



MUNEKIYO HIRAGA
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TO: Chair Robert Carroll
 Maui County Council
 Land Use Committee
 200 South High Street
 Wailuku, Hawaii 96793

DATE: March 10, 2017
SUBJECT: Proposed Helistop Pad and
 Related Improvements (LU-32)

Enclosed is/are:

Copies	Date	Description
16	3/17/17	PowerPoint Presentation for Land Use Committee Meeting for Proposed Helistop Pad and Related Improvements
1 CD	---	Containing PDFs of PowerPoint Presentation

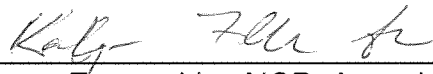
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REMARKS:

Aloha Chair Carroll,

We are providing for your use and distribution copies of the above-listed PowerPoint in preparation of the upcoming March 17, 2017 Land Use Committee meeting on Lanai. We are also providing a CD containing a PDF copy of the PowerPoint presentation.

Feel free to contact me at 244-2015 should you have any questions.

Signed: 
 Bryan Esmeralda, AICP, Associate

Copy to: Lynn McCrory, Pūlama Lāna'i (w/out enclosure)
 Barbi Shinno, Pūlama Lāna'i (w/out enclosure)

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**Private Helistop Pad on Lānaʻi
TMK (2)4-9-002:001 (por.)**

County Conditional Permit

Maui County Council Land Use Committee

March 17, 2017

Prepared for: Pūlama Lānaʻi



Project Team

Landowner/Applicant: Pūlama Lānaʻi

Project Design: SSFM International, Inc.

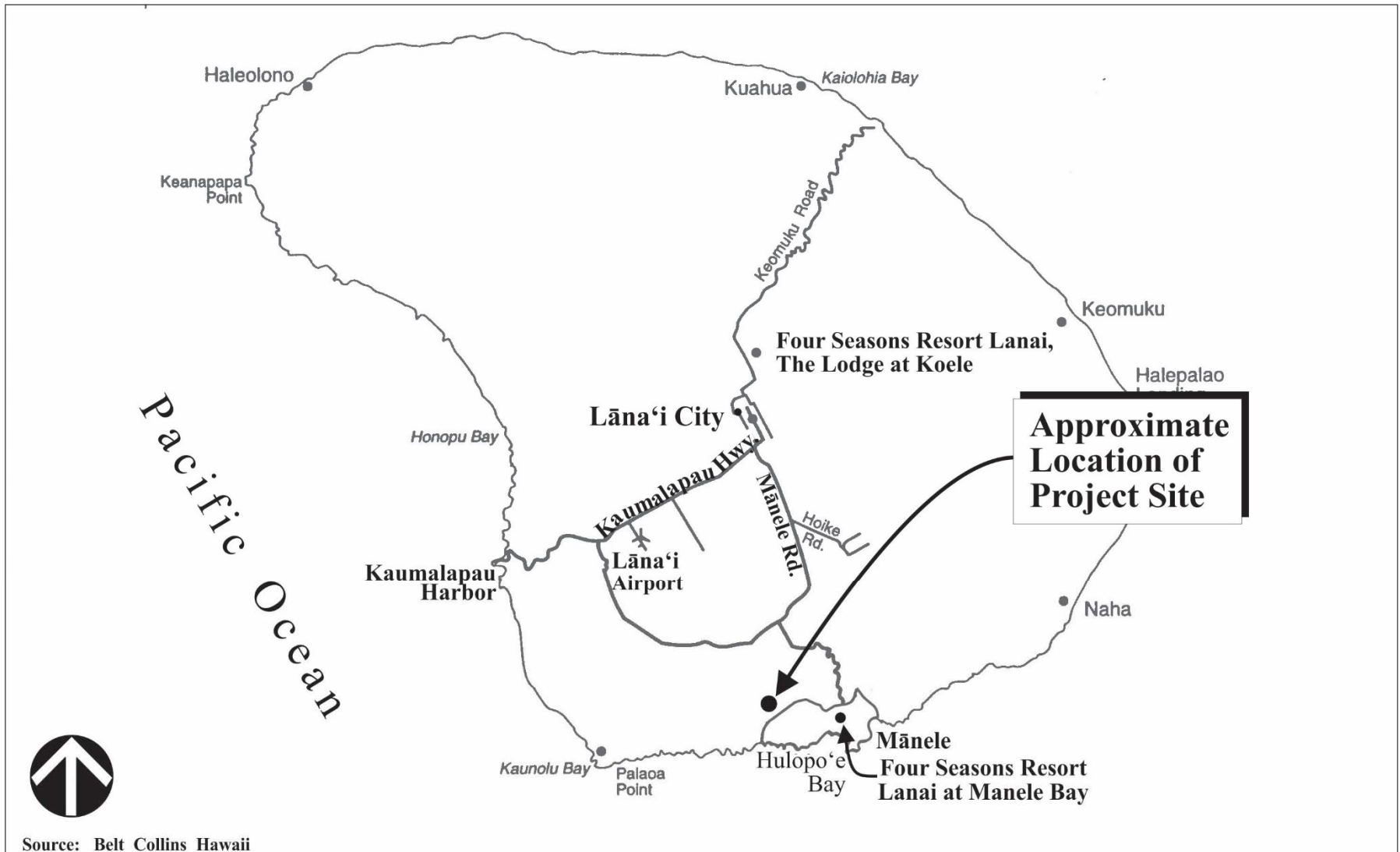
Planning Consultant: Munekiyo Hiraga

Proposed Action

Applicant is Requesting:

To construct one (1) private helistop pad at Mānele, Applicant (Pūlama Lāna'i) is requesting recommendation to the Maui County Council for approval of a Conditional Permit (CP)

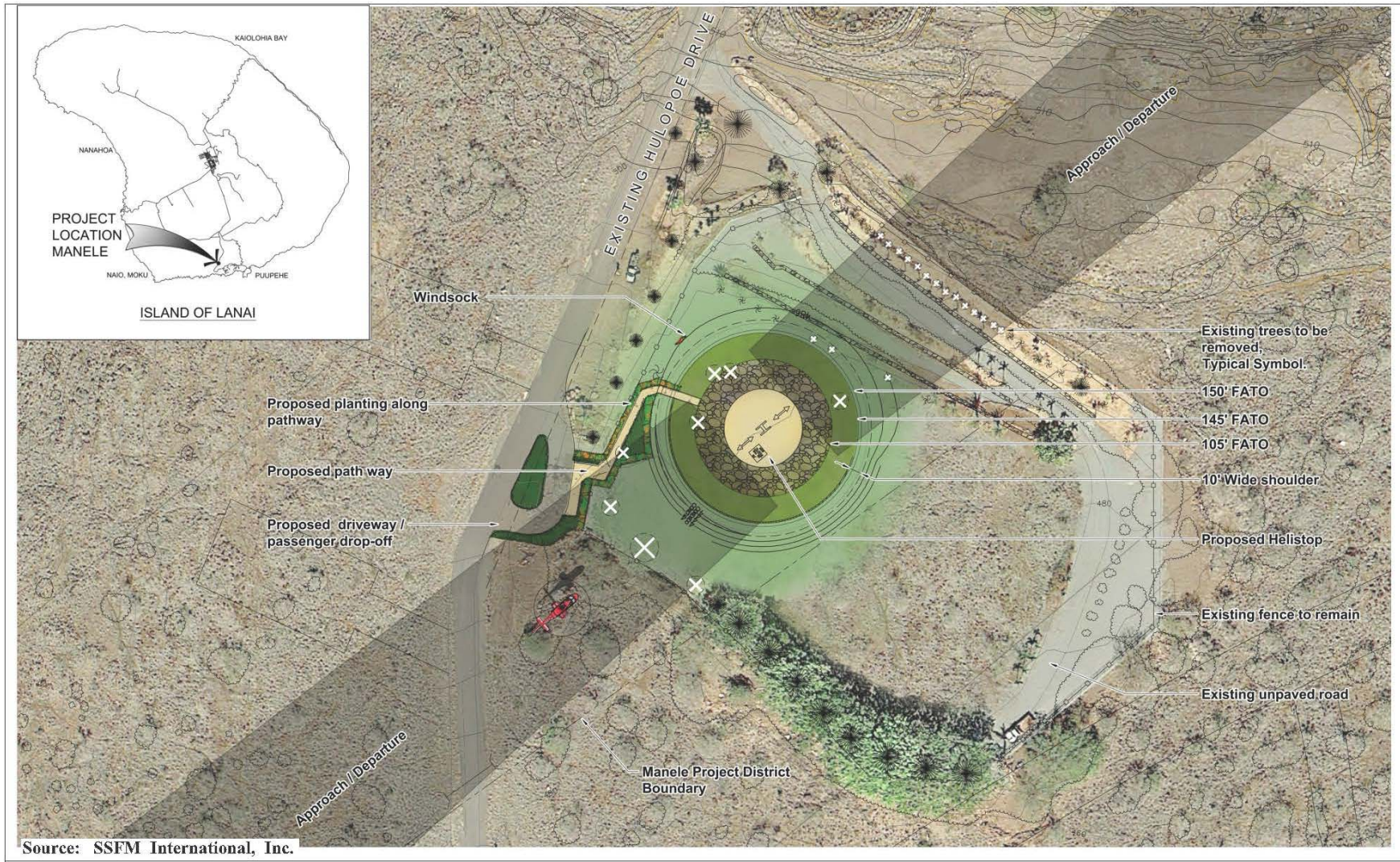
Regional Location Map



Aerial Photo (Mānele)



Site Plan



Current Site Photo



Property Description

Site is located on a portion of TMK (2)4-9-002:001 owned by Pūlama Lānaʻi.

	State Land Use Designation	Lanai Community Plan Designation	Maui County Zoning Designation	Site Acreage
Mānele	Agricultural	Agriculture	Agricultural	0.9 acre

Purpose

The proposed action provides a transportation option for guests of the Mānele Resort.

Background

- On October 7, 2015, Pūlama Lānaʻi held a Community Informational Meeting to discuss the proposed project with 46 Lānaʻi residents attending
- On April 20, 2016, Lānaʻi Planning Commission reviewed Applicant's request for State Land Use Commission Special Use Permit (SUP) and County Conditional Permit (CP) for two (2) proposed helistops (Mānele and Kōʻele)
- Lānaʻi Planning Commission approved the SUP and recommended Maui County Council approval of the CP for the Mānele helistop and related improvements
- Lānaʻi Planning Commission denied the SUP and recommended Maui County Council denial of the CP for the Kōʻele helistop and related improvements

Helistop Pad Improvements

- 60-foot diameter helistop pads with stone apron, 6-inch concrete foundation.
- Air field lights, ground directional arrows, windsock poles, and markings for pilot visual approach.
- Relocate Mānele nursery operations and remove several existing trees and surrounding wall.
- Site clearing, grubbing, excavation, and grading.

Project Considerations

- In July 2014, the State Department of Transportation, Airports Division issued a determination that no State permit is required for the project
- In March 2015, the U.S. Department of Transportation Federal Aviation Administration (FAA) approved the Mānele Helistop Site
- Conditions of the FAA approval include:
 - The minimum flight restriction is 1,500 feet around Mānele, and is 500 feet elsewhere on Lānaʻi
 - All operations conducted in Visual Flight Rule weather conditions
 - The landing area is limited to private use
 - All approach/departure operations are conducted from 040 degrees/220 degrees \pm 10 degrees
 - Prior to use, a representative of FAA to evaluate helistop for compliance

County Conditional Permit Criteria

- The proposed use would not be significantly detrimental to the public interest, convenience and welfare, and will be in harmony with the area in which it is to be located.
- The site is located away from the populated areas of Lānaʻi and surrounded primarily by vacant and undeveloped land.
- Intermittent Mānele helistop pad usage will not exceed 12 roundtrips per month.
- The proposed use is compatible with the surrounding permitted uses (e.g. hotel, commercial, residential, open land recreational).

Summary of the Request

Applicant is requesting the Land Use Committee's favorable recommendation of a County Conditional Permit for 5 years for the Mānele helistop pad to the Maui County Council.

MAHALO