

**LANA'I PLANNING COMMISSION
SUMMARY MINUTES
AUGUST 18, 2021**

[\(HYPERLINK TO AUDIO RECORDING OF THE MEETING\)](#)

A. CALL TO ORDER

The regular meeting of the Lanai Planning Commission (Commission) was called to order by Ms. Shelly Preza, Chair, at approximately 5:01 p.m., Wednesday, August 18, 2021, online via BlueJeans Meeting No. 793 302 600.

A quorum of the Commission was present (see Record of Attendance).

Without any objections, the Commission amended the agenda and took up Agenda Items D.1. through D.4., the Director's Report, prior to Agenda Item C, Orientation Workshop 1.

B. INTRODUCTION OF NEW MEMBER – ZANE DE LA CRUZ

(Agenda Item B begins at 00:02:32 of the Audio Recording.)

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)

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.

(Agenda Item D.1. begins at 00:03:25 of the Audio Recording.)

(Public Testimony for Agenda Item D.1. begins at 00:17:25 of the Audio Recording.)

No public testimony.

(Motion for Agenda Item D.1. was made at 00:25:59 of the Audio Recording.)

It was moved by Ms. Sally Kaye, seconded by Ms. Sherry Menze, then unanimously

(Vote for Agenda Item D.1. was taken at 00:26:20 of the Audio Recording.)

VOTED: To waive review.
(Assenting: Z. de la Cruz, S. Kaye, S. Menze, S. Preza, N. Ropa, C. Trevino)
(Excused: J. Delacruz, E. Grove, S. Samonte)

2. Open Lanai Applications Report as distributed by the Planning Department with the August 18, 2021 agenda.

(Agenda Item D.2. begins at 00:27:48 of the Audio Recording.)

Commission did not have any questions on the open Lanai permit applications report.

(Public Testimony for Agenda Item D.2. begins at 00:28:03 of the Audio Recording.)

No public testimony.

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).

(Agenda Item D.3. begins at 00:28:15 of the Audio Recording.)

Mr. Hart informed the Commission that County Council's review on PLSU-68 is scheduled on Monday, August 30, 2021, at 1:30 p.m. An update will be provided at the next scheduled Lanai Planning Commission meeting.

4. Agenda Items for the September 15, 2021.

(Agenda Item D.4. begins at 00:30:00 of the Audio Recording.)

Items scheduled for the September 15th Lanai Planning Commission meeting are a bill for ordinance, the water workshop provided by Commission on Water Resources Management and Lanai Water Company/Pulama Lanai, and the request for Commission comments on the Draft Environmental Assessment on the Koele Project District Amendments project.

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

(Agenda Items C.1. through C.6. begins at 00:32:00 of the Audio Recording.)

Ms. Richelle Thomson, First Deputy Corporation Counsel, provided a power point presentation.

(Public Testimony for Agenda Items C.1. through C.6. begins at 01:14:52 of the Audio Recording.)

No public testimony.

E. NEXT REGULAR MEETING DATE: September 15, 2021

F. ADJOURNMENT

There being no further discussion brought forward to the Commission, the meeting was adjourned at 6:19 p.m.

Respectfully submitted by,

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

RECORD OF ATTENDANCE

PRESENT:

Zane de la Cruz
Sally Kaye, Vice-Chair
Sherry Menze
Shelly Preza, Chair
Natalie Ropa
Chelsea Trevino

EXCUSED:

John de la Cruz
Elisabeth Grove
Shirley Samonte

OTHERS:

Jordan Hart, Planning Deputy Director
Kurt Wollenhaupt, Staff Planner
Richelle Thomson, First Deputy, Corporation Counsel