

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

2016 NOV -9 PM 12: 02

AGENDA

OFFICE OF THE
COUNTY CLERK

DATE: NOVEMBER 22, 2016
TIME: 9:00 A.M.
PLACE: Planning Department Conference Room, First Floor, Kalana Pakui Building,
250 South High Street, Wailuku, Maui, Hawaii 96793

Members: Max Tsai (Chair), Sandra Duvauchelle (Vice-Chair), Pua Canto,
Lawrence Carnicelli, Stephen Castro, Wayne Hedani, Richard Higashi,
Larry Hudson, Keaka Robinson

A. CALL TO ORDER

B. PUBLIC TESTIMONY - At the discretion of the Chair, public testimony may also be taken when each agenda item is discussed, except for contested cases under Chapter 91, HRS. Individuals who cannot be present when the agenda item is discussed may testify at the beginning of the meeting instead and will not be allowed to testify again when the agenda item is discussed.

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

1. MR. MICHAEL MCNEILL requesting a Short-Term Rental Home Permit in order to operate the 2827 Kolepa Place Short-Term Rental Home, a five (5) bedroom short-term rental home in the R-3 Residential District at 2827 Kolepa Place, TMK: 4-4-006: 035, Kaanapali, Lahaina, Island of Maui. (STWM T2016/0016) (L. Callentine)

This application is being brought to the Planning Commission for review because there are at least two permitted Short-Term Rental Home Permit operations located within 500 ft. of the subject property.

D. UNFINISHED BUSINESS

1. MR. JOHN DUNBAR requesting a Land Use Commission Special Permit and a Bed and Breakfast Home Permit in order to operate the Maui Adventure Villa, a five (5)-bedroom bed and breakfast in two (2) dwellings in the State Agricultural District at 192 Kaokoa Way at TMK: 2-8-002: 034, Haiku, Island of Maui. (SUP2 2016/0008) (BBPH T2016/0004) (C. Yoshida/K. Wollenhaupt) (Public hearing was conducted at the November 7, 2016 meeting. The matter was deferred as the Commission was unable to take an action.)

Maui Planning Commission review is triggered by the fact that there is a permitted bed and breakfast home operation located within 500 ft. of the subject property.

The Commission may take action on these requests.

2. CRAIG P. WAGNILD and MICHAEL C. CARROLL of BAYS LUNG ROSE & HOLMA, attorneys for DENNIS SCHOBBER submitting a Petition for Reconsideration or Modification of Condition No. 8 dated September 26, 2016 of State Land Use Commission Special Use Permit No. SUP2 2016/0004 on the Maui Planning Commission's August 23, 2016 action on the DENNIS SCHOBBER's request for a State Land Use Commission Special Use Permit for a short-term rental home operation in the State Agricultural District at 78 North Lauhoe Place, TMK: 4-7-012: 013, Lahaina, Island of Maui. (SUP2 2016/0004) (STWM 2016/0003) (T. Furukawa) (Matter was discussed and deferred at the November 7, 2016 meeting as the Commission was unable to take an action.)
 - a. CRAIG P. WAGNILD and MICHAEL C. CARROLL of BAYS LUNG ROSE & HOLMA Attorneys for DENNIS SCHOBBER submitting a Notice of Submission of the Original Declaration of DENNIS SCHOBBER dated September 30, 2016.

Under Roberts Rules of Order if action is to be taken there must be notice by a board member that they would support such a motion under Roberts Rules of Order Section 35 and Section 10 Previous Notice of Motions. The board members may indicate whether or not at least one of them would support such a motion at a future meeting.

E. COMMUNICATIONS

1. MR. MARCUS HOLHEISER, Authorized Agent for HBT OF MAUI LANI, LLC requesting an amendment to a Project District Phase II Approval in order to clarify residential sub districts in the existing Maui Lani Project District at Kahului, Island of Maui. (PH2 2004/0004) (D. Dias)

The Commission may take action on this request.

2. MR. WARD MARDFIN, Chairman transmitting the recommendation of the Hana Advisory Committee to the Maui Planning Commission on the following application:

MR. KAUALANI WOESSNER and MS. SANDRA WOESSNER requesting a Bed and Breakfast Home Permit in order to operate a three-bedroom bed and breakfast home on a property located in the County R-3 Residential District at 4820 Uakea Road, TMK: 1-4-014: 017, Hana, Island of Maui. (BBHA T2015/0002) (G. Flammer)

The Commission may take action on this request.

- F. ACCEPTANCE OF THE ACTION MINUTES OF THE NOVEMBER 11, 2016 MEETING and PORTION OF AUGUST 23, 2016 MEETING ITEM D-1
- G. DIRECTOR'S REPORT
 - 1. SMA Minor Permit Report
 - 2. SMA Exemptions Report
 - 3. Discussion of Future Maui Planning Commission Agendas
 - a. December 13, 2016 agenda items
- H. NEXT REGULAR MEETING DATE: December 13, 2016
- I. ADJOURNMENT

AGENDA ITEMS ARE SUBJECT TO CANCELLATION

AN EXECUTIVE SESSION MAY BE CALLED IN ORDER FOR THE COMMISSION TO CONSULT WITH THEIR ATTORNEY ON QUESTIONS AND ISSUES PERTAINING TO THE COMMISSION'S POWERS, DUTIES, PRIVILEGES, IMMUNITIES AND LIABILITIES PURSUANT TO SEC. 92-5(a)(4), HRS.

UNLESS OTHERWISE SPECIFIED BY ANOTHER SPECIFIC PLANNING COMMISSION RULE, ANY PETITION TO INTERVENE AS A FORMAL PARTY IN THE PROCEEDINGS BEFORE THE MAUI PLANNING COMMISSION MUST BE FILED WITH THE COMMISSION AND SERVED UPON THE APPLICANT NO LESS THAN TEN (10) DAYS BEFORE THE FIRST PUBLIC HEARING DATE. (Note: The calculation of time for deadlines ten days or less excludes weekends and State recognized holidays.) THE ADDRESS OF THE COMMISSION IS C/O the DEPARTMENT OF PLANNING, ONE MAIN PLAZA, 2200 MAIN STREET, SUITE 315, WAILUKU, MAUI, HAWAII 96793. The deadline for filing a timely Petition to Intervene for an item where the first public hearing date is on November 22, 2016 was on November 4, 2016.

ORAL OR WRITTEN TESTIMONY WILL BE RECEIVED ON EACH AGENDA ITEM SUBJECT TO THE PROVISIONS OF CHAPTER 92, HAWAII REVISED STATUTES AND THE COMMISSION'S RULES OF PRACTICE AND PROCEDURE. IN ACCORDANCE WITH THESE RULES MAXIMUM TIME LIMITS OF AT LEAST THREE MINUTES MAY BE ESTABLISHED BY THE COMMISSION ON INDIVIDUAL TESTIMONY.

WRITTEN AND/OR EMAILED TESTIMONY REQUESTED SHOULD BE RECEIVED AT LEAST TWO (2) BUSINESS DAYS BEFORE THE MEETING TO ENSURE DISTRIBUTION TO THE BOARD. FIFTEEN (15) COPIES OF WRITTEN TESTIMONY ARE NEEDED IF TESTIMONY IS PRESENTED IMMEDIATELY PRIOR TO OR AT THE MEETING.

Testifiers: Please be advised that applications for Community Plan Amendment, State District Boundary Reclassification, Change in Zoning, and Conditional Permit require the approval of the Maui County Council. In order to be notified of future agendas of the

Maui Planning Commission
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Maui County Council please notify the Office of Council Services at (808) 270-7838 or by mail to the Maui County Council, 200 S. High Street, Wailuku, Maui, Hawaii 96793.

DOCUMENTS ARE ON FILE WITH THE PLANNING DEPARTMENT.

THE ADDRESS OF THE COMMISSION IS C/O DEPARTMENT OF PLANNING, ONE MAIN PLAZA, 2200 MAIN STREET, SUITE 315, WAILUKU, MAUI, HAWAII 96793.

THOSE PERSONS REQUESTING SPECIAL ACCOMMODATIONS DUE TO DISABILITIES, PLEASE CALL THE DEPARTMENT OF PLANNING AT 270-7735 (Maui) OR 1-800-272-0117 (Molokai) OR 1-800-272-0125 (Lanai) OR NOTIFY THE DEPARTMENT OF PLANNING IN WRITING AT ONE MAIN PLAZA 2200 MAIN STREET SUITE 315, WAILUKU, MAUI, HAWAII 96793 OR FAX NUMBER 270-7634 AT LEAST SIX (6) BUSINESS DAYS BEFORE THE SCHEDULED MEETING.

ANY FAXES AND/OR EMAILS SHOULD BE RECEIVED BY THE DEPARTMENT OF PLANNING BY 5:00 P.M. ON THE SECOND WORKING DAY BEFORE THE MEETING TO ENSURE THAT IT IS CIRCULATED TO THE COMMISSION.

PLEASE NOTE: If any member of the Commission is unable to attend the scheduled meeting, please contact the Planning Department at least one day prior to the meeting date. Thank you for your cooperation.
(S:\all\carolyn\112216.age)



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

PD-Approved SMA Minor Projects for Maui

Permit Completion Date: 10/25/2016 - 11/07/2016

11/07/2016

Permit #	Project	Description	Permit Name	Applicant Name	Planner	Completed Date	Decision	TMK(s)
SM2 - 20160122	NONOHE POOL & SPA	NONOHE POOL & SPA	SWIMMING POOL/SPA-PAIA	ARONOWICZ, JOCHANAN	HIGA	11/03/2016	A W/COND-APPROVED WITH CONDITIONS	2380010630000
SM2 - 20160123	SPAULDING, PATRICK	PATRICK D. SPAULDING & HOLLY M. HAINES	BARN & WATER TANK/HAIKU	PATRICK SPAULDING	WAIKIKI	10/27/2016	A W/COND-APPROVED WITH CONDITIONS	2290020560002
SM2 - 20160124	DINWIDDIE, RALPH	DINWIDDIE, RALPH	AFT. ALTERATION UNIT 2/LAHAINA	RALPH DINWIDDIE	SCOTT	11/04/2016	A W/COND-APPROVED WITH CONDITIONS	2430030170002

Grand Total : 3

EXHIBIT A

PD-Approved SMA Exempt Projects for Maui

Permit Completion Date: 10/25/2016 - 11/07/2016



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

Permit #	Project	Permit Name	Applicant Name	Planner	Completed Date	Decision	TMK(s)
SM5 - 20160325	FIRESTONE, DAVID	DWELLING ADDITION	ROBERT ROBINSON		10/25/2016	A-APPROVED	2390550100000
SM5 - 20160326	HAWAII JEWELERS	RETAIL ALTERATIONS: UNIT L-2/LAHAINA	PHOENIX DIEU	HIGA	11/04/2016	A-APPROVED	2440080010000
SM5 - 20160327	NAPILI RIDGE	REPLACE PRESSURE REGULATORS/LAHAINA	ROBIN VEGA	HIGA	11/02/2016	A-APPROVED	2430160060000
SM5 - 20160328	SEGUIN TRUST	MAIN DWELLING/WAILEA	1986 SEGUIN TRUST	HIGA	11/04/2016	A-APPROVED	2210210530000

Grand Total : 4

EXHIBIT B