

**MAUI REDEVELOPMENT AGENCY
REGULAR MEETING
FEBRUARY 24, 2017**

APPROVED 03-24-2017

A. CALL TO ORDER

The regular meeting of the Maui Redevelopment Agency (Agency) was called to order by Mr. Don Fujimoto, Chair, at approximately 1:05 p.m. Friday, February 24, 2017, in the Planning Conference Room, First Floor, Kalana Pakui Building, 250 South High Street, Island of Maui.

A quorum of the Agency was present. (See Record of Attendance.)

Mr. Don Fujimoto: This meeting of the Maui Redevelopment Agency is called to order. First, I guess, I'll call roll call. Members Vice-Chair Ball, member Starr, member De Rego, and member Lindsey are here with me. Public -- we'll open public testimony. You'll have three minutes and you can testify either now or later on when the item comes up on the agenda. So, open for public testimony. Mr. Noble?

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 unless new or additional information will be offered. Maximum time limits of at least three minutes may be established on individual testimony by the Agency. More information on oral and written testimony can be found below.

Mr. John Noble: Good afternoon. My name is John Noble. I bought 160 Market Street back in 1977 so I've been here for a while. I brought something today, it's called the calculator. And the last time we were having one of these kinds of meetings, we were having Chris Hart's version of the parking lot. And when you take \$15 million and then you take another \$3 million for the study which I'd sure like to know where it went and why we're doing this after that study, and you get a \$120,000 a parking spot, and I'm just wondering what in the world is going to go on here? We got to have all these experts? It's simple stuff if you know what you're doing. You can get a plan from any university that has the same kind of parking lot that you want to have. They have all the specs. Most of them will give it to you free. There's only one spot on this island or in this town that's big enough to compensate for that parking lot if you start screwing around with its use. It's right up across the street here. Somebody with a broken leg, many can walk up over there and see it. You need to put at least 2,000 parking spots up there before you start screwing around with the parking lot here. Now I don't even have to stay here to find out. I'm going -- it will come back to how much . . . (inaudible) . . . parking spots we've got to give. They average at \$16,000 and I've had people tell me, we'll we're on an island, it's more expensive. It's not. Everything comes from Portland and Seattle, and it comes by boat and it's cheaper, if you know what you're doing. So . . . (inaudible) . . . understand the parking lot, and I don't know what community center or whatever other garbage you're going to hang from it, but you don't need to.

Anyway.

Mr. Fujimoto: Any questions? Any other testifiers? If not, okay to close public testimony? Public testimony is closed. Approval of our January 20th meeting minutes. Mr. Starr?

C. APPROVAL OF THE JANUARY 20, 2017 MEETING MINUTES (Transmitted to members via e-mail)

Mr. Jonathan Starr: Yes, Mr. Chair, I move that the January 20th minutes be approved and filed, and I, once again, commend the quality of the minutes.

Mr. Frank De Rego, Jr.: I second.

Mr. Fujimoto: It's been moved and seconded that the meetings be -- the minutes meeting -- the meeting minutes be approved. All in favor? (*Chorus of ayes*) Opposed? Motion passed. Erin?

It was moved by Mr. Jonathan Starr, seconded by Mr. Frank De Rego, Jr., then unanimously

VOTED: to approve the January 20, 2017 meeting minutes.

D. WORKSHOPS

- 1. Introduction of design team hired to develop construction plans for the Wailuku Parking and Events Facility. Project architects, planners, and other experts and team sub-consultants will be on site to discuss the project scope, timeline and answer any questions about the project.**

Ms. Erin Wade: Thank you Chair. Today we have with us the design team for the parking and events facility project. The team was -- that we selected is Ferraro Choi, that's the primary, and several of their sub-consultants are here with them today, so I wanted them to have the opportunity to introduce themselves and their approach to the project. And I'll turn it over to David.

Mr. David Akinaka: Can everyone hear me? Thank you Board for having us this afternoon. I'm David Akinaka. I'm a principal with Ferraro Choi & Associates. We're an architectural firm based in Honolulu, Hawaii, and with me is one of our senior project architect and associate is Mark Ayers. I have our planning -- one of our planning consultants, Kimi Yuen, from PBR Hawaii, and our market and feasibility assessment consultant from Progressive Urban Management Associates, Erica Heller. And we're very pleased to be here with you, and we thank you again for this wonderful opportunity to work on such an exciting project for

downtown Wailuku. It's, it's a, it's a privilege to be -- have been selected for the project.

So we -- as, as Erin has mentioned, and you probably guys -- you guys probably have a good sense of the scope of the project, but we, we have been brought on to both do the master planning of the entire facility. That's the parking facility, the events facility, as well as the public plaza, pedestrian and the onsite and offsite improvements involved with the overall plan. That is going to be then inserted into the environmental assessment report, and the entitlement process. While that is ongoing, we will be developing the parking structure, and in all likelihood the plaza, public plaza component as part of our construction documents. So we're going to be bringing that through to the permitting phase. The goal is to have this sent out for bids by the end of November 2018, and so we are basing our project schedule based on that, that important milestone.

In the meantime, we are -- we have started the community outreach part of the project, which, to me is one of the most important ones. Our goal is to connect with all of the stakeholders in the area, get to know, get to know them personally, number one, but then also hear from them what their vision and interests are, and how we might help them with this project. So, we've started that, that meeting process already. We will be continuing to do so, and traveling back to Wailuku to meet with people. Erica is going to be staying over through the weekend and into next week, meeting with business stakeholders in the area. And, our goal is really to collect as much information and ideas as possible from the community so that these can help inform the design alternatives that we're going to be developing for the, for the board, as well as the community to, to review and comment on. And hopefully out of that discussion, we will arrive at an agreeable solution that everybody can be happy with. Again, our goal is to really flush out the concerns and, I guess, the opportunities as well, as early on in the design process as possible. That's the best time to incorporate ideas. The farther down the road we get, the harder it is, so that, that's really our emphasis in term of process. Did you guys have any questions for, for me, or any of, any of our consultants?

Mr. Starr: How would you describe the process because it's a little bit different from that which we've experienced before on, on most Maui development construction projects? I mean, I guess, it's kind of form or function based, working backwards to create the what it's going to be rather than starting with a design on a piece of paper and then going to add in functions. So, I mean, how do you kind of conceptualize taking it from finding out what the community needs, which I assume is what you're doing now, to what it's going to look like, and how it's going to get built.

Mr. Akinaka: I mean, obviously there are certain...constraints in terms of building a parking garage. It's a very dimensionally dependent structure. There are just certain function require -- functional requirements that must be respected, but overall, in terms of the placement of the parking structure, the events facility, the public plaza component on the site, those, I think, are, are up for discussion and really they should meet the community's needs, so we're trying to find out what those needs are right now. We tried to approach the problem from the standpoint of asking questions first, and then developing solutions to meet whether

certain concerns, needs, wants, requirements. We find that that, that offers more successful solutions than the other way around, rather than coming in with a pre-determined design and telling the community what they should expect. So I think that one of Erica's roles is to really get the economic and market feasibility component of that, get an understanding of that so that we're serving not just design code needs, but also economic needs as well. That this is going to mesh in well at many different levels, and so it's a multi-functional solution.

Ms. Ball: Thank you. Do you have a conceptualized design in mind or a vision for the space before, like a guide for the people who will be giving you input from the community?

Mr. Akinaka: We will, we will share that with the community and with you as well. Right now all I can say is that, you know, we've reviewed the previous efforts, we've reviewed some of the concerns that came out of it, and we do know that needs to be more than just a parking structure. To us this is a urban renewal project, and so it has to do more than just store cars. This, the purpose, to me, at least of the project, the vision is to obviously accommodate automobiles, but really connect downtown Wailuku with itself. There's, there's a lot of pedestrian paths, there's opportunities for gathering, there's an opportunity to create a destination point for Wailuku, and so those, to me, are really a lot of the driving forces behind the project. And that's the kind of type of things that we're trying to, trying to bring into the design. So it's going to be looking more at pedestrian paths, public gathering spaces, how they tie into the events facility, how the events facility can be more welcoming, accommodating, and accessible to the community. We're looking at it from that standpoint, not just from the automobile standpoint.

Mr. Fujimoto: Okay. Commissioner Starr?

Mr. Starr: Yeah, I'm glad you brought up those, those other concerns and possibilities because, you know, having been through several design charrettes and the previous attempt to add parking to the municipal lot area, there was a lot of feelings after the last go around that just, you know, putting a, a concrete shoebox that cars could use for several hours a day was not necessarily a great solution. It would create a space that would be empty and dark and dangerous and wouldn't -- would not bring life to the town where we know that we have a town that has, I think the last count was 45,000 jobs within a fairly close radius and very little body heat after hours. And that are -- you know, a great desire is to transform it into a walkable livable community with the retail functioning, and the market conditions for more housing, and just more people moving through the center piece which is the project area. So, I, I think you're on the right track. How, how is, you know, that discussion going to be facilitated, and how does what that discussion leads to, how did that get turned into drawings and then into stuff?

Mr. Akinaka: Right, right. Okay, so to get down into more specifics, so obviously right now we're in the gathering, information gathering phase, data gathering phase, but at the same time we're collecting examples from around the world basically of other successful solutions that have been employed, whether it's specific to a parking garage, whether it's specific to

public plazas, gathering spaces, event facilities. They might be overall feel or atmosphere. They might be a specific feature, but gathering those images, and I think the next step in the community outreach process is to get reactions from stakeholders to those, to those images to see where these certain things might resonate with, with the, the local community, and using that as a jumping off point for the design. Obviously, we start designing even -- I mean, we start thinking about these things and conceptualizing it before that, but we want to confirm our suspicions before going too far because again it's very easy for us to come up with a solution that doesn't meet a need, and that's what we want to avoid.

Ms. Ball: So -- you know, what happened to all of that other information we gathered over the years? What are we using that report anyway?

Ms. Wade: That's a good question. So when we put out the design RFP, we created a pretty robust package as we solicited the design team, and we used the graphics that were generated in reWailuku and that Dave worked on the conceptual sketches that we talked about several times amongst this group, and sort of massaged a little bit. So that was given as part of, one of the three figures in the initial RFP to say this where we think we want to go, and here's some general expectations of the design and it included, just like David said the parking facility with no less than 300 parking stalls, the community events space, and the plaza space, and we said those are the three things we know that we want to see. We believe this is a general organization that we'd like to see them in, but we'd like to see some options. So we told them -- that was the other piece of the RFP was we said we'd like to see at least two or three options on what could happen in the space. So that's what they're going to be doing is developing that.

But the other component that we required was the marketing piece to say, you know, throughout this, we want to test and determine if there are elements that can be added to this to improve the economic viability during construction, after construction to make sure that this ends up being an asset. You know, in addition to just being parking that it becomes a long term asset to the neighborhood.

So all of, all of the work that we have done kind of got bundled into a package when we put out the design. And part of our work, and Don sat on the selection committee too when we selected Ferraro Choi, was determining how well they understood, you know, the package and the point in the process where we already were, to understand there has been some rework done up to this point and we don't want to go back. You know, we want to continue to move forward, and we want to move forward quickly because this is the moment in time where we have the funds, we have the political will to move forward. And that's something too, that they've already met with some of the key political figures, the design team has to understand that inertia, you know, that we have at this moment and time, and we really want to capitalize on that.

Ms. Ball: So, it's not just a blank canvas then? Whatever reason when you were describing it earlier I got that impression and it kind of scared me.

Mr. Akinaka: No, I mean, I mean, there's, there's project parameters in place that we need to respect and satisfy. But in terms of we're not coming in with too many assumptions about how things must be or how --. We're trying to --. Our goal is to listen first, to figure out how they're configured. The pieces, I think, are set, you know, the big pieces, the plaza, the events facility, the parking structure, on and off site improvements, the festival block on Vineyard Street. I mean, those, those things are . . . (inaudible) . . . parts that we're working with. Now how they all tie into together, I think that's where the design component comes in, and also where the community informs the design, how they tie into together because those relationships are going to be, I think, the, one of the thrust of our design effort in the conceptual phase.

And then, I guess, just in terms of process too as well, I mean, PBR Hawaii -- I mean, we specifically brought them on because they have such a strength in doing so. We're going to have not only things like a website where people can get information from regarding the project, but they can also participate in commentary, things like that. But we also want to have active meetings and interactions with, with the community. Not just opening a meeting place, but being available to talk to people. So I think one of our plans is to participate in First Fridays, so that we can just have just informal discussions with people and get a sense of where they stand.

Ms. Ball: Because a lot of the gathering had come before in brainstorming and asking people for, for their input. And I was a little concerned at your initial description and I'm sorry if I got that wrong impression.

Mr. Akinaka: No, no, no.

Ms. Ball: But, I, I was concerned that it would be more of the same. And I really believe that the community does need some specific guidelines. It's not so much respect for their opinion as giving them an idea of what has, has come about, and asking for their comments as opposed to having it a wide open thing as if we're starting all over from scratch was my concern. Thank you.

Mr. De Rego, Jr.: Can, can I say one thing, Chair, before the person responds?

Mr. Fujimoto: Sure.

Mr. De Rego, Jr.: I just want to agree with Carol. I think there's a sense over the years, and this going, I think, over 20 at this point, that, you know, we've been over the same ground and, you know, as much as you may agree or disagree with the testifier, and the frustration that was expressed, I think there's probably a lower level of frustration within the Wailuku business community that might still be there in terms of there's hope, but, you know, there's a sense, I think, from what I've picked up that we just don't want to run over the same ground over again. So I think that's just the caution that --. And so I like your idea member Ball

about, you know, comments, but there should be some parameters under which those comments are being given and how that is communicated to them of how it's going to affect what's going to happen. It's not going to be a laundry list of, you know --

Ms. Ball: Specifically what we're looking for --

Mr. De Rego, Jr.: Yeah.

Ms. Ball: -- what you're looking for, and, maybe even a suggestion that is, is this something that you would like, as opposed to what would you like? That's my thought.

Mr. Fujimoto: Kimi?

Ms. Kimi Yuen: Yeah, sure. Kimi Yuen, PBR Hawaii. Just wanted to thank you all for that, and I think what Erin and Dave who was previously involved in his position at the Planning Department, have really shared with us in terms of that outreach is to reemphasize that exact message that you are saying that, hey, everybody in the community we know you guys have shared all of this wonderful information. And so part of our job as the outreach and facilitators is to acknowledge all of that that has gone before, put that together in a website, working with Erin so she can blog and give updates to the community as we go through this process that we've listened to you, these are some wonderful things that came out of that process that's going to directly inform the design so that the architects can go straight to design. But acknowledging all the work that, you know, you folks at the MRA and the wider community has been doing for years now, and that the County is finally coming to bring this to life. Like this is the moment where everything starts to fall together, where all of your hard work pays off, and that this really needs to be your place. This has to be your home, this is what you want Wailuku to be, this is your ground zero for the next, you know, future for Wailuku could be, and so packaging that information.

And Erin and I, we were just talking about, you know, this meeting here is kind of that first step and saying, you know, we want to introduce our team, this project is going, we'll be putting together kind of a community outreach package that will do exactly that you suggest, acknowledging all the work that has come before, here are the next steps, this is what's going to happen and laying that all out very clearly so that the community knows that all the work that they've been doing for many, many years has not been forgotten. It is in fact, informing everything so that we can move as quickly as our project deadlines are forcing us, but, you know, it's not that we're doing this in a vacuum, and that it's everything has been from what you've been working on. And so, the bigger part of it, and a second item on your agenda, is Wells Park. And so we've been working with Erin and Dave to make sure that, that message and that continuity of what the County is doing in Wailuku is all relating back to all of that work that you guys have been doing for years to set this up, and so acknowledging that all.

Ms. Erica Heller: Very briefly, Erica Heller with Progressive Urban Management Associates. One item I wanted to bring forward that's a little bit different than some of the things that have

happened in the past and, and will be refreshed is the market component of how we're going to look at this. So our firm does a lot of downtown revitalization that work. We consult with a lot of communities that are working on taking themselves up to the next level so wherever they are, whatever that may be. One of the wonderful things about what, where we are coming into this project is you have done so much of the thinking, you have a lot of your aspiration assembled. Our job is to figure out how that marries with the current economics, the market opportunities, and finding the right niche that doesn't crowd out anybody who's already providing a really wonderful amenity in our community. But finding the things that the community within that overall ideas of what people would like, what things can we find the market fundamentals, and how do we incorporate those so that they are the most cost effective benefits for the community. So that's where we see our role, and that's one of the things that I think is different and it is sort of how we -- another thing that guides this next level of design, which is, okay, of all of the things in the universe that the community is interested in, how do we figure out what actually fits in this space, both physically and economically, and help move it forward.

And our firm, the reason that we're hitting the ground running and that we're here right up front, is to make sure that we listen enough to get ourselves really heading forward quickly, but that that information goes very early in to the design process, and that that will be an early input into how the actual physical design happens. And so we've all worked together on that scheduling to make sure that that information is available very soon in the process, and it will help us generate some of these alternatives, and to try not to generate design alternatives that could -- that may not work out and could create disappointments. So we want to be very careful about that, thinking about that component while we're creating design alternatives and asking people about them, that we're creating realistic expectations that are related to the market place. We really understand that this community has come a very, very long road and that...that we need to be very careful in stewarding their good faith, and so we will continue to work very hard at that.

Mr. Fujimoto: Personally I think, you know, this whole effort -- the effort, the stuff that was done in the past was kind of piece meal. I mean, I'm not sure who did the focus groups, or whatever it was, I think it was MRA a long time ago because I've been in this for over 20 years also. But nothing came out of -- you know, we got all these ideas, but nothing came out of it. But is like a whole army getting all of the information and moving onto design, and moving on to construction, so there's a pathway, I guess, that we're going on. It's not just, okay, we're going to gather information and then nothing happens. But the good thing about it is that, you know, it is like a community based project, and we get the community in because in the 20-something years the project has kind of, kind of gone up and down. And when it goes down nobody's interested, and everybody loses support. But hopefully with the community's support and all of this stuff, you know, the project will go and get completed and I can go park my car.

Mr. Akinaka: And I can give a couple of specific examples. So, so, again, the parking structure itself, we have pretty clear requirements. We need at least 300 parking stalls, and,

and that's, that's very straight forward. But, for instance, as part of RFP requirements, the MRA specified that we needed high ceilings heights in the parking garage because there is an intention to have more than just cars there. There might be trucks, there might be food trucks, there might be community gatherings in that space. Now how that parking garage is used when it's not being used for parking is one of those questions that we posed to the community. You know, how might -- would you go to a farmer's market in a parking garage because there are communities that do that. So that, that's a specific example of where, where the community's needs and wants are informing directly the design and how it's configured.

The other one is the events facility. We know that it, it has its place in, in this project, but what exact activities should go there? What would be economically sustainable? What is going to generate a lot of foot traffic? What is going to generate a lot interest? What will help support the other activities going around? I mean, there might be food related activities, culinary activities. There might be performing art activities. All those specific questions about programming use are some of -- are the things we're focusing on so I, I -- To -- I think I want to just address your concern, and hopefully address that, but we do definitely do have parameters, and there is structure and focus to that community outreach component that it's not just a blank slate. But we want to make sure --- we want to take the next step to really make sure that this design is more than just an idea. It's actually going to be followed through and execute, and it's going to be sustainable for the long term for the community so those important realities, I think, are part of the richness of anything that we're going to come up with so that's the goal.

Ms. Ball: Thanks.

Mr. Fujimoto: Jonathan?

Mr. Starr: Yeah, I want to add one other thing into the mix which is a parallel process that's taking place in Wailuku, and I see board member for Wailuku Community Association, Kristen Holmes here, though outreach of Wailuku Community Association, Wailuku and . . . (inaudible) . . . down to Kahului has been just been a name day a Blue Zones Community which is a program that's paid for and sponsored by Healthways. That's Blue Cross, Blue Shield, or HMSA here in Hawaii. And it comes with a lot of commitment in the community, and also a lot of resources. There will be four full-time staffers of Blue Zones for the next three years who will be working to raise awareness of the importance of physical activity and vitality, and trying to get people walking, and playing, and active in our community which we hope will lead to a lifestyle where people are walking to work, and kids are walking and biking to school and so on.

Traveling, when I visit vibrant urban hubs like Hayes Valley in San Francisco, or some parts of Oakland or Portland, you see a lot of...kind of fun activities that are integrated into the streetscapes, and the parking areas, and just the sidewalks, games, places to walk, places to do kind of adult hopscotch and other things like that which don't really detract and don't

really change the, you know, what the space is used for, but they are, you know, along with apps and other things, getting people active. And I, I hope that, you know, there's some kind of way to create a confluence between what we're trying to do which is to vitalize our downtown with the activity. With Blue Zones, it's, you know, trying to create a place where people live longer and happier and all of that. I don't really want to make your project more defuse but I think it's all the same stuff.

Mr. Akinaka: No, I agree. I think those are, those are completely complimentary approaches to, to the type of project that we're, we're involved with. Allowing people to find joy in being out, out and about, I think, is, is the goal. Because being in a car is a very antisocial activity. You're cut off from other people, you're cut off from nature, and so being out walking, engaging with your neighbors and other folks in the community, is an important part of daily life.

Mr. Fujimoto: Okay. Anything else? Shall we move on?

Mr. Akinaka: Thank you.

Mr. Starr: Can we hear from our project manager?

Mr. Mark Ayers: Myself?

Mr. Starr: Yeah.

Mr. Ayers: Certainly. Thank you. This is -- I'm Mark Ayers with Ferraro Choi Associates. I, for one, am very excited, as, as the whole team here, I think, to work on this project. Just from the early goings that we've had, there definitely seems to be energy and vibrancy, if not, urgency, to, to making something happen here. And we're committed to do this right, listen to the right people, and do the right thing. And I think, we have mutually a track record of creating environments that have engaged above and beyond, maybe even our own intentions, initials, you know, because sometimes we --. For instance, I've done a lot of schools, and sometimes you think you're doing it for that school, and you discover that it expands beyond the school and it becomes a community element. And it may not have started that way, right, because you're meeting the needs of this student, this professor, or a teacher, and in this specific, you know, maybe it's science or something to that effect, and if we do it right, we offer the opportunity for additional activities to take place.

Mr. Fujimoto: Okay.

Ms. Yuen: If the members have a little bit of time, we also have Ramsay Taum from our office who's done some background research on the history and culture, and I thought it would be helpful to set the stage as we embark on this project, so Ramsay.

Mr. Ramsay Taum: Mahalo Kimi. Aloha mai ka ko. Nice to be here. Chair, nice to see you;

members, thank you for the opportunity. As its already been said multiple times, we've been very conscience that you've done a lot of work prior to this, and we wanted to make sure that, one, we integrated that first and it's always difficult as a cultural planning sustainability person, you have to acknowledge that you're not from a particular place. And so while we come from off island it's always important to make sure that we're taking to the people of place before we start presuming to know something that we don't. Despite the fact that we looked at the extensive history that was done, the research that was done previously, we're still concerned about making sure that the specificity of the location is honored and recognized. And so what I've done so far is beginning to start to . . . (inaudible) . . . and talk to some of the individuals who are known in this place. Although I spend a lot of time on Maui doing different things, I always and prefer to talk to the people of the aina here, so that's we've done so far.

What we've discovered so far or at least we're reaffirming is that there are various periods of history and culture that Wailuku is known for. We want to acknowledge that. We also want to be conscience of that you're planning for the future and not the past. And so how do we design and how do we integrate so that we honor the past, but also begin to project into the future? And that ultimately comes down to understanding the function, as well as the profile of who the individuals will be participating in this.

So the history and culture we're acknowledging is the people of the place, the history, the activities that have taken place in the area, but we've also looking at, one, names. How do name a place? And the best thing to do is to understand what the energy of that place, and how that energy of that name will carry forward.

And so, well, some have suggested independent concepts relating to the agriculture history here. Some have talked about the idea of identifying to individuals like mō'i, as your chiefs of the island. We're considering and hearing that perhaps something that is more, or less, specific to that, but enjoying the energy that incorporates and invites everybody to the place. And so at this point we are still very early in the game, but that's the kind of energy we're getting at this point in time, so I'm looking forward to having more conversations with members of our community especially those who are of place and has spent a lot of time putting this in.

I want to honor your time. There's obviously a lot of information we share with you, but I'm also prepared to answer any questions or observations because I think you have some specific things that you're interested in seeing happen so I'm open to do that.

Mr. Fujimoto: Questions? Plenty time.

Mr. Taum: Okay, so you want me to show it to you?

Mr. Fujimoto: Yeah, sure.

Mr. Taum: Okay, let me plug this in. So to provide you with an overview, the intent and the

attempt has been basically looking at post cultural concepts and principles, pre contact, and early pre contact, and then post contact about 1850. I think we have a lot of information about the town and the vicinity following the sugar industry et cetera, and that's, a common place. The object was to begin to look for relevant connections and alignment to the cultural history to the place. And often times there is an effort that inadvertently takes us back too far. And so in the absence of knowing what the parameters are the intent of this place, then you can sometimes mistakenly take things too deep.

So we did want to acknowledge, one, the names of the places, and you know them better than I probably, but the notion and acknowledging that Wailuku as well as the moku of Na Wai Eha that you're looking at a lot of water. But how does that inform us? From the culture principles of wai wai, the idea that anything of value, but more importantly, the people are wai wai. It's moving, it's flowing, it's fluidity, it's cash flow, it's all those types of things. And so the fact that the very place, the names of the places and how it serves this 'āina in terms of feeding people is being taken into consideration. We can get into specific definitions of places, but it's the relationships. Places like this becomes transactional, and one of the things we're losing in our communities today is we tend to focus on transactions and less on relationships. And when you're developing a plaza like this, you're looking at relationships, and we acknowledge, one, that visitors as well as residences like to intermingle, like to get together, but how do you do that in a comfortable place? So the ahupua'a of Wailuku, the ahupua'a of notions of mountain to sea, how the things move forward so that's being taken into consideration. I know that there has been efforts to look at the name, the stream, the river, et cetera, et cetera, and we want to acknowledge those names in this process as well.

The fact that every place has a story, every place has a history, acknowledging what that is, but the challenge that we've run into in this exercise, not just here, but elsewhere, is that as, as more of us become conscience of sense of place, we also have come recognize that there's a difference between cultural reference and cultural reverence. And there's a tendency to throw things on the wall because it seems to be the right thing to do, but we don't necessarily understand the energies that we've caused or that we create as a result. So we know that Lao Valley is an important center of spirituality, religion, governance. It extended itself into Wailuku. The stories of battles, and of chiefs, of burials, all of that is important. The core question is, is this specific spot connected to that and how does that inform and inspire its design and its uses? The fact that you're in close proximity to Waikapu and Waipana; the heiau that are there, how do you do that as people either want to go there, see these places, experience them and then perhaps visit this destination after. It's all about attractions.

We know that it's a site of the fighting battles as far as Hawaii is concerned, but from what I heard today you don't want to get into a fight about this, so we don't want to put too much of that energy on the property either. But we do want to recognize the mō'ī and their contributions to the history of Maui, and of course, Hawaii. And of course, there's always opportunities for design development.

The metaphor of Kaulana Napua, the flowers, the children, the products, in this case we're looking at the chiefs and mō'ī, primarily because of the historical importance of this place. When looking at the research these are just three or four of the significant alii that were tied to this place. The first and foremost is Chief Kahikili himself who was known to be one of the unifier of at least of the four island kingdoms, followed by Kamehameha and their interaction here on island in the battles both of Wailuku and Kepaniwai. But the extension is you've acknowledged Queen Kaahumanu in a place down at the bottom of the hill, and yet the spiritual and more powerful wahine in this case was Keopuolani. Now I understand that there was a park named after her, but she was also placed a little higher, and so it would be interesting to have a place up mauka of the lower area, we're still honoring the Kamehameha's but somehow going back to the lineage of the Maui chiefs which is what Keopuolani is. We acknowledge, one, that she's also story to have been raised here in Wailuku and possibly here at the heiau itself. So we're looking at those kinds of acknowledgments.

The challenge is, of course, that it isn't necessarily the best thing to name places after a particular place, people, and even chiefs or mō'ī, unless there's some really strong evidence of their, their mana being in that place, and Keopuolani is already recognized somewhere else. So it would be something the community would definitely contribute to, but it's a leaning that I'm heading towards in terms of a particular individual.

I also learned today that this is wahine land. There's a lot of wahine energy and that there was owned by someone. So to have that kind of mana and energy reintroduced to this project in this area might be an interesting consideration.

We get into early post contact and the history of this place and the influences of globalization, et cetera. We start off, of course, with the...Captain Cooke arriving here, and all of the things that followed, which of course, introduced both the missionary influences, the sugar and the industry, the railway, that actually created a lot of the activity. But I'm looking forward to talking to those who understand that the impacts of the Mahele more because it will tell us who actually was on this land, what it was used for, and perhaps what is its intentions might be today. So that's part of our exercise that's, that's moving forward.

We do recognize that the earliest mill in 1828 did begin to set the tone for things. But it wasn't until after the railway and the introduction of the Wailuku Sugar Company in 1860 that really began to turn things around. With the absence of the rail, the leaving the rail, shifting things back to Kahului, the energy here in Wailuku really became one of governance, which continues to be in some of the, the mercantile activities. And of course, water, which is an ongoing issue here in the islands, in Maui in particular. So how we incorporate that if that's even of interest. Someone was talking to me recently about the strong connection to plantations and its influence over the islands, and here on Maui. But there are others in the community who are trying to leave the plantation concept behind and move forward, so we also want to be conscience of that. How do you honor what did and created for Wailuku and this place? But how then do you move forward as that whole industry begins to shift as well?

Now there's a tendency for us to lock ourselves in to those old ideas and concepts.

So with that background we would like to add to it. Is there anything missing? Is there something that hasn't been stated? Sometimes kūpuna don't like to share information because they're not quite sure how it's going to be used, or they haven't been asked the right question given the right opportunity. Or someone comes in with the idea and they say I'm the expert so if that's the case, you the expert, I won't say anything. So this meeting process that we're going to go into is really intended to create a safe place for those who have information that will like to share that might contribute to what is already known, or at least what have already been dug up.

So with that in mind and all the caveats I've shared with you previously, these are some of the potential concepts or names that came from that exploration and I say this once again, it's almost presumptuous in the absence of any discussion with people on the ground. But at a distance, looking at, these are some of the things that came and surfaced. For instance, this notion of a place where people go, the idea that you leave and you go and do things, activity. So the term of "holo holo", to go out, to do things, and we already know that that's going in here, in this place. So whether it's called holo holo hale, or hale holo holo, it's about energizing movement which is an underline concept of holo holo, right, is to, to, to put that down. And whether or not the construct of architecture and the term marketing architecture requires it, Wailuku would and could be part of that name or any other name that follow for that matter.

The research shows that during the Mahele, or after the Mahele and after her brother passed, it was King Kamehameha V, Princess Ruth was given some land, the ka'a lands in the southern part of, of Wailuku. So this is a play on that where hale ka'a which is a definition of garage, right, our place for cars that could easily be hale kawila as well. But the ka'a was really a play on the notion that Princess Ruth, of Kamehameha, herself did have presence in the place, and it acknowledged that the car is part of this process. There is an acknowledgement though that's more than that, so we don't want to call the entire place based on a car. It would be like calling it the Ford Center. We wouldn't want to do that.

So that's just one concept. So if anything, I hope you're seeing how we can begin to tie these concepts together, but is there a way of getting it to be more generic, and here's an attempt to do that. So the concept of ho'o wai wai, going back to the idea that wai wai is something that is flowing, it's about our values, it's about our prosperity. This term in general refers to prosperity, about creating wealth, creating movement and opportunities. So ho'o wai wai hale, or the place of prosperity, a place for business, a place for movement, a place for activity. Again, it builds on the notion that this was a place of prosperity in terms of water, Na Wai Eha. It provided food and opportunity for the community here and the community below. But it also takes us into the future, it doesn't lock us into the past.

Kalani Hale was the name of the home, the residence of Chief Kahikili. It was here in Wailuku, loosely defined as the heavenly place or heavenly home. It would be a different

way of looking at this, and another way of acknowledging your Maui chief. But it would be a place then that has a name that could be generic as well. But it's also a lofty name; it lifts things up rather than puts things in the ground. Again, none of this is to ignore the names and concepts that were given. You have those. It wasn't really in our best interest to revisit those, other than to say that they're there, but to perhaps to look for opportunities.

As I mentioned earlier, Keopuolani, this notion of the center, acknowledges, one, the most sacred of the wives of Kamehameha, probably the most powerful. Her presence here, her acknowledgment, and acknowledging her, her life here, but acknowledging, one, the Maui chief lines again, rather than just the Kamehameha chief lines. And it would be interesting to have two destinations, one, Kaahumanu, and one, Keopuolani, who happen to attract people. Now some may not know this, but Kaahumanu, herself, was known to be pua honua. She was pua honua, which meant people could come to her, or she would become the protected place for others. Part of any destination like a plaza is to make sure that it's safe. It's a safe place, a sanctuary that people can go to. So these chiefess were like that; they were pua honua. And what they put their name on, and what they put their place on is a protected place. It becomes kapu. There and lies the problem. Once you begin to use the names of chiefs, you get kapu kapu, you begin to really put a lot of constraints on things, and there are certain cultural protocols that we have to go through and be conscience of when you do that. So on one hand we may want to honor, on the other hand, you could dishonor, so you have to really be careful because it's hina ku. You have these two opposing faces sometimes, all built into the same, same principle. But, but the preference to using someone like her, her stature, and raising Wailuku to a higher place, which is kind of what those terms, Keopuolani means. It talks about the clouds, about lifting up something higher than where you are now. Getting it out of the agriculture, the dirt, into the heavens, which is a little higher. Yeah, so, sometimes you have that metaphor.

This principle just actually came up as a result, and we were talking about it, and this was with Aunty Grace Spencer. Lindsey Spencer, this morning, we were having a conversation and she was -- we were waxing and waning about all of the things that happened here. And one of her observations, which I completely concur with, is this notion that, how do you create a place for that's everybody? How do you begin to recognize all the cultures? How do you recognize a place that everyone wants to come to? And so this notion of hale kamaina, or kamaina, the place, because it's not just about those from the past, but about all those children to come in the future. This notion that we all grew up from this place. And so it promotes the idea of a common place for people to come, to interact and respond too. So this is a quick cursory review of what we've done in short period of time that we've had to explore it, and I'm excited about the opportunities of talking with others such as members of this board and those that we're already close to...to get some insight on it. Once again it's, it's not our intention to impose a name or concept but to somehow integrate the mano ike and the desires of the community. But to do that you have to talk to the community, so that's where we're going to come from. So I'm open to question at this point in time. Again this was -- we're not married to any of these things, but it gives us a glimpse of how we think we can stretch this a little bit, you know, and create some opportunities.

Mr. Fujimoto: Jonathan?

Ms. Ball: Thank you.

Mr. Fujimoto: I'm sorry.

Ms. Ball: Sorry. No, go ahead.

Mr. Starr: I'm glad you're going through this process. I know that for millennium, this place was characterized by the water, by the wai, which was strong, and still occasionally is.

Mr. Taum: We were just reminded of that recently, very.

Mr. Starr: Yeah, and you know, for those of us who studied water history and case law in Hawaii, almost all the early water law cases that related around diversions and being able to switch from the kanehiki system to being able to move the water and change crops with it were really around Wailuku. And then, you know, the water was diverted and taken, taken to other places, you know, even though it still does flow through Wailuku on to its way to other places. But we did a process several years ago for an art piece, a center piece for the town. It was done by a great mural artist who interviewed a couple of hundred people about the nature of Wailuku. That was Eric Okdeh and he ended up creating a mural on the corner of Market and Main Streets, and the common thread that he found was about the water flowing back through Wailuku again. In fact, you know, the last couple of years have been characterized by the restoration of the streams of Na Wai Eha, and there -- it's certainly a lot of feeling and belief that that's an important, an important thing that relates to, to our town. Even, you know, in the diversions and the sugar industry, it will built here because of the water and the flow, and you know, the sugar is just passed on for good, but I think that the nature of that water is maybe something that might be important.

Mr. Taum: Yeah, as I commented earlier, I mean, I think, you saw water diversion when the trains left, right. I mean, the diversion of people and commerce moving to another center, so I think there's some, some value in rethinking that energy which I think that's what you're doing. And so concepts and names that lean that direction are probably preferred. As a practitioner of ho'oponopono, you know the -- it's our awareness that you're looking for preferred conditions rather than fixing bad conditions. So I don't see this as something you're trying to fix, but you're trying to create, right, and so using that kind of energy, what is the preferred for, for Wailuku? What is the preferred condition, not for us or our, our immediate children, but for those grandchildren that come seven generations from now? Now if I'm the fourth generation, then I'm, I'm committed to my kūpuna three generations back and to my mo'opuna three generations forward, which makes me a lot more accountable, right. So I think it's that kind of, that kind of manao that we have to apply, I think we should at least attempt to apply rather than just saying here's a box, let's fill it and put a name on it. That may serve the short-term, but I think what we're experiencing is, as you said, the long

term. The association of Wailuku has always, for me, been at least I've been told this notion of the battles that took place, thus the destructive waters. But we know that our kūpuna were more huna and kauna when they talked, and I think the kauna revealed itself in the recent storms that the waters can be destructive, and you know, when the water wants to go, it's going to go. And if you've done anything to divert it or change its path, it's going to remind you where it was originally so I think we'd be mindful, right, to incorporate those concepts.

Mr. Fujimoto: Carol?

Ms. Ball: I just have one more thing.

Mr. Taum: Yes?

Ms. Ball: Thank you for this presentation. It's fascinating.

Mr. Taum: You're welcome.

Ms. Ball: But it's something you said came to my attention. When you were talking about the other plantation towns, and I grew up in Wailuku, I never thought of Wailuku as a plantation town. You didn't have as you have in the smaller communities on Maui the company store. In fact, Wailuku was made up of independent business persons who were quite affluent for that, for that day. That entire ridge of Sandhills area were the business people. They -- it was not plantation land, it was independently owned, and so --. And people came from all over the island to Wailuku which was the town. In fact, it was very unlikely that you would go to Puunene, or one of the community plantation towns because all of the needs were met here and it was a lot more urban, if that's the word, at that time, and in fact it was. So we have a really rich history to, to garner from not only with the deep historical part, but with the success of the businesses that took place here at that time.

Mr. Taum: Well, in just knowing the energy around health, you know, the fact that you have medicinal practices just up the street, as well as down the street, that's a different energy, right. But I think it's the simple response, oh, yeah, it's all agriculture, it's because of sugar industry, I just think it's easy for us, some of us, to go in that direction. While it is part of the history, I think we're of the mindset that's much bigger than that. And we want to honor them, and it's been honored in other architectural, you know, efforts in the past, but how do, how do you bridge this to the next generation? What does that look like? And the challenge that, I think, is that when we were trying to pay homage to our cultural ancestry, our history of this place, which is, as far as the kanakamaole, the kanaka part of it, what I failed to talk about was that clearly there are immigrants that came from other places that made this cultural experience much different than perhaps other places, and so we have to honor them as well. I mean this is the hanai hapa part of it. We're no longer just a single people. We are hapa, you know, we're mixed, and we have to acknowledge that as well. My wife is from North Carolina, which makes my daughter hapa, right? So for me to only stick to one side of the line dishonors her. And I think in a community like this where you're inviting more

people, and there is that, then we have to hanai, we have to bring all them, we have to not necessarily adopt, but share those influences with one another, you know, feed one another, which is really the basis to hanai is how do you feed someone so that we can work for, for everyone. So I think to your point, agriculture whether it's through plantation or other things, we're looking at diversified agriculture and different kinds of things being grown here in, in, near to come. We have to acknowledge all of that so we're open, and your comments, and your thoughts, and anything you can share with us will be more than helpful. But I think as you've said, we like to throw something up to start giving the conversation rather than starting from a blank slate. And it honors all the effort, energy, time and money that's already been spent. So if we can get there sooner, and which I think is the intent of the project, we'd like to do that. But we also want to be mindful that there are, you know, some things that need to be considered.

Mr. Fujimoto: I'm not --. And I'm not, you know -- I mean, I'll throw this out too, you know, maybe you need to look at something that also encompasses like the events center.

Mr. Taum: Yes.

Mr. Fujimoto: And also, I don't know if you want to throw in the plaza in there, since we don't have a name yet, right, for the plaza?

Ms. Wade: Yeah. No, we kind of do.

Mr. Fujimoto: Oh, we do. Okay. But anyway, I mean, you know the whole, whatever, the whole stuff that's going on that area.

Ms. Wade: Let me just follow up on that real quick because we sort of pushed the team to work towards a name really early because of sort of the once we designed the plaza, the last time we realized we never named the place.

Mr. De Rego, Jr.: Yeah, exactly.

Ms. Wade: And the name could influence the design. And because this is such a bigger project, you know, that we felt we should move towards that as early on as we possibly can. And then the second thing is having a name, a real name, is a whole lot more compelling than saying the Wailuku Parking and Events Facility. It's going to be hard, I think, to generate a lot of public interest and excitement about, you know, this really generic, clinical, sort of a government name than it would be if it has a real meaningful place name so.

Mr. Fujimoto: And a personality.

Ms. Wade: Yeah, a personality; very good word, a personality.

Mr. Taum: Yeah, as I've told other clients or other, you know, friends and partners is that, one

test is how do you answer, how do you answer the phone? Right, if the name is too long, people are going to find that singularity that that land on, which may or may not capture exactly what you want to say, right? So transportation system versus The Bus, whatever it is, you kind of lose something in the translation. So we're mindful that whatever we translate whether it's an English term with a Hawaiian subtext, you know, or something else, we have to look at it from all facets, right, it's not just -- and without going into the whole naming process which is in of itself something that we have to be careful of. You just don't throw a name on, on things regardless of where its origins are.

Mr. De Rego, Jr.: Yeah, I, I -- thank you very much for what you've done. I think it brings a broader context to the naming process, but also brings up cultural and historical awareness which is, I think, very important. Whenever I think about Wailuku and what I know about the history of it, I always think about two words. First of all, bread basket because the word was -- you know, the water was used to some end which was to feed people, right, and for me that suggests prosperity. Because there's a spiritual nature to food and eating and sharing, you know, which is, I think, for me, as also as a hapa, right, you know, you know in our history, a very essential element of how we share --

Mr. Taum: Yes.

Mr. De Rego, Jr.: -- right, is that idea of not only feeding yourself, but also feeding others. And there's a spiritual aspect to that. But that suggests to me the whole notion of prosperity. You know, getting back to Carol's, you know, notion of, you know, this is always been a place that has gathered people together, there's been business, but it was a business towards an end. It was to make people prosperous so they could enjoy their lives, so they could recreate, work, play together, you know. We're going to talk about Wells Park pretty soon, you know, gathering spaces and things like that. So, it, it would be great to be able to...like you're trying to do, to tie all those things together, but it's bread basket prosperity, feeding one another, you know, those kinds of things that sort of come to mind to me right now as, as you're speaking. So, I don't know if that helps.

Mr. Taum: And, if I may, I mean, we're really talking about energy, right? And I think if there's any island or location that is doing a lot to align those two, this energy of things and energy of people, and so 'āina, or ai is anything that's creating or producing and providing that energy, so I think we would be remised and not exploring it and examining that as part of this experience given what Maui is doing with energy. But the whole idea of gifting and can we feed ourselves from the sustainability standpoint. So, I think there's a different narrative that can, can help to guide this process, but I think we have to be mindful of what values we're applying as lenses to the perspective. In the absence of those values then we may subscribe to something else. So at the risk of going at the electron language, the fact of the matter is, it's prescriptive, descriptive or subscriptive for a kūpuna. So if we're going to use these languages, I'm either going to pull it, lock it down, or I'm going to be subscribing to someone else's notions and intentions so that's why we're asking. We're not here to tell, but to ask. Yeah.

Mr. Fujimoto: Good. Thank you.

Mr. Taum: Mahalo.

Mr. Fujimoto: Do you have any other --?

Mr. Ayers: I wasn't sure if in the context of our conversation today if it was particularly relevant to show that one image that we looked at. I would defer to Erin.

Ms. Wade: I think it would be informative to them to know you've worked on at a garage, or a parking facility, in Hawaii of exactly essentially the same size and scale, and how it relates to our space. So, just to -- if you have those images to illustrate that...and I think it informs what the opportunity is. But that -- just to explain a little bit while he's pulling that up. When we were interviewing perspective firms one of the...references -- a reference and an experience that they have had designing a parking facility of really similar dimensions and capacity in Honolulu, in the Chinatown area, relate near a mortuary but also with really sensitive design features, having to consider the issue of safety in particular and access to the ground floor and keeping it in a way that they can make it secure when it needs to be secure. So they have thought through some of those things, and then he's done sort of a massing study.

Mr. Ayers: Thank you. Okay, this -- these just essentially kind of show initial diagrams that we, as a matter of course, kind of do where we take into the context of, of a property views, trade winds. We're an extremely sensitive sustainability architecture firm, so even if we're not charged to make, you know, a LEED, a living building, we're always thinking sustainability, and that just breathes into what it is that our process is. So, again, this is very initial. We take into account in the case in particular with this project vehicular routes, vehicular pathways, direction of those pathways as they are used now. So we've got, you know, certain one-way road avenues, points of entry, and then, you know, understanding traffic control because we're going to have to implement that into the context of our, of our project and how it functions. Similar to the vehicular traffic, we have to take into account pedestrian traffic. And then in this case, existing pedestrian traffic, so we would look furthermore at how we reshape that pedestrian pathway, making it more accessible and how we bring that into the core of, of our project.

Just so that you know we've also, you know, begun the process of identifying properties, adjacent properties as part of our master plan, and outreached to understand the property owners, what -- not just the owners, but the leases and what those properties are being used for in their current state. This is just of kind of some identification of some primary owners, and then this kind of looking at, the context of what is being used. You know, what is, what is serving art function, what is serving office, food and beverage, retail, commercial, vacant. I'm sure that this will play into Erica's role in, in marketability to fill in not just gaps that exists there, but also elements that are maybe underutilized in their current context.

This is the slide which Erin was referring to. Sometimes I'm, I'm afraid to show these sort of things because they can immediately trigger a reaction. But what I want to show is that this is a 300, approximately 300 car, three-story garage that we did for a client on Oahu in, in the edges of Chinatown. And while we're not kind of coming down at a, at a pedestrian level to show you what that is, this kind of shows you what that takes up in the existing space. And then likewise, the event center mass that is a model of a project that David has been working on for several years now which is a -- how do you, how do you? -- it's event, but it's also more of a think tank facility. We call it the sandbox, being developed for HCDA which in many regards on Oahu has the similar goals and values of MRA. And so this is just again to give you a case, in this case, 13,000 square feet, total square feet. I don't know what the footprint. What's the base footprint?

Mr. Akinaka: . . . (inaudible) . . .

Mr. Ayers: 9,000 on its base excluding say large covered overhangs. So the caveat, of course, is that this is not the design. This is not necessarily where we're heading, but this starts to give a sense of scale. As David pointed out parking has laws, kind of intuitive to it right? So we can work and manipulate those and we're very much looking at if we want to talk kind of early mental visions of deferring from the big block value, and that parking doesn't become a standalone, it may be integral, but yet separated from the pedestrian and the community experience. So this is really just here to give us a sense of scale. One other thing I could bring up is we did do with a little more specificity, this is a floor plan of that same garage. And of course, you guys have, you know, seen your own, you know, the previous iteration which, which had a similar but say higher -- sorry, I apologize. I don't know how to get out of that. So, so that shows the footprint, some, you know, opportunities in terms of like what that spatial width can be. And in this case, like the previous iteration, we're just kind of showing it for context, and you know, we don't know yet how Pili Street is going to, you know, be changed or modified.

Lastly, let's see --. I appear to be having a problem here. Alright. Well, I had a, I had a site section which just kind of gave you a sense of...the height, the height value. But we are also being considerate in the height of said garage, both from the standpoint of the neighbors, and also looking at how that height, for a lack of a better word, heightens the impact and the influence on the, on the people using the facility. So we're not just thinking of people at the ground playing, we're thinking about elevating that and, and adding to that experience.

Ms. Ball: Is that serving a specific...thing or is it a community garage?

Mr. Ayers: Oh, that garage, that actually, believe it or not, serves a mortuary.

Ms. Ball: One entity?

Mr. Ayers: Yeah. They -- in this particular case, you know, like a lot of areas, parking is of

key nature and developing their property with parking opened up a lot of opportunities, so that was phase one. We've been doing a lot more development for them. But we did have in mind, given the area and context of that garage that safety, security of people in that case, often times elderly personnel to come and go and traverse the space. And if you come and look at it, I think you'll find it's a really unique garage for Hawaii.

Ms. Ashley Lindsey: Are you not allowed to disclose the name?

Mr. Akinaka: No, no. It's the Hosoi Garden Mortuary. They're, they're right downtown. It's a, it's a transitional neighborhood, so it's not the most secured area at certain hours of the day, so security was a major concern for Hosoi. And just to add on to what Mark was saying in terms of its use and role in the community, so obviously it, it serves their own company's needs. They have large events going on quite frequently, but they also allow other people to park there. So they are community -- more community based. And what's also similar to this project is that, in Wailuku, is that they had similar constraints in terms of area. So they're, they're on, you know, a good portion of the block, but, they have -- they had to do all of their planning while they're in operation. So they had to find interim parking while they're in construction, which we will be looking at as well. So that planning, how you stage things and sequence things are part of -- we're part of that project. They're going to be a part of this project, and I think some of the lessons we learned from that will help, help us with this project as well.

Ms. Ball: Did, did they own all that, that entire block then or did they have to secure other properties?

Mr. Ayers: Yeah, . . . (inaudible) . . . the entire block.

Ms. Ball: I see. And what's there now?

Mr. Akinaka: So, so they're -- so, surprisingly it wasn't their intention. They had intended to upgrade their mortuary facilities, the actual halls, but as many projects are, parking was the driving factor, and so they, they actually flipped their whole phasing plan upside down and they did their parking first. They needed to do the parking. Solve the parking first before they could attack the other areas of their facilities. So now we're on phase two which adds a couple of chapels to there, and a crematorium -- this is all, like, too much information maybe, but, but actually it's going to be their events hall that's going to get renovated the last.

Ms. Ball: Is that going to be integrated with the parking structure at all or --?

Mr. Akinaka: It's all planned holistically, so, again when we were brought onto the project, we want -- we looked at everything together in whole, where things needed to go and then started looking at well, what order should they proceed in? So I think that's the similar approach we're going employ here. We want to look at the big picture, what do we want to achieve, and then work from there to see, okay, how do we get there in terms of phasing and

sequencing.

Ms. Ball: Just while you have that picture up. Are, are those single-family dwellings around there, and where is the Hosoi Mortuary? Which one is that? The white one?

Mr. Ayers: I'm sorry. What I should give in context here is that this is, this is the building kind of superimposed on the Wailuku property. So the shaded portion in blue is just a three-dimensional model laid into the property itself. So this being, you know, the promenade building, Market Street. Yeah, I'm sorry. Sometimes perspective -- I apologize if that wasn't clear. If I can add, since you've asked about the Hosoi. As David pointed out, the facility had to function at the same time of, of design and, and almost two years of construction. In doing so we took away a 100-plus stall, surface stalls that they had there, which obviously created a hindrance and it's something that we're recognizing and working with Erin's department in terms of identifying and planning interim parking solutions for the community. They, in their case, worked, believe it or not, with their competition, competing mortuaries within a nearby radius who didn't have nearly as much parking as they had, but somehow they managed to kind of work that mutual benefit. And to some degree, now, they in turn offer some of their parking facilities to those companies because, I think, they view different approaches to things. So we identified three primary phases with them, and then we subdivided in some case those phases that I think we ended up with something, like, eight sub-phases. So, it was like 1A, 1B, 2A, 2B, 2C, and...anyway.

Mr. Fujimoto: Jonathan?

Mr. Starr: Yeah, what, what are some of the tools used for security? Is it to lock people out or to create more movement through there?

Mr. Ayers: In their case because it was really to serve just parking, we have an open mesh design at the ground floor, much more open than you would see of a typical urban garage that, that is secure but gives a visibility at a street level that's, that's pleasant. And I can even -- I can share some of the photographs with Erin to kind of forward to you and then roll down grills, you know, at primary points of entry. We also created stairwells which were open to the air, but had unique features that were both secure and safety conscience, and I think it's proved to be very successful with them.

Mr. Starr: One question that, I mean, we've been hearing for many years and I'm sure you're going to hear is, is there a way to add more stalls in that footprint? So, you know, I kind of wanted to ask that early.

Mr. Akinaka: You're talking in terms of increasing the density of parking?

Mr. Starr: Yeah, I know, you know, we have a target of 300-plus. I'm just saying that, you know, someone says can you make it 400? Then what's the answer to that?

Mr. Akinaka: The answer is parking is parking, so there's certain limitations we have to just face and accept in terms of the stall size, drive aisle widths, fire code for that matter. It mean, it does restrict how much area of the site we can use. Obviously we don't want to make the parking structure too big, whether it's too tall or too wide because then that takes away from the public space and the events facility, so there has to be a balance struck there. But, on the other hand, technology is obviously progressing pretty quickly when it comes to automobile so it may not be now, it might be not even in the next five years, but probably in the future we're looking at different behavior for automobiles and how they're stored.

One scenario is, and we don't know whether this will come to fruition, but one scenario is self-driving automobiles. There's, there's speculation that, well, if cars can self-drive, then they also can self-park, which means you could potentially park more vehicles in a parking structure than you could norm -- conventionally do so. Because you could basically have them, rather than have to rely up on drive aisles, and you actually parking your car, let's say, you might have your car -- you might just get out of the car, have your car park itself in the parking structure if all the other cars are linked together sort of speak in terms of where they are in their position, they could arrange themselves in a very dense pattern in the parking structure. And then when you need your car, you call it, all the other cars move, your car comes out, and, and you know, you might be able to fit more cars, a lot more cars in the same amount of space. So, there, there might be that opportunity where technology allows you to park more cars.

The other thing is you might not need as much parking on the other hand. New York City is looking right now at what would it mean to have self-driving automobiles, autonomous automobiles for taxicabs? And they're -- they're finding it would be less cars then they do now with human driven automobiles. So, you might -- you might be able to park more, but you might need less parking ironically. So, we don't know where that's going to go, but I think we, we want to do is design this parking structure to be flexible so that you have these opportunities in the future, you know, depending on how things go. We just, we just want to make it --.

Other things to consider, parking structures, again, if they don't, aren't needed as much because of autonomous vehicles, may not have as much of a purpose. So what do you do with these parking structures? Some researchers right now, in terms of urban design and architecture are looking at being able to convert parking structures into other buildings, other building uses -- office building, retail use, that type of thing. So in how you design the building, how you design the structure, floor to floor heights, the structural systems, allowing it to be another type of building, adapt it another use, in the future, again, provides the owner more options and flexibility.

Mr. Starr: Good. I was at the Urban Land Institute (ULI) last year in San Francisco, and is it black, black rock or black stone that the largest property owner, retail property owner in the, in the nation presented and said that they're divesting of every property where the parking could not be converted to other uses in the future, so I think you're on to a trend.

Mr. Fujimoto: Okay, anything else?

Mr. De Rego, Jr.: Okay, so we're talking about future technology. We don't know when the autonomous vehicle, but let's get back to 2017 and sort of the use now of electric vehicles and parking spaces that allow people to charge their cars. Is this going to be part of the plan to have certain spaces with charging stations in the garage?

Mr. Akinaka: I think our parking count will require it just for the law, just based on the law, yeah. In terms of the actual charging equipment, I think that's the major cost. The actual electrical provision itself is not, it's not substantial. It's just a line voltage connection, so you do have --. I mean, we're doing this on other projects. We're just anticipating there will be more need for electric vehicles, so we're just running extra conduit to parking areas thinking that, well, this at least the owner or operator the option and flexibility in the future to add more.

Mr. Fujimoto: Okay, Frank?

Mr. De Rego, Jr.: And in terms of renewable energy options, in terms of use of solar and other kinds of things that are part of the building, so it's actually creating its own energy and providing for those needs as well. Is that going to be, maybe, part of the consideration here in terms of the creation of the building?

Mr. Akinaka: I think that's on the table. Part of our master planning effort and in terms of offering design options to the community, we were basically going to be offering a low to high range of options. So I think that, you know, having that provision in there is going to be included in at least one of the options. It all comes down to cost at the end, but the benefits may, may warrant it. If it can support itself, and, or support the events facility let's say, and, or support activities on the top deck, that, that could be an opportunity.

Mr. De Rego, Jr.: . . . (inaudible) . . .

Mr. Ayers: If I can just add, a lot of our public projects, that sort of procurement of say large scale PV arrays can be a complicated system of, you know, much different and kind of separated from, from the actual design and construction. What we do almost universally is create PV ready facilities with inverters and the infrastructure electrically so that that can be put in. Sometimes it can be put in during -- you know, gets allocated and becomes part of the project during construction. And if not, you know, say a public private partnership comes up down the line, then the ability to do so is there.

Ms. Lindsey: I do want to say that the trade winds switch at night so the trade winds always doesn't go in that direction. That's something to say since that's something you're interested in.

Mr. Ayers: Yeah, and of course, I think it was just a few weeks ago we were here in the day

during the really heavy Kona sweeping the entire different direction which, which, you know, obviously we, we have to look at that. And what we also do is we find -- and are in the process of doing -- find nearby weather stations that gives us point data over years, and then that helps to really shape the, the micro climate of our location.

Mr. Fujimoto: Okay. Anything else? Is that it or anything else from your side? No? Before, before we move on to Wells Park is there any questions for the consultant from the public? Nothing. Let's take a five minute break before we move on to Wells Park.

(The Maui Redevelopment Agency recessed at 2:38 p.m. and reconvened at 2:46 p.m.)

2. Presentation from David Yamashita of the Parks and Recreation Department and Kimi Yuen of PBR Hawaii regarding the Wells Park Master Plan status.

Ms. Wade: Thank you Chair. The next item was supposed to be the Wells Park Master Plan, but Dave Yamashita had to take off. So Kimi Yuen who is part of the project planning and design team is going to give you a very brief update of sort of where we are in the process and I will send you all the link to the website which has all of the most recent design schemes on there. And if you want to send me any feedback you're welcome to do that.

Ms. Yuen: So again, thank you for having me here. Kimi Yuen, PBR Hawaii. Yes, we just had our, I think, it's the second -- the second? -- third, third advisory committee meeting for Wells Park. Previous to that, we had had an open house. We were looking at three different design concepts, and I apologize, I didn't prep it because Dave supposed to take over on this one. But we collected a lot of feedback; great feedback from the community at the open house, and we did a First Friday tabling. So all of that fit into the information we shared with our advisory committee just last week. We had our cost estimator run some numbers on the initial schemes as well, so we gave that information to the advisory committee and had a really, really good working session with them last week where we were able to all come together on a preferred scheme. And so that's what we've been jamming on, on the design side, is pulling all of that together into a preferred scheme which just, if I can, off the top of my head, giving concept some of the elements that were in there. I'm not sure what was shared with you at the last updates. I don't think you guys saw any of the third -- three schemes, but really even from the community and the advisory committee it all kind of just settled out into what ended up being the low cost scheme.

So still maintaining six tennis courts, a basketball court is being added close to Lao School. The concept of a multi-use court which could have a basketball stripping as well as volleyball, . . . (inaudible) . . . ball, all that kind of stuff, but then also double as an events space closer on the Wells Street side with seating, kind of an amphitheater style seating, taking advantage of the slope and grade change that you have at the park on one side.

We had a really great conversation with the folks who lead the Pono little league baseball groups, so they were good with the amount of field space we had as well. You know, maybe add in some areas for batting cages and that kind of thing. But everybody was really onboard with really being flexible, working together to make sure everything wasn't too crazy, you know, things felt right. We're talking about a little mini-aquatics community center complex on the pool side for Wells Park so adding a half basketball court on the outside of the gym so teams, as they cue up to play or whatnot, they have practice space outside. But also have a community facility room. I think the building footprint we're looking at now is about 4,000 square feet where you could have a community room if there were birthday parties and that kind of thing...as well as locker rooms and shower facilities to support the pool facility, and then also a new 25 meter lap pool. So if you can imagine all of this in that little space too, we're working that out. Also, kind of had ins and outs about a splash pad, outdoors where, you know, the little kids can kind of run through. Not quite -- you know everybody brings up the one that's at the mall, but hopefully something nicer than that, but that idea of having the interactive outdoor indoor space where the little ones can play too.

We talked about doing some kind of cool, entry features at the corners of Market and Wells so because if you think about what you folks are doing on the greater Wailuku scheme, this is your west anchor for what you're doing in, in Wailuku town. The parking facilities, whatever we end up calling it, is kind of your eastern anchor on the Vineyard Street side, and so to make both ends of Market Street which is kind of your core main street, have those connecting points, and tie the whole town together. You know, we're also looking at better pedestrian circulation, making the intersection safer for all the kids that use the park, and walk to and from the park, incorporating that into as well. So there's a lot of these different layers that we're looking at to incorporating. There's the walking path.

So talking about Blue Zones, how do you guys get folks out during midday? You know, maybe having places where food trucks can set up for events but really activating the park at all hours of the day so you can have, you know, kūpuna that live nearby be able to walk and do a couple of laps around the walking path that goes around the field, and shading them with some nice trees and putting seats out, maybe some fitness equipment on the side. So maybe talk to HMSA because I've known they've done that for other facilities where they've donated kind of the outdoor exercise equipment where, you know, someone could just do a couple of pull ups or whatnot. As well as, seating areas for people to rest, but then watch games, but then also have maybe, you know, those outdoor chess tables or something like that where people can start activating more edges of the space, and it's not just athletic and play fields which is absolutely important to support your keiki that are here that need things, safe things and a safe place to go to, but then also thinking about the kūpuna that live in the neighborhood too, and how they interact the space. We had one grandma who lives in the area that said, you know, it'd be great if -- I watch my grandson all day, I don't have anywhere to take him. Wells Parks is in walking distance. So we were looking at even the importance of Wells Park too -- and this is a lot of information I'm going over really quickly, but creating those spaces for those little ones too, so maybe something kind of play structure that's a little more creative than just a typical one you pick out of a catalog that ends up rusting 10 years

later and the County has to -- yeah, County has to like block off the bridges because it's not safe anymore. But creating just simple play sculptures instead where we could actually start then layering and things like history. You know, you've got a lot of great athletes that came out of Maui that actually practiced and grew up at Wells Park, so how do you bring that into the fold and layering that kind of information about what Wailuku was, you know, so that the people who use the park also understand the history and the people who are from Wailuku and start taking that into it.

So I think that theme resonated throughout anything that we do there, so even along walking paths, any open plaza entrance pieces layering history where we can. Dave's coming up with concepts to try to make it economically more sustainable too where, I think, Brienne and Dave -- Brienne who's your deputy director for Parks was talking about opportunities for partnerships with folks to sponsor things and bring that in so that the community can take a little bit of ownership as well as, you know, having the sports that use the park, kind of support that. Ongoing maintenance and care, getting the school involved too. We have -- there's a really rundown, kind of not great drainage open culvert that runs along Iao School, and so, you know, it's kind of a hazard, it's fenced off from the school right now. But, and some of our other concepts that PBR has done, we've created kind of what is usually kind of a left over space into a learning space, so, you know, understanding the waters that flow through Wailuku that will run into the ditch. But then can we make that into an interactive bio-swamp maybe that, you know, all of sudden becomes safer and is able to manage the waters better, but then also becomes a learning edge along Iao School.

So we're layering all those kinds of things into the plan and what we're working on now is just yesterday -- not yesterday -- Wednesday, we were onsite with our engineer so we have a traffic engineer that has offered to take counts in the neighborhood as well. So that wasn't actually part of our scope. But because we came to this -- like everybody's kind of settled on this simpler, but very rich layered wise plan. You know he's, he's offered to do some traffic counts to really look at the intersections of Kinipopo and Wells, and then the Market and Wells intersection so we can really make that a safer space. So we had the civil, as well as our traffic engineer with us on Wednesday looking at the kind of concept plan that had come out of what our advisory committee all could stand behind, and so we're having them take their look. And what we're going to do now is start refining all of the little design elements, the edges, and then putting some better cost estimates. And so the next advisory committee meeting is on May -- I mean, March 15th, and so we'll hopefully have some of that information for them to then vet but then the idea is to take it out again to the community during the April round of First Friday and an open house.

So that's kind of where we are. We came pretty quickly and I have to say it's all kudos to our wonderful advisory committee and the great feedback we've been getting back from the community so we really want the community to embrace this and this to be their park. This is, this is -- this is the community's park really, and it's got to function for everybody, and everybody's got to be kind of --. You know there's a -- there's a lot of give and take amongst the advisory committee members, but, you know, we had a wonderful meeting last week and

so we're moving right along. So, I guess maybe at your next meeting we can -- hopefully Dave will be here and we'll have a, we'll have the pretty picture with everything kind of illustrated up describing what we're kind of coming to at this point. We're, like, we literally just got all of that information last week and last week, so that's why I don't have anything to show you right now, but the hope is that, that we can bring that to you folks for sure next time and have a little bit more detail.

Mr. Fujimoto: Okay. Thank you. Frank?

Mr. De Rego, Jr.: I, I'm on the advisory committee for the MRA and I'm sorry I wasn't able to be there because of a work commitment.

Ms. Yuen: No, we missed you. Yeah.

Mr. De Rego, Jr.: But I just wanted to say the result does not surprise me from the last meeting. From the first meeting I was there, you got a sense there was honesty in the room, but also supportiveness at the same time. And it doesn't surprise me that these group of very dedicated individuals whether they just be like me, you know, not a member of the sports teams and athletic teams, but could understand the necessity. Because a lot of these, you know, students and children actually walk from wherever they're at. This is actually a regional park; it's a community park. These kids are actually involved in activities in their local area, and we wanted to be supportive of that while also giving it this multi valent use of being --.

You know, looking towards the future. That was another thing that we emphasized. We're just not going to look at the current uses, but, you know, 10, 20 years down the line, you know, how is this park going to look in the enlarged Wailuku? You know, is it going to be useful for the kūpuna? Is it going to be useful for, you know, for millennials? For those who are, you know, raising families, you know? It's, it's -- it was a really good group. It gave you a good feeling that you were working together towards an end, you know, that everybody could buy into but you could see going into the future as well. So I want to commend Kimi and her, her group, her team. You guys have run an excellent process, and Erin as well, and David. It's, it's been a really good experience and I'm looking forward to the next meeting because I know I don't have a work commitment on that evening.

Ms. Yuen: Wonderful.

Mr. Fujimoto: Jonathan?

Mr. Starr: Yeah, has there been any discussion about a recommendation for traffic calming -
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Ms. Yuen: Absolutely. Yes.

Mr. Starr: -- measures?

Ms. Yuen: Yes, and that has come up, and it's interesting that you bring that up because in this being kind of the County's first gesture, it's actually taking advantage of all of the work you guys have been doing, and all the input you have been doing, that, that issue comes up all the time and so...some of the questions that came out of our advisory committee was like, how do we make it safer for the kids to get there, you know? Then they started talking, asking questions about the larger Wailuku plan which is really exciting to see because it gives you chicken skin that, you know, people are starting to get that this, this is about Wailuku. It's not just this isolated little block at one end of town. People are now really starting to think of all of Wailuku and how it's going to work, and how can we make it this awesome town that everybody wants to hang out, and bike and walk to. And so that's why it's great that our traffic engineer, given the scope we initially had him doing the analysis on the three sites, it quickly just became clear that everybody was settling on this one. And he said, you know what let me take a look at the traffic count to see what's really going on so that they can make recommendations. So what I've tasked my engineers to do, hopefully in the next week actually, is he was going to go out and do traffic counts, I think, like, today or maybe even yesterday so that he can come up with some recommendations on those two key intersections.

The gesture we made at some of our plans earlier on was to really prioritize the pedestrian on that stretch of Market Street between the two halves of the park because you have so many kids walking in that area, and then we know they walk down Market. Things that came up in our advisory committee was the Kinipopo side too. So even for the, the baseball kids and stuff like that, they're actually walking, you know, where you guys actually just recently trimmed, or cut down actually a couple of iron woods right by the fire station, so now there's that opportunity to create that safer pedestrian sidewalk, you know. And so they're looking at that intersection as well. So I've tasked them to try to come up with some solutions in order to traffic calm. You know, what makes sense and what Wailuku folks are going to be okay with. We got to talk with the Fire Department too, with they're going to be okay within that corner too. But I think it's all going to lend and lead into what you guys start doing with the larger streetscape too within Wailuku.

So, you know, what we want to do is set up this end of town so that it's ready to go. Like, I mean, even simple things like sidewalks on the gym side. You've got --. We were looking, there's an ADA ramp to the crosswalk that's mid-block, at the edge of the school, and, and, and -- but the, the sidewalk stops like this, and then you're just like in nowhere land with a fence on the gym. And so we want to make sure all those pedestrian connections make sense. You have the ADA access as well. Take care of the drainage issues that may be happening in that area too. But then also to start making that gesture so that you guys, you know, who are looking at the bigger town can start making the recommendations to County on what they should do on the streets too. So those connections we're trying to make sure that we're thinking about them as well, and then it's going to connect in to, to the parking facility too so all of that.

Mr. Fujimoto: Jonathan?

Mr. Starr: Yeah, Dan Burden is going to be here in two weeks and --

Ms. Yuen: Wonderful.

Mr. Starr: -- and part of Blue Zones and we're asked to drive him around and maybe suggest some areas that might be right for . . . (inaudible) . . . his skills and Blue Zones resources now that we're part of that to try to alleviate conditions especially close to schools. Would, would that be useful or is in --?

Ms. Yuen: Absolutely. And if it fits on March 15th, I plan to be on Maui all day so I don't know if that coincides. But, but I'm around.

Mr. Starr: It's actually going to be not next week, but the week after, on Tuesday.

Ms. Yuen: Yeah, yeah. Oh, Tuesday, okay. 7th, okay. Yeah, but absolutely, any of that information would be absolutely useful. For sure, the timing is perfect.

Mr. Starr: Yeah. I mean, I think it will be on, he may be on Oahu, the 15th.

Ms. Yuen: Okay.

Mr. Starr: So, maybe he could hook up, meet with you then or something.

Ms. Yuen: Yeah. Regardless --

Mr. Starr: I'll take him through there and he can --

Ms. Yuen: That would be fabulous. Thank you. I'd appreciate that.

Mr. Starr: And one, one other thing, I was bicycling in San Francisco recently and there are these kind of exercise activity areas that are popping up along, along the bike path specifically from the marina down towards...you know, towards Golden Gate Bridge. And I took a bunch of pictures of these facilities which looks like they're real cost effective and stuff.

Ms. Yuen: Right.

Mr. Starr: Would you be interested?

Ms. Yuen: Sure. Absolutely. Absolutely, and that reminds me that our traffic engineer for this project is actually the same one that's on this one, and we've actually tasked them to think big too, even circulation wise around Wailuku given how the access points to the parking

events facility will be. Does it make sense to really look that? So we're looking at that as well as your transient and --. So even the thought about there's not even a bus stop at Wells Park, you got to go all the way up to almost Main to hit the one. So does it make sense to put one closer to the park, so those kinds of things we're all thinking about as well? So absolutely anything you have, information you want to share, ideas, cool things, we'd love to hear from you; we'll appreciate it.

Mr. Fujimoto: Okay, thank you. Moving on.

E. DEPARTMENT UPDATES

1. FY18 Budget request

Ms. Wade: Okay, moving on to department updates, there's two things I just wanted to share. One, the Art Place Grant, you might of seen social media, the video that we developed actually for the Art Place Grant was I'm glad you liked it because it was specific to utilizing the arts during the transition period of construction. So we're hoping, we've asked for \$270,000 for about a \$400,000 sized project, but that got submitted on the 22nd. I just wanted to give you a heads up on that. Then I wanted to ask if Lawrence would come give us an update on clean date.

2. Clean & Safe Program

Mr. Lawrence Kauha'aha'a: Hello? Is this on? It doesn't matter. So clean and safe, we...we recently had an article in The Maui News, and I think it was well done. I really wanted it to highlight the community and their cooperation with each other, the police and the overall...ability to improve our town. Tomorrow, KHNL and KGMB will be coming to do another highlighting program. Again, we're going to try and keep the momentum going and highlighting the community, and the cooperation and the communication that's been going on, and so that's kind of exciting.

You know, as I sat back there listening to all of the talk about this new development stuff, and you know the word safety comes up over and over. By the way I like the word Maluhia Hale for -- because that's what we do, safety. But anyway if you look at like Kaahumanu Center that, that parking structure at one time, while I was still in the department, the elderly would becoming victimized maybe because they go out walking 3:30, 4:00 o'clock in the morning. And they actually open that parking structure for them to do their walking. Until today there's still anywhere from 20 to 30 people that do walking through there. So if you're looking at the parking structure even after hours, if you can make it safe not only just for people walking to and from, but also walking through or using it as Blue Zone walking area for safety.

And during that period we actually would suggest to them, this is a place for you to walk. Number one because it was lit, number two, just the number of people there, and then we did add some video cameras. So, you know, looking at it that way, you know, it will be used for more than just parking.

You know, other than that, everything is going well...in town. You know, we're still building on, with some of the things we've done, we still need to go back and have some of our meetings now and to discuss security, the aspects of security, the expectations of calling the police, and you know, when you do call the police. We had an incident, well the one in Kahului where the security guard was attacked and had her tip of finger bitten off. You know, those things are still a reality. You know, Wailuku's better, but it's the reality of what's out there. There are best practices and that we all need to learn and to follow so it's up to me to go and start these meetings again. I spoke with the chief recently, and he also wants to do similar programs in other parts. So, again, you know, we try to keep the momentum going, and you know, we'll keep you updated as we go along. Any questions?

Mr. Starr: I want to say thank you for doing a great job.

Mr. Fujimoto: Yeah, I agree. Good job.

Mr. Kauha'aha'a: Thank you.

F. NEXT MEETING DATE: March 24, 2017

G. ADJOURNMENT

Mr. Fujimoto: Thanks. Okay, next meeting date is March 24th, and other than that, this meeting is adjourned.

There being no further business brought forward to the Agency, the meeting was adjourned at approximately 3:09 p.m.

Respectfully submitted by,

LEILANI A. RAMORAN-QUEMADO
Secretary to Boards and Commissions II

RECORD OF ATTENDANCE:

Members Present:

Carol Ball, Vice-Chair
Frank De Rego, Jr.
Don Fujimoto, Chair
Ashley Lindsey
Jonathan Starr

Others:

Erin Wade, Small Town Planner, Current Planning Division
Michael Hopper, Deputy Corporation Counsel (from ~2:28 p.m.)