

Seabury Hall Entitlements

TMKs: (2) 2-4-008: 041 and portion of 001

Summary:

- Existing uses: Creative Arts Center and Parking lots (grass and paved)
- Area: 14.95 acres
- Proposed Land Use Entitlement Changes:
 - State District: Agricultural to Urban
 - Community Plan: Agricultural to Public/Quasi-Public
 - Zoning: Agricultural to Public/Quasi-Public P-1

Seabury Hall Entitlements

Background Information:

- Erdman Athletic Center (gym) & Carter Hall (middle school) constructed in mid 1990's; entitlements for 22.549 acre campus approved in December 1995
- Major Campus Renovation in early 2000s; off-site parking approved via Special Use and Conditional Use Permits on parcel 41 (CP approved on 9/10/03)
- A`ali`ikuhonua Creative Arts Center and grass parking lot; approved via Special Use and Conditional Use Permits on parcel 1 (CP approved on 1/24/11)
- Per CP condition no. 6, Seabury to apply for land use entitlements prior to permit expiration (5/31/20)

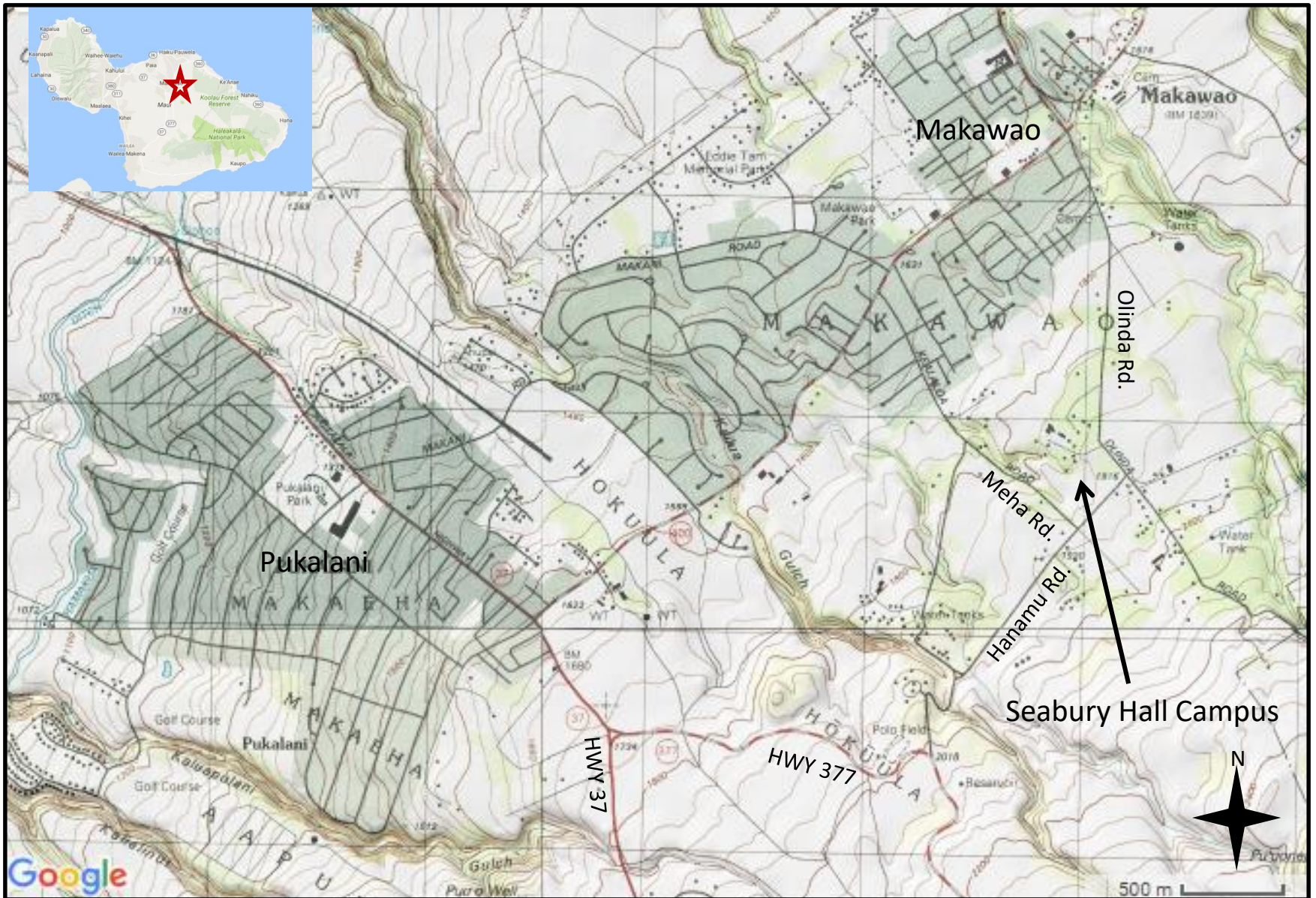


Figure 1 – Location Map
Seabury Hall Entitlements

Source: USGS

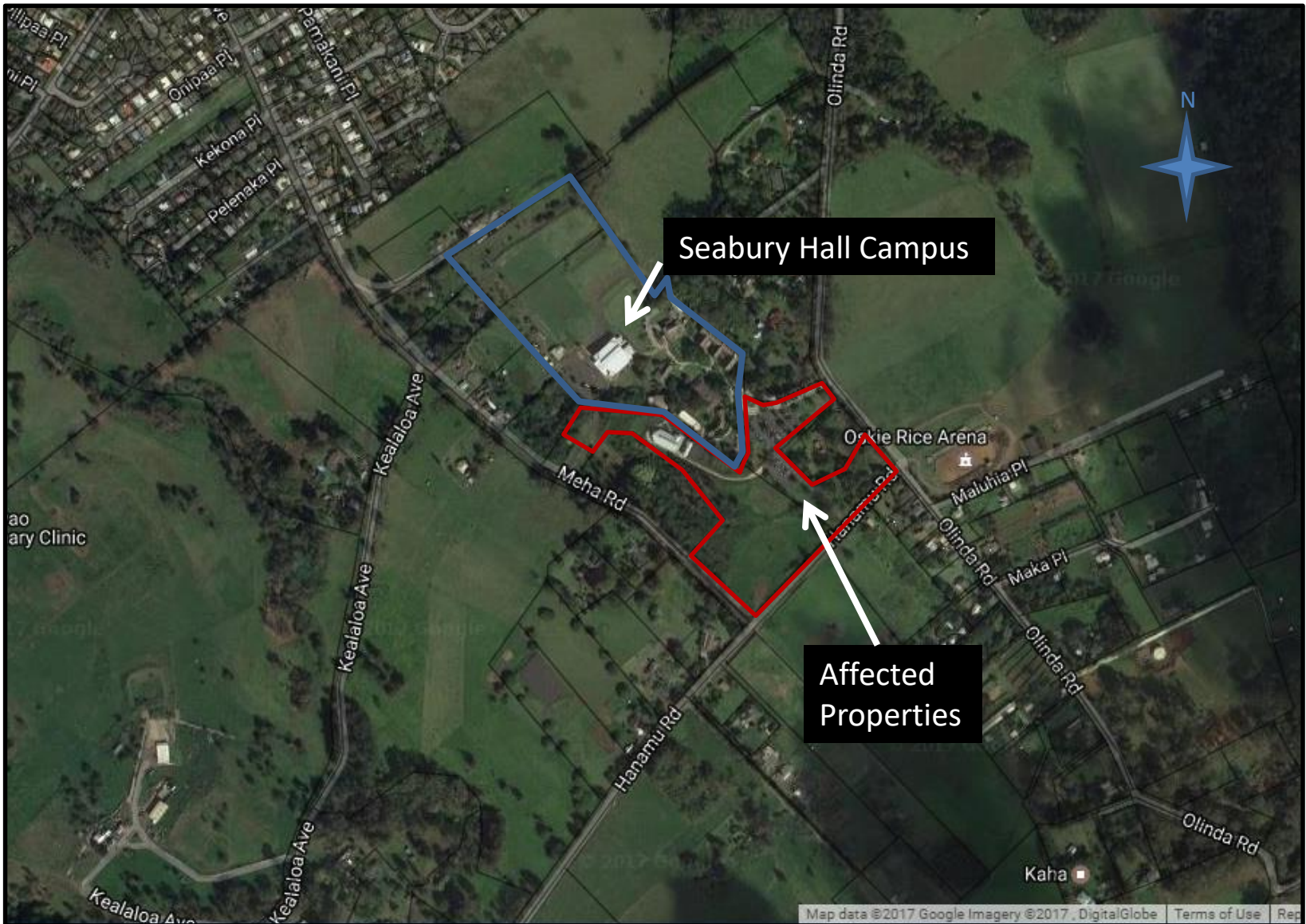
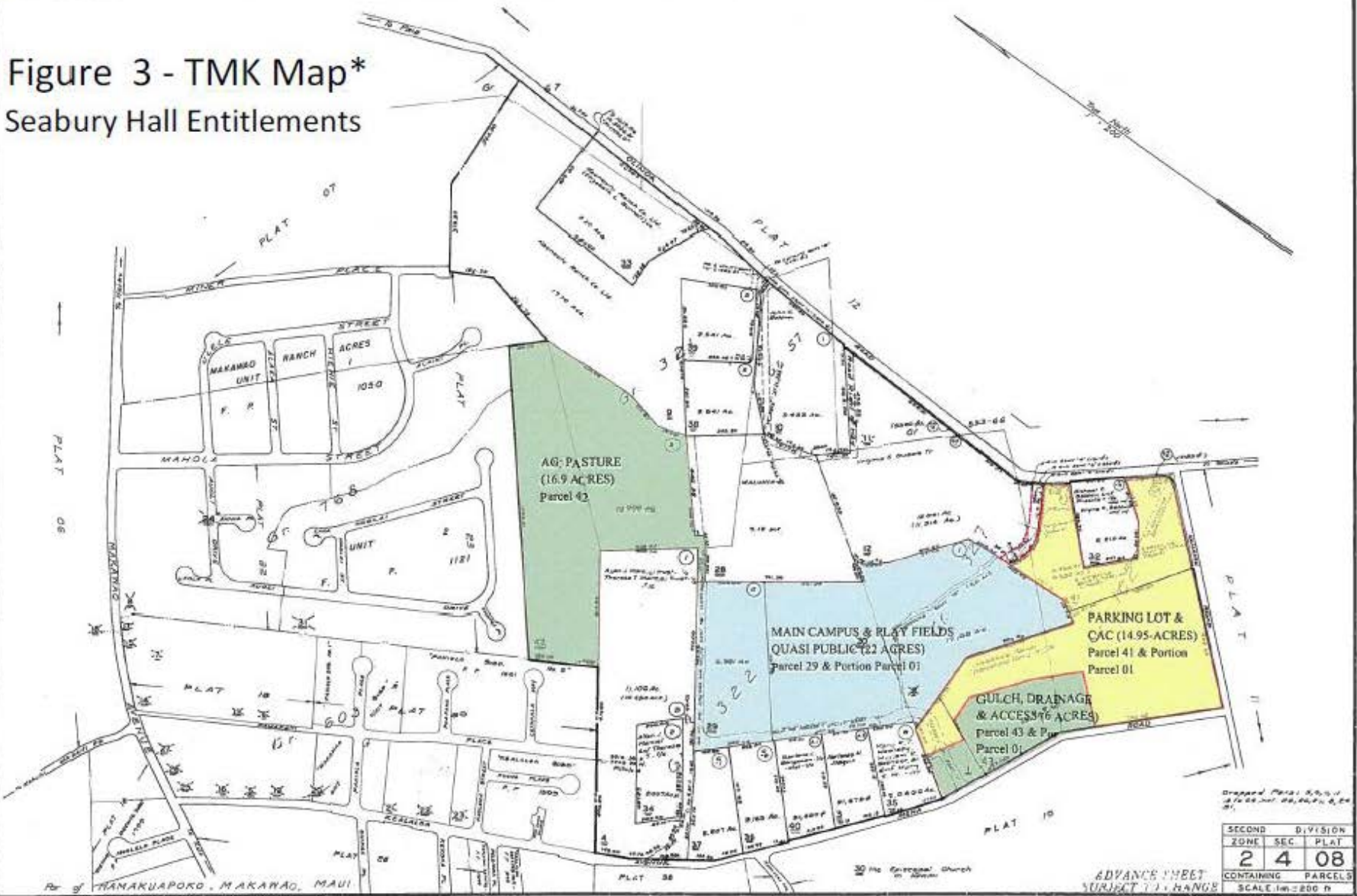


Figure 2 – Aerial Photograph
Seabury Hall Entitlements

Source: Maui County Real Property
Tax Office

Figure 3 - TMK Map* Seabury Hall Entitlements



Dropped Parcel 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.

SECOND	DIVISION
ZONE	SEC PLAT
2	4 08
CONTAINING PARCELS	
SCALE 1/4" = 200'	

ADVANCE SHEET
SUBJECT 2.309 RANGE

* NOTE: The TMK map pre-dates Subdivision File No. 2.309. The map has been modified to approximate the new lot lines and TMK numbers.

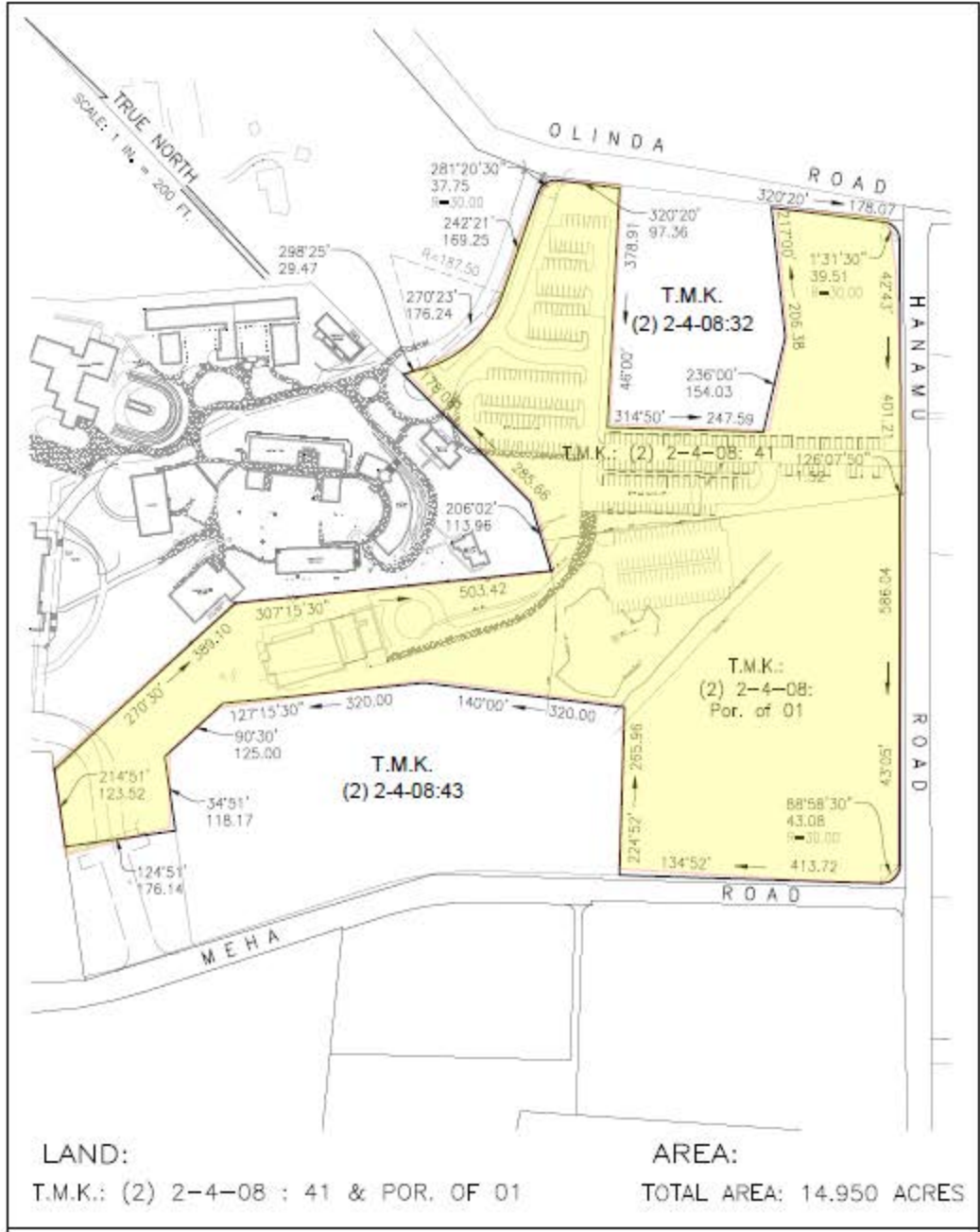
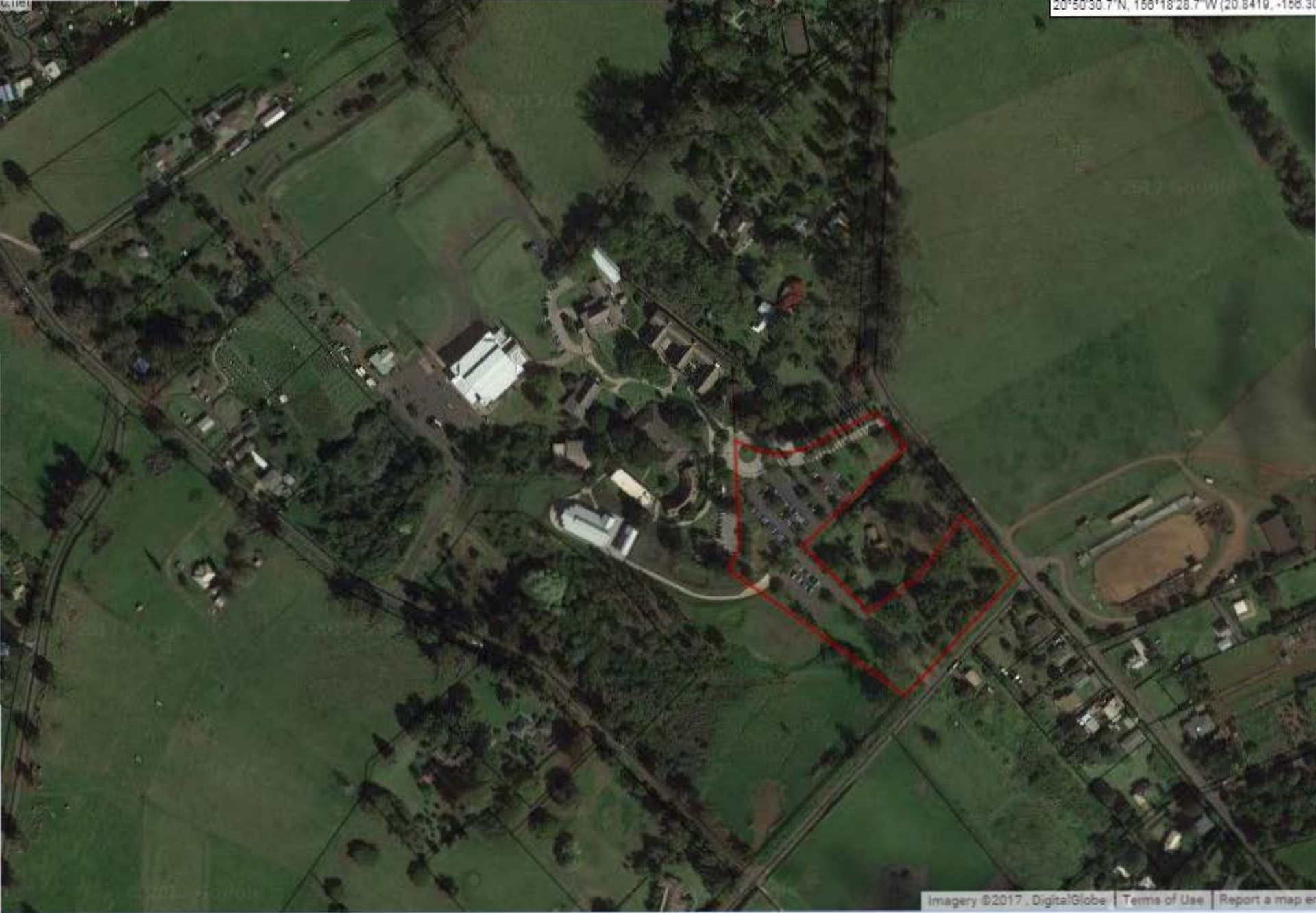


Figure 4 - Affected Areas
Seabury Hall Entitlements







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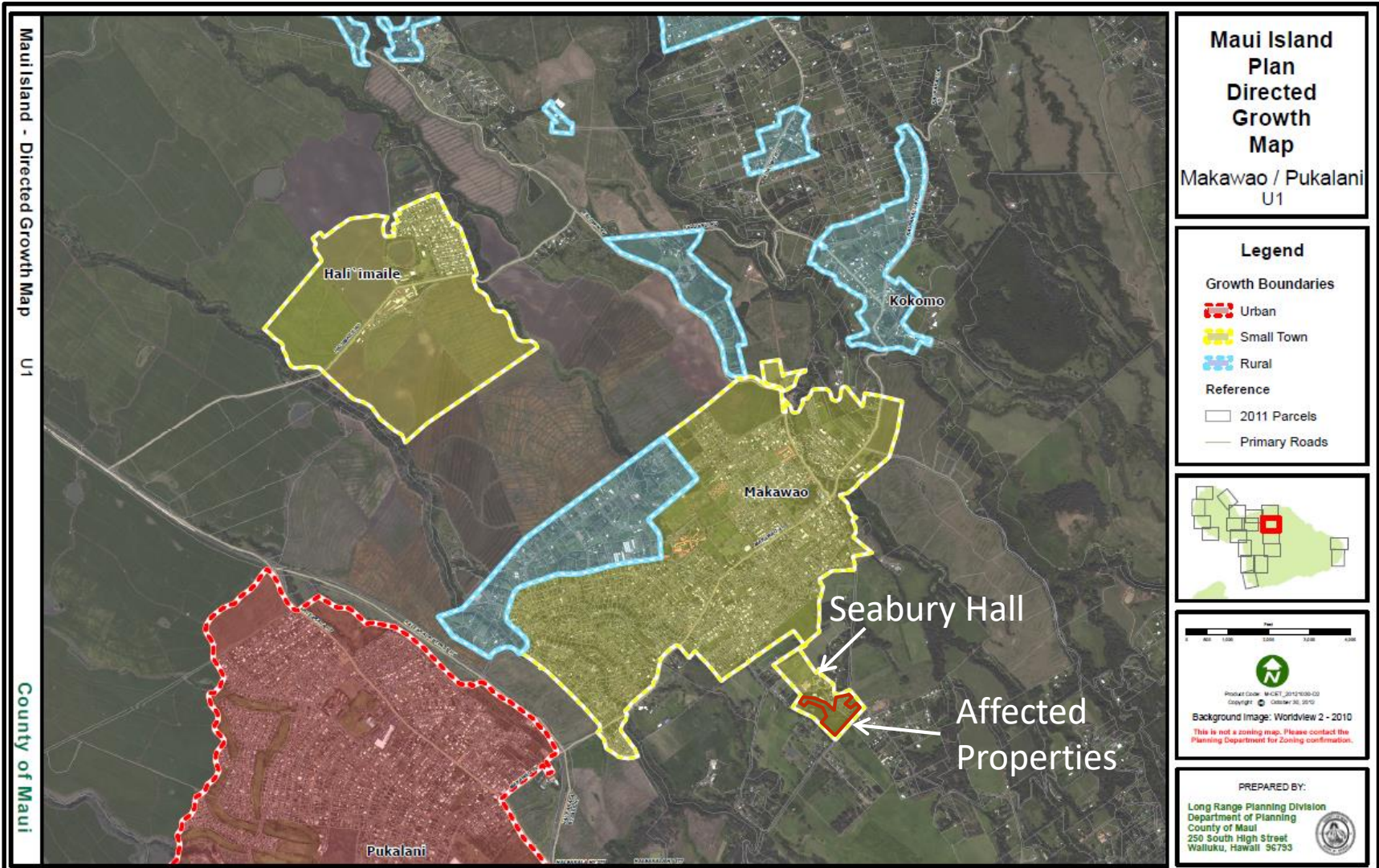
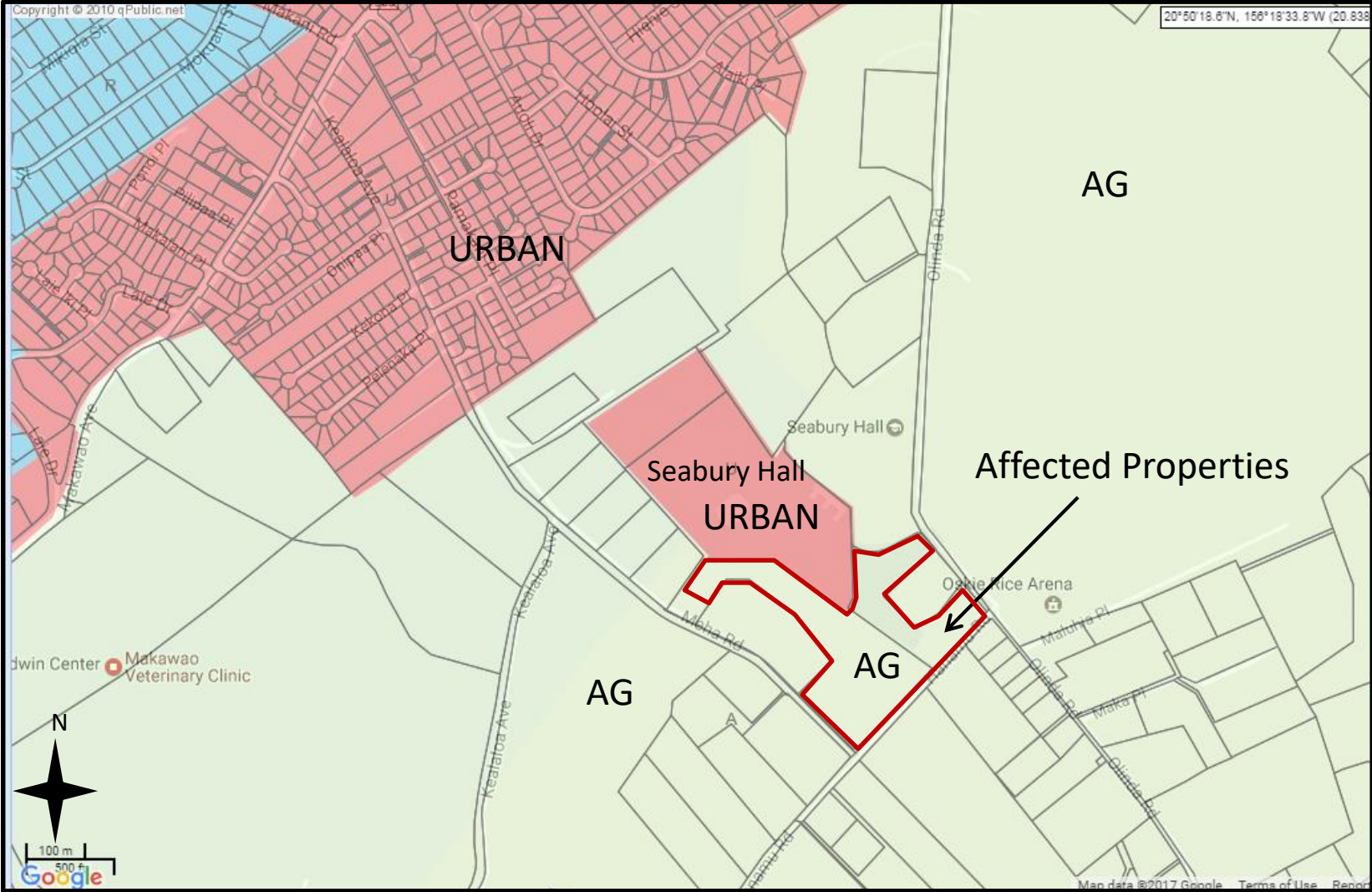


Figure 7 – Maui Island Plan
Seabury Hall Entitlements



Source: Maui County Real Property Tax Office

Figure 5 – State Land Use District Map
Seabury Hall Entitlements

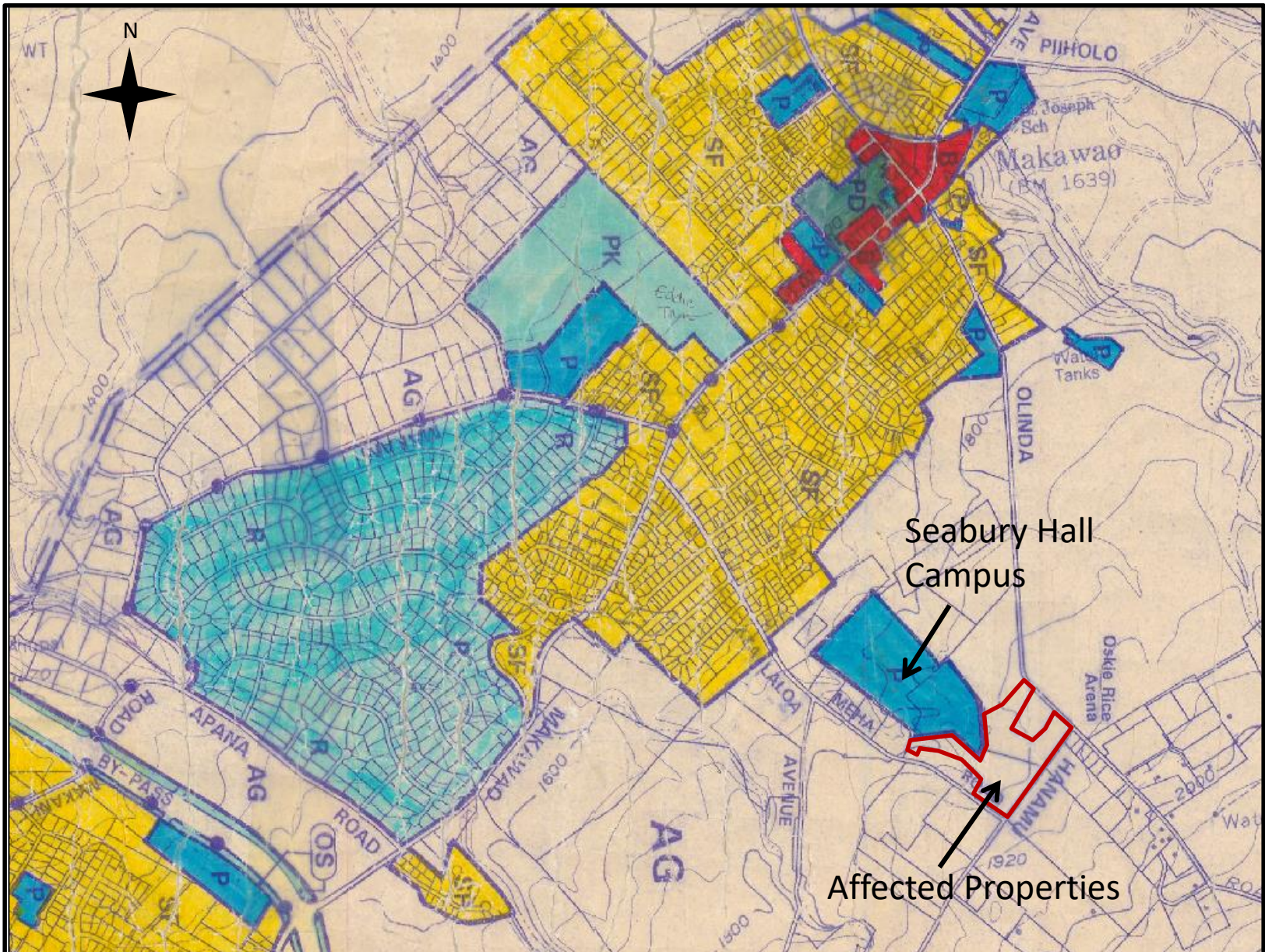


Figure 6 – Community Plan Land Use Map
Seabury Hall Entitlements

Source: Makawao-Pukalani-Kula
Community Plan, County of Maui



Photo 1: Creative Arts Center - view toward front entrance of main structure
Image: Matthew Millman Photography



Photo 2: Creative Arts Center - makai view toward classroom and rear of main structure
Image: Matthew Millman Photography







Olinda Road Entrance- view toward entry and exit driveways



Olinda Road Entry – view toward grass and paved parking lots on parcel 41



Hanamu Road Entrance - view of driveway towards parking lot (grassed and paved) on parcel 41



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Purpose and Intent:

- Establish consistency with existing uses of the property
- Establish consistency with the land use designations on the abutting 22.549 acre main campus
- Establish consistency with the Maui Island Plan's Small Town Growth Boundary
- Comply with Condition No. 6 of the Conditional Permit

Mahalo