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**COUNTY COUNCIL**  
COUNTY OF MAUI  
200 S. HIGH STREET  
WAILUKU, MAUI, HAWAII 96793  
[www.MauiCounty.us](http://www.MauiCounty.us)

September 26, 2025

Mr. Richard E. Mitchell, Director  
Department of Housing  
County of Maui  
Wailuku, Hawaii 96793

Dear Mr. Mitchell:

**SUBJECT: BILL 40 (2025), AMENDING CHAPTERS 2.96, 2.97,  
AND 3.44, MAUI COUNTY CODE, ON RESIDENTIAL  
WORKFORCE HOUSING UNITS (HLU-6)**

At its meeting of September 24, 2025, the Council's Housing and Land Use Committee recommended passage of Bill 40, CD1 (2025), entitled "A BILL FOR AN ORDINANCE AMENDING CHAPTERS 2.96, 2.97, AND 3.44, MAUI COUNTY CODE, ON RESIDENTIAL WORKFORCE HOUSING UNITS," on first reading.

May I please request your response to the following:

1. Please provide a list of County-owned properties, including those granted by a State Executive Order, with residential workforce housing.
  - a. For each property, include the number of housing units.
  - b. If the property was damaged or destroyed by the August 2023 Maui Wildfires, list the number of units that were on the property prior to the wildfires and the Department's estimated timeline for rebuilding.
2. Please provide a list of County-owned properties, including those granted by a State Executive Order, that the Department plans to use for residential workforce housing. For each property, please explain the suitability of the property for residential workforce

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housing, the number of units that could be constructed on the property, and when the Department estimates units could be constructed.

3. Please provide a list of developments with associated unused residential workforce housing credits. For each development, please also list the entity that received the credits and the remaining number of unused credits.

May I further request you transmit your response to [hlu.committee@mauicounty.us](mailto:hlu.committee@mauicounty.us) by **October 10, 2025**. To ensure efficient processing, please include the Committee item number in the subject line.

Additionally, may I request you provide a second list of developments with associated unused residential workforce housing credits that confirms the current owner of the credits by **October 27, 2025**.

Should you have any questions, please contact me or the Committee staff (James Krueger at ext. 7761, or Jennifer Yamashita at ext. 7143).

Sincerely,

A handwritten signature in black ink, appearing to read 'Tasha Kama', with a long horizontal flourish extending to the right.

TASHA KAMA, Chair  
Housing and Land Use Committee

hlu:ltr:006aho02:jgk

cc: Mayor Richard T. Bissen, Jr.

## HLU Committee

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**From:** HLU Committee  
**Sent:** Friday, September 26, 2025 4:23 PM  
**To:** Richard.E.Mitchell@co.maui.hi.us  
**Cc:** HLU Committee; Saumalu Mataafa; Amanda.M.Martin@co.maui.hi.us; Jill M. Peterson; Michelle Santos; 'Zeke Kalua'  
**Subject:** PLEASE READ attached letter re: HLU-6 ; Bill 40 (2025) relating to Residential Workforce Housing Units  
**Attachments:** 006aho02-s-TK.pdf

**Director Mitchell:** Please see the attached letter from the Housing and Land Use Committee Chair, dated September 26, 2025, regarding the above-referenced matter.

**Mayor's Office:** Please forward the attached letter to Mayor Bissen for his information.

Thank you,  
HLU Committee Staff