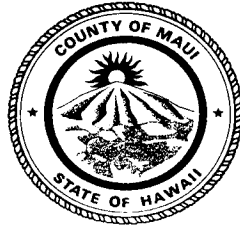


ALAN M. ARAKAWA  
Mayor

DAVID C. GOODE  
Director

ROWENA M. DAGDAG-ANDAYA  
Deputy Director



GLEN A. UENO, P.E., P.L.S.  
Development Services Administration

CARY YAMASHITA, P.E.  
Engineering Division

JOHN R. SMITH, P.E., ACTING  
Highways Division

RECEIVED  
2017 MAY 10 AM 11:16  
COUNTY OF MAUI

COUNTY OF MAUI  
DEPARTMENT OF PUBLIC WORKS  
**DEVELOPMENT SERVICES ADMINISTRATION**  
250 SOUTH HIGH STREET  
WAILUKU, MAUI, HAWAII 96793

May 2, 2017

Honorable Alan M. Arakawa  
Mayor, County of Maui  
200 South High Street  
Wailuku, Hawaii 96793

For Transmittal to:

Honorable Elle Cochran, Chair  
Infrastructure and Environmental Management Committee  
Maui County Council  
200 South High Street  
Wailuku, Hawaii 96793

Dear Chair Cochran:

**SUBJECT: WEST KUIAHA ROAD WIDENING LOT ACQUISITION (IEM-004)**

This is in response to your letter dated April 10, 2017, in which you request information related to the acquisition of roadway lots. In response to your letter, we offer the following:

*Question: Provide an overview/summary identifying size, length, square footage/acreage of lot dedication. (This information may be on the attached map, but to prevent misinterpreting the data as a summary would be helpful.)*

**Response: Lot 25-C-4 of Kuiaha-Kaupakulua Homesteads:**

- Size: 8 feet wide
- Length: 300 lineal feet
- Area: 0.063 acres

*Handwritten signature*  
5.10.2017  
For

RECEIVED  
2017 MAY 11 AM 9:12  
COUNTY OF MAUI

Honorable Alan Arakawa  
For Transmittal to:  
Honorable Elle Cochran  
May 2, 2017  
Page 2

*Question: Identify the rationale, specific subdivision or County condition, if any, that is requiring acquisition of the road lot dedication.*

Response: Lot 25-C-4 is a road widening lot created from Kuiaha-Kaupakulua Homesteads. This road widening lot is constructed to county standards.

*Question: Specify details of the subdivision or related development the dedication will serve.*

Response: This road widening lot provides necessary right-of-way width to service the surrounding area for general access purposes.

*Question: If County revenue was utilized for the acquisition, please indicate the amount.*

Response: No county funds used.

*Question: Outline details of how the dedication will enhance road conditions and vehicle traffic in the area.*

Response: This road widening lot provides necessary right-of-way width to service the surrounding area for general access purposes.

*Question: Provide any documents that were executed for the road lot dedication.*

Response: Warranty Deed attached.

If you have any questions, please feel free to contact me at Ext. 7845.

Sincerely,



DAVID C. GOODE  
Director of Public Works

#### Attachments

ch

S:\DSA\Engr\CH\Subdivisions\ROAD DEDICATIONS\Council Inquiries\West Kuiaha Road widening lot acquisition - response.doc

M/CT

STATE OF HAWAII  
BUREAU OF CONVEYANCES  
RECORDED

December 21, 2016 8:01 AM

Doc No(s) A-61990598



1 1/1 ICL  
8-32918743

/s/ LESLIE T. KOBATA  
REGISTRAR

Conveyance Tax: \$0.00

LAND COURT

REGULAR SYSTEM

AFTER RECORDATION, RETURN BY: MAIL (XX)

PICKUP ( )

COUNTY OF MAUI  
Department of Finance  
200 South High Street  
Wailuku, Hawaii 96793

TITLE GUARANTY OF HAWAII, INC. HAS  
FILED THIS DOCUMENT FOR RECORD  
AS AN ACCOMODATION ONLY. THIS  
DOCUMENT HAS NOT BEEN REVIEWED  
OR IN ANY WAY EXAMINED AS TO  
ITS EFFECT ON REAL PROPERTY.

TG: 484628-1

C:\Documents and Settings\County Employee\Local Settings\Temp\XPgrwise\WARRANTY DEED 2016 - DSA\_1.wpd

TMK No. (2) 2-7-012-078 (por.) Lot 25-C-4 Total No. of Pages: 9

Subdivision File No. 2.3021

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS:**

That Melvin A. Andrade, Jr. and Timothy P. Andrade, whose  
address is 1344 W. Kuiaha Road, Haiku, HI 96708,  
(hereinafter the "Grantor"), pursuant to Section 3.44.015 F.4 of  
the Maui County Code, does hereby convey to the COUNTY OF MAUI, a  
political subdivision of the State of Hawaii, whose principal  
office and mailing address is 200 South High Street, Wailuku,  
Hawaii 96793, (hereinafter "Grantee"), that certain property  
situate at West Kuiaha Road, Kuiaha-Kaupakalua, Makawao, Maui,  
Hawaii, more particularly described and shown in Exhibit "A",  
attached hereto and incorporated herein by reference, unto the

Grantee, as Tenant in Severalty, its legal successors and assigns, forever, including the reversions, remainders, rents, issues and profits thereof and all of the estate, right, title and interests of Grantor, both at law and in equity, therein and thereto.

TO HAVE AND TO HOLD the same, together with all buildings, improvements, tenements, rights, easements, hereditaments, privileges and appurtenances thereto belonging or appertaining, or held and enjoyed in connection therewith unto the Grantee according to the tenancy hereinabove set forth, absolutely and in fee simple, forever.

AND the Grantor hereby covenants with the Grantee that the Grantor is lawfully seized in fee simple of the described real and personal property and that the Grantor has good right to convey the same as aforesaid; that the property is free and clear of all encumbrances, except as may be described in Exhibit "A"; and the Grantor will WARRANT AND DEFEND the same unto Grantee, forever, against the lawful claims and demands of all persons.

It is understood and agreed that the term "property" shall be deemed to mean and include the property specifically described in Exhibit "A", all buildings and improvements thereon (including any personal property described in Exhibit "A") and all rights, easements, privileges and appurtenances in connection therewith, that the terms "Grantor" and "Grantee", as and when used herein, or any pronouns used in place thereof, shall mean and include the masculine and/or feminine, the singular or plural number, individuals, firms or corporations, that the rights and

obligations of the Grantor and Grantee shall be binding upon and inure to the benefit of their respective estates, heirs, personal representatives, successors in trust and assigns and that where there is more than one Grantor or Grantee, any covenants of the respective party shall be and for all purposes deemed to be joint and several.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 7<sup>th</sup> day of March, 2016.

GRANTOR:

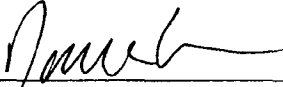
By Melvin A. Andrade, Jr.  
name: Melvin A. Andrade, Jr.  
Its

By Timothy P. Andrade  
name: Timothy P. Andrade  
Its

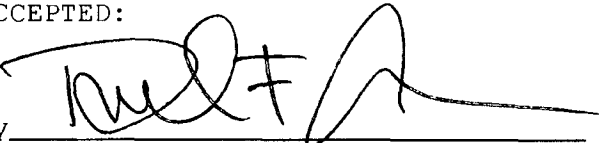
By \_\_\_\_\_  
name:  
Its

By \_\_\_\_\_  
name:  
Its


REVIEWED AND APPROVED:

By   
\_\_\_\_\_  
DAVID C. GOODE  
Director of Public Works

ACCEPTED:

  
By \_\_\_\_\_  
DANILO F. AGSALOG  
Director of Finance

APPROVED AS TO FORM  
AND LEGALITY:

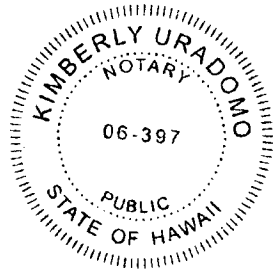
  
\_\_\_\_\_  
MICHAEL J. HOPPER  
Deputy Corporation Counsel  
County of Maui

STATE OF HAWAII )  
COUNTY OF Maui ) SS.

On this 7<sup>th</sup> day of March, 2016, before me personally appeared Melvin A. Andrade, Jr., to me personally known, who, being by me duly sworn or affirmed, did say that such person(s) executed the foregoing instrument as the free act and deed of such person(s), and if applicable in the capacities shown, having been duly authorized to execute such instrument in such capacities.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

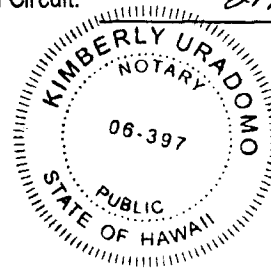
[Stamp or Seal]



Kimberly Uradomo  
NOTARY PUBLIC, State of Hawaii  
Print Name \_\_\_\_\_  
My commission expires: \_\_\_\_\_

Kimberly Uradomo  
Commission expires: 7/2/2018

NOTARY PUBLIC CERTIFICATION	
Doc. Date: <u>03/07/2016</u>	# Pages: <u>9</u>
Notary Name: <u>Kimberly Uradomo</u>	Judicial Circuit: <u>2nd</u>
Doc. Description: <u>Warranty Deed</u>	
Notary Signature: <u>Kimberly Uradomo</u>	
Date: <u>03/07/2016</u>	

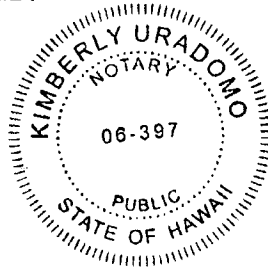


STATE OF HAWAII )  
 ) SS.  
COUNTY OF Maui )

On this 7<sup>th</sup> day of March, 2016, before me personally appeared Timothy P. Andrade, to me personally known, who, being by me duly sworn or affirmed, did say that such person(s) executed the foregoing instrument as the free act and deed of such person(s), and if applicable in the capacities shown, having been duly authorized to execute such instrument in such capacities.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

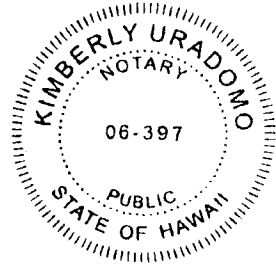
[Stamp or Seal]



Kimberly Uradomo  
NOTARY PUBLIC, State of Hawaii  
Print Name \_\_\_\_\_  
My commission expires: \_\_\_\_\_

Kimberly Uradomo  
Commission expires: 7/2/2018

NOTARY PUBLIC CERTIFICATION			
Doc. Date:	<u>03/07/2016</u>	# Pages:	<u>9</u>
Notary Name:	<u>Kimberly Uradomo</u>	Judicial Circuit:	<u>2nd</u>
Doc. Description:	<u>Warranty Deed</u>		
Notary Signature:	<u>Kimberly Uradomo</u>		
Date:	<u>03/07/2016</u>		





DESCRIPTION  
**LOT 25-C-4**  
**(WEST KUIAHA ROAD WIDENING LOT)**  
**KUIAHA-KAUPAKULUA HOMESTEADS**

All of that certain parcel of land, being Lot 25-C-4 (West Kuiaha Road widening lot) of the Kuiaha-Kaupakulua Homesteads (the map thereof not being recorded), being a portion of Grant 6469 to Carlton C. James, situated at Kuiaha-Kaupakulua, Makawao, Island and County of Maui, State of Hawai'i and being more particularly described as follows:

Beginning at a (set) ¾-inch pipe at the southwest corner of this parcel of land, on the north boundary of Lot 25-B-1 of said Kuiaha-Kaupakulua Homesteads, said pipe also being the east corner of Lot 25-C-1 of said Kuiaha-Kaupakulua Homesteads, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KAUHIKOA" being:

3,017.55 feet North  
4,817.31 feet East

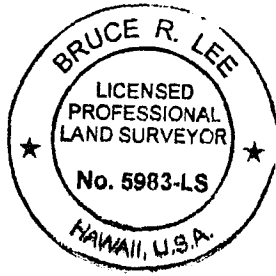
and running by azimuths measured clockwise from true South:

1. 159° 18' 20"            340.80 feet along Lot 25-C-1 and Lot 25-C-3 of said Kuiaha-Kaupakulua Homesteads, along the remainder of said Grant 6469 to Carlton C. James to a ¾-inch pipe with yellow plastic cap marked "RLS 2715, RLS 5983" on the southeasterly boundary of Lot 23-B-2-B of said Kuiaha-Kaupakulua Homesteads;
2. 258° 50' 00"            8.11 feet along said Lot 23-B-2-B of the Kuiaha-Kaupakulua Homesteads, along the remainder of said Grant 6469 to Carlton C. James to a point on the westerly boundary of said West Kuiaha Road right-of-way;
3. 339° 18' 20"            340.33 feet along said westerly boundary of the West Kuiaha Road right-of-way;
4. 75° 30' 00"            8.05 feet along said north boundaries of the West Kuiaha Road right-of-way and said Lot 25-B-1 of the Kuiaha-Kaupakulua Homesteads to the point of beginning and containing an area of 0.063 Acre, more or less.

Prepared by:

**NEWCOMER-LEE**  
**LAND SURVEYORS, INC., a Hawai'i Corporation**

EXHIBIT "A"



This description was prepared from a survey on the ground performed by me or under my supervision.

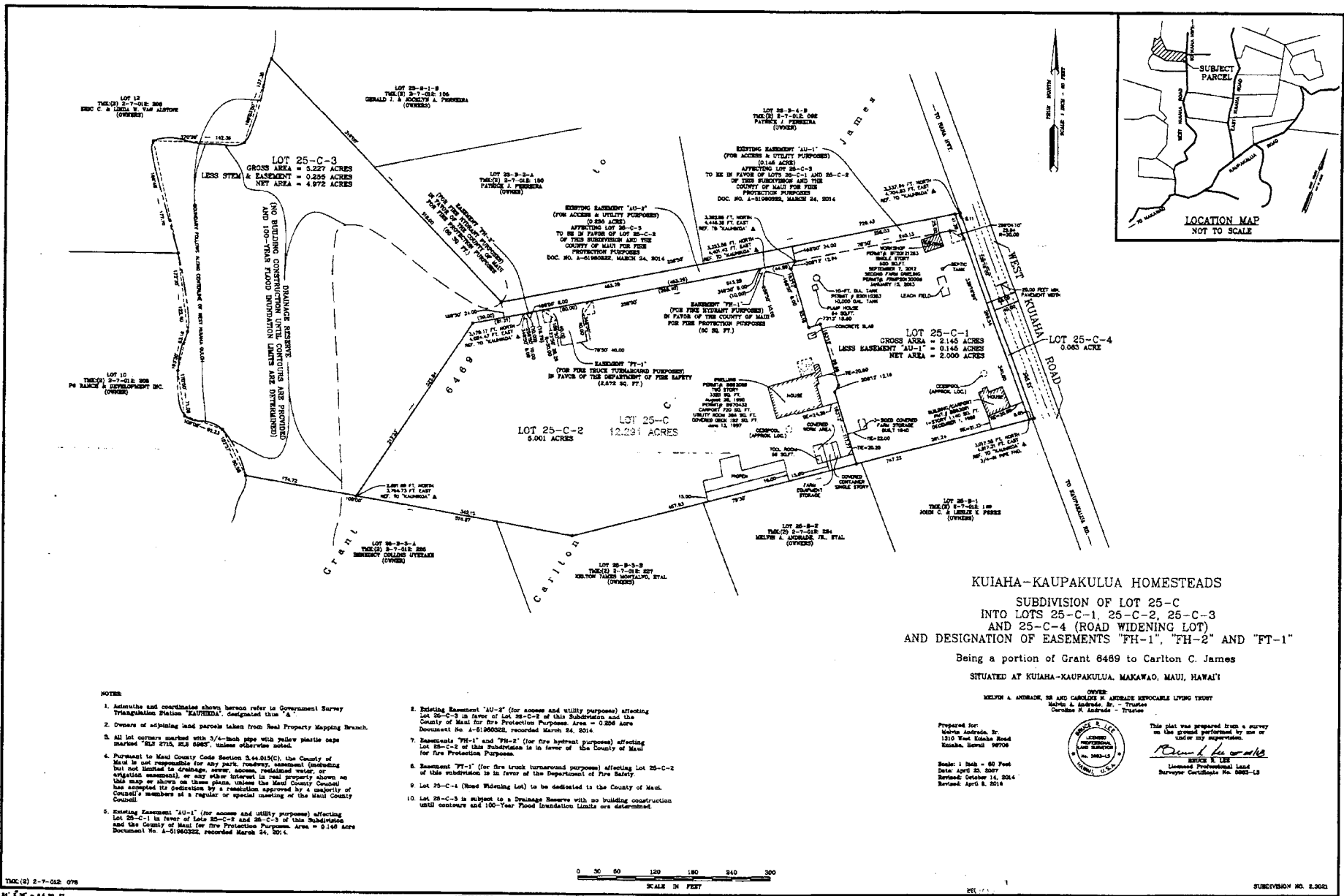
*Bruce R. Lee* 04/16

BRUCE R. LEE

Licensed Professional Land  
Surveyor Certificate No. 5983-LS

6/16/11  
ANDRADE, MELVIN  
File 07-7520  
07-7520 Mel Andrade Subd Lot 25-C-4 (RW)

EXHIBIT "A"



**KUIAHA-KAUPAKULUA HOMESTEADS**  
**SUBDIVISION OF LOT 25-C**  
**INTO LOTS 25-C-1, 25-C-2, 25-C-3**  
**AND 25-C-4 (ROAD WIDENING LOT)**  
**AND DESIGNATION OF EASEMENTS "FH-1", "FH-2" AND "FT-1"**  
 Being a portion of Grant 8489 to Carlton C. James  
 SITUATED AT KUIAHA-KAUPAKULUA, MAKAWAO, MAUI, HAWAII

OWNER:  
 MELVIN A. ANDREWS, SR AND CAROLINE M. ANDREWS REVOCABLE LIVING TRUST  
 Melvin A. Andrews, Sr. - Trustee  
 Caroline M. Andrews - Trustee

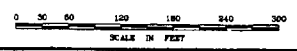
Prepared for:  
 Melvin Andrews, Sr.  
 1310 West Kulaha Road  
 Kula, Hawaii 96708



This plat was prepared from a survey on the ground performed by me or under my supervision.  
*Bruce E. Lee*  
 BRUCE E. LEE  
 Licensed Professional Land Surveyor Certificate No. 20023-L3

Scale: 1 inch = 60 Feet  
 Date: April 23, 2007  
 Revised: October 16, 2007  
 Revised: April 8, 2016

- NOTES:**
1. Boundaries and coordinates shown hereon refer to Government Survey Triangulation Station KAUREKA, designated thus: A.
  2. Owners of adjoining land parcels taken from Real Property Mapping Branch.
  3. All lot corners marked with 3/4" brass pipe with yellow plastic caps marked "RLS 2715, RLS 2885", unless otherwise noted.
  4. Pursuant to Maui County Code Section 3.44.015(1), the County of Maui is not responsible for any park, roadway, drainage, easement (including but not limited to drainage, sewer, access, retained water, or irrigation easements), or any other interest in real property shown on this map or shown on these plans, unless the Maui County Council has accepted for dedication by a resolution approved by a majority of Council's members at a regular or special meeting of the Maui County Council.
  5. Existing Easement "AU-1" (for access and utility purposes) affecting Lot 25-C-1 in favor of Lots 25-C-2 and 25-C-3 of this Subdivision and the County of Maui for Fire Protection Purposes. Area = 0.146 acre. Document No. A-01900322, recorded March 24, 2014.
  6. Existing Easement "AU-2" (for access and utility purposes) affecting Lot 25-C-3 in favor of Lot 25-C-2 of this Subdivision and the County of Maui for Fire Protection Purposes. Area = 0.206 Acres. Document No. A-01900322, recorded March 24, 2014.
  7. Easements "FH-1" and "FH-2" (for fire hydrant purposes) affecting Lot 25-C-2 of this Subdivision in favor of the County of Maui for Fire Protection Purposes.
  8. Easement "FT-1" (for fire truck turnaround purposes) affecting Lot 25-C-2 of this Subdivision in favor of the Department of Fire Safety.
  9. Lot 25-C-4 (Road Widening Lot) to be dedicated to the County of Maui.
  10. Lot 25-C-3 is subject to a Drainage Reserve with no building construction until contours and 100-Year Flood Elevation limits are determined.



THE(2) 2-7-012. 078  
 6" x 9" - 64 mm

SCALE IN FEET  
 NEWCOMER - LEE LAND SURVEYORS, INC. 1498 LOWER MAIN STREET, SUITE E WAIJAKU MAUI HAWAII 96793

SUBDIVISION NO. 2.2021  
 200 20 7000-0000 200 20 7000