

AH Committee

From: Graham Resell <Graham.M.Resell@co.maui.hi.us>
Sent: Wednesday, July 6, 2022 11:50 AM
To: AH Committee; Richard E. Mitchell
Cc: Mimi Desjardins
Subject: AH-14 Ord Amd Ch 2.96; Affordable Housing Sales Guides
Attachments: AH-14 2022-07-05 Ord Amd Ch 2.96.docx; AH-14 2022-07-06 Ord Amd Ch 2.96 Closing.PDF

Please find attached the above referenced bill, approved (with minor revisions) and signed by our department. Also attached for you records is the Word version with mark up. Please let me know if there are any questions or if you need anything else.

Thank you,
Graham

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ORDINANCE NO. _____

BILL NO. 107, CD1 (2022)

A BILL FOR AN ORDINANCE AMENDING CHAPTER 2.96, MAUI COUNTY
CODE, RELATING TO AFFORDABLE HOUSING SALES PRICE GUIDELINES

BE IT ORDAINED BY THE PEOPLE OF THE COUNTY OF MAUI:

SECTION 1. The purpose of this Ordinance is to establish a new method
of determining the sales price for an affordable dwelling unit.

SECTION 2. Section 2.96.060, Maui County Code, is amended by
amending Subsection C to read as follows:

“C. Sales price - dwelling units. The sales price of a new
dwelling unit [shall] must be established by the department [based
on] using the current HUD [price guidelines.] area median income
for Maui County and adjusted for very low, low, below moderate,
moderate, above moderate, and gap income ranges. The sales price
will be calculated based on total housing costs capped at 31 percent
of gross annual income within each range. Total housing costs
include principal, interest, taxes, insurance, private mortgage
insurance, and homeowner’s association dues.”

SECTION 3. Material to be repealed is bracketed. New material is
underscored. In printing this bill, the County Clerk need not include the
brackets, the bracketed material, or the underscoring.

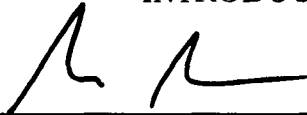
SECTION 4. This Ordinance takes effect thirty days following publication
of the 2023 HUD area median income guidelines.

Approved as to Form and Legality:



MIMI DESJARDINS
Deputy Corporation Counsel
LF2021-0011
ah:misc:014(6)abill03:pmg

INTRODUCED BY:



GABE JOHNSON