

RICHARD T. BISSEN, JR.
Mayor

MARCY MARTIN
Director

MARIA E. ZIELINSKI
Deputy Director



DEPARTMENT OF FINANCE
COUNTY OF MAUI
200 SOUTH HIGH STREET
WAILUKU, MAUI, HAWAII 96793
www.mauicounty.gov

August 12, 2025

Honorable Richard T. Bissen, Jr.
Mayor, County of Maui
200 South High Street
Wailuku, Hawaii 96793

APPROVED FOR TRANSMITTAL

Richard T. Bissen 8/13/25

Mayor Date

For Transmittal to:

Honorable Tasha Kama, Chair
Housing and Land Use Committee
200 South High Street
Wailuku, Hawaii 96793

Dear Chair Kama:

SUBJECT: BILL 9 (2025), AMENDING CHAPTERS 19.12, 19.32 AND 19.37, MAUI COUNTY CODE, RELATING TO TRANSIENT VACATION RENTALS IN APARTMENT DISTRICTS (HLU-4)

Pursuant to your letter dated July 30, 2025, requesting information on all leasehold properties in the Apartment District that would be phased out by Bill 9 (2025), including the number of units for each, please see response below.

Response: The Real Property Assessment Division has identified 23 projects with 806 leasehold units within the Apartment District that would be phased out by Bill 9. Please see attached spreadsheet with a breakdown and further details.

Should you have any questions, please feel free to contact me or Deputy Director Maria Zielinski at extension 7722.

Sincerely,

A handwritten signature in black ink, appearing to read "Marcy Martin".

MARCY MARTIN
Director of Finance

cc: Kari Stockwell, County Real Property Tax Administrator

Attachments

Apt zoned Bill 9 - LEASEHOLD
Assessment Year 2026
from RPAD
8/7/2026

PROJECT TMK	LEASEHOLD UNIT COUNT	TOTAL # OF PROJECTS WITH LEASEHOLD UNITS
SOUTH MAUI		
HALE MAHIALANI		
390050210000	7	
HONO KAI		
380140020000	4	
KANAI A NALU		
380140040000	80	
LAULO A MAALAEA		
380140160000	10	
MAALAEA KAI		
380140210000	2	
MAUI HILL		
390040810000	140	
MILOWAI-MAALAEA		
380140220000	43	
SOUTH MAUI TOTAL	286	7
WEST MAUI		
HALE MAHINA BEACH		
430060410000	53	
HALE ONO LOA		
430060440000	1	
HONO KOA		
430060140000	28	
KAANAPALI ROYAL		
440080230000	3	
KAHANA OUTRIGGER		
430050200000	8	
430050210000	4	
430050310000	4	
KAHANA REEF		
430050090000	2	
KAHANA VILLAGE		
430050290000	42	
KULEANA		
430080040000	6	
430080050000	28	
MAKANI SANDS		
430060120000	1	
MAUI ELDORADO		
440080210000	205	
MAUI SANDS I		
440010520000	56	
MAUI SANDS II		
440010710000	20	
PAKI MAUI I & II		
440010510000	4	
PAKI MAUI III		
440010500000	3	
PAPAKEA		
440010550000	52	
WEST MAUI TOTAL	520	18
MAUI COUNTY TOTAL	806	23

HLU Committee

From: Michelle L. Santos <Michelle.Santos@co.maui.hi.us>
Sent: Wednesday, August 13, 2025 2:24 PM
To: HLU Committee
Cc: Kari K. Stockwell; Cynthia E. Sasada; Erin A. Wade; Josiah K. Nishita; Kelii P. Nahooikaika; Marcy L. Martin; Maria E. Zielinski; Stacey M. Vinoray
Subject: MT#11175 Bill 9
Attachments: MT#11175-HLU Committee.pdf