

Affordable Housing Committee (2021) on 2022-08-04 1:30 PM

Meeting Time: 08-04-22 13:30

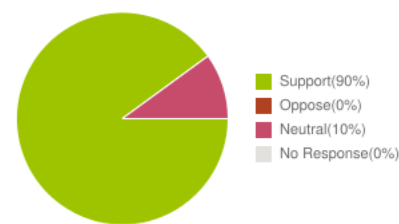
eComments Report

Meetings	Meeting Time	Agenda Items	Comments	Support	Oppose	Neutral
Affordable Housing Committee (2021) on 2022-08-04 1:30 PM	08-04-22 13:30	2	20	18	0	2

Sentiments for All Meetings

The following graphs display sentiments for comments that have location data. Only locations of users who have commented will be shown.

Overall Sentiment



Affordable Housing Committee (2021) on 2022-08-04 1:30 PM

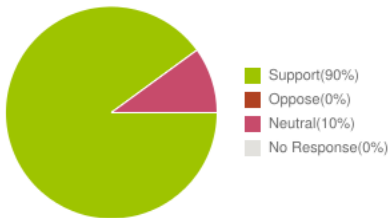
08-04-22 13:30

Agenda Name	Comments	Support	Oppose	Neutral
A G E N D A	10	9	0	1
AH-14(6) Direct Referral COMPREHENSIVE AFFORDABLE HOUSING PLAN: AFFORDABLE SALES PRICE GUIDELINES (AH-14(6))	10	9	0	1

Sentiments for All Agenda Items

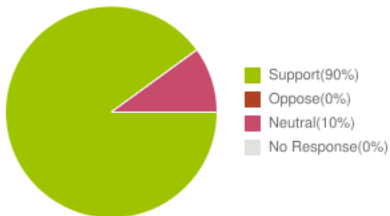
The following graphs display sentiments for comments that have location data. Only locations of users who have commented will be shown.

Overall Sentiment



Agenda Item: eComments for A G E N D A

Overall Sentiment



Guest User

Location:

Submitted At: 1:21pm 08-04-22

Kako'o

Slainden kauha'aha'a

Slaindenhekili808@gmail.com

Guest User

Location:

Submitted At: 12:51pm 08-04-22

Kako'o!

Alana Dandrea

Location:

Submitted At: 6:49am 08-04-22

I support this bill as we are in need of truly affordable housing. However we need the right people to get those affordable houses. I think we need to have stricter requirements on who is able to purchase homes and land here. We need people who actually live and work here in those affordable homes. No more out of state buyers! Get rid of all the second investment homes and turn those into truly affordable houses for our local Maui community.

Guest User

Location:

Submitted At: 2:44am 08-04-22

The bill is focused only on funding and definition of affordable. I agree that the prior definition did not take into account the reality of qualifying for a loan, nor did it reach out to fed options.

The other side of this issue though is not addressed.

What happens on resale? Subsidies paid back? Can anyone purchase on resale? How many homes can fund subsidize? Has a financial analysis been done to ensure that Maui's financial health will remain stable and highly rated for future bonds?

What do the subsidies translate to in real dollars that will be paid to developers?

Ashlee Lee

Location:

Submitted At: 12:38am 08-04-22

I support this bill. It sickens me to know that I myself or my children can't even afford to buy a house because of these prices. Every single year I see more and more of my ohana and friends leave because they can't afford to live here no more. It's about time we have affordable homes everyone can afford especially when the min wage is less than eleven dollars.

Lindsey Drayer

Location:

Submitted At: 10:53pm 08-03-22

I support this bill. Thank you

Guest User

Location:

Submitted At: 10:13pm 08-03-22

I strongly support Gabe Johnson's bill!! We are in dire need of this!!!!

mary drayer

Location:

Submitted At: 9:35pm 08-03-22

i strongly Support Gabe Johnson's bill to revise the calculation for income bracket affordability. There are way too many longtime 'ohana being priced out of staying in the place that has been home to generations. Especially Kanaka 'iwi - they have suffered cultural trauma on so many levels - loosing the ability to live on their __ina is heartbreaking. And please put the need for k_puna rentals on your list of things we need as well! More Hale Mahaolu_s PLEASE _ Mahalo for the opportunity to submit testimony via this online process__.

Guest User

Location:

Submitted At: 7:09pm 08-03-22

Definitely need affordable housing for locals!

Guest User

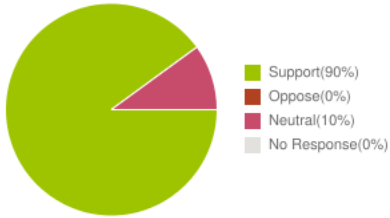
Location:

Submitted At: 5:01pm 08-03-22

We desperately need housing that is truly affordable. Please pass this bill! Thank you!

Darlene Joy Hosseinian of Kihei

Overall Sentiment



Guest User

Location:

Submitted At: 4:49pm 08-04-22

Aloha, I am a 38 year old Maui native who is married with 3 children. I am a working professional in the hospitality industry who makes the income to support our family and create a decent amount of liquid asset. That said, we have been "on the market" for a single family home for over 3 years. Even before the pandemic we were still building our borrowing and purchasing power to compete on the market. With the pricing set at the rates they exist at today, we are unable to compete with foreign money, mainly cash buyers. Having moved home after receiving higher education, we are constantly brought to a depressed and hopeless state of thinking we can stay on Maui to raise our family in a stable living situation. At the current rates, we would spend 60-70% of our monthly household income just to cover rent or a mortgage. Something NEED TO CHANGE. The criteria used for lenders do not match the market here and I am in full support of a restructuring of these guidelines. I believe in our local government and the bonds and caps they have been diligently using our tax dollars to setup. Simply giving into developer concerns is not acceptable. Without a thriving workforce, the transient and part-time ownership model will continue to force hard working generatio AL residents from staying here. We need to be able to compete and we need to have protection from outside forces. We need these measures to survive and withstand the opposition of developers. Subsidies can and should help. Please help families like mine to stay here and continue contributing to our community so that we may thrive for more generations.

Katrina Ahia

Location:

Submitted At: 10:52am 08-04-22

Almost \$700,000 for a two-income family in Maui County is not affordable. I support this bill because \$420,000 is a more reachable goal for a family with two incomes. It is imperative that our local residents, Hawaiian families, and workforce have places to live. I appreciate the work the council has done to build capacity for affordable housing. Please lower the affordable home prices. The current prices are absolutely not affordable for Maui County families.

Guest User

Location:

Submitted At: 8:25am 08-04-22

Maui families need REAL affordable housing!

Guest User

Location:

Submitted At: 8:17am 08-04-22

We need affordable housing for our local families.

Guest User

Location:

Submitted At: 8:11am 08-04-22

Aloha mai kakou__

Never have we seen a time of such houselessness, and struggle. The families of Hawai'i have been struggling for years, but now it is different, magnified and amplified a million times it seems. Families cannot find housing, and if it's available, it has already been priced out, mainly due to so many home sales to mainland buyers who are looking to cover a mortgage by charging record high rates for rentals, or making vacation rentals instead of homes... Hawaiians especially are disconnected from their own homelands and have nowhere to go. Moving to mainland in groves, the children of Hawai'i become someone else's children. We need our people home. We need to be able to afford basic needs such as housing to thrive and stay home in Hawai'i where we are tied to the land, waters and people. Mahalo for your efforts to keep our families in Hawai'i, and keeping Hawai'i protected from outside interests... no profit over people.

Mahalo for the opportunity to share just a small part of my heart on this pressing issue.

Guest User

Location:

Submitted At: 11:15pm 08-03-22

Support

Guest User

Location:

Submitted At: 10:48pm 08-03-22

We need to do whatever it takes to create affordable housing

Stan Franco

Location:

Submitted At: 9:38pm 08-03-22

I support AH-14 (6). The Affordable Sales Price Guidelines need to reflect the actual incomes of our households. Otherwise, we will continue to build homes that our people cannot afford. Back in the 1970's and 1980's, the County of Maui determined the rules of development in the interest of the people. We must return to this concept of development by the County of Maui for its people or we will continue to lose our local people to the US Mainland because they will not be able to afford to live here. First and foremost is the interest of the residents of Maui County. I ask that you pass AH-14(6). Mahalo.

Guest User

Location:

Submitted At: 5:15pm 08-03-22

I am in support of the proposed bill. Local individuals and families deserve to have the option to own a home and making it more affordable in realistic ways as proposed here is a strategy that will increase the chances that kama'aina remain at home. Cailin Goodier, Makawao

Thomas Croly

Location:

Submitted At: 2:32pm 07-29-22

The total of mortgage, taxes, insurance and homeowner's fees must align with the income guidelines that the majority of mortgage brokers use to qualify their applicants. whether that total should be 31% or 35% is a question this committee must investigate.

The one thing the County of Maui could do to assist in this effort would be to create a five year 100% real property tax exemption for qualified purchasers of affordable homes. Then the County Real property tax would not be added into the total of the buyer's payment. This would be a better way to fairly subsidize an affordable home buyer without direct subsidy, that would be difficult and costly to administrate.