public access to these areas; limit <i>large-scale resort development</i> * to areas within these boundaries. * defined as complexes that include multiple accommodation facilities, activity businesses, retail complexes, and other amenities.	
	2. Promote a sustainable community by not exceeding a visitor population greater than 33% of the resident population (1 visitor to 3 residents).	
	3. Educate visitors and new residents about the customs and etiquette of Hawaiian and other cultures.	
	4. Adopt a Directed Growth Plan that clearly delineates <i>Resort Destination Areas</i> .	
	5. Use the required General Plan Annual Status Report to monitor trends related to residents and visitors.	
	6. Work with the community to expand cultural education for new residents, visitors, and the general public.	

HERITAGE		
CULTURAL		
	Director's Recommendation	County Council Recommendation
GOAL	<i>An island that respects and protects archaeological and cultural resources while perpetuating diverse cultural identities and traditions.</i>	
OBJ. 1	An island culture and lifestyle that complies with the Hawaii State Constitution, Article 12 Section 7, HRS 7-1.	
POLICIES	1. Foster the spirit of aloha and celebrate the host Hawaiian culture and other ethnic cultures.	
	2. Perpetuate a respect for diversity and recognize the broad blending of cultures and ethnicities as vital to the quality of life on Maui Island.	
	3. Ensure traditional public access routes, including native Hawaiian trails, are maintained for public use.	
ACTIONS	1. Establish an Office of Cultural and Heritage Resources to: <ul style="list-style-type: none"> a. serve as a liaison between the County's cultural groups; b. assist staff in project review; c. provide support for cultural programs and educational activities in schools throughout the community; and d. encourage the implementation of Act 212 Aha Moku Council. 	
	2. Provide additional staffing and funding to support and enforce cultural resource planning and management.	
	3. Establish a program to support the reconstruction, restoration, repair, or rebuilding of historical sites.	
	4. Incorporate the following areas of expertise into the Cultural Resource Commission (CRC): <ul style="list-style-type: none"> a. Generational knowledge; and b. Kupuna with traditional knowledge of land and ocean practices. 	
	5. Develop, expand, and support educational programs, festivals, celebrations and folklore that foster the spirit of aloha.	
OBJ. 2	A more effective planning and review process that incorporates the best available cultural resources inventory, protection techniques, and preservation strategies.	
POLICIES	1. Ensure that the island has a rich and up-to-date inventory of historic and archaeological resources and their cultural significance.	
	2. Require development within Heritage Areas, as identified on Map #___, to protect and conserve critical resources, including the area's natural, cultural, scenic, and historic resources.	
ACTIONS	1. Identify additional funding sources for the preservation of cultural, archaeological, and historic resources.	
	2. Commission Cultural Landscape Studies, of the entire island, to assess areas as Potential Heritage Areas.	
	3. Inventory potential Thematic Cultural Resource Areas and submit nominations for State and/ or National Register of Historic Places.	
	4. Prepare and continually update a Historic and Cultural Resources Plan and Inventory/Mapping Project that documents existing cultural and historic sites.	

HERITAGE		
CULTURAL		
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	5. Develop and adopt a Heritage Area Management Program to protect the natural, cultural, scenic, and historic resources through ahupua'a/ moku management practices to include: <ul style="list-style-type: none"> a. a Heritage Area Plan and protection standards for Heritage Areas as identified on the Cultural/ Scenic Resources policy map b. a revised zoning ordinance to incorporate Heritage Area Special Overlay Protection Districts; c. a process to require a Cultural Landscape Report for developments within Heritage Areas; and d. consultation with the aha moku council, or similar advisory council. 	
OBJ. 3	Enhance the island's historic, archaeological, and cultural resources.	
POLICIES	1. Identify and pursue the listing of properties and sites on State and National Register of Historic Places.	
	2. Support the use of easements, dedications and other mechanisms to acquire, maintain, and protect lands with cultural, archaeological and historic significance.	
	3. Support regulations to require development, located within culturally sensitive areas, to prepare Archaeological Impact Survey (AIS), Cultural Impact Assessment (CIA), and Ethnographic inventories that are reviewed and commented upon by the Office of Hawaiian Affairs (OHA), Aha Moku Council- or similar advisory council- and the State Historic Preservation Division (SHPD) and systematically comply with the steps listed in SHPD's administrative rules including consultation and monitoring during construction phases of projects.	
	4. Promote the rehabilitation and adaptive reuse of historic sites, buildings, and structures.	
	5. Encourage property owners to register historic and archaeological sites to the State and National Register.	
	6. Encourage the resolution of land title questions relating to Land Commission Awards (LCA) and Royal patents.	
	7. Ensure compliance with historic preservation laws, and discourage demolition of properties that are determined to be eligible for listing on the National or State of Hawaii Register of Historic Places.	
ACTIONS	1. Develop a comprehensive program for protection of cultural, historical and archaeological sites through the acquisition of easements, use of Transfer of Development Rights/Purchase of Development Rights and other protective mechanisms.	
	2. Adopt regulations that will restrict development of lands that are important for traditional native Hawaiian uses including subsistence food gathering, traditional access, agriculture, and religious uses.	
	3. Establish additional Historic and Archaeological Districts and ensure that land use regulations are implemented to ensure their protection.	

HERITAGE		
CULTURAL		
	Director's Recommendation	County Council Recommendation
	4. Develop a program to identify and list Historic Places to the State and National Historic Register.	

HERITAGE		
SHORELINE, REEFS, AND NEARSHORE WATER		
	Director's Recommendation	County Council Recommendation
GOAL	<i>An intact, ecologically functional system of reef, shoreline and nearshore waters that are protected in perpetuity.</i>	
OBJ. 1	A more comprehensive and integrated community-based coastal zone management program.	
POLICIES	1. Encourage a management system that protects and temporarily rests the reef ecosystems identified on <i>Cultural/ Scenic Resource Policy Map __#</i> , from overuse.	
	2. Support the establishment of additional Marine Managed Areas (MMA) and reef replenishment areas.	
	3. Encourage appropriate agencies and concerned stakeholders to protect, conserve, and enhance the Honolua Bay Marine Life Conservation District (MLCD) and the Ahihi-Kinau Natural Area Reserve, in addition to other protected areas.	
	4. Incorporate the following into the Maui Island Plan (MIP), where consistent with the MIP: (1) Beach Management Plan for Maui; (2) Coastal Non-point Pollution Control Program Management Plan; (3) the Implementation Plan for Polluted Runoff Control; and (4) The Ocean Resource Management Plan.	
	5. Support greater coordination among governmental agencies involved with the protection of the island's marine resources.	
ACTIONS	1. Seek funding and work with other agencies and organizations to establish MMA's around Maui's coastline.	
	2. Establish an advisory committee to advocate the conservation and management of coastal resources.	
OBJ. 2	Improved reef health, coastal water quality, and fish stocks.	
POLICIES	1. Create mechanisms to contain and control runoff and pollution originating in SAMP areas.	
	2. Allow extraction of high quality, Class A, low silt sands only when it will be used to protect or restore Maui's shorelines and beaches.	
	3. Only allow beach nourishment activities that can demonstrate a benefit to the coastal and marine ecosystem.	
	4. Require, where appropriate, a buffer between landscaped areas and the shoreline, gulches, and streams to reduce the runoff of fertilizers, pesticides, herbicides, and other pollutants into coastal waters.	
	5. Prohibit shoreline armoring except to protect public health and safety or where ecologically favorable for reef sustainability.	
	6. Support greater protection of Kealia Pond Bird Sanctuary through the following: <ul style="list-style-type: none"> a. enhancement of marine ecosystems; b. beach and sand dune restoration; and c. expansion of habitat for Maui's threatened or endangered sea turtles, birds, and other species. 	
	7. Support the development of regulations to prevent the excessive take of fish stocks through non-sustainable practices/ gear such as SCUBA spear-fishing, and lay nets, within the context of nearshore ecosystems.	

HERITAGE		
SHORELINE, REEFS, AND NEARSHORE WATER		
	Director's Recommendation	County Council Recommendation
	8. Encourage the State to conduct regular census of fish populations and monitor coral health.	
	9. Encourage the State to significantly increase the number of park rangers, enforcement officers, and marine biologists to protect coastal resources.	
	10. Encourage the State to prohibit the collection and exportation of fish, coral, algae, and other marine species for the ornamental and aquarium trade.	
	11. Avoid activities and construction that compromise the integrity of the shoreline.	
ACTIONS	1. Adopt landscaping regulations that establish standards, setbacks, and buffers that promote the use of native plants, xeriscaping, and drought-tolerant plants.	
	2. Develop a master plan and feasibility study for the preservation and enhancement of the Ma`alaea Beach Recreation area and Kealia Pond Bird Sanctuary to include the possible mauka realignment of North Kihei Road.	
	3. Identify fish ponds and develop a management plan for their protection, restoration, and use.	
	4. Implement a Reef Protection and Restoration Plan	
OBJ. 3	Water quality that meets or exceeds State Clean Water Act standards.	
POLICIES	1. Reduce the amount of impervious surface and devise site plan standards that aim to minimize storm run-off and non-point source pollution.	
	2. Support the adoption of regulations to require the approval of an <i>Erosion and Sedimentation Control Plan</i> (ESCP) based on number of lots subdivided and square feet of grading. An on-site monitoring program for compliance with said plans shall be required for subdivisions of four or more lots, grading in excess of 1-acre, or when recommended by the ESCP.	
	2. Avoid development actions that impair Maui's reef systems and remove identified stressors.	
	3. Phase out cesspools and restrict the use of septic systems in ecologically sensitive coastal areas by converting to <i>environmentally-friendly alternative sewage treatment systems</i> ; and connecting to central sewerage systems when and where feasible.	
	4. Transition from the use of wastewater injections wells to appropriate, environmentally sound methods of wastewater disposal and promote the beneficial reuse of wastewater effluent.	
	5. Ensure that the County upholds its <i>affirmative duty</i> under the Clean Water Act (CWA) by monitoring and reducing point and non-point source pollution to help safeguard coastal waters.	

HERITAGE		
SHORELINE, REEFS, AND NEARSHORE WATER		
	Director's Recommendation	County Council Recommendation
ACTIONS	<ol style="list-style-type: none"> 1. Revise regulations to: <ol style="list-style-type: none"> B. Require the approval of an Erosion and Sedimentation Control Plan (ESCP) based on number of lots subdivided and square feet of grading. C. require an on-site monitoring program for subdivisions of four or more lots, grading in excess of 43,560 ft², or when recommended in the ESCP; D. devise site plan standards using innovative tools such as constructed wetlands, percolation gardens, pervious surfaces, maximum buildable area, and lot coverage ratios; and E. Control the pollutant load by imposing standards that are more restrictive than the State water quality control standards. 	
OBJ. 4	Acquire additional shoreline lands and shoreline access rights.	
POLICIES	<ol style="list-style-type: none"> 1. Promote the use of conservation easements, land trusts, transfer and purchase of development rights and mitigation banking. 	
	<ol style="list-style-type: none"> 2. Require the dedication of public beach and rocky shoreline access to and along the shoreline as a condition of subdivision or discretionary development approval to effectuate the <i>Shoreline Access Inventory Update- Final Report</i> (March 2005), and its updates. 	
	<ol style="list-style-type: none"> 3. Incorporate the <i>Shoreline Access Inventory Update- Final Report</i> (March 2005), and its regular updates, into this plan. 	
ACTIONS	<ol style="list-style-type: none"> 1. Revise subdivision and development regulations to: <ol style="list-style-type: none"> a. Increase linear frequency for public access to and along the shoreline; and b. Require access to and along the shoreline as a condition of subdivision, land use entitlement, and/or discretionary development approval. 	
	<ol style="list-style-type: none"> 2. Prioritize the acquisition of shoreline parcels in accordance with the recommendation of <i>Shoreline Access Inventory Update – Final Report</i> (March 2005), and other plans funded by the Coastal Zone Management Program. 	
	<ol style="list-style-type: none"> 3. Implement the <i>Pali to Puamana Plan</i> to facilitate the restoration of shoreline and coastal resources along the eight-mile stretch of seashore from Ukumehame to Puamana. 	
	<ol style="list-style-type: none"> 4. Acquire development rights for the lands adjoining Ho'okipa Park, to enhance coastal zone management. 	
	<ol style="list-style-type: none"> 5. Acquire coastal lands between the Central Maui Wastewater Reclamation Facility and Paia Town in accordance with the recommendations of the <i>Northshore Greenway Master Plan</i>. 	
	<ol style="list-style-type: none"> 6. Develop and adopt funding mechanisms to finance the acquisition of additional shoreline lands in South and West Maui, and other areas as they urbanize. 	

HERITAGE		
WATERSHEDS, STREAMS, AND WETLANDS		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Healthy watersheds, streams, and riparian environments.</i>	
OBJ. 1	Greater protection and enhancement of native ecosystems and species.	
POLICIES	1. Continue to support and be an active member of watershed partnerships.	
	2. Support the creation of additional <i>ahupua`a-based watershed plans</i> that take into account the interconnectedness of upland and coastal ecosystems/species.	
	3. Support the establishment of regional water trusts, composed of public and private members, to manage water resources.	
	4. Support regulations to require development to utilize <i>ahupua`a</i> management practices.	
	5. Provide adequate funding and staff to develop and implement watershed protection plans and policies, including acquisition and management of watershed resources and land.	
	6. Encourage the State to mandate in stream assessment to provide adequate water for native species.	
	7. Develop and implement an integrated near shore water quality management program to include the development of <i>Special Area Management Plans (SAMPs)</i> for sensitive marine/ watershed resources.	
	8. Work with private and non-profit entities to educate the public about the connection between upland activities within the watershed and the impacts on nearshore ecosystems and coral reefs. Moved from policy.	
ACTIONS	1. Develop and regularly update watershed management plans for regions of the island not covered by existing plans.	
	2. Develop and adopt a special area management program (SAMP) with the intent to protect watersheds and coastal resources through <i>ahupua`a/moku</i> management practices. The program shall include the following elements: <ul style="list-style-type: none"> a. the development of special area management plans (SAMPs) and protection standards for watersheds identified on the <i>Marine Resource SAMP Zone Map #__</i>; b. a revised zoning ordinance to incorporate special area overlay protection districts to implement the SAMPs; and c. consultation with the <i>aha moku</i> council, or similar advisory council. 	
OBJ. 2	Decreased non-point source and point source pollution.	
POLICIES	1. Enforce water pollution related standards and codes.	
	2. Require the use of Best Management Practices (BMPs) when grading land	
	3. Support regulations to require subdivisions of four or more lots and development that requires grading of more than 5,000 square feet to incorporate Low Impact Development Techniques as set forth in the State of Hawaii <i>Low Impact Development Practitioner's Guide</i> (June 2006), as amended.	

HERITAGE		
WATERSHEDS, STREAMS, AND WETLANDS		
	Director's Recommendation	County Council Recommendation
	4. Encourage farmers and ranchers to use agricultural Best Management Practices to address non-point source pollution.	
ACTIONS	1. Adopt standards to reduce the amount of nutrients that enter watersheds, and encourage the reduction of landscape fertilizers and pesticides.	
	2. Develop grading BMP's that are appropriate for Maui.	
	3. Implement the Pollution Prevention Plan (PPP) program, which provides incentives for agricultural operations to prevent runoff and NPS pollution.	
	4. Adopt watershed management plans that protect and restore underground aquifers, wetlands, marine and reef ecosystems, and other natural resources.	
OBJ. 3	No net loss of wetlands, and preserve and restore degraded wetlands.	
POLICIES	1. Prohibit the destruction and degradation of existing upland, mid-elevation, and coastal wetlands.	
	2. Support and fund wetland protection, improvement and restoration of degraded wetlands.	
	3. Support regulations that require developers to provide a wetland protection buffer around and between development and wetland resources.	
	4. Provide additional staff to enforce wetland regulations and improve restoration plans.	
ACTIONS	1. Develop standards for appropriate buffers for development near or around wetlands.	
	2. Adopt code language that ensures no net loss of wetlands.	
	3. Assist in the preservation and enhancement of Kealia and Kanaha-Mauoni Ponds; Laie, Kalepolepo, Nuu, Ukumehame, Olowalu, Launiupoko, Makena, wetlands; and other wetland areas.	
OBJ. 4	Greater preservation of biodiversity.	
POLICIES	1. Work with appropriate agencies to eliminate feral ungulate populations and invasive species.	
	2. Encourage the State to provide adequate funding to preserve biodiversity, protect native species, and contain or eliminate invasive species.	
ACTIONS	1. Develop tree protection regulations that restrict the removal of vegetation outside of identified building envelopes/ protected areas.	
OBJ. 5	Limited development in critical watershed areas.	
POLICIES	1. Discourage development and subdivision of land within critical watersheds and in areas susceptible to high erosion and sediment loss.	
	2. Designate critical watershed areas as conservation lands.	
ACTIONS	1. Establish an overlay district to protect watershed resources and sensitive habitats through the use of site design standards and <i>conservation subdivision design</i> (CSD).	
	2. Identify and map areas susceptible to high erosion and sediment loss.	
OBJ. 6	Enhance the vitality and function of streams while balancing the multiple needs in our community	

HERITAGE		
WATERSHEDS, STREAMS, AND WETLANDS		
	Director's Recommendation	County Council Recommendation
POLICIES	1. Protect and enhance natural streambeds and discourage stream alteration.	
	2. Work with appropriate agencies to establish minimum stream flow levels and ensure adequate stream flow to sustain riparian ecosystems, traditional kalo cultivation, and self-sustaining <i>ahupua`a</i> .	
	3. Respect and participate in the resolution of native Hawaiian residual land and water rights issues (kuleana lands, ceded lands, and historical agriculture and gathering rights).	
	4. Ensure that stream flows implement laws and policies found in the State Constitution and Water Code.	
	5. Work with appropriate agencies and stakeholders to establish minimum stream flow levels, promote actions to support riparian habitat and the use of available lo`i, and maintain adequate flows for the production of healthy kalo crops.	
ACTIONS	1. Compile and update data on the needs of the multiple users of water.	

HERITAGE		
WILDLIFE AND NATURAL AREAS		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui's natural areas and indigenous flora and fauna will be protected.</i>	
OBJ. 1	A comprehensive management strategy that includes further identification, protection, and restoration of indigenous wildlife habitats.	
POLICIES	<ol style="list-style-type: none"> 1. Identify and inventory the following: <ol style="list-style-type: none"> a. natural, recreational, and open space resources b. flora and fauna with medium, high, and very high concentrations of threatened and/ or endangered species; and c. location and extent of invasive species. 	
	<ol style="list-style-type: none"> 2. Require flora and fauna assessment and protection plans for development within areas with identified concentrations of indigenous flora and fauna; development shall comply with the assessment and protection plan and shall use the avoidance, minimization, and mitigation approach respectively, with an emphasis on avoidance. 	
	<ol style="list-style-type: none"> 3. Support the implementation of the <i>Hawaii Comprehensive Wildlife Conservation Strategy</i> (October 2005). 	
ACTIONS	<ol style="list-style-type: none"> 1. Develop, and regularly update, an island-wide Environmental Resources Sites' database to include, but not be limited to, the following: indigenous flora and fauna; natural preserves; watersheds; wetlands; streams; critical habitat areas; other sensitive landforms and features on <i>Environmental Resources Map</i>. 	
	<ol style="list-style-type: none"> 2. Prepare the following, in coordination with the State and resource partnerships: <ol style="list-style-type: none"> a. an inventory of key habitats that lack regulatory protections; and b. an inventory of Natural Area Partnership Program (NAPP) eligible lands. 	
	<ol style="list-style-type: none"> 3. Establish and fund an Environmental Resources Planning Division. 	
	<ol style="list-style-type: none"> 4. Develop regulations to require flora and fauna assessments and protection plans for development in areas with identified concentrations of indigenous flora and fauna 	
OBJ. 2	A decrease in invasive species.	
POLICIES	<ol style="list-style-type: none"> 1. Prevent the introduction of invasive species at all of Maui's airports and harbors 	
	<ol style="list-style-type: none"> 2. Encourage the State to increase funding to support invasive species interception, control and eradication. 	
	<ol style="list-style-type: none"> 3. Encourage the State to develop programs that allow students to participate in invasive species eradication projects. 	
OBJ. 3	Greater protection of sensitive lands, indigenous habitat, and native flora and fauna.	
POLICIES	<ol style="list-style-type: none"> 1. Secure an interconnected, fully protected network of sensitive lands, greenways, watercourses, and habitat. 	
	<ol style="list-style-type: none"> 2. Protect sensitive lands as identified on <i>Sensitive Lands Map # ____</i>. 	
	<ol style="list-style-type: none"> 3. Promote innovative environmental planning and site planning standards that preserve and re-establish indigenous flora and fauna habitat. 	

HERITAGE		
WILDLIFE AND NATURAL AREAS		
	Director's Recommendation	County Council Recommendation
	4. Utilize protection tools such as conservation easements, land trusts, land banks, <i>Purchase of Developments Rights (PDR's)</i> , <i>Transfer of Development Rights (TDR's)</i> , and other stewardship tools to acquire natural areas.	
	5. Support the expansion of Haleakala National Park, and the creation of new national parks, where appropriate and supported by local communities.	
	6. Encourage reforestation efforts that increase native species' habitat.	
	7. Utilize the <i>Natural Area Partnership Program (NAPP)</i> and other programs to protect natural lands.	
ACTIONS	1. Develop an inventory of lands, and prioritize urban and rural wilderness areas that are threatened by human impacts and are strong candidates for preservation.	
	2. Develop management plans for the reforestation of native species' habitats and institute rest periods for designated areas threatened by overuse.	
	3. Develop and adopt overlay district standards for " <i>Heritage Areas</i> " identified through a community planning process.	
	4. Increase funding for the acquisition, protection, and restoration of natural areas and open space through: <ul style="list-style-type: none"> a. grants from the Land and Water Conservation Fund; b. dedicated funding from real property taxes c. bond issues; d. real estate transfer tax; e. Transient Accommodation Tax (TAT); f. development mitigation fees; and g. other appropriate funding sources. 	

HERITAGE RESOURCES		
SCENIC RESOURCES		
	Director's Recommendation	County Council Recommendation
GOAL	<i>A beautiful island steeped in coastal, mountain, open space, and historically significant views that are preserved in perpetuity.</i>	
OBJ. 1	A greater level of protection for scenic resources.	
POLICIES	1. Protect views, including, but not be limited to, Haleakala, Iao Valley, the Mauna Kahalawai (West Maui Mountains), Pu`u O`lai, Kaho`olawe, Molokini, Moloka`i, and Lana`i, Mauna Kea, Mauna Loa, seastacks, the Pacific Ocean and significant water features, ridgelines and landforms.	
	2. Identify, preserve, and provide on-going management of important scenic vistas and open space resources, including mauka-makai and makai- mauka viewplanes.	
	3. Protect "night sky" resources.	
	4. Protect ridgelines from development.	
	5. Protect scenic resources along Maui's scenic roadway corridors as identified on the <i>Cultural/ Scenic Resource Policy Map</i> __#.	
ACTIONS	1. Develop, adopt, and regularly update the Scenic Overlay District standards and map to implement the Scenic Roadway Corridors Management Plan and Design Guidelines and inventory important viewplanes.	
	2. Develop and adopt standards to protect ridgelines, slopes, and viewplanes from development	
	3. Develop and adopt regulations to protect night sky resources from encroachment by the built environment, and limit night light emissions and light intensity levels.	
OBJ. 2	Reduce impacts of development projects and public utility improvements on scenic resources.	
POLICIES	1. Enforce the policies and guidelines of the Special Management Area (SMA) regarding the protection of views.	
	2. Require any new subdivision of land, development, or redevelopment adjacent to a "high" or "exceptional" scenic corridor, as identified on Scenic Corridor Map #__, to submit an impact assessment of the project's scenic impacts; this assessment shall use the avoidance, minimization, and mitigation steps respectively, with an emphasis on avoidance.	
	3. Encourage the State of Hawaii Board of Land and Natural Resources to deny any development within the State Conservation District that interferes with a scenic landscape or disrupts important open space resources.	
	4. Require Urban Design and Review Board (UDRB) review and approval of above-ground utility poles, facilities, and other visible infrastructure improvements that may degrade scenic corridors, as identified on the <i>Cultural/Scenic Resource Policy Map</i> #__.	
ACTIONS	1. Develop, adopt, and implement a Scenic Resources Management Plan (SRMP) and design guidelines	

HERITAGE RESOURCES		
SCENIC RESOURCES		
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	2. Develop and adopt regulations that require Scenic Resource Impact Assessments for projects that may have potential impact on scenic resources, including those identified on the <i>Cultural/ Scenic Resource Policy Map</i> .	
	3. Develop and adopt standards and processes to: <ul style="list-style-type: none"> a. Ensure that the location and design of utility poles, facilities, and infrastructure do not degrade scenic resources; b. Require utilities to be placed underground, whenever feasible; and c. Require UDRB to review and approve the installation of utilities along scenic corridors 	
OBJ. 3	Greater protection of and access to scenic vistas, access points, and scenic lookout points.	
POLICIES	1. Protect and enhance access to Maui's scenic vistas and resources, as recommended by the <i>Scenic Resources Management Plan</i> .	
	2. Support regulations that require reasonable access to scenic vistas and resources as a condition of development approval.	
ACTIONS	1. Revise land use regulations to: <ul style="list-style-type: none"> a. Require access to scenic vistas and resources at appropriate locations; b. Limit the height of walls; and c. Require appropriate set-backs and site design along scenic corridors as identified on <i>Cultural/ Scenic Resource Policy Map</i>. 	
	2. Develop additional Scenic Lookout points.	

ECONOMIC DEVELOPMENT		
ECONOMIC DIVERSIFICATION		
	Director's Recommendation	County Council Recommendation
GOAL	<i>A sustainable, diversified economy that provides full employment and a living wage.</i>	
OBJ. 1	A more diversified economy.	
POLICIES	1. Encourage an economy that is driven by innovation, research and development, and human resource development.	
	2. Support the creation of new jobs and industries that provide a living wage.	
	3. Develop linkages and partnerships among international research and development activities and Maui businesses.	
OBJ. 2	Increase activities that support principles of sustainability.	
POLICIES	1. Support industries that are sustainable, and culturally and environmentally sensitive.	
	2. Encourage and support local businesses.	
	3. Support the clustering of economic activities and improve linkages to transportation/ telecommunications infrastructure that serve such economic activities.	
ACTIONS	1. Regularly study market trends with the intent to attract new industries that are environmentally/culturally appropriate for Maui.	
	2. Develop programs that brand all locally produced services and products and devise other measures to achieve import substitution.	
	3. Create a database of imports suitable for substitution by locally produced services and products and annually report on progress made towards import substitution.	
OBJ. 3	Improve the island's business climate.	
POLICIES	1. Upgrade, maintain the quality, and improve access to telecommunications infrastructure.	
	2. Ensure an adequate supply of affordable workforce housing.	
	3. Develop neighborhoods and communities that are attractive to the workforce of a diversified economy.	
	4. Encourage, nurture, and reward entrepreneurship and innovation.	
	5. Encourage employers to establish incentive programs such as telecommuting, flexible working hours, four-day work weeks, health incentives, and rebates for public transportation users.	
	6. Assist community development organizations to revitalize and develop neighborhoods and communities that are attractive to the workforce of a diversified economy.	
ACTIONS	1. Develop and implement innovative land use tools, public/private transportation incentives, and flexible business practices to reduce travel costs and job trips.	

ECONOMIC DEVELOPMENT		
TOURISM		
	Director's Recommendation	County Council Recommendation
GOAL	<i>A healthy visitor industry that provides economic well-being with stable and diverse employment opportunities.</i>	
OBJ. 1	Increase the economic contribution of the visitor industry to the island's residents.	
POLICIES	<ol style="list-style-type: none"> 1. Support the implementation of the <i>Maui County Tourism Strategic Plan 2006-2015</i>, when consistent with the Maui Island Plan. 2. Focus economic growth in the visitor industry through enhanced visitor experiences rather than increased visitor arrivals. 3. Provide a rich visitor experience, while protecting the island's natural beauty, culture, lifestyles and aloha spirit. 4. Diversify the tourism industry by supporting appropriate niche activities such as <i>ecotourism, cultural tourism, voluntourism, ag-tourism, health and wellness tourism, educational tourism, medical tourism</i>, and other viable tourism-related businesses in appropriate locations. 5. Support the increased availability of kama`aina discount programs. 	
ACTION	<ol style="list-style-type: none"> 1. Conduct and regularly update an impact assessment (social, economic, and environmental) of the costs and benefits of mega resort, timeshare, vacation rental, and other types of visitor accommodations. 2. Evaluate, on an annual basis, the effectiveness of public expenditure for the visitor industry. 	
OBJ. 2	Limit and manage future visitor unit expansion.	
POLICIES	<ol style="list-style-type: none"> 1. Mitigate the impact of tourism on the natural environment and resident lifestyles. 2. Require the developers of visitor accommodation units to provide affordable employee housing within or proximate to the project. 3. Allow, where there is a demonstrated community desire, and where permitted by the respective community plan, the development of small, sensitively designed, inns and B&Bs. 4. Minimize negative impacts from transient vacation rentals, timeshares, and resort condominiums on residential communities, public infrastructure, and community facilities. 5. Discourage the conversion of the island's housing stock to transient vacation rental use to minimize the negative impact on long-term rental housing, price of housing, and price of land. 6. Allow the designation of retreat/mini-conference centers in appropriate locations through the community plan process. 7. Require community plans to establish standards such as limits on building size, room count, and the number of inns, if any, that will be allowed in small towns. 	
ACTIONS	<ol style="list-style-type: none"> 1. Develop a comprehensive set of resource management standards and certification programs for <i>ecotourism</i>. 	

ECONOMIC DEVELOPMENT**TOURISM**

	Director's Recommendation	County Council Recommendation
	<ul style="list-style-type: none">2. Develop programs and/or regulations to:<ul style="list-style-type: none">a. require cumulative impact assessments for <i>development projects</i> involving visitor or resort housing;b. allow for the development of small, locally-owned inns in the commercial cores of Maui's country towns and business districts if and as defined in the community plans;c. Cap the number and type of visitor accommodations which can be permitted;d. develop and maintain data on the number and type of visitor accommodation units	
	<ul style="list-style-type: none">3. Develop design guidelines for small, locally-owned inns, retreat centers, and like-kind accommodations.	

ECONOMIC DEVELOPMENT		
AGRICULTURE		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will have a diversified agricultural industry contributing to greater economic, food, and energy security and prosperity.</i>	
OBJ. 1	Ensure that at least eighty-five percent of locally consumed fruits and vegetables and thirty percent of all other locally consumed foods are grown on-island.	
POLICIES	1. Strive to substitute food/agricultural product imports with a reliable supply of locally produced food and agricultural products.	
	2. Facilitate and support the <i>direct marketing/sale</i> of the island's agricultural products to local consumers, through farmers' markets and similar venues.	
	3. Encourage growing of a diverse variety of crops and livestock while safeguarding consumer safety.	
	4. Work with the State to regulate and monitor GMO crops to ensure the safety of all crops and label all GMO products.	
ACTIONS	1. Establish benchmarks to monitor progress towards achieving island-wide food self-sufficiency.	
	2. Revise the zoning ordinance to allow the <i>direct marketing</i> of the island's agricultural products through farmers markets, "pick-your-own" farms, farm stands, and similar venues.	
OBJ. 2	Maintain or increase agriculture's share of the total island economy.	
POLICIES	1. Facilitate the export of the island's agricultural products to offshore markets.	
	2. Support infrastructure investments at harbors, airports, and other facilities that facilitate the rapid and cost effective export of island grown products.	
	3. Encourage the continued viability of sugar cane production, or other agricultural crops, in Central Maui.	
	4. Encourage the State to reduce excise taxes for commercial agricultural products produced within the State of Hawaii.	
ACTIONS	1. Prepare a study to determine the direct and indirect benefits of agriculture on the Maui community.	
	2. Increase staffing within the Office of Economic Development (OED) to promote agricultural development.	
OBJ. 3	Expand diversified agriculture production at an average annual rate of 4%.	
POLICIES	1. Promote the development of locally grown and ecologically sound biofuels, aquaculture and forest products.	
	2. Support the development of farming associations/cooperatives.	
	3. Work with educational institutions and appropriate agencies to provide education and training for farm owners and entrepreneurs.	
ACTIONS	1. Implement the <i>Maui Agricultural Development Plan</i> (July 2009), when consistent with the Maui Island Plan.	
	2. Develop a program to expand the seed crop industry.	

ECONOMIC DEVELOPMENT		
EMERGING INDUSTRIES		
	Director's Recommendation	County Council Recommendation
GOAL	<i>A diverse array of emerging economic sectors.</i>	
OBJ. 1	Increase efforts to develop emerging industries.	
POLICIES	<ol style="list-style-type: none"> 1. Support the development of and access to state-of-the-art voice, video, and data telecommunications systems. 	
	<ol style="list-style-type: none"> 2. Attract and assist industries to compete in high technology activities such as those related to renewable energy, green technologies, diversified agriculture, ocean sciences, health sciences, and other knowledge-based industries. 	
	<ol style="list-style-type: none"> 3. Support new industries that are environmentally and culturally sensitive such as health and wellness, sports and outdoor activities, cultural activities, the arts, film-making, entertainment, and digital media. 	
	<ol style="list-style-type: none"> 4. Support the continued development of the Maui Research and Technology Park in Kihei as a center for research and development and education. 	
	<ol style="list-style-type: none"> 5. Work with appropriate organizations to support the development of high technology clusters around renewable energy, diversified agriculture, ocean sciences, health sciences, and other knowledge-based industries. 	
ACTIONS	<ol style="list-style-type: none"> 1. Develop streamlined permitting procedures for emerging industries. 	
OBJ. 2	Increase the development of renewable energy technologies.	
POLICIES	<ol style="list-style-type: none"> 1. Support the expansion of the renewable energy sector and the use of solar, wind, wave, and biofuel technologies. 	
	<ol style="list-style-type: none"> 2. Provide incentives to encourage renewable energy development, the use of green energy technologies, and energy conservation. 	
ACTIONS	<ol style="list-style-type: none"> 1. Publicize renewable energy production opportunities to potential investors. 	
	<ol style="list-style-type: none"> 2. Develop plans, programs, and incentives to: <ol style="list-style-type: none"> a. Attract/strengthen/retain renewable energy businesses; and b. Assist businesses and homeowners to obtain/install/use solar, wind, and other forms of renewable energy facilities. 	

ECONOMIC DEVELOPMENT		
SMALL BUSINESS DEVELOPMENT		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Small businesses will play a key role in Maui's economy.</i>	
OBJ. 1	Increase the number of and revenue generated by small businesses and decrease the percentage of small business failures.	
POLICIES	<ol style="list-style-type: none"> 1. Provide incentives and support for small businesses and entrepreneurs that incorporate sustainable technologies and practices into their operations, utilize local materials, or produce and sell locally made goods or services. 2. Assist traditional "mom and pop" business establishments. 3. Reduce barriers to small business development. 4. Require, where feasible, the government procurement of goods and services from locally-owned, small businesses. 5. Support community markets and venues that sell locally-made produce, goods and services. 	
ACTIONS	<ol style="list-style-type: none"> 1. Provide business assistance programs, loans, and grants to "mom and pop" establishments to enhance their viability. 2. Review and revise regulations and procedures to improve Maui's small business climate. 3. Develop a program and revise procedures to facilitate government procurement of goods and services from local businesses. 4. Develop and enhance programs that help locally-operated small businesses to market and provide goods and services to the visitor industry. 	

ECONOMIC DEVELOPMENT		
HEALTH CARE SECTOR		
	Director's Recommendation	County Council Recommendation
GOAL	<i>goal</i>	
OBJ. 1	<i>Expand the economic benefits of the health care sector.</i>	
POLICIES	1. Support the expansion of Maui Memorial Medical Center services to include cardiac care and the services provided by other medical facilities.	
	2. Support the use of multimedia as a means to provide healthcare information.	
	3. Support telemedicine to enable tertiary and subspecialist consultation services in underserved parts of the island.	
OBJ. 2	Increase Maui's competitiveness in the health care industry.	
POLICIES	1. Support expansion of health care providers to improve access to quality care throughout the island.	
	2. Support veteran health care services.	
	3. Allow home-based out-patient medical care that does not interfere with surrounding neighborhoods.	
OBJ. 3	Expand Maui's alternative health care services including spiritual practices.	
POLICIES	1. Support alternative medicine.	
	2. Allow small-scale home alternative medicine businesses that do not interfere with surrounding neighborhoods.	
ACTION	1. Develop the alternative health practices industry and support local entrepreneurs that offer related services.	

ECONOMIC DEVELOPMENT		
EDUCATION AND WORKFORCE DEVELOPMENT		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will have effective education and workforce development programs and initiatives that are aligned with economic development goals.</i>	
OBJ. 1	1. Improve preschool and K-12 education to allow our youth and adults to develop the skills needed to successfully navigate the 21st century.	
POLICIES	2. Encourage the State to implement programs such as: <ul style="list-style-type: none"> a. Universal preschool for children between the ages of one and five; b. Mandatory kindergarten; c. Mandatory k-5th grade classroom size limits of 1 teacher to 20 students; d. Mandatory nutrition programs; and e. Mandatory Native Hawaiian programs. 	
	3. Encourage the State Department of Education (DOE) to extend the school day by at least an hour.	
	4. Encourage the State to increase funding for public education so that Hawaii is among the top 10 States nationally as measured by investment per pupil.	
	5. Encourage the state to ensure teacher certifications relate to effective delivery and improved student performances.	
	6. Work with the DOE to incorporate native Hawaiian programs at all grade levels.	
	7. Partner with Maui Community College to provide dormitory space for high school students.	
OBJ. 2	Achieve a 30% increase in the number of certificate recipients and associate, bachelors and graduate degrees conferred.	
POLICIES	1. Encourage the State to increase the number of articulation agreements between Maui Community College and four year universities, particularly, the University of Hawaii, at Manoa.	
	2. Encourage the State to expand 2-year and 4-year college programs and accredited undergraduate/graduate level university programs through the University of Hawaii and other academic institutions.	
	3. Provide the education and training our residents need to meet the needs of a diversified economy.	
	4. Support higher education and programs such as student internships, vocational training, and career development opportunities to ensure a highly skilled workforce.	
	5. Support expansion of health care training and career track programs on Maui.	
	6. Work with educational institutions to improve and expand access to education and training through multiple modes including distance learning.	
ACTIONS	1. Prepare a labor force capacity study to project the future supply and demand for knowledge-based workers to serve Maui's technology-related needs.	
OBJ. 3	Ensure that at least 10% of Maui's jobs are developed in S.T.E.M. (Science, Technology, Engineering, and Math) related sectors by 2030.	

ECONOMIC DEVELOPMENT		
EDUCATION AND WORKFORCE DEVELOPMENT		
	Director's Recommendation	County Council Recommendation
POLICIES	1. Support the development of S.T.E.M. -related (Science, Technology, Engineering, and Math) certificates and degrees at the two and four-year levels.	
	2. Support a strong K-12 continuum of S.T.E.M. (Science, Technology, Engineering, and Math) education.	
	3. Support the education initiatives of the Agricultural Development Plan and develop a database of actual agricultural production on agriculturally zoned land.	
	4. Expand and fund internships, mentoring, job shadowing, health academies, etc. to foster interest in health careers.	
	5. Work with Maui Economic Development Board (MEDB), Maui Community College, and other similar organizations to expand internship/education programs to support S.T.E.M. (Science, Technology, Engineering, and Math) careers.	
	6. Continue to partner with the Maui Economic Development Board (MEDB) and other similar organizations, to recruit, assist, and retain emerging industries, research and development activities, and educational opportunities.	

HOUSING		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will have affordable housing for all residents.</i>	
OBJ. 1	Better monitoring, evaluation, and refinement of affordable housing policy in conjunction with the economic cycle.	
POLICIES	Improve data on resident and nonresident housing.	
	<ol style="list-style-type: none"> 1. Utilize the following approaches to promote resident housing and to minimize off-shore market impacts: <ol style="list-style-type: none"> a. Ensure that the future housing stock is composed of a mix of housing types (multifamily, small lots, ohana units, co-housing, cottage houses, etc.); b. Encourage new housing in proximity to jobs and services, in places that are conducive/affordable to Island residents; and c. Progressive taxation and building fee structure 	
ACTIONS	<ol style="list-style-type: none"> 1. Develop appropriate incentives to encourage the production of required affordable housing during different stages of an economic cycle. 	
	<ol style="list-style-type: none"> 2. Develop a housing reporting system to identify the stages in economic and housing cycles and track indicators for housing supply, affordability, and quality. 	
	<ol style="list-style-type: none"> 3. Develop and maintain a database and related maps for the following: <ol style="list-style-type: none"> a. Existing/newly constructed housing units that are affordable to very low-, low-, and moderate- income households; b. The location and quantity of housing that is used by visitors/second home; and c. Property tax information, including property land use designations, tax rates, acquisition price, and market value assessments. 	
	<ol style="list-style-type: none"> 4. Revise the County's property tax rates to make them more progressive (increased tax rates as house values increase). 	
	<ol style="list-style-type: none"> 5. Develop incentives for locating new workforce housing in proximity to jobs and services. 	
OBJ. 2	Increase the percentage of housing that remains <i>affordable</i>* in perpetuity. (*affordable includes gap housing)	
POLICIES	<ol style="list-style-type: none"> 1. Require that affordable for-sale housing be subject to repurchase and sale by the County, or one of its agents, with a division of the incremental gain at the time of the sale between the owner and the County so that: <ol style="list-style-type: none"> a. The property is affordable to the next qualified buyer; and b. Each owner is still allowed a shared appreciation. 	
	<ol style="list-style-type: none"> 2. Require affordable rental housing subsidized by Federal, State, or County governments to remain available as rental housing at affordable rents. 	
	<ol style="list-style-type: none"> 3. Seek to have ownership of affordable for-sale and rental housing vested in a non-profit community land trust, or other qualified housing provider, committed to keeping such housing affordable in perpetuity. 	
	<ol style="list-style-type: none"> 4. Facilitate the use of public lands in urban areas that are suitable for affordable housing. 	
	<ol style="list-style-type: none"> 5. Develop or support partnerships and initiatives that provide housing-related education/outreach. 	

HOUSING		
	Director's Recommendation	County Council Recommendation
ACTIONS	1. Create an interagency team to help develop and implement a comprehensive affordable housing strategy, and to monitor and evaluate impediments to the development of affordable housing.	
	2. Establish a system to keep government subsidized affordable rental housing at affordable rents, and regularly monitor tenants' income qualifications to determine eligibility.	
	3. Work with land owners, developers, community land trusts and non-profit housing agencies to prepare regulations that will keep affordable for-sale and rental housing stock in perpetuity.	
	4. Amend housing regulations to: <ul style="list-style-type: none"> a. Give highest priority to the construction of actual units and a lower priority to the provision of land over the current alternative of in-lieu fee payment. b. Require recordation of a covenant to ensure that the required affordable units in a project remain affordable for perpetuity. c. Require that affordable houses be developed and available concurrently with market units. d. Encourage the development of affordable homeowner and rental housing through incentives. e. Include a rent stabilization program to ensure that subsidized rental housing remains affordable. f. Ensure housing units are affordable to the next qualified buyer and each owner receives a shared appreciation. 	
	5. Support the creation of <i>Community Development Corporations</i> to facilitate the development of affordable housing.	
	6. Create an <i>affordable</i> housing financing program to include the following elements: <ul style="list-style-type: none"> a. Oversight board. b. Sources of funding to include, but not be limited to: <ul style="list-style-type: none"> i. real estate transfer tax imposed on visitor units, Transient Vacation Rentals, and ii. residential housing that is not affordable for residents with income of up to 200% of the island median household income. c. A real estate assessment on all commercial and residential development. d. Ongoing pursuit of appropriate federal, state, county, and private grants/subsidies to facilitate affordable housing projects. 	
	7. Develop and maintain a database of public lands within the Urban Growth Boundaries that are suitable for affordable housing units.	
OBJ. 3	More livable communities that provide for a mix of housing types, land uses, income levels, and age.	
POLICIES	1. Promote livable communities (compact/ walkable/ bikable, access to transit) that provide for a mix of housing types and land uses.	
	2. Promote planning approaches that provide a mix of multi-family and single family housing units to expand housing choices.	
	3. Prohibit gated communities.	

HOUSING		
	Director's Recommendation	County Council Recommendation
	4. Provide incentives for the rehabilitation or adaptive re-use of historic structures to facilitate more housing choices.	
	5. Use planning and regulatory approaches to provide higher housing densities.	
ACTIONS	1. Amend development codes to facilitate mixed-use and mixed housing types, clustering, and processing time limits on affordable housing development approvals.	
	2. Amend zoning and historic preservation ordinances to support adaptive re-use opportunities.	
	3. Establish a time limit on permit processing to expedite housing development and ensure that community and environmental standards can be addressed.	
OBJ. 4	Provide infrastructure, in a timelier manner, to support the development of affordable housing.	
POLICIES	1. Prioritize the development of infrastructure that supports the development of affordable housing.	
	2. Tailor infrastructure requirements to correspond with appropriate level-of-service standards to help control housing costs.	
ACTIONS	1. Develop standards within the Capital Improvement Projects process that give priority to affordable housing-related projects.	
OBJ. 5	A wider range of affordable housing options and programs for those with special needs.	
POLICIES	1. Ensure that residents with special needs have access to appropriate housing.	
	2. Support minor home repairs and accessibility enhancements to senior and disabled homeowners.	
	3. Encourage housing to be built or rehabilitated to allow the elderly and those with special needs to live in their homes.	
	4. Develop and maintain an adequate supply of emergency shelters and transitional housing.	
ACTIONS	1. Create or assist in creating programs that provide affordable housing to seniors, the disabled, and those returning from mental health institutions, correctional institutions, and drug rehabilitation.	
	2. Help in securing/leveraging federal grants, Low Income Housing Tax Credits, and other resources that support affordable housing for special needs populations.	
	3. Develop home improvement initiatives for low-income elderly and disabled homeowners.	
	4. Develop and maintain indicators to monitor homelessness.	
	5. Amend regulations to facilitate the development of housing and assisted living facilities that are American Disabilities Act (ADA) compliant.	
OBJ. 6	Reduce the cost of providing affordable housing to families with household incomes 160% and below of annual median income.	
POLICIES	1. Prioritize the processing of project applications involving: affordable housing; indigenous Hawaiian housing; special needs housing	

HOUSING		
	Director's Recommendation	County Council Recommendation
ACTIONS	1. Regularly prepare a <i>Master Application Processing List of Housing Entitlements</i> that enables the County to prioritize the review of housing applications and the use of permit expeditors.	
	2. Develop incentives to promote projects that achieve the LEED Silver or Gold certification [U.S. Green Building Council's Leadership in Energy and Environmental Design].	
	3. Streamline the permitting process as follows: <ul style="list-style-type: none"> a. Adopt new administrative rules that streamline and clarify the permitting process; b. Use outside consultants; c. Implement one-stop permitting processes; and d. Hold departments accountable for processing timelines. 	
OBJ. 7	Increased preservation and promotion of indigenous Hawaiian housing and architecture.	
POLICIES	1. Preserve, promote, and give priority to Hawaiian housing/architecture forms to preserve Hawaiian culture.	
	2. Provide for indigenous architecture as an allowable structure for native Hawaiian uses to include, but not be limited to, hula and la`au lapa`au.	
ACTION	1. Revise regulations to allow for indigenous Hawaiian architectural practices, styles, customs, techniques, and materials, in accordance with HRS 46.	

INFRASTRUCTURE		
SOLID WASTE		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will minimize the volume of solid waste that enters the regional landfills.</i>	
OBJ. 1	A more holistic approach to solid waste management planning to effectively meet future needs.	
POLICIES	1. Monitor and publicize the effectiveness of the Integrated Solid Waste Master Plan (ISWMP) waste reduction plan.	
	2. Eliminate future active, unlined landfill cells.	
	3. Require residents and commercial enterprises that generate waste to pay a fair proportion of disposal costs. Moved from action.	
ACTIONS	1. Implement the ISWMP through programs/improvements/upgrades of the solid waste management system and the Capital Improvement Project (CIP) budget in a timely manner.	
	2. Regularly update waste generation, reuse, recycling, and disposal data for monitoring and implementation purposes.	
OBJ. 2	Prolong the life of existing landfills.	
POLICIES	1. Require residents and commercial enterprises that generate waste to pay a fair proportion of disposal costs.	
	2. Reduce the solid waste generated by packaging, food service products, and home construction waste.	
	3. Educate residents and visitors about the benefits of and methods to reduce, reuse, and recycle.	
ACTIONS	1. Implement a comprehensive, curbside recycling program.	
	2. Develop regulations, programs, and/or incentives to: <ul style="list-style-type: none"> a. Increase recycling of used appliances/furniture/electrical/components/clothing other household items and recyclable materials; b. Increase the number of composting centers; c. Reduce solid wastes generated by packaging, food service products, home construction waste, etc; d. Construct materials recovery facilities (MRFs) including a facility in Central Maui, in accordance with the ISWP, and investigate a cost-recovery fee to meet funding needs; and e. Prohibit slow degradable materials, e.g., styrofoam. 	
	3. Develop public outreach/education/incentive programs to increase awareness to reduce, reuse, and recycle.	
	4. Prepare a study to assess the feasibility of a future waste to energy program.	
	5. Prepare a study to assess the feasibility of developing a landfill in West Maui.	
	6. Identify and develop a recycling facility an appropriate location in West Maui.	

INFRASTRUCTURE		
WASTEWATER		
	Director's Recommendation	County Council Recommendation
GOAL	<i>An efficient, effective, and environmentally sound wastewater system.</i>	
OBJ 1	Plan for future wastewater facilities.	
POLICIES	1. Focus the expansion of wastewater systems to accommodate planned growth consistent with the MIP Directed Growth Strategy.	
	2. Establish new wastewater treatment plant(s) outside the tsunami zone.	
	3. Prepare a site selection study, financing program, and operational/ phasing plan for the development of a new Central Maui wastewater treatment facility.	
OBJ. 2	Adequate levels of wastewater service with minimal environmental impacts.	
POLICIES	1. Require tertiary treatment for all municipal wastewater that is disposed through deep injection wells.	
	2. Improve and upgrade the County's existing wastewater collection, treatment, and reuse facilities consistent with current/future plans and the County's CIP.	
	3. Maintain an ongoing sewer inspection program for public and private multi-user systems to identify potential problems and forecast each system's residual life.	
ACTIONS	1. Implement the following to ensure effective/safe multi-user wastewater treatment systems: <ul style="list-style-type: none"> a. Amend County regulations/plans to ensure adequate operating procedures, treatment standards, and monitoring programs; b. Establish treatment and capacity requirements suitable for the required level of service/use; and c. Require private treatment plants to provide financial assurance, including bonds, for the following: <ul style="list-style-type: none"> i. Repair, removal, or replacement of any system components reaching the end of intended service life; and ii. Enforcement of other needed corrective action(s) or guaranteeing uninterrupted operation in case of bankruptcy, abandonment, or any other default on financial obligation. 	
OBJ. 3	Increase the reuse of wastewater from __% to __% by the year ____.	
POLICIES	1. Strengthen coordination between the Department of Water Supply and the Department of Environmental Management's Wastewater Division to promote reuse/recycling of wastewater.	
	2. Expand the reuse of wastewater from the Central Maui, Kihei, Lahaina, and other wastewater systems.	
ACTIONS	1. Identify potential new users of treated effluent and implement the necessary improvements to supply this water through the County CIP.	
	2. Amend County regulations to allow for the use of grey water for approved purposes.	
	3. Create education, marketing, and incentive programs that promote the reuse/recycling of wastewater.	

INFRASTRUCTURE		
WATER		
	Director's Recommendation	County Council Recommendation
GOAL	<i>An environmentally sustainable, reliable, safe, and efficient water system.</i>	
OBJ. 1	More holistic approach to water resources planning.	
POLICIES	1. Recognize that water is a public trust resource and decisions on its use must be made consistent with the MIP and the State Water Code.	
	2. Ensure that the Water Use and Development Plan (WUDP) implements the MIP's goals, objectives, and policies.	
	3. Ensure that the County's Capital Improvement Plan for water source development is consistent with the Water Use and Development Plan and the MIP.	
	4. Manage the amount of water withdrawn from aquifers and other groundwater sources to ensure sustainable yields, and the long-term health and sustainability of the resource.	
	5. Retain and expand public ownership and management of watersheds and fresh water systems.	
	6. Encourage and improve data exchange and coordination among Federal/State/County/private land use planning and water resource management agencies.	
ACTIONS	1. Implement the Water Use and Development Plan.	
	2. Develop site selection studies for water storage/supply facilities for each community plan area.	
	3. Prepare and implement a plan to identify and prioritize infrastructure requirements needed to accommodate non-potable water for irrigation.	
	4. Work with the State to set standards for the amount of water withdrawn from aquifers and other groundwater sources to ensure the long-term health and sustainability of the resource.	
	5. Produce an annual evaluation of the status of available water resources on the island.	
	6. Prepare a study comparing the sustainable yields of the East Maui streams and aquifers to the potential needs for these waters.	
	7. Prepare a study comparing the sustainable yields of the East Maui streams and aquifer to the potential needs for these waters.	
OBJ. 2	Increase the efficiency and capacity of the water systems.	
POLICIES	1. Ensure the efficiency of all water system elements including well and stream intakes, water catchment, transmission lines, reservoirs, and all other system infrastructure.	
	2. Maximize the efficient use of reclaimed wastewater to serve non-potable needs.	
	3. Ensure water conservation through education, incentives, and regulations.	
	4. Acquire and develop additional sources of potable water.	
ACTIONS	1. Develop programs to increase the efficiency of all water system elements.	
	2. Develop, adopt, and implement <i>water source development siting standards</i> that implement the MIP Directed Growth Strategies and WUDP.	
	3. Revise County regulations to require high efficiency/low flow plumbing fixtures in existing structures and new construction.	

INFRASTRUCTURE		
WATER		
	Director's Recommendation	County Council Recommendation
	4. Identify and develop renewable energy systems to serve the Department Water Supply.	
	5. Develop a water rate structure that encourages conservation.	
	6. Develop xeriscaping regulations to promote water conservation.	
OBJ. 3	Improved monitoring of public and private water systems.	
ACTIONS	1. Implement DWS well head protection program to protect the water quality of public and private wells.	

INFRASTRUCTURE		
TRANSPORTATION		
	Director's Recommendation	County Council Recommendation
GOAL	<i>An interconnected, efficient, and well maintained, multimodal transportation system.</i>	
OBJ. 1	More integrated island-wide transportation and land use planning program that reduces congestion and promotes a more efficient (transit-friendly) land use pattern.	
POLICIES	1. Plan for an integrated multi-modal transportation system comprised of public transit, bicycle, pedestrian, automobile, and other transportation modes.	
	2. Support the establishment of a <i>Metropolitan Planning Organization</i> (MPO).	
	3. Refocus transportation investment from the construction of additional roadways for the automobile to the expansion of a multi-modal transportation system.	
	4. Plan for strategically located Transit Oriented Development (TOD) areas along major transit routes to accommodate a mix of uses (residential, retail, office, open space, and public uses) in a walkable environment.	
ACTIONS	1. Develop an MPO to serve Maui's transportation needs.	
	2. Develop and implement appropriate transportation system management and transportation demand management programs.	
	3. Amend zoning and other regulations and provide incentives to implement <i>TOD</i> .	
	4. Revise the Subdivision Ordinance to require developers, where appropriate, to integrate sidewalks, pathways, bikeways, and transit infrastructure into new commercial and residential projects, while enhancing community character.	
	5. Study the feasibility of HOV-lanes within or adjacent to major arterials.	
	6. Optimize traffic signal timing and coordination to reduce travel time and delay.	
	7. Establish additional park-n-ride facilities in key locations.	
OBJ. 2	Safe, interconnected roadway, bicycle, and pedestrian network.	
POLICIES	1. Ensure roadway and pedestrian facilities design/ level-of-service standards respect the unique character of our communities.	
	2. Require new development, where appropriate, to integrate sidewalks, pathways, bikeways, and transit infrastructure into new commercial and residential projects.	
	3. Ensure that traffic calming principles are incorporated into street design standards.	
	4. Identify and improve hazardous and substandard sections of roadways and <u>bridges</u> , provided that the historical integrity of the roads and bridges are protected.	
	5. Identify, acquire, and utilize abandoned right-of-ways for bikeways, pedestrian pathways and open space networks.	
ACTIONS	1. Implement the Upcountry Greenway Master Plan (2004), and other approved greenway plans, consistent with the MIP.	

INFRASTRUCTURE		
TRANSPORTATION		
	Director's Recommendation	County Council Recommendation
	2. Develop and adopt regulations to require developments to dedicate right-of-way consistent with State and County transportation plans.	
	3. Implement pedestrian and bikeway plans.	
OBJ. 3	An island-wide multi-modal transportation system that respects and enhances each community's character.	
POLICIES	1. Ensure that roadway and transit alignments respect the natural environment and scenic views.	
	2. Ensure that roadways and transit systems in rural areas and small towns enhance community character.	
	3. Design all transit systems to respect visual corridors and Maui's character.	
ACTIONS	1. Adopt and amend County regulations to incorporate design standards for roadways, transit, and pedestrian facilities that ensure protection of the natural environment and each community's sense of place.	
	2. Develop, adopt, and regularly update the mapping of Scenic Corridor Protection standards that implement the recommendations of the Scenic Roadway Corridors Management Plan and Design Guidelines (Refer to <i>Cultural and Scenic Resources Map</i>).	

INFRASTRUCTURE		
TRANSIT		
	Director's Recommendation	County Council Recommendation
GOAL	<i>An island-wide transit system that addresses the needs of resident and visitors and contributes to sustainable and livable communities.</i>	
OBJ. 1	An integrated transit system that better serves the mobility needs of Maui's residents and visitors.	
POLICIES	1. Maximize access to public transit in town centers, commercial districts, and employment centers.	
	2. Expand regional and inter-regional transit services, where appropriate, in heavily traveled corridors and within communities.	
	3. Increase the frequency of current service, add additional bus routes as demand requires, and transition to non-polluting transit vehicles.	
	4. Provide adequate transit infrastructure (e.g., bus pullouts, waiting benches and shelters, signs) along current and future transit right-of-ways.	
	5. Require new development where appropriate, to provide <i>right-of-ways</i> (ROWs) to accommodate transit circulation and support facilities.	
	6. Identify and protect corridors for future inter-community transit use.	
	7. Study, plan for, and secure appropriate right-of-way for alternative modes of transportation (such as rail and water ferry service).	
	8. Pursue improvements and upgrades to the existing transit system consistent with the County Transit Plan (within the framework of <i>comprehensive island-wide multi-modal transportation plan</i>).	
ACTIONS	1. Amend the County Subdivision and development regulations to require, where appropriate, transit-supportive roadway infrastructure.	
	2. Prepare a study to: <ul style="list-style-type: none"> a. Prioritize transit corridors and stations; b. Develop an implementation program to secure sites and ROWs for necessary facilities; and c. Identify alternative funding approaches including public/ private partnerships. 	
	3. Relocate rental car facilities from the airport to West and South Maui.	
	4. Designate, map, and develop corridors to support mass transit solutions.	
OBJ. 2	More diversified and stable funding base to support transportation goals.	
POLICIES	1. Explore alternative methods and sources of funding transportation improvements (including increased fees, higher taxes, and assessments).	
	2. Coordinate with Maui's resorts (hotels, vacation rentals, timeshares, condos, etc.) to establish a program that augments funding for public transit operational expenses.	
	3. Coordinate with appropriate Federal and State agencies to fund transportation projects in areas where growth is anticipated.	

INFRASTRUCTURE		
PARKS		
	Director's Recommendation	County Council Recommendation
GOAL	<i>A diverse range of active and passive recreation linked by a network of greenways, bikeways, pathways, and roads.</i>	
OBJ. 1	More effective, long range planning of parks and recreation program able to meet community needs.	
POLICIES	1. Support, consistent with the MIP, the implementation of open space and recreational plans, such as the <i>Pali to Puamana Parkway Master Plan</i> and the <i>Upcountry Greenways Master Plan</i> .	
	2. Utilize the ahupuaa approach by integrating mauka-to-makai natural landscapes into the island-wide <i>parks and recreation functional plan</i> .	
	3. Provide a balanced mix of passive and active parks including neighborhood, community and regional parks in each community plan district.	
	4. Support the expansion of Haleakala National Park, where supported by affected communities.	
	5. Support lo'i restoration in State and National Parks.	
	6. Encourage State, County, and private landowners to dedicate land for parks and open space protection consistent with the MIP.	
	7. Work with the State to prepare and implement a master management plan for Ahihi-Kinau and La Perouse-Keoneoio Bay to Kanaloa Pt. region.	
ACTIONS	1. Identify <u>government right-of-ways</u> to determine if they can be incorporated into the <i>Island-wide parks and recreation functional plan</i> .	
OBJ. 2	Achieve parks and recreation that meet the diverse needs of residents and visitors.	
POLICIES	1. Identify and acquire parks and recreational facilities that complement and enhance neighborhoods, communities and natural land features.	
	2. Design park facilities to preserve and enhance natural site characteristics, maximize views, protects environmental and cultural sites, and minimize water demands.	
	3. Acquire lands along the shoreline (between coastal roadways and the ocean).	
	4. Encourage the development of regional parks, district parks, and greenways in a manner that helps to contain sprawl, provide separation between distinct communities, or offer open space within urban communities.	
	5. Support regulations that require development to incorporate <i>functional mini-parks</i> and accessory facilities into the project layout as a priority over paying impact fees.	
	6. Require developments to incorporate a mixture of park facilities into large master planned communities pursuant to parks standards and functional plans.	
	7. Support appropriate areas for cultural parks (e.g., Kepaniwai) in each community plan district.	
	8. Incorporate community input to determine the appropriate location, design, and long-term stewardship of parks and recreation facilities.	
	9. Manage commercial activities at public parks to minimize impacts to residents.	

INFRASTRUCTURE		
PARKS		
	Director's Recommendation	County Council Recommendation
	10. Support a coordinated program to improve, operate, and maintain joint-use facilities and grounds.	
ACTIONS	1. Identify and acquire appropriate park sites in accordance with the parks and recreation functional plan.	
	2. Implement parks/recreation plans, consistent with the MIP, including but not limited to: North Shore Bikeway Master Plan; Upcountry Greenway Master Plan; South Maui Community Park and Open Space Master Plan; Pali-to-Puamana Master Plan; Shoreline Access and Inventory Update-Final Report; South Maui Heritage Corridor; and North Shore Corridor Report.	
	3. Develop a regional park and fairground in Central Maui.	
	4. Amend County Zoning and Subdivision Regulations to require development to: <ul style="list-style-type: none"> a. Incorporate a mixture of park facilities into large master planned communities; and b. Incorporate functional mini-parks and accessory facilities into the project layout as a priority over impact fees. 	
	5. Develop additional historical and cultural parks	
	6. Establish community-based advisory boards to help prioritize the purchase of park and recreation land.	
OBJ. 3	An expanded network of greenways, trails, pathways, and bikeways.	
POLICIES	1. Link existing and future park sites, natural areas, the shoreline, and residential areas with a network of bikeways, pedestrian paths, trails, and greenways	
	2. Collaborate with the State and private land owners to ensure perpetual access and proper stewardship of traditional trails and access systems.	
	3. Facilitate the development of well-managed non-commercial campgrounds throughout the island.	
	4. Adopt an ordinance to require commercial bike rental businesses to pay a per-rider fee for a County mauka/makai Haleakala bikeway improvement program to include turnoffs, separate lanes, and comfort stations.	
	5. Seek opportunities to make beaches user-friendly for people with disabilities.	
ACTIONS	1. Amend development regulations to ensure the construction of adequate parking, with pathways, near shoreline access points.	
	2. Amend County Codes to provide better access and proper stewardship of traditional trails and access systems.	
	3. Develop public campgrounds in suitable locations throughout the island.	

INFRASTRUCTURE		
PUBLIC FACILITIES		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will have high quality public facilities that meet the diverse needs of residents.</i>	
OBJ. 1	More effective, long range planning of public facilities program able to meet community needs in a timely manner.	
POLICIES	<ol style="list-style-type: none"> 1. Recognize Wailuku Town as Maui's Civic Center and support the revitalization of the Civic Center District by consolidating government office spaces, enhancing landscape beautification, and providing adequate public parking. 2. Support the relocation of the Maui Community Correctional Center (MCCC) from Wailuku to Pu'unene. 3. Adequately plan and fund public safety facilities (fire, police, ambulance, civil defense) to meet community needs. 4. Focus future expenditures for additional government office space, parking, and related facilities in Wailuku's Civic Center District. 5. Encourage safe walkways for children within 1 mile of each school. 6. Incorporate community/area residents' input to determine the appropriate location and design of public facilities. 	
ACTIONS	<ol style="list-style-type: none"> 1. Implement key recommendations from the <i>Wailuku Municipal Service Center Master Plan Report</i> (February 2004) and the <i>Wailuku Municipal Parking Lot Master Plan</i> (2004), as amended, and as consistent with the MIP. 2. Establish an archive center to preserve both digital and hardcopy documents important to Maui's planning process. 	

INFRASTRUCTURE		
SCHOOLS & LIBRARIES		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will have school and library facilities that meet residents' needs and goals.</i>	
OBJ. 1	Provide appropriate school and library facilities in a timely manner and in strategic locations.	
POLICIES	1. Work in partnership with all educational institutions to meet current and future needs including appropriate location, timing, and design of future facilities.	
	2. Require the dedication of adequate land for school site(s) within new developments where warranted.	
	3. Allow for the expansion and intensification of uses at Maui Community College and University of Hawaii, Maui, including satellite campuses operating in remote areas.	
	4. Encourage the State DOE to build and maintain <i>smaller, community-oriented</i> schools.	
	5. Encourage joint use of State and County school and recreation/park facilities.	
	6. Encourage the State to upgrade, modernize, and expand school facilities, including those in remote communities.	
	7. Support partnerships (public/private/non-profit) to build <u>and staff</u> new schools and improve existing facilities.	
	8. Work with the Board of Education Hawaii State Library System to provide centralized library services (including telecommunications) to all areas of Maui.	
	9. Work with the State to expedite planning and construction of Kihei High School, including the integration of the high school with the Maui Research and Technology Park.	
	10. Work with the State to identify intermediate school sites in Central Maui and other areas where needed.	
	11. Work with the State to develop a master plan for the expansion of Maui Community College in accordance with the Maui Island Plan.	
OBJ. 2	More expansive network of safe and convenient pedestrian-friendly streets, trails, pathways, and bikeways between neighborhoods and schools.	
POLICIES	1. Encourage the State to build new school facilities in appropriate locations that minimize time and distance for students to travel to and from school.	
	2. Encourage the State to implement the <i>Safe Routes to School (SR2S)</i> initiative with funding commitments to help the County plan and fund projects that ensure safe access routes to school.	
	3. Work with the State to coordinate the siting and development of future school facilities, bikeways, pedestrian paths, and greenways to encourage mobility.	
ACTIONS	1. Identify safety obstacles along school access routes.	
	2. Amend the Zoning and Subdivision Regulations to require development within the vicinity of schools, libraries, community centers, and other public facilities to provide bike/ pedestrian-friendly infrastructure and traffic calming features.	

INFRASTRUCTURE		
HEALTH CARE		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Greater accessibility to quality health care facilities and services.</i>	
OBJ. 1	Greater autonomy to the Maui region in their efforts to improve medical care on the Island.	
POLICIES	1. Support innovative financial solutions, such as capital partnerships, joint ventures, and consolidations for Maui Memorial Medical Center and other health institutions.	
	2. Support Maui Memorial Medical Center (MMMC) as a major core medical center that provides a greater range of services.	
	3. Support the immediate development of a critical access hospital in West Maui.	
	4. Support the expansion of regional <i>critical-access</i> facilities, where allowed by federal regulations.	
	5. Improve medical service to remote and outlying regions.	
	6. Support transportation services for dialysis patients and community dialysis programs.	
	7. Work with the State to explore the feasibility of acute care facilities in Hana and South Maui and secure funding to meet Maui's health care needs.	
OBJ. 2	Expanded long-term care facilities.	
POLICIES	1. Recognize that facilities for low-income elders who need long-term institutional care are a needed form of affordable housing.	
	2. Evaluate the needs of the long-term disabled and provide planning support for their care, if there is a need for institutionalization.	
	3. Consider long-term care facilities as a major potential employment base and encourage the recruitment and training of potential employees.	
ACTIONS	1. Work with the State to secure the construction of long-term care facilities, expand and modernize Kula Hospital, and establish geriatric training programs.	
	2. Monitor current and future long-term care bed needs and ensure that such needs are met consistent with the Maui Bed Needs Study.	
OBJ. 3	More support to the Home-care and Community-based programs to become an alternative to traditional nursing homes.	
POLICIES	1. Support the establishment of a program to assist the elderly and people with disabilities to remain in their homes or in a home-like setting.	
	2. Continue to support senior centers (e.g. Kaunoa); and establish new senior centers that will provide day-care sites and programs for the disabled and elderly.	
	3. Support the establishment of senior and adult day care centers and senior housing.	
ACTIONS	1. Develop an "Aging-in-Place" education program for both home builders and homeowners.	

INFRASTRUCTURE		
HEALTH CARE		
	Director's Recommendation	County Council Recommendation
	2. Expand the responsibilities of the County's Office of Aging to include providing support for the following community-based services: <ol style="list-style-type: none"> a. the Hana "Aging-in-Place Retrofit Project" b. transportation service provided by MEO. c. Home-Delivered Meals (Meals on Wheels) program to underserved communities. 	
OBJ. 4	Improved preventative medicine and primary health care.	
POLICIES	1. Develop and utilize health-status benchmarks to measure prevention and primary health care service delivery.	
	2. Support programs that provide family planning assistance.	
	3. Offer culturally-sensitive education programs to address obesity, nutrition, lifestyle, smoking cessation, mental health, dental health, substance abuse.	

INFRASTRUCTURE		
ENERGY		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will meet its energy needs through local sources of clean, renewable energy and through conservation.</i>	
OBJ. 1	Reduce fossil fuel consumption: using the 2005 consumption as a baseline, reduce by 15% in 2015; 20% by 2020; and 30% by 2030.	
POLICIES	1. Support energy efficient systems, processes, and methods in public and private operations, buildings and facilities.	
	2. Support the establishment of new renewable energy facilities such as the Kahaewa Wind Farm and the U'uwahai Wind Farm at appropriate locations provided that environmental, view plane and cultural impacts are addressed.	
	3. Work with the Office of Economic Development to: <ul style="list-style-type: none"> a. Audit County facilities, operations, and equipment; b. Develop programs and projects to achieve greater energy efficiency and reduction in fossil fuel use; c. Develop/maintain data and reports on island energy consumption; d. Phase out inefficient fossil-fueled vehicles; e. Assist homeowners and businesses in reducing fossil fuel consumption. 	
OBJ. 2	By 2015, more than 30% of Maui's electricity will be produced from locally produced, clean, renewable energy sources, 50% by 2025, and 70% by 2030.	
POLICIES	1. Encourage the installation of renewable energy systems that are culturally and environmentally sensitive.	
	2. Support the upgrade of Maui's power grid to integrate renewable energy from multiple sources and the wheeling of electricity.	
	3. Support the transition from a centralized, power-generating <i>utility model</i> to a <i>decentralized model</i> .	
	4. Educate the public of the economic and environmental benefits from the increased use of renewable energy.	
	5. Provide incentives to support the development and use of renewable energy.	
ACTIONS	1. Establish County Energy Task Force to: <ul style="list-style-type: none"> a. Prioritize renewable initiatives and projects to the County Council, Mayor, and the public for funding and implementation; b. Work with utilities and the public to develop a Maui energy program; c. Evaluate programs status and report results periodically to the Council, Mayor, and the public; and d. recommend the best available, renewable energy resources. 	
	2. Establish property tax incentives and/or exemptions for renewable energy production facilities.	

INFRASTRUCTURE		
HARBORS AND AIRPORTS		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will have harbors and airports that will efficiently, dependably and safely facilitate the movement of passengers and cargo.</i>	
OBJ. 1	Upgraded harbor facilities to handle larger volumes of freight and passengers and additional small boat harbors.	
POLICIES	<ol style="list-style-type: none"> 1. Support the expansion and upgrade of Kahului Harbor to: <ol style="list-style-type: none"> a. accommodate increasing volumes of cargo b. provide deeper pier depths and greater fuels receiving/storing capacities c. ensure safe and efficient work areas d. separate passenger operations from fuel and cargo operations 	
	<ol style="list-style-type: none"> 2. Support a State/County task force to study the feasibility of a second commercial harbor on Maui. 	
	<ol style="list-style-type: none"> 3. Work with public and private entities to provide adequate pier slips, utilities, repair facilities, and waste-disposal capabilities. 	
OBJ. 3	Upgraded airport facilities and navigation aids to serve the needs of passengers, freight movements, and general aviation.	
POLICIES	<ol style="list-style-type: none"> 1. Support efforts to improve Kahului Airport operations to better serve passenger and cargo needs. 	
	<ol style="list-style-type: none"> 2. Support efforts to identify sites and plan to relocate and accommodate small and rotary wing aircraft. 	
	<ol style="list-style-type: none"> 3. Encourage the State to maintain airport capacity and to encourage more responsive air services to Hana and Kapalua. 	
	<ol style="list-style-type: none"> 4. Work with the State and Kahului Airport users to: <ol style="list-style-type: none"> a. safely accommodate more efficient airplanes b. increase infrastructure investments and improve operating procedures; c. implement more efficient and reliable screening/inspecting of passengers, luggage, and cargo. d. identify, and construct airport sites and hangers for small and rotary wing aircraft e. accommodate mass transit, busses, shuttles, and taxis; and f. beautify the airport grounds and access roads. 	

NATURAL HAZARDS		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will be disaster resilient.</i>	
OBJ. 1	Increased inter-agency coordination	
POLICIES	<ol style="list-style-type: none"> 1. Reinforce the island's preparedness capacity by: <ol style="list-style-type: none"> a. applying the latest data gathering techniques/technology; b. pursuing funding opportunities; c. improving monitoring and advance warning systems; d. Fostering public awareness; and e. Coordinating disaster response. 	
ACTIONS	<ol style="list-style-type: none"> 1. Consolidate and update the GIS hazards data bank in the Maui County Emergency Operations Center. 	
	<ol style="list-style-type: none"> 2. Acquire the latest GIS technology in hazard, risk, and vulnerability assessments. 	
	<ol style="list-style-type: none"> 3. Establish a standing County Hazard Mitigation Committee. 	
OBJ. 2	Greater protection of life and property.	
POLICIES	<ol style="list-style-type: none"> 1. Identify critical infrastructure, lifelines, roads, and populations that are vulnerable to coastal hazards and encourage strategic retreat. 	
	<ol style="list-style-type: none"> 2. Strengthen current development standards to prevent destruction of land and property. 	
	<ol style="list-style-type: none"> 3. Require the use of construction techniques that reduce the potential for damage from natural hazards. 	
	<ol style="list-style-type: none"> 4. Increase food and energy security through local production and storage. 	
ACTIONS	<ol style="list-style-type: none"> 1. Develop an Emergency Management Center in Central Maui. 	
	<ol style="list-style-type: none"> 2. Implement the <i>Maui County Hazard Mitigation Plan</i>, and subsequent updates, so far as it is consistent with Maui Island Plan. 	
	<ol style="list-style-type: none"> 3. Develop a Post-Disaster Recovery and Reconstruction plan that will ensure Maui's resilience to coastal hazards. 	
	<ol style="list-style-type: none"> 4. Develop plans and/or incentives to do the following: <ol style="list-style-type: none"> a. Encourage rebuilding inland as an alternative to shoreline hardening; b. Streamline the reconstruction of structures that are moved substantially inland; c. Encourage the relocation of existing structures so they are away from shoreline areas; and d. Relocate vulnerable coastal roads that are susceptible to destruction from natural hazards, such as a portion of North Kihei Road and the Pali to Puamana realignment 	
	<ol style="list-style-type: none"> 5. Periodically update the shoreline rules for the Maui Planning Commission to provide safe setbacks from the shorelines and incorporate best management practices. 	
	<ol style="list-style-type: none"> 6. Use and update the Federal Emergency Management Agency-Digital Flood Insurance Rate (DFIRM) Maps in the permitting process to minimize development in flood-prone areas. 	
	<ol style="list-style-type: none"> 7. Following each coastal erosion disaster, identify and document the new shoreline position to be used for reviewing future development. 	
	<ol style="list-style-type: none"> 8. Update coastal planning requirements to factor in incremental effects of rising sea levels. 	
OBJ. 3	A more coordinated emergency response system that includes clearly defined and mapped evacuation routes.	

NATURAL HAZARDS		
	Director's Recommendation	County Council Recommendation
POLICIES	1. Identify and expand evacuation routes from areas susceptible to natural hazards.	
ACTIONS	1. Develop an island-wide evacuation routes plan.	
	2. Identify and develop required shelter capacity.	
OBJ. 4	A more educated and involved public that is aware of and prepared for natural hazards.	
POLICIES	1. Promote public education and involvement related to natural hazards awareness and preparedness.	
ACTIONS	2. Develop regularly-scheduled mitigation training for public and private emergency responders and establish volunteer groups to elevate public awareness of emergency procedures.	

LAND USE		
AGRICULTURAL LAND USE		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui Island will have a prosperous agricultural industry and will protect agricultural lands.</i>	
OBJ. 1	Significantly reduce the loss of prime and productive agricultural lands.	
POLICIES	<ol style="list-style-type: none"> 1. Allow limited clustering of development on prime and productive agricultural lands identified on Maui Island Plan Map # _____, when approved as a <i>Conservation Site Design (CSD)</i> through regulations. 2. Require the review and approval of <i>Conservation Site Design (CSD)</i> plans prior to the subdivision of prime and productive agricultural lands identified on Maui Island Plan Map # _____. 3. Discourage developing or subdividing Prime, Productive or Important agricultural lands for residential uses in which the residence would be the primary use and any agricultural activities would be secondary uses. 4. Require public notification and review of the subdivision of agricultural land into 4 or more lots. 5. Focus urban growth, to the extent practicable, away from <i>Prime, Productive [and] or Important Agricultural Lands</i> identified on Maui Island Plan Map # _____. 6. Strongly discourage the conversion of Prime, Productive or Important Agricultural Lands identified on Maui Island Plan Map # _____ to rural or urban use, unless justified during the General Plan update, when other overriding factors are present. 7. Require the preparation of an Agricultural Impact Assessment and a Finding of No Significant Impact (FONSI) for changes to the urban growth boundary, Community Plan Amendments, and Change in Zoning Requests on Prime, Productive or Important Agricultural Lands identified on Maui Island Plan Map # _____, unless justified during the regular update of the General Plan. 8. Protect Prime, Productive or Important Agricultural Lands identified on Maui Island Plan Map # _____ from development through the use of TDR/PDR, tax credits, and easement programs. 9. Promote the use of U.S.D.A. Farm and Ranch Lands Protection Program grants to fund the acquisition of conservation easements on eligible agricultural lands. 10. Require all major developments adjacent to agricultural lands to provide an appropriate and site-specific agricultural protection buffer as part of a required site plan. 11. Support agricultural protection zoning as a vital component of an agricultural land preservation program. 	
ACTIONS	<ol style="list-style-type: none"> 1. Implement the Maui Island Directed Growth Strategy. 2. Create a Prime, Productive and Important Agricultural Lands Overlay District. 	

LAND USE		
AGRICULTURAL LAND USE		
	3. Develop, adopt, and implement TDR and PDR Programs for Prime, Productive and Important Agricultural Lands identified on Maui Island Plan Map #___ with a preference given to lands with a current or recent history of productive agricultural uses.	
	4. Reduce the subdivision of agricultural lands by strengthening applicable zoning and subdivision ordinances.	
	5. Revise the Agricultural District Ordinance to allow for limited clustering and CSD, where appropriate.	
	6. Revise existing land use regulations to ensure that Prime, Productive and Important Agricultural Lands are distinct from rural (primarily residential) land uses.	
	7. Develop regulations to ensure: <ul style="list-style-type: none"> a. public notification and review of the subdivision of agricultural land into four or more lots; and b. the preparation of an agricultural impact assessment for changes to the UGB or Community Plan Amendment and change in zoning of prime or productive agricultural land. 	
OBJ. 2	Reduction of the island's dependence on off-island agricultural products.	
POLICIES	1. Coordinate with the agricultural community, associations/community groups, agricultural landowners and the State to designate Important Agricultural Lands (IAL).	
	2. Support an incentive package for prime and productive Agricultural Lands which aims to ensure agricultural viability for small- and commercial-scale agricultural producers.	
	3. Support the designation of a research and development area within agricultural parks to help farmers stay attuned to new technology and research.	
	4. Waive standard subdivision requirements (paved roads, utilities, etc.) in those subdivisions creating Agricultural Parks where lots are limited to agricultural production with no dwellings.	
	5. Give priority to the growing of food for local consumption.	
	6. Support the recommendations, policies and actions contained within the Maui Agricultural Development Plan, (July 2009), and when consistent with the Maui Island Plan.	
	7. Allow water and tax discounts for legitimate farming operations on rural and agricultural land.	
	8. Give priority in delivery and use of agricultural water to cultivation of food crops for local consumption.	
ACTIONS	1. Identify and acquire <i>Prime, Productive, or Important</i> Agricultural Lands appropriate for the development of agricultural parks and community gardens in each community plan district.	
	2. Prepare and complete the <i>Agricultural Water Use and Development Plan</i> .	
	3. Revise the subdivision ordinance to eliminate standard subdivision requirements for agricultural parks, and to promote research and development activities.	

LAND USE		
AGRICULTURAL LAND USE		
	4. Coordinate with industry stakeholders to develop alternative sources of non-potable irrigation water including wastewater reuse, recycled storm-water runoff, and brackish well water.	

LAND USE		
RURAL LAND USE		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will have a rural landscape and lifestyle where natural systems, cultural resources and agricultural lands are protected and development enhances and compliments the viability and character of rural communities.</i>	
OBJ. 1	Reduce the proliferation and impact of residential development outside of urban and rural growth boundaries.	
POLICIES	1. Focus development to areas inside urban and rural growth boundaries to preserve natural, cultural and agricultural resources.	
	2. Allow limited cluster development with a mandatory buffer requirement/clear edge between country towns, agricultural lands, and surrounding rural landscapes.	
	3. Require <i>conservation subdivision design</i> (CSD) for the subdivision of rural lands creating four or more lots.	
	4. Encourage basic goods/ services in business country towns.	
	5. Allow for a mixed use, including residential uses, within Business Country Town Districts.	
	6. Encourage the use of alternative storm water management techniques that minimize land disturbance and preserve natural drainage features.	
	7. Encourage green belts, open space buffers, and riparian zones to minimize conflicts between agriculture and residential uses.	
ACTIONS	1. Coordinate with the State of Hawaii to develop and revise regulations for rural development, within the State Rural District, to encourage creative design and sustainable communities.	
	2. Revise the Business Country Town District Ordinance to allow mix uses including small scale residential uses.	
	3. Create new Business Country Town zoning sub-districts and design guidelines that reflect the unique character and land use patterns of Maui's Country Towns and to recognize rural service centers.	
	4. Revise subdivision regulations to require CSD within the rural districts for subdivisions of four or more lots.	
OBJ. 2	More appropriate service/ infrastructure standards to enhance and protect the island's rural character and natural systems.	
POLICIES	1. Minimize impermeable surfaces within rural areas.	
	2. Protect and support the authentic character, economic viability, and historic integrity of Maui's small towns.	
	3. Use infrastructure, public service, and design standards that are appropriate to rural areas.	
ACTIONS	1. Develop and adopt regulations to establish rural infrastructure and public facility Level of Service (LOS) standards.	
	2. Revise storm water management regulations to allow for <i>Low Impact Development</i> (LID) techniques.	
	3. Develop and adopt appropriate procedures and standards for the public to review development in County rural zones.	

LAND USE		
URBAN LAND USE		
	Director's Recommendation	County Council Recommendation
GOAL	<i>Maui will have livable human scale urban communities, an efficient and sustainable land use pattern, and sufficient housing and services for Maui residents.</i>	
OBJ. 1	Facilitate and support a more compact, efficient, human-scale urban development pattern.	
POLICIES	1. Ensure higher density compact urban communities, infill, and redevelopment of underutilized urban lots within Urban Growth Boundaries.	
	2. Maintain a distinct separation between communities such as Wailuku and Waikapu; Pukalani and Makawao; Pukalani and Kula; Makawao and Haliimaile; and Lahaina and Kaanapali to protect the character and identity of Maui's communities.	
	3. Require, through regulations, the preparation and approval of Development Impact Assessment (DIA) Reports, project master plans, and design guidelines for new urban expansion, new towns, and major urban infill projects within urban growth areas. Tailor submittal requirements to reflect the impact or scale of different projects.	
	4. Ensure future amendments to urban growth boundaries achieve the following: (1) provide a beneficial extension of the existing community; (2) is in areas where it is cost-effective to provide and operate infrastructure/public service facilities; and (3) do not promote automobile-oriented land use patterns.	
	5. Prohibit gated communities and other design impediments to ensure the inter-connectivity between adjacent communities.	
	6. Encourage the development and implementation of neighborhood design standards that are environmentally friendly such as LEED-ND standards.	
	7. Promote agriculture by encouraging community gardening, community supported agricultural programs, and farmers' markets within and adjacent to urban areas.	
	8. Prevent the displacement of light and heavy industrial uses from Maui's industrial districts by allowing only a limited amount of complementary commercial and office uses.	
ACTIONS	9. Establish minimum density requirements and design standards within urban areas to support higher densities, in-fill development, and efficient land use patterns.	
	10. Update zoning and development regulations to achieve the following: <ul style="list-style-type: none"> a. Facilitate environmentally friendly projects (LEED – ND); b. Require the preparation and approval of Development Impact Assessment (DIA) Reports and design guidelines for new urban expansion, new towns, and major projects within UGBs; and c. Discourage future pyramid zoning within the new industrial districts, while allowing ancillary commercial uses. 	

LAND USE		
URBAN LAND USE		
	Director's Recommendation	County Council Recommendation
OBJ. 2	Facilitate more self-sufficient and sustainable communities.	
POLICIES	1. When developing new communities, provide sufficient lands for commercial, appropriate industrial, educational, spiritual and non-profit uses to serve the daily needs of community residents.	
ACTIONS	2. Site community facilities such as schools, parks, libraries, and community centers within walking and biking distance of residences.	
	3. Facilitate self-sufficient communities and shorten commutes by: <ul style="list-style-type: none"> a. Directing residential development to job-rich areas; b. Allowing for appropriate commercial development and community services to shorten commutes; and c. Allowing home occupations that are compatible with surrounding neighborhoods. 	
	4. Ensure that major employment centers are located in areas that encourage affordable employee housing and multi-modal transportation opportunities.	
	5. Discourage the establishment of bedroom communities where long commutes are required to employment centers.	
	6. Facilitate the development of housing by focusing projects in locations where land and infrastructure costs facilitate the development of affordably-priced housing.	
	7. Provide incentives to facilitate the development of multi-family housing.	
	8. Encourage the placement of rental housing projects in the same areas as for-sale housing to facilitate mixed-income communities.	
	9. Develop and adopt a Transfer of Development Rights (TDR) Ordinance, a formal TDR program and identify receiving areas within urban growth boundaries.	
	10. Amend the zoning ordinance to : <ul style="list-style-type: none"> a. Reduce minimum lot sizes in urban areas; b. Encourage a mix of single family and multi-family lots within the same development; c. Facilitate the establishment of mixed-use towns/village centers. 	
	11. Develop standards to strictly regulate and limit the location, design, and massing of big box retail stores.	
	12. Amend the County Code to reduce parking requirements, where appropriate, in mixed-use projects, encourage joint-use parking, and allow for the use of innovative methods to meet peak parking needs.	
	13. Revise the zoning ordinance to allow for mixed use development that is appropriate and in character with the existing community.	
	14. Develop communities that provide sufficient parks, schools, libraries and other essential public facilities and services to serve resident needs.	
OBJ. 3	Strengthen the island's sense of place.	
POLICIES	1. Protect and enhance the unique architectural and landscape characteristics of each community.	

LAND USE		
URBAN LAND USE		
	Director's Recommendation	County Council Recommendation
	2. Encourage Hawaiian architecture and tropical building designs.	
	3. Support the continued revitalization of Wailuku Town and Kahului's commercial core and harborfront without displacing traditional, cultural, recreational and customary uses.	
	4. Strongly encourage the preservation of buildings, structures, and sites of historic significance.	
	5. Require <i>Community-Based Public Design Charettes/Design Workshops</i> for major new urban expansion, new towns, and major urban infill projects.	
	6. Require design enhancement, landscaping, and integration of park and rides, bicycle parking areas and mass transit infrastructure to mitigate the effect of parking lots and structured parking on the urban landscape.	
	7. Ensure that safe and attractive public spaces (e.g., plazas, parks, town/village squares) are provided throughout the island's urban areas.	
ACTIONS	1. Implement the Wailuku Redevelopment Plan, and subsequent updates, and formulate plans for other appropriate areas.	
	2. Develop and adopt regulations to require Urban Design Review Board (UDRB) review of all major urban expansion, new town, urban in-fill and redevelopment projects.	
	3. Develop community planning processes to establish standards and priorities for streetscape beautification, public amenities, pedestrian and bicycle circulation, parking, redevelopment target areas, transit amenities, sense of place and building form/design guidelines.	
	4. Prepare general Urban Design Guidelines for Central, South and West Maui.	
	5. As part of the Community Plan Updates, prepare streetscape, pedestrian circulation, bikeway, and greenway master plan elements.	
OBJ. 4	Seek to manage the impact of tourism on residents' qualities of life.	
POLICIES	1. Manage bed and breakfast homes through permitting, and limiting total permits in accordance with adopted regulations and community plan policies.	
	2. A. Discourage the conversion of hotel units to timeshares and fractional ownership. B. Monitor and manage the amount of and impacts from timeshares and fractional ownership.	
	3. A. Enforce laws regarding bed and breakfast homes and transient vacation rentals that are effective at any given time, until the laws are actually amended to no longer be effective. B. Manage transient rentals through permitting in accordance with adopted regulations and community plan policies.	

LAND USE		
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	Director's Recommendation	County Council Recommendation
	4. Limit large scale resort development to the four existing resort destination areas of Wailea, Makena, Kapalua and Kaanapali. "Large Scale Resort" is defined as complexes that include multiple accommodation facilities, activity businesses, retail complexes and other amenities.	
ACTIONS	1. Define and map the Resort Destination Areas of Wailea, Makena, Kapalua and Kaanapali.	
OBJ. 5	Ensure that Maui's Planning Process becomes more transparent, efficient and innovative.	
	1. Encourage greater community involvement in land use planning and decision making.	
	2. Establish a predictable and timely development review process that facilitates the approval of projects that meet planning and regulatory requirements.	
	3. Increase inter-agency coordination between the Department of Planning and all State and County agencies responsible for infrastructure and public facilities provision.	
	4. Provide greater certainty and transparency in the development review process.	
	5. Expand and maintain land use and geographic information system databases for improved decisions and make data and products available to the public.	
ACTIONS	1. Develop and adopt regulations that: (a) mandate early consultation with communities affected by planning and land use activities; (b) establish review timelines; and (c) require multi-agency and intra-departmental county consultation in project review.	
	2. Update Maui Island Plan and Community Plan land use designations and zoning maps with each update of the General Plan.	
	3. Establish reasonable time limits on development entitlements.	