

## Great Committee

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**From:** County Clerk  
**Sent:** Monday, October 23, 2023 7:58 AM  
**To:** Great Committee  
**Subject:** FW: \*Front Street Lahaina, 600-900 Block Redevelopment: Makai 800-900 Block: New Questions Arise!!  
**Attachments:** NYU course graduate and law.jpg; Goodfellow -Kean-Haynes pdf.pdf; 612 Front Street Barrier photo Opposite King Kamehameha Elementary School.pdf

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**From:** steven B <steviebluehi@gmail.com>  
**Sent:** Sunday, October 22, 2023 2:07 PM  
**To:** County Clerk <County.Clerk@mauicounty.us>  
**Cc:** Tamara A. Paltin <Tamara.Paltin@mauicounty.us>; Alice L. Lee <Alice.Lee@mauicounty.us>; Yukilei Sugimura <Yukilei.Sugimura@mauicounty.us>; Tasha A. Kama <Tasha.Kama@mauicounty.us>; Thomas M. Cook <Thomas.Cook@mauicounty.us>; Gabe Johnson <Gabe.Johnson@mauicounty.us>; Keani N. Rawlins <Keani.Rawlins@mauicounty.us>; Shane M. Sinenci <Shane.Sinenci@mauicounty.us>; Nohe.U'u-Hodgins@mauicounty.us  
**Subject:** \*Front Street Lahaina, 600-900 Block Redevelopment: Makai 800-900 Block: New Questions Arise!!

Some people who received this message don't often get email from [steviebluehi@gmail.com](mailto:steviebluehi@gmail.com). [Learn why this is important](#)

### For Maui Council Members meeting October 25, 2023 NEW QUESTIONS ARISE

**(Please note that I have represented the leasing of approximately 23 Front Street retail store tenants since the year 2000 which included Billabong, Maui Hands, Pacific Whale Foundation, net lease 839 Front Street, Maui Divers, & others.)**

Prior to that I founded & directed the entire national retail division for Cushman & Wakefield, Inc. when the company was owned by The Rockefeller's & Mitsubishi.

**\*\*New Questions arise** with regard to the redevelopment of Front Street and a hopefully "new" setback distance from water?

What will a "new Front Street" walkway look like? Will a walkway be without autos? Will it be elevated? Will it be board-walk style of construction or garden style appearance? Will a new Front Street incorporate the visions of our honored elders? Will certain tenant uses such as artisan galleries be limited in size & scope?

(In 2004 the students across the street from 612 Front Street at King Kamehameha Elementary School volunteered to paint the Construction Barrier. The last two letters of my cell number are visible.)

Aloha,

Steven Bronstein/CEO

Blue Hawaii International LLC

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Kihei HI, 96753

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[www.bluehawaii-int.com](http://www.bluehawaii-int.com) (being updated)

[LinkedIn.com/in/stevenmbronstein](https://www.linkedin.com/in/stevenmbronstein)

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*For Steve*

**AJI, LLC  
P.O. Box 220  
Kihei, HI 96753  
808/874-5263  
808/879-2557 (Fax)**

February 10, 2005

To Whom It May Concern:

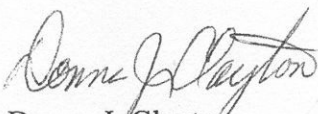
This letter is in reference to Steven Bronstein and the work he completed for us on behalf of the new commercial building constructed this past year at 612 Front Street, Lahaina. The project was developed by Stephen Goodfellow, Jimmy Haynes and Jac Kean.

I was the project coordinator and worked with Steven for approximately nine months on a daily basis. Steven was retained to develop and implement a marketing and leasing program. He also was instrumental in resolving certain construction and legal issues.

Steven has an understanding of retailing, leases, brokerage, and construction far beyond what I have experienced in Hawaii. He is diligent and tireless in his efforts. The building was fully leased six months ahead of schedule, at 40% more in yearly rental income than what the Owners had projected. The quality of the retail tenants procured by Steven are among the finest anywhere. In short, we are delighted that we brought him on board and recommend him highly.

If you would like to discuss this with my further, please do not hesitate to call me at 874-5263.

Sincerely,



Donna J. Clayton  
Project Coordinator