

HLU Committee

From: County Clerk
Sent: Thursday, November 20, 2025 7:38 AM
To: HLU Committee
Subject: FW: In opposition of Bill 9

From: mauimadd@aol.com <mauimadd@aol.com>
Sent: Wednesday, November 19, 2025 6:01 PM
To: County Clerk <County.Clerk@mauicounty.us>
Cc: ROSANNE MASTRANGIOLI <mauimadd@aol.com>
Subject: In opposition of Bill 9

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Dear Councilmembers,

My husband and I are retired residents of Lahaina. We are also owners of a condo which is slated to be removed as a short term rental if Bill 9 passes.

I would like you to know a bit about myself and my husband. We dont come from generational wealth. My parents and oldest sister immigrated to the US, leaving their country for a hopefully better life. They came not speaking English and with no money. My father took whatever job he could get and they lived in poverty for several years, saving whatever my father made so they could eventually buy a home.

My husband was raised in the Appalachian Mountain region of western North Carolina. They had no running water or electricity and before he was a teenage he was left to live on his own. He lived in sheds and caves and for a bit in a boys home.

He worked hard to leave the abject poverty of his youth. He worked two.and three jobs and saved his money so he too could eventually buy his own home.

Together we both worked and saved so that hopefully we could achieve our dream of retiring in Maui.

In order to be able to live here in retirement in 2021 we bought legal short term rental condos to supplement our Social Security income.

If Bill 9 passes you will not only take away the income we worked hard for but you will also reduce the value of our property which will cost us part of our original investment money and make it difficult for us to continue to live here.

I dont believe our condo will help your cause. It isn't a good choice for a long term rental as the condo fees alone are now close.to \$1400 per month. When taxes, utilities and insurance are added it becomes pretty unaffordable and we certainly cant rent it for what it costs us to own. As an affordable home for

purchase it is right now priced well above the \$600,000 dollar amount that I have heard is what people are looking for.

I have read that there are currently around 1,000 properties listed for rent and many condos listed for sale. Most of these properties go unwanted due to the lack of affordability. You will only add more to this list while taking away jobs from people living here. It makes no sense to me

As I see it Bill 9 will do much more harm than good. If you want truly affordable housing without costing people's jobs and income i think you will have to build it rather than appropriating mostly unsuitable housing from people who bought legally and in good faith.

Thank you for your time,

Rosanne Mastrangioli

[Sent from AOL on Android](#)

HLU Committee

From: County Clerk
Sent: Thursday, November 20, 2025 7:38 AM
To: HLU Committee
Subject: FW: Bill 9

-----Original Message-----

From: Kimberly Awana <kimberlyawana@gmail.com>
Sent: Thursday, November 20, 2025 7:21 AM
To: County Clerk <County.Clerk@mauicounty.us>
Subject: Bill 9

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Aloha, I am a Maui resident for more than sixty years and currently live in Kihei while providing care for my parents in Waiehu. I remember when the TVR program initially started and designated a few spots to various locations throughout Maui. Since then it's taken off and expanded too far. What's most important here? We need to provide affordable rental options to our native and local families. We must care for our local families so they may be hospitable to visitors and take care of their land. I am writing in support of Bill 9. Let's take care of our Maui 'Ohana and friends.
Kimberly Awana

HLU Committee

From: County Clerk
Sent: Thursday, November 20, 2025 2:09 PM
To: HLU Committee
Subject: FW: Bill 9

From: Terri Abay-Abay <terriabay1@gmail.com>
Sent: Thursday, November 20, 2025 1:46 PM
To: County Clerk <County.Clerk@mauicounty.us>
Subject: Bill 9

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Aloha Councilmembers,

I strongly oppose Bill 9, it is not going to provide the needed long term housing that Maui needs. I have been a full-time West Maui resident for nearly 40 years.

I recall there was some sort of agreement between Maui County and every new development in West Maui. Every new Hotel, Resort, and luxury development that was built in West Maui, was required to provide a certain percentage of work-force housing. Also, each development was required to contribute to the Lahaina by-pass so it could be completed as far as Pu'ukoli'i Rd.

Ka'anapali Land Management Corp also had a master plan of Pu'ukoli'i Village Mauka, which was to be a planned community providing affordable residential housing for hospitality workers and kupuna.

Then all of sudden North Beach Ka'anapali turns into a mini city of time-share properties, which began with the Embassy Suites in 1988. No additional infrastructure was built or improved (by-pass, hospital, water & sewage) to support all these visitors. What happened to the residential workforce housing?

The room count of the Ka'anapali Beach Club, Westin Ka'anapali Ocean Resort Villas, North & South, Nanea, Honua Kai, additional towers at the Marriott and the Hyatt, is over 2700 rooms that have been added to the Ka'anapali area. This is what has over saturated West Maui, these are the properties that should be limited on the occupancy rate, not the vacation rental properties that were built in the 70's & early 80's. West Maui was not crowded until the timeshares started building!

My question to you is..... Who allowed all these developments to be built without added infrastructure? Who approved all these time-shares to be built?

West Maui used to have a good balance between residents and visitors until North Beach became a huge development of timeshare properties. I believe the majority of visitors that stay at the small vacation rental properties, support local businesses and the community in general. This is what we need for our local community!

What about all the short term rental homes in residential neighborhoods? What about all the bed and breakfast homes in residential neighborhoods? If all those permits were cancelled, wouldn't that add in hundreds of more long-term residential housing?

I strongly oppose Bill 9 and humbly ask for your support in opposing Bill 9.

With Aloha,

Terri Abay-Abay
terriabay1@gmail.com
808-280-4296
West Maui Resident