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COUNTY COUNCIL
COUNTY OF MAUI
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November 20, 2017

Mr. Todd Svetin, General Manager
Molokai Properties, Ltd.
P.O. Box 259
Maunaloa, Hawaii 96770

Dear Mr. Svetin:

SUBJECT: MOLOKAI COMMUNITY PLAN UPDATE (PC-02)

At its meeting on November 16, 2017, the Planning Committee reviewed Chapter 11, West End Policy Statement, of the proposed Molokai Community Plan. The Committee requests your review of Section 11.5, Infrastructure, Public Facilities and Services, as it pertains to the Molokai Ranch. A copy of Section 11.5 has been enclosed for your reference. Please provide any comments you may have to the Committee, including comments on water, roads, Issue number 3 on page 22, and Action item 11.5.06 on page 24.

A written response by **November 29, 2017** is requested to assist the Committee in its deliberations on this item. To ensure efficient processing, please include the relevant Committee item number in the subject line of your response.

Should you have any questions, please contact me or the Committee staff (Traci Fujita at (808) 270-7687, or Rayna Yap at (808) 270-8007).

Sincerely,

A handwritten signature in black ink, appearing to read "Kelly T. King".

KELLY T. KING, Chair
Planning Committee

pc:ltr:002a02:tntf

Enclosure

cc: Mayor Alan M. Arakawa

11.5 INFRASTRUCTURE, PUBLIC FACILITIES AND SERVICES

A. EXISTING CONDITIONS

Overview

The West End of Molokaʻi lacks numerous public facilities and services, and the basic infrastructure that does exist is in disrepair and/or is inadequate. Public facilities include 7 public rights-of-way to the western shoreline, Maunaloa Community Center, Maunaloa Park (baseball/softball fields), Pāpōhaku Beach Park (County park that provides picnic areas, camping spaces, restrooms, and beach access), and Dixie Maru Beach (Kapukehehu Beach controlled by Molokai Ranch). Molokaʻi Ranch controls access to much of the shoreline, including all coastal areas south of Dixie Maru, which means access is limited to those who can walk in, or those who ask for Ranch permission to enter. The addition of a few key amenities would add to the quality of life to the West End, while still preserving its rural character.

Emergency Services

The closest fire station to Maunaloa is in Hoʻolehua, which is 12 miles away. The main police station is in Kaunakakai, which is 16.5 miles away. This means it takes too long to respond to fires and other emergencies on the West End. Molokai Fire Department's record of response times to incidents on the West End exceeds national standards. Furthermore, the 2016 call volume for all incidents west of Mahana is an amount that is comparable to the Pukoʻo fire substation on the East End.⁹ Property and environmental damage, as well as personal welfare would be better protected if there were a fire and police substation in Maunaloa. Lastly, the only shelter on the West End is Maunaloa Elementary School, which is a tsunami shelter, but not a hurricane shelter. The closest hurricane shelter is the Molokaʻi High School in Hoʻolehua.

Water

The water supply for the West End is controlled by Molokaʻi Ranch, and has a long history of questionable compliance with safe water requirements and state permit requirements.¹⁰ The water supply starts with clean water from Well 17 (the Ranch has not had a state permit to pump this well since 2007), and is then pumped into the Kualapuʻu Reservoir, which is an open reservoir filled with tilapia and snails, and surrounded by fields sprayed by pesticides and herbicides. The Well 17 ground water then mixes in with the Molokaʻi Irrigation System (MIS) surface water, which is not potable. Water is then pumped out of the MIS to be treated in the Ranch's water treatment facility before reaching residents' faucets. At the time of writing (October 2017), the Ranch has stated that they are working to develop a new transmission system, which would help to address the safety of the water. In exchange for expedited development permission in the 1970's, the Ranch agreed to provide all of the water required for its projects. These

⁹ Molokai Fire Department (2017).

¹⁰ There have been numerous incidents of contamination, as well as a lawsuit that the County filed against Molokai Ranch in 2008 when the Ranch threatened to shut off their water system, Civil No. 08-1-0493(1).

contracts with the County of Maui are still in effect and apply to the current owner and to all successors. The Ranch continues to provide water to its properties, but at exorbitant rates that were approved after the Ranch shut down most operations in 2008 and threatened to shut down its water system too. Water rates are now among the highest in the nation. Moloka'i Ranch is responsible for providing residents with safe, clean and affordable drinking water, but it has failed to do so as promised.

Roads

West Molokai private roads, owned by Molokai Properties Limited (MPL), are used to access public parks and private residences. They are needed for emergency responders, tsunami evacuation routes, and MEO transportation. Almost all of these private roads are in desperate need of repair.

Public Services

There is a need for medical, dental, vision, and substance abuse services on the West End. Most of these services are located in Kaunakakai, and therefore, not easily accessible for all. Drug abuse is one of the top concerns of the Maunaloa community, and many residents believe having counseling and related services available would help to address the issue.

In addition, the only public library on Molokai is located in Kaunakakai, and the community has expressed their desire to create a cultural center to house cultural artifacts from the West End, both for protection/preservation, as well as for educational purposes.

B. ISSUES

- Issue 1: Emergency service (fire, ambulance, and police) long response time is a great concern.
- Issue 2: There is a lack of sufficient emergency warning sirens, access, supplies (gas), and shelters.
- Issue 3: Unsafe drinking water and expensive water rates (no agricultural water available).
- Issue 4: Roads have been neglected and are in disrepair.
- Issue 5: No access to medical, dental, vision, or drug rehabilitation services.
- Issue 6: High rate of substance abuse and no nearby treatment center.
- Issue 7: The only public library on-island is far from West End residents.
- Issue 8: There is no provision for storage and display of the many archaeological and cultural resources from the West End.

C. GOAL, POLICIES, ACTIONS

Goal The West End will have the appropriate range of public facilities, recreational opportunities, and programs that meet the needs of the area’s residents and visitors, while preserving its rural character.

Policies

1. Ensure West End residents have access to clean, affordable water through protection, improvement, regular testing, replacement, and enhancement of the existing water supply, and development of new water sources.
2. Ensure West End residents have roads that are in good condition.
3. Support development of Medical/dental/vision/drug rehab center in Maunaloa.
4. Support the development of a public library and cultural center for the West End.

Actions

Table 11.5 West End Policy Statement - Infrastructure, Public Facilities and Services			
	Action	Lead County Agency	Partners
11.5.01	Establish an Emergency Response Station with fire, ambulance, police, and shelter services at the County land on the corner of Maunaloa Highway and Kaluakoi Road.	MFD, MPD, PD	State, FEMA
11.5.02	Improve disaster warning systems, including more warning sirens in Kaluako‘i/Pāpōhaku area.	EMA	

11.5.03	Create access road from Dixie to Maunaloa for emergency evacuation use.	EMA	Moloka'i Ranch
11.5.04	Explore the feasibility of the County taking over the water system for the West End.	DWS	Moloka'i Ranch
11.5.05	Explore the feasibility of the County taking over the maintenance of the roads on the West End	DPW Highway Division	Moloka'i Ranch
11.5.06	Support the testing for contaminants at residential faucets of at least 7 homes quarterly. ☒	DWS	Moloka'i Ranch
11.5.07	Establish a substance abuse treatment center on the West End.	DHHC	Private funders
11.5.08	Explore the feasibility of a library and cultural center on the West End at an appropriate location.	PD	State