

LANA'I PLANNING COMMISSION

PURSUANT TO CHAPTER 92, PART I, OF THE HAWAII REVISED STATUTES AS AMENDED, AND THE GOVERNOR'S EMERGENCY PROCLAMATIONS RELATED TO COVID-19 CRISIS. NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE LANA'I PLANNING COMMISSION

AGENDA (HYPERLINKS TO MEETING MATERIALS ADDED)

DATE: AUGUST 18, 2021
TIME: 5:00 P.M.
PLACE: Online only via BlueJeans: Meeting ID: 793 302 600
Pass Code:

Members: Shelly Preza (Chair), Sally Kaye (Vice-Chair), John Delacruz, Zane de la Cruz, Elisabeth Grove, Sherry Menze, Natalie Ropa, Shirley Samonte, Chelsea Trevino

A. CALL TO ORDER

To listen to the meeting or provide oral testimony via phone, dial 1-888-748-9073 (toll-free) or 1-408-915-6290, and enter code 793 302 600

To watch the meeting or provide video testimony, use meeting link: <https://bluejeans.com/793302600>

To provide written testimony, email comments to planning@mauicounty.gov by noon, one business day before the meeting to ensure distribution to the commission.

Public testimony will be taken when each agenda item is discussed. Testimony will be limited to a maximum of three (3) minutes.

Testifiers will be called by the Chair to offer their testimony and are asked to mute their audio and video when they are not testifying.

Testifiers via video are asked to sign-up using the Chat function by providing your name and the item you're wishing to testify on. Testifiers via phone will be called by the Chair after video testimony is finished.

Commissioners shall not be contacted by the Chat function.

B. INTRODUCTION OF NEW MEMBER – ZANE DE LA CRUZ

C. ORIENTATION WORKSHOP NO. 1

1. Lanai Planning Commission's Roles and Responsibilities
2. The Sunshine Law (Chapter 92, Hawaii Revised Statutes)

3. Ethics
4. Contested Cases
5. Property Rights
6. Rational Nexus and Rough Proportionality

D. DIRECTOR'S REPORT

1. MS. MICHELE C. MCLEAN, AICP, Planning Director transmitting the following request pursuant to the provisions of Section 19.45.060, Maui County Code, relating to Project District Amendments and Revision:

LANAI RESORTS, LLC, a Hawaii limited liability company, doing business as PULAMA LANAI, requesting review of revisions of the previously approved Phase II site plan for the Manele Amphitheater located in the Manele Project District at TMK (2) 4-9-017:001, Manele, Island of Lanai (PH2 2020/0001) (K. Wollenhaupt) [Memordandum](#) [Documents received after posting](#)

The Director has determined that the proposed revisions are non-substantive changes from the approved site plan for the Manele Amphitheater. The Commission shall acknowledge receipt of the request. The Commission may act to waive its review of the proposed non-substantive revisions in the Phase II Project District request and allow the Director to approve, or review and take action on the request.

2. [Open Lanai Applications Report](#) as distributed by the Planning Department with the August 18, 2021 agenda.
3. Status of Maui County Council's review of proposed amendments to Chapters 19.64 and 19.65 relating to B&B and STRH procedures for Lanai (PSLU-68).
4. Agenda Items for the September 15, 2021.

E. NEXT REGULAR MEETING DATE: September 15, 2021

F. ADJOURNMENT

AGENDA ITEMS ARE SUBJECT TO CANCELLATION.

SOME REQUIREMENTS OF CHAPTER 92, HRS, HAVE BEEN SUSPENDED UNDER GOVERNOR IGE'S SUPPLEMENTARY PROCLAMATION ISSUED ON MARCH 16, 2020. WHILE THE GOVERNOR'S PROCLAMATION IS IN EFFECT, NO FAILURE TO COMPLY WITH CHAPTER 92, HRS, WILL INVLAIDATE A PUBLIC AGENCY'S DELIBERATIONS OR ACTIONS TAKEN.

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

DOCUMENTS ARE ON FILE WITH THE DEPARTMENT OF PLANNING. THE ADDRESS OF THE COMMISSION IS C/O DEPARTMENT OF PLANNING, ONE MAIN PLAZA, 2200 MAIN STREET, SUITE 619, WAILUKU, MAUI, HAWAII 96793, OR MAY BE FOUND ON THE OFFICIAL COUNTY OF MAUI WEBSITE AT WWW.MAUICOUNTY.GOV UNDER BOARDS AND COMMISSIONS, LANAI PLANNING COMMISSION.

UNLESS OTHERWISE SPECIFIED BY ANOTHER PLANNING COMMISSION RULE, ANY PETITION TO INTERVENE AS A FORMAL PARTY IN THE PROCEEDINGS BEFORE THE COMMISSION MUST BE FILED WITH THE COMMISSION AND SERVED UPON THE APPLICANT NO LESS THAN TEN (10) DAYS BEFORE THE FIRST PUBLIC HEARING DATE. (Note: The calculation of time for deadlines ten (10) days or less excludes weekends and State recognized holidays.) THE ADDRESS OF THE COMMISSION IS NOTED ABOVE. THE DEADLINE FOR FILING A TIMELY PETITION TO INTERVENE FOR AN ITEM WHERE THE FIRST PUBLIC HEARING DATE WAS ON AUGUST 18, 2021 WAS ON AUGUST 4, 2021.

ORAL OR WRITTEN TESTIMONY WILL BE RECEIVED ON EACH AGENDA ITEM SUBJECT TO THE PROVISIONS OF CHAPTER 92, HAWAII REVISED STATUTES, THE GOVERNOR'S EMERGENCY PROCLAMATIONS DUE TO THE COVID-19 CRISIS, AND THE BOARD'S RULES OF PRACTICE AND PROCEDURE, EXCEPT FOR CONTESTED CASES UNDER CHAPTER 91, HRS, AS NOTED ABOVE.

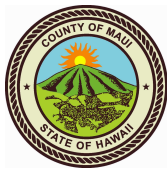
WRITTEN TESTIMONY, WHETHER SENT VIA FAX, EMAIL OR USPS SHOULD BE RECEIVED BY THE DEPARTMENT OF PLANNING BY NOON, ONE BUSINESS DAY BEFORE THE MEETING TO ENSURE DISTRIBUTION TO THE BOARD. TESTIMONY CAN BE FAXED TO THE DEPARTMENT OF PLANNING AT (808) 270-7634 OR EMAILED TO planning@mauicounty.gov. FIFTEEN (15) COPIES OF WRITTEN TESTIMONY ARE NEEDED IF TESTIMONY IS PRESENTED IMMEDIATELY PRIOR TO OR AT THE MEETING.

TESTIFIERS: Please be advised that applications for Community Plan Amendment, State District Boundary Reclassification, Change in Zoning, and Conditional Permit require the approval of the Maui County Council. In order to be notified of future agendas of the Maui County Council please notify the Office of Council Services at (808) 270-7838 or by mail to the Maui County Council, 200 S. High Street, Wailuku, Maui, Hawaii 96793.

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

PLEASE NOTE: If any member of the Commission is unable to attend the scheduled meeting, please contact the Department of Planning at least one day prior to the meeting date. Thank you for your Cooperation.

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

Open PD - Projects by TMK Report

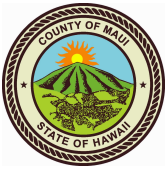
07/30/2021

Entry Date: 07/30/2019 - 07/30/2021

Permit Type: %

TMK: 249%

<u>TMK</u>	<u>Project</u>	<u>Permit Name</u>	<u>Permit #</u>	<u>Applicant Name</u>	<u>Entry Date</u>	<u>Completion Date</u>	<u>Status</u>	<u>Project Lead</u>
2490010210000	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	CIZ - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	CPA - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	EA - 20210002	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	PH1 - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
2490010240000	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	CIZ - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	CPA - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	EA - 20210002	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	PH1 - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
2490010250000	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	CIZ - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	CPA - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	EA - 20210002	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	PH1 - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
2490010270000	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	CIZ - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	CPA - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
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	KOELE PROJECT	KOELE PROJECT DISTRICT AMENDMENT/LANAI	PH1 - 20210001	LANAI RESORTS LLC	06/08/2021		OPEN	WOLLENHAUPT
2490020010000	T-MOBILE HIO5004A	T-MOBILE HI05004A\HI05005A/LANAI	CUP - 20210001	T-MOBILE	03/06/2021		OPEN	WILLENBRINK
2490060210000	COMMERCIAL BUILDING	COMMERCIAL BUILDING RENOVATION\LANAI	CTB - 20190008	LANAI RESORTS, LLC DBA PULAMA LANAI	11/05/2019		OPEN	BURKETT
2490060310000	419 7TH STREET	419 7TH STREET RENOVATION/LANAI	CTB - 20200001	LANAI RESORTS, LLC DBA	05/18/2020		OPEN	BURKETT



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2490060310000				PULAMA LANAI				
2490140020000	LANAI YOUTH CENTER	LPAP/LANAI YOUTH CENTER/LANAI	LPAP - 20200026	ERIN JOHNSON & PETER NIESS	07/30/2020		OPEN	WAIKIKI
2490140090000	1001 FRASER AVENUE	PROPOSED PARKING LOT AT FRASER AVE/LANAI	CTB - 20210003	LANAI RESORTS LLC A HAWAII LLC DOING BUSINESS AS	02/06/2021		OPEN	BURKETT

Grand Total: 9

PERMIT NAMES:

- CIZ - CHANGE IN ZONING
- CPA - COMMUNITY PLAN AMENDMENT
- CTB - COUNTRY TOWN BUSINESS APPROVAL
- CUP - COUNTY SPECIAL USE PERMIT
- EA - ENVIRONMENTAL ASSESSMENT
- LPAP - LANDSCAPE PLANTING APPROVAL - OFF-STREET PARKING
- PH1 - PROJECT DISTRICT PHASE 1