

HLU Committee

From: County Clerk
Sent: Monday, June 2, 2025 8:33 AM
To: HLU Committee
Subject: FW: I would like to see Bill 9 on the agenda and be voted down
Importance: High

From: Patricia Kent <tk0503@att.net>
Sent: Sunday, June 1, 2025 10:03 AM
To: County Clerk <County.Clerk@mauicounty.us>
Subject: I would like to see Bill 9 on the agenda and be voted down
Importance: High

You don't often get email from tk0503@att.net. [Learn why this is important](#)

May 31, 2025

Dear Maui Council Members,

While there are some units that are being used for vacation rentals in both West and South Maui which should never have been vacation rentals, these numbers are very low. There are approximately 62 in West Maui and 270 in South Maui, far below the 2000 units that are being quoted.

In contrast, there many complexes that were built specifically for short term rentals and as such should be removed from this bill. These include, but aren't limited to, Wailea Ekolū, The Palms at Wailea, Maui Kamaole, Hale Kamaole, Kamaole Sands, Maui Parkshore & Haleakala Shores. Not only should all of these complexes (along with others that fall in this category) be removed from the bill, but they should all be rezoned correctly so this doesn't happen again.

In addition, these units are not affordable as a long term living situation for most local families.

A one (1) bedroom unit now sells for approximately \$750K. If a buyer were to put 20% down it would be \$150,000, leaving a \$600,000 mortgage. Factor in a 7.75% interest rate, and your month mortgage payment would be approximately \$4,300. Add to that HOA fees over \$1,000 (and going up every year) along with insurance and monthly costs for a one (1) bedroom with one (1) parking space and little to no storage comes to over \$5,300 monthly. Unfortunately, most local families couldn't afford such costs.

As such, I request that bill 9 be voted down in its entirety, and that all the complexes that were built specifically for short term rentals all be rezoned as such to prevent any such confusion in the future.

Thank you.

Trish Kent

Owner - Kamaole Sands 4-311