Lana`i City Affordable Housing Project

Lana`i Community Informational Meeting

June 16, 2009
Lana`i City Affordable Housing Project

Community Meeting Agenda

1. Introductions
2. Purpose of Meeting
3. Project Overview
4. Master Plan Formulation Process
5. Master Plan Description
6. Land Use Entitlements
7. Next Steps
Project Team

Department of Housing and Human Concerns: JoAnn Ridao
   Deputy Director

Pacific Architects: Dwight Mitsunaga
   Dennis Kimura

Okahara & Associates: Donald Okahara
   Colin Hashiro

Munekiyo & Hiraga, Inc.: Michael Munekiyo
Purposes of Meeting

• To provide current information about the Lana`i City Affordable Housing Project
  ✓ To explain what the project is
  ✓ To explain the master plan for the project
  ✓ To describe what steps are needed to implement the master plan
• To receive input and feedback from Lana`i City residents
Lana`i City Affordable Housing Project

Applicant & Landowner ............... County of Maui
Property Location ................. Lana`i City, Lana`i
Tax Map Key ......................... (2)4-9-002:058
Area of TMK Parcel 058 ............ 115 acres
Area of Affordable Housing Project .... 73 acres
Remaining Area for DOE School Expansion . 42 acres
Figure 2 Proposed Lana`i Housing Project
Site Location Map

Source: County of Maui
Prepared for: County of Maui, Dept. of Housing and Human Concerns
Master Plan Formulation
Background

• Preliminary concept plan was prepared by the Project Team to identify land use and capacity opportunities

• The preliminary concept plan was presented to the Lana`i Planning Commission at its regular meeting of February 18, 2009

• The Planning Commission noted the importance and necessity of receiving local input in the master plan formulation process

• A two-step process for obtaining community input was developed

  ✓ A Steering Committee was assembled to provide input on the master plan. The Steering Committee met on April 11, 2009

  ✓ A community meeting would then follow to receive further input
April 11, 2009
Steering Committee
Recommendations

• Create two (2) park sites

• Include different lot sizes (5,000 sq. ft. and 6,000 sq. ft. lots)

• Develop a First Increment

• Extend Fifth Street to Future By-Pass Road
Steering Committee Revised Plan
Proposed First Increment
Lana`i City Affordable Housing Project

Existing Land Use Designations:

- State Land Use District . . . . . . . . . . Agricultural
- Lana`i Community Plan . . . . . . . . Single-Family
- County Zoning . . . . . . . . . . . . . . . . . . . . . Interim
Lana`i City Affordable Housing Project

Land Use Entitlements Required:

• State Land Use District Boundary Amendment to Urban (pursuant to HRS Section 15-15-97, Government Housing Projects)

• Section 201H Exemptions for:
  ▪ Community Plan Amendment
  ▪ County Change in Zoning
Next Steps

• Prepare an Environmental Assessment as required by Chapter 343, Hawai`i Revised Statutes

• Submit a Section 201H application for County Council consideration

• Submit a State Land Use Commission Petition to change the State Land Use Designation from “Agricultural” to “Urban”