



# PUBLIC MEETING NOTICE

COUNCIL OF THE COUNTY OF MAUI

[www.MauiCounty.us/HLU](http://www.MauiCounty.us/HLU)

Committee Chair  
Tasha Kama

Committee Vice-Chair  
Nohelani U'u-Hodgins

Voting Members:  
Tom Cook  
Gabe Johnson  
Alice L. Lee  
Tamara Paltin  
Keani N.W.  
Rawlins-Fernandez  
Shane M. Sinenci  
Yuki Lei K. Sugimura

## HOUSING AND LAND USE COMMITTEE (2025-2027)

**Wednesday, February 19, 2025**

**9:00 a.m.**

MEETING SITE:

Online via Teams: <http://tinyurl.com/HLU-Committee>

Remote oral testimony is also available online via the same  
Teams link.

In-person testimony and viewing: Council Chamber, Kalana O  
Maui Building, 8th Flr., 200 South High St., Wailuku, Hawai'i

## **A G E N D A**

### DEPARTMENT OF HOUSING UPDATES

**Description:** Under Rule 7(B) of the Rules of the Council, the Committee intends to receive an update from the Director of Housing on the Department's organization and operations.

**Status:** The Committee may receive an update from the Director of Housing on the Department's organization and operations. The Committee may discuss other related matters. No legislative action will be taken.

### BILL 22 (2024), BILL 12 (2023), AND BILL 74 (2023) RELATING TO RESIDENTIAL WORKFORCE HOUSING DEED RESTRICTIONS

**Description:** The Committee is in receipt of the following:

1. Bill 22 (2024), entitled "A BILL FOR AN ORDINANCE AMENDING CHAPTERS 2.96 AND 3.44, MAUI COUNTY CODE, ON RESIDENTIAL WORKFORCE HOUSING UNITS." Bill 22's purposes are to: 1) increase the time periods that residential workforce housing ownership units are subject to deed restrictions as follows: a) 12 years for the below-moderate income group, b) 10 years for the moderate income group, and c) eight years for the above-moderate income group; and 2) expedite the County's purchase of residential workforce housing units when offered to the County by excepting all residential workforce housing units, including units with a purchase price

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- exceeding \$250,000, from the requirement that the Council authorize the purchase by resolution.
2. Bill 12 (2023), entitled “A BILL FOR AN ORDINANCE AMENDING SUBSECTION 2.96.060(B), MAUI COUNTY CODE, RELATING TO RESIDENTIAL WORKFORCE HOUSING DEED RESTRICTION TIME-PERIODS.” Bill 12’s purpose is to increase the time-periods that residential workforce housing ownership units are subject to deed restrictions as follows: a) 20 years for the below-moderate income group, b) 16 years for the moderate income group, and c) 10 years for the above-moderate income group.
  3. Bill 74 (2023), entitled “A BILL FOR AN ORDINANCE RELATING TO DEED-RESTRICTED PERIODS FOR RESIDENTIAL WORKFORCE HOUSING UNITS.” Bill 74’s purposes are to: 1) restart the deed-restricted period when a residential workforce housing ownership unit is sold during the deed-restricted period; and 2) delete the provision allowing an owner of a residential workforce housing unit to appeal for a waiver of the owner-occupancy deed restriction under special circumstances.

**Status:** The Committee may receive comments from the Director of Housing on deed restrictions and Bill 22 (2024), Bill 12 (2023), and Bill 74 (2023). The Committee may also discuss questions for resource people on these bills and related matters to be considered at a future meeting. No legislative action will be taken.

[Bill 22 \(2024\)](#)

[Bill 12 \(2023\)](#)

[Bill 74 \(2023\)](#)

**CONTACT INFORMATION**

Office of Council Services, 200 South High Street, Wailuku, Hawai'i 96793  
Tel: (808) 270-7838

**COMMITTEE STAFF**

James Krueger, Ellen McKinley, Jennifer Yamashita, and Carla Nakata

**BOARD PACKETS**

Board Packets, as defined in Section 92-7.5, HRS, will be electronically posted as soon as practicable.

**CONNECTIVITY**

This meeting is being conducted in accordance with Section 92-3.7, HRS. Nothing said in the meeting or included in the agenda is intended to create obligations in excess of those required under Section 92-3.7, HRS.

If Teams connectivity affecting quorum is lost, the Committee will be in recess. It will not be considered a loss of quorum unless connectivity cannot be restored within 30 minutes. If the Teams connection is prematurely terminated, for whatever reason, please log back into the same link.

If connectivity affecting quorum cannot be restored within 30 minutes, the meeting will automatically reconvene the following Tuesday at 9 a.m., using the same virtual connections, unless the Committee announces a different date and time.

**OFFICIAL LOCATIONS AND TESTIMONY**

Video testimony via Teams link: <http://tinyurl.com/HLU-Committee>

Remote oral testimony is also available online via the same Teams link.

In-person testimony and viewing: Council Chamber, Kalana O Maui Building, 8th Flr., 200 South High St., Wailuku, Hawai'i

Oral testimony is limited to 3 minutes per item. An individual's request to testify shall be deemed withdrawn if the individual does not answer when called to testify. Testimony must pertain to items on the meeting agenda. Testifiers must direct their remarks to the presiding officer and not to any individual Councilmember or individual in the audience.

If audiovisual connection is lost at the official location for in-person testimony and viewing, the committee will be in recess for up to 30 minutes to restore connectivity. If connectivity cannot be restored within 30 minutes, the meeting will automatically reconvene the following Tuesday at 9 a.m., at the same official location for in-person testimony and viewing, unless the Committee announces a different date, time, and location.

If a meeting participant wishes to testify anonymously, they should log in to the meeting with an appropriate anonymous name and virtually raise their hand. If a testifier connects to the meeting by phone, the Chair will call the last four digits of the testifier's phone number.

The Chair may mute or remove testifiers from the meeting who violate the Council's Standards of Decorum.

Written testimony will be accepted via eComment. Search for the meeting date on [mauicounty.us/agendas](http://mauicounty.us/agendas), click on the eComment link, then select the agenda item to submit comments on. Alternatively, written testimony will be accepted via email to [HLU.committee@mauicounty.us](mailto:HLU.committee@mauicounty.us) or postal service to HLU Committee, Maui County Council, 200 S. High St., Wailuku HI 96793.

For more information on testifying, please visit [www.mauicounty.us/testify](http://www.mauicounty.us/testify) or contact the Office of Council Services.

**COURTESY PHONE TESTIMONY**

Dial 1-808-977-4067 and enter meeting code 461 899 61#

If courtesy phone testimony becomes unavailable, the meeting will continue without that option.

**COURTESY TESTIMONY SITES - COUNCIL RESIDENCY AREA OFFICES**

East Maui: 5091 Uakea Road, Hāna, (808) 248-7513

Lānaʻi: 814 Fraser Avenue, Lānaʻi City, (808) 565-7094

Makawao-Haʻikū-Pāʻia: Heritage Hall, 401 Baldwin Avenue, Suite 102, Pāʻia, (808) 793-0099

Molokai: Molokaʻi District Complex, 100 Ainoa Street, Kaunakakai, (808) 553-3888

South Maui: MEDB Building, 1305 North Holopono St., Suite 9, Kihei, (808) 793-0012

Councilmembers may or may not participate from Courtesy Testimony Sites. If any Courtesy Testimony Site loses its audio connection to the meeting, the meeting will continue without that location, irrespective of whether a Councilmember is participating from there.

Subject to change and staffing availability without notice. Visit [mauicounty.us](http://mauicounty.us) for more information.

**COURTESY LIVE CABLECAST AND WEBCAST VIEWING**

Akaku: Maui Community Media, Channel 53.

[mauicounty.us/agendas](http://mauicounty.us/agendas) to access meeting videos

Subject to change without notice. Visit [mauicounty.us](http://mauicounty.us) for more information.

If Akaku prematurely ceases broadcasting the meeting, the meeting will continue via interactive conference technology and a recording will be sent to Akaku to be included with archived meeting videos.

**DISABILITY ACCESS**

Anyone requesting an auxiliary aid or service or an accommodation due to a disability should contact the Office of Council Services at least three working days prior to the meeting date at (808) 270-7838 or [county.council@mauicounty.us](mailto:county.council@mauicounty.us).

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Agenda items are subject to cancellation.