

**RICHARD T. BISSEN**  
Mayor

**VICTORIA J. TAKAYESU**  
Acting Corporation Counsel

**SONYA TOMA**  
First Deputy

**LYDIA A. TODA**  
Risk Management Officer



DEPARTMENT OF THE CORPORATION  
COUNSEL  
COUNTY OF MAUI  
200 SOUTH HIGH STREET, 3<sup>RD</sup> FLOOR  
WAILUKU, MAUI, HAWAII 96793  
EMAIL: CORPCOUN@MAUICOUNTY.GOV  
TELEPHONE: (808)270-7740

March 13, 2023

Via email only at [county.clerk@mauicounty.us](mailto:county.clerk@mauicounty.us)

Honorable Alice L. Lee, Chair  
and Members of the Council  
County of Maui  
Wailuku, Hawaii 96793

SUBJECT: AUTHORIZING SETTLEMENT OF CLAIM NO. 4076130  
OF HANSEN OHANA SECURITY LLC (ROBERT HANSEN)

Dear Chair Lee and Council Members:

Please find attached separately a proposed resolution entitled "AUTHORIZING SETTLEMENT OF CLAIM NO. 4076130 OF HANSEN OHANA SECURITY LLC (ROBERT HANSEN)." The purpose of the proposed resolution is for settlement of a general liability claim.

I request that the proposed resolution be scheduled for discussion and action, or referral to the appropriate standing committee as soon as possible. I have also attached the claim and the supporting documents.

It is anticipated that an executive session may be necessary to discuss questions and issues pertaining to the powers, duties, privileges, immunities, and liabilities of the County, the Council, and/or the Committee.

Should you have any questions or concerns, please do not hesitate to contact us. Thank you for your anticipated assistance in this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "B. Sovia", is written over the word "Sincerely,".

Bradley J. Sovia  
Deputy Corporation Counsel

cc: John Stufflebean, Director, Department of Water Supply  
Attachments

RECEIVED  
2023 MAR 16 AM 8:34  
OFFICE OF THE  
COUNTY CLERK

KATHY L. KAOHU  
County Clerk



JAMES G.M. KRUEGER  
Deputy County Clerk

**OFFICE OF THE COUNTY CLERK**

COUNTY OF MAUI  
200 SOUTH HIGH STREET  
WAILUKU, MAUI, HAWAII 96793  
[www.maui-county.gov/county/clerk](http://www.maui-county.gov/county/clerk)

March 31, 2022

John Mullen & Company, Inc. (JMC)  
Via email: [claims@johnmullen.com](mailto:claims@johnmullen.com)

Attn: Unit Code 99

Respectfully transmitted is a copy of a claim against the County of Maui filed by Robert Hansen, of 52 Kuli Puu Street, Kihei, which was received by our office on March 31, 2022.

Respectfully,

A handwritten signature in black ink that reads "Kathy L. KaoHu". The signature is written in a cursive, flowing style.

KATHY L. KAOHU  
County Clerk

Attachment

cc: Mayor  
Corporation Counsel  
Council Chair

/djy

**COUNTY OF MAUI**  
**CLAIM FOR DAMAGE OR INJURY**

RECEIVED

2022 MAR 30 PM 3:26

PLEASE PRINT CLEARLY

1. Claimant: Mr. ☒ Mrs. ☐ Ms. ☐ Robert Hansen  
2. Address: 52 Kulipuu, Kihei, HI 96753  
3. Telephone No. 808-283-9456 Email: dad@mauirealestate.net

4. Date of Accident: May 6, 2021

5. Location of Accident: 52 Kulipuu, Kihei, HI 96753

6. Amount of Claim: Property Damage \$ 16,743.09 Personal Injury \$ \_\_\_\_\_

7. Describe the accident in detail. Indicate all the facts, causes, persons involved, witnesses, extent of damage, etc., and why you think the County is responsible. Attach additional sheets as needed.

There was a water main break above my house and water and dirt flowed down and ruined the flooring  
and the sheetrock about 2 feet up. We cut the sheetrock right away so there would be no further damage  
all flooring was wet and had to be removed. It took a month for everything to dry out completely. We had  
ServPro do the initial remediation work, bought the flooring, repaired the sheetrock, painted and installed  
the flooring.

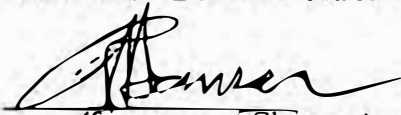
8. If you carry insurance applicable to this claim, please provide the name and address of the insurance company and your policy number.

na  
Policy No. \_\_\_\_\_

A. Did you file a claim with your insurance company? \_\_\_\_\_  
If yes, amount claimed \$ na Deductible amount \$ \_\_\_\_\_

B. If a claim was filed with your insurance company, what action do they intend to take?  
na

I HEREBY DECLARE THAT THE FOREGOING STATEMENTS ARE TRUE AND CORRECT.

  
(Signature of Claimant)

3-29-22  
(Date)

**SERVPRO of Maui**

Post Office Box 187

Kahului, HI 96733

accountspayable@servprohi.com

**INVOICE****BILL TO**

Bob &amp; Donna Hansen

52 Kuli Puu St.

Kihei, HI 96753

**INVOICE # 759****DATE 05/12/2021****DUE DATE 06/11/2021**

| DATE       | ACTIVITY           | DESCRIPTION  | AMOUNT    |
|------------|--------------------|--|-----------|
| 05/10/2021 | <b>Water Remed</b> | Emergency water damage mitigation and drying services. | 2,781.55T |

Please mail payments to our main office at:  
SERVPRO of Hawaii/Maui  
PO Box 4545  
Kailua-Kona, HI 96745

|               |                   |
|---------------|-------------------|
| SUBTOTAL      | 2,781.55          |
| TAX (4.1666%) | 115.89            |
| TOTAL         | 2,897.44          |
| BALANCE DUE   | <b>\$2,897.44</b> |

Past due balances will be assessed late fees of 1.5% per month.

Lei Floor & Window Coverings Inc.  
330 PAPA PLACE  
KAHULUI, HI 96732 US  
(808) 727-2160  
leifloors@yahoo.com  
<http://leiflooringmaui.com>



## INVOICE

### BILL TO

Robert Hansen  
52 Kulipu'u Street  
Kihei, HI 96753  
PH:808-283-9456

INVOICE # 12196

DATE 05/18/2021

DUE DATE 05/18/2021

TERMS Due on receipt

### SALESPERSON

Leo

### DESCRIPTION

**2083- Tanned Amber**  
Waterproof Flooring  
Tanned Amber  
1 carton = 26.15 square feet  
31 Boxes  
no returns  
\$2.99 square foot  
6 mil-25 year limited residential warranty

| QTY | RATE | AMOUNT    |
|-----|------|-----------|
| 800 | 2.99 | 2,392.00T |

Aloha,  
We Appreciate Your Business.  
Enclosed is your invoice.  
Thank You,  
Lei Floor and Window Coverings, Inc.

|              |               |
|--------------|---------------|
| SUBTOTAL     | 2,392.00      |
| TAX (4.166%) | 99.65         |
| TOTAL        | 2,491.65      |
| PAYMENT      | 2,491.65      |
| BALANCE DUE  | <b>\$0.00</b> |

Also be sure to visit our Lahaina Location:  
Lei Floor & Window Coverings Inc.  
335 Keawe Street #217  
Lahaina, HI 96761  
808-298-0321

**dad@mauirealestate.net**

---

**From:** dad@mauirealestate.net  
**Sent:** Monday, March 28, 2022 10:41 AM  
**To:** 'Adam.Mundy@co.maui.hi.us'  
**Subject:** Damage due to water main break 52 Kulipuu  
**Attachments:** Invoice\_12196\_from\_Lei\_Floor\_Window\_Coverings\_Inc.pdf; Invoice\_759\_from\_SERVPRO\_of\_Maui.pdf; IMG\_6304.jpg; IMG\_6302.jpg; IMG\_6300.jpg; Hans floor 2021.xlsx - hans feb,mar,apr 21.pdf

Hi Adam,

I am attaching pictures and bills for repairs to my home located at 52 Kulipuu, in Kihei. The water main break was May 6, 2021. It took some time to order the flooring and receiving the final bill. The total cost of the repairs was \$16,743.09. The reimbursement check can be made out to:

Robert Hansen  
PO BOX 294  
Kihei, HI 96753

Thank you.

Cheers,

Bob Hansen  
RB-17532  
Maui Luxury Real Estate LLC  
808-283-9456



Adan's Kaula Tree  
[adanglez8@yahoo.com](mailto:adanglez8@yahoo.com)

6/6/2021  
Receipt #:201

**Sold To: HANSEN**

Adan Gonzalez  
2704 Kauhale st  
Kihei, Hi 96753  
808-450-7566

**Payment Method**

**Check No.**

**Job**

52 Kaulipuu

| Qty | Item # | Description | Unit Price | Total |
|-----|--------|-------------|------------|-------|
| 100 | 100    | 100         | 100        | 100   |
| 100 | 100    | 100         | 100        | 100   |
| 100 | 100    | 100         | 100        | 100   |
| 100 | 100    | 100         | 100        | 100   |

Subtotal \$ 10,900.00  
Sales Tax \$ 454.00  
TOTAL \$ 11,354.00



















## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053

Insured: County of Maui-Robert Hansen  
Property: 52 Kulipu'u  
Kihei, HI 96753

Estimator: John Mullen

**Claim Number:** 4076130

**Policy Number:**

**Type of Loss:** Backup of Sewer or Drain

Date Contacted: 3/31/2022 12:00 AM

Date of Loss: 5/6/2021 12:00 AM

Date Inspected: 10/14/2022 12:00 AM

Date Received: 3/31/2022 12:00 AM

Date Entered: 10/25/2022 2:43 PM

Price List: HIWA8X\_OCT22

Restoration/Service/Remodel

Estimate: 4076130

This is an estimate only and is intended to be a guide in the review of the insurance claim. We reserve the right to make adjustments to this estimate as additional information becomes available. This estimate reflects the actual cash value of the repairs. The actual cash value reflects a deduction for depreciation based on the age and condition of the items being replaced. If your policy provides Replacement Cost coverage, this coverage provides payment of the actual, necessary costs of making repairs to your property without any deduction for depreciation. Before replacement benefits may be claimed, your policy requires that repairs be completed, or that an agreed price is reached with your contractor. The additional amount which may be claimed is limited to the smaller of the amount of depreciation or that portion of the depreciation actually spent for repairs. This is not an authorization to repair. This is not an interpretation of what is covered. Only your insurance company can make that decision.

"FOR YOUR PROTECTION, HAWAII LAW REQUIRES YOU TO BE INFORMED THAT PRESENTING A FRAUDULENT CLAIM FOR PAYMENT OF A LOSS OR BENEFIT IS A CRIME PUNISHABLE BY FINES OR IMPRISONMENT, OR BOTH." HI STAT. Å§431:10C-307.7

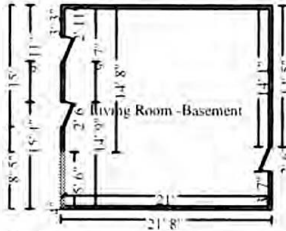


## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053

4076130

### Main Level



#### Living Room - Basement

Height: 8'

|                            |                          |
|----------------------------|--------------------------|
| 622.00 SF Walls            | 423.50 SF Ceiling        |
| 1045.50 SF Walls & Ceiling | 423.50 SF Floor          |
| 47.06 SY Flooring          | 76.83 LF Floor Perimeter |
| 82.33 LF Ceil. Perimeter   |                          |

#### Missing Wall - Goes to Floor

5' 6" X 6' 8"

Opens into Exterior

| QUANTITY   | UNIT     | TAX    | O&P    | RCV      | AGE/LIFE   | COND. | DEP %  | DEPREC.    | ACV      |
|--|----------|--------|--------|----------|------------|-------|--------|------------|----------|
| <b>DRYWALL</b>   |          |        |        |          |            |       |        |            |          |
| 1. Mask wall - plastic, paper, tape (per LF)                         |          |        |        |          |            |       |        |            |          |
| 82.33 LF   | 1.77     | 9.30   | 29.34  | 184.36   | 0/150 yrs  | Avg.  | 0%     | (0.00)     | 184.36   |
| 2. 5/8" dry wall - hung, taped, ready for texture                    |          |        |        |          |            |       |        |            |          |
| 144.00 SF  | 3.19     | 33.07  | 93.22  | 585.65   | 20/150 yrs | Avg.  | 13.33% | <61.25>    | 524.40   |
| 3. Texture dry wall - machine  |          |        |        |          |            |       |        |            |          |
| 160.00 SF  | 0.66     | 6.45   | 21.22  | 133.27   | 20/150 yrs | Avg.  | 13.33% | <14.08>    | 119.19   |
| 4. Texture dry wall - smooth / skim coat                             |          |        |        |          |            |       |        |            |          |
| 160.00 SF  | 1.84     | 17.85  | 59.10  | 371.35   | 20/150 yrs | Avg.  | 13.33% | <39.25>    | 332.10   |
| 5. Drywall tape joint/repair - per LF                                |          |        |        |          |            |       |        |            |          |
| 72.00 LF   | 10.79    | 45.39  | 155.66 | 977.93   | 0/150 yrs  | Avg.  | 0%     | (0.00)     | 977.93   |
| <b>FINISH WORK-TRIM</b>  |          |        |        |          |            |       |        |            |          |
| 6. R&R Baseboard - 3 1/4"  |          |        |        |          |            |       |        |            |          |
| 76.83 LF   | 4.25     | 23.06  | 66.16  | 415.75   | 10/150 yrs | Avg.  | 6.67%  | <19.00>    | 396.75   |
| 7. R&R Casing - 3 1/4"   |          |        |        |          |            |       |        |            |          |
| 42.60 LF   | 3.57     | 12.19  | 31.10  | 195.38   | 5/150 yrs  | Avg.  | 3.33%  | <4.27>     | 191.11   |
| 8. R&R Interior door unit  |          |        |        |          |            |       |        |            |          |
| 3.00 EA  | 376.95   | 102.54 | 233.48 | 1,466.87 | 5/100 yrs  | Avg.  | 5%     | <52.05>    | 1,414.82 |
| <b>FLOORING</b>  |          |        |        |          |            |       |        |            |          |
| 9. Remove Snaplock Laminate - simulated wood flooring - High grade   |          |        |        |          |            |       |        |            |          |
| 423.50 SF  | 1.87     | 44.78  | 158.40 | 995.13   | 0/25 yrs   | Avg.  | NA     | (0.00)     | 995.13   |
| 10. Install Snaplock Laminate - simulated wood flooring - High grade |          |        |        |          |            |       |        |            |          |
| 423.50 SF  | 5.89     | 141.05 | 498.88 | 3,134.35 | 0/25 yrs   | Avg.  | 0%     | <0.00>     | 3,134.35 |
| 11. Material Only Snaplock Laminate - simulated wood flooring        |          |        |        |          |            |       |        |            |          |
| 1.00 EA  | 2,897.44 | 0.00   | 0.00   | 2,897.44 | 10/25 yrs  | Avg.  | 40%    | <1,158.98> | 1,738.46 |
| <b>PAINT</b>   |          |        |        |          |            |       |        |            |          |
| 12. Mask the floor per square foot - plastic and tape - 4 mil        |          |        |        |          |            |       |        |            |          |
| 423.50 SF  | 0.30     | 8.24   | 25.62  | 160.91   | 0/15 yrs   | Avg.  | 0%     | (0.00)     | 160.91   |
| 13. Seal the surface area w/latex based stain blocker - one coat     |          |        |        |          |            |       |        |            |          |
| 160.00 SF  | 0.80     | 7.87   | 25.72  | 161.59   | 3/15 yrs   | Avg.  | 20%    | <25.60>    | 135.99   |
| 14. Paint the walls - two coats                                      |          |        |        |          |            |       |        |            |          |
| 622.00 SF  | 1.19     | 48.04  | 149.22 | 937.44   | 5/15 yrs   | Avg.  | 33.33% | <246.73>   | 690.71   |

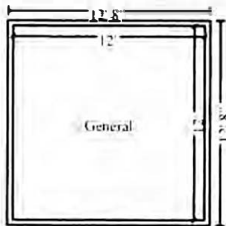


## John Mullen & Company

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### CONTINUED - Living Room -Basement

| QUANTITY  | UNIT  | TAX           | O&P             | RCV              | AGE/LIFE | COND. | DEP %  | DEPREC.         | ACV              |
|---|-------|---------------|-----------------|------------------|----------|-------|--------|-----------------|------------------|
| 15. Paint casing - two coats                    |       |               |                 |                  |          |       |        |                 |                  |
| 54.00 LF  | 1.92  | 6.24          | 20.82           | 130.74           | 5/15 yrs | Avg.  | 33.33% | <34.56>         | 96.18            |
| 16. Paint baseboard - two coats                 |       |               |                 |                  |          |       |        |                 |                  |
| 76.83 LF  | 1.91  | 8.80          | 29.46           | 185.01           | 5/15 yrs | Avg.  | 33.33% | <48.92>         | 136.09           |
| PREP-POST CONSTRUCTION                          |       |               |                 |                  |          |       |        |                 |                  |
| 17. Contents - move out then reset              |       |               |                 |                  |          |       |        |                 |                  |
| 3.00 EA   | 68.32 | 11.59         | 41.00           | 257.55           | 0/NA     | Avg.  | 0%     | (0.00)          | 257.55           |
| 18. Final cleaning - construction - Residential |       |               |                 |                  |          |       |        |                 |                  |
| 423.50 SF                                       | 0.27  | 6.47          | 22.88           | 143.70           | 0/NA     | Avg.  | 0%     | (0.00)          | 143.70           |
| <b>Totals: Living Room -Basement</b>            |       | <b>532.93</b> | <b>1,661.28</b> | <b>13,334.42</b> |          |       |        | <b>1,704.69</b> | <b>11,629.73</b> |



#### General

Height: 8'

|                           |                          |
|---------------------------|--------------------------|
| 384.00 SF Walls           | 144.00 SF Ceiling        |
| 528.00 SF Walls & Ceiling | 144.00 SF Floor          |
| 16.00 SY Flooring         | 48.00 LF Floor Perimeter |
| 48.00 LF Ceil. Perimeter  |                          |

| QUANTITY  | UNIT     | TAX           | O&P             | RCV              | AGE/LIFE | COND. | DEP % | DEPREC.         | ACV              |
|---|----------|---------------|-----------------|------------------|----------|-------|-------|-----------------|------------------|
| 19. Water Extraction & Remediation: Servpro of Maui*          |          |               |                 |                  |          |       |       |                 |                  |
| 1.00 EA   | 2,897.44 | 0.00          | 0.00            | 2,897.44         | 0/NA     | Avg.  | 0%    | <0.00>          | 2,897.44         |
| 20. Tandem axle dump trailer - per load - including dump fees |          |               |                 |                  |          |       |       |                 |                  |
| 1.00 EA   | 362.50   | 20.50         | 72.50           | 455.50           | 0/NA     | Avg.  | NA    | <0.00>          | 455.50           |
| <b>Totals: General</b>  |          | <b>20.50</b>  | <b>72.50</b>    | <b>3,352.94</b>  |          |       |       | <b>0.00</b>     | <b>3,352.94</b>  |
| <b>Total: Main Level</b>                                      |          | <b>553.43</b> | <b>1,733.78</b> | <b>16,687.36</b> |          |       |       | <b>1,704.69</b> | <b>14,982.67</b> |
| <b>Line Item Totals: 4076130</b>                              |          | <b>553.43</b> | <b>1,733.78</b> | <b>16,687.36</b> |          |       |       | <b>1,704.69</b> | <b>14,982.67</b> |

[0%] - Indicates that depreciate by percent was used for this item

[M] - Indicates that the depreciation percentage was limited by the maximum allowable depreciation for this item





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### Grand Total Areas:

|          |                    |        |                             |          |                        |
|----------|--------------------|--------|-----------------------------|----------|------------------------|
| 1,006.00 | SF Walls           | 567.50 | SF Ceiling                  | 1,573.50 | SF Walls and Ceiling   |
| 567.50   | SF Floor           | 63.06  | SY Flooring                 | 124.83   | LF Floor Perimeter     |
| 0.00     | SF Long Wall       | 0.00   | SF Short Wall               | 130.33   | LF Ceil. Perimeter     |
| 567.50   | Floor Area         | 611.83 | Total Area                  | 1,006.00 | Interior Wall Area     |
| 1,184.33 | Exterior Wall Area | 135.67 | Exterior Perimeter of Walls |          |                        |
| 0.00     | Surface Area       | 0.00   | Number of Squares           | 0.00     | Total Perimeter Length |
| 0.00     | Total Ridge Length | 0.00   | Total Hip Length            |          |                        |



## John Mullen & Company

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### Summary for Dwelling

|                                   |                    |
|-----------------------------------|--------------------|
| Line Item Total                   | 14,400.15          |
| Material Excise Tax               | 63.27              |
| Subtotal                          | 14,463.42          |
| Overhead                          | 866.89             |
| Profit                            | 866.89             |
| General Excise Tax                | 490.16             |
| <b>Replacement Cost Value</b>     | <b>\$16,687.36</b> |
| Less Non-recoverable Depreciation | <1,704.69>         |
| <b>Actual Cash Value</b>          | <b>\$14,982.67</b> |
| <b>Net Claim</b>                  | <b>\$14,982.67</b> |

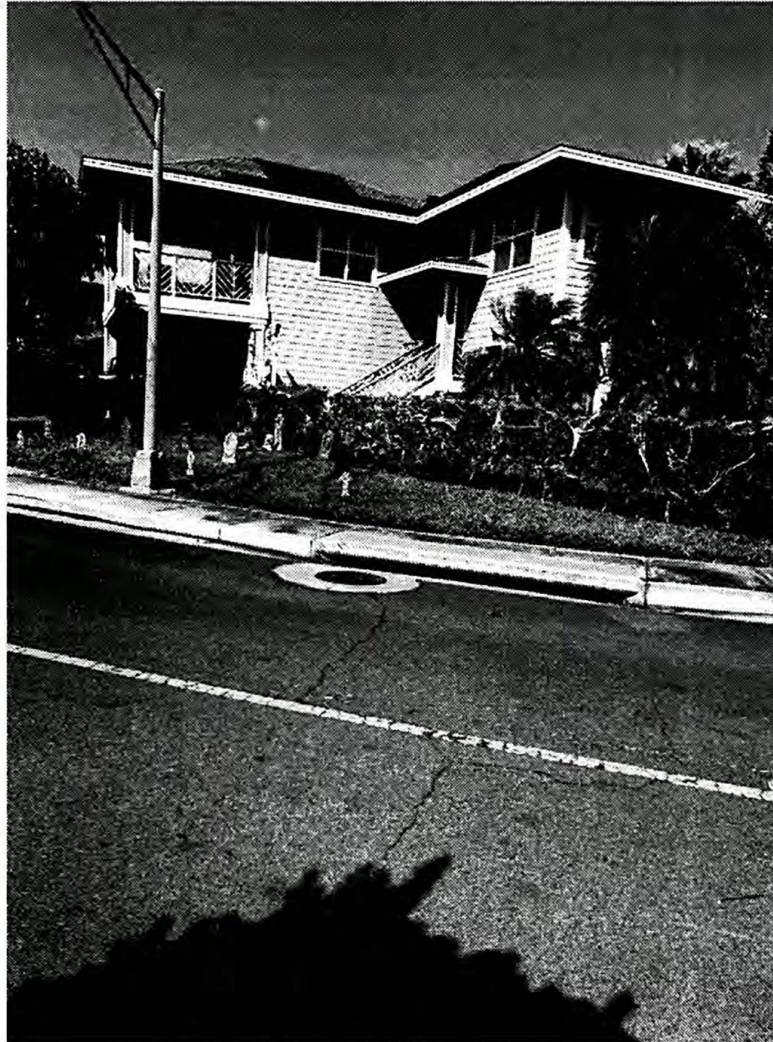
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John Mullen



## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053



1

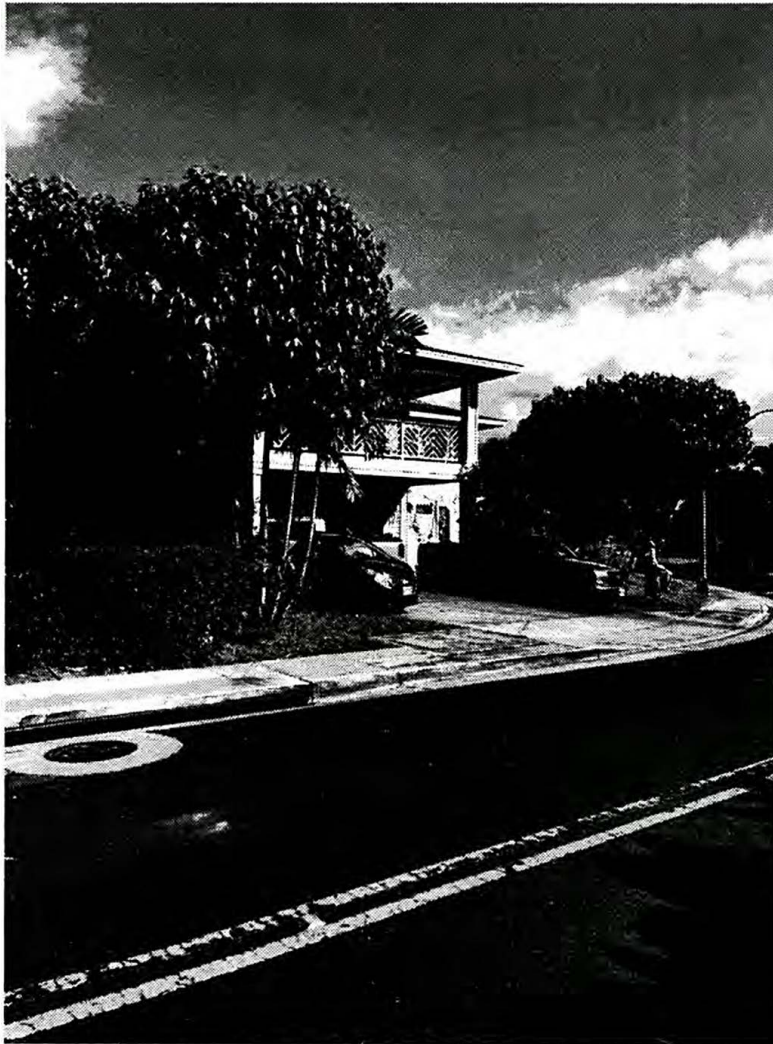
I-Loss Location

Date Taken: 10/14/2022



## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053



2 2-Loss Location

Date Taken: 10/14/2022





## John Mullen & Company

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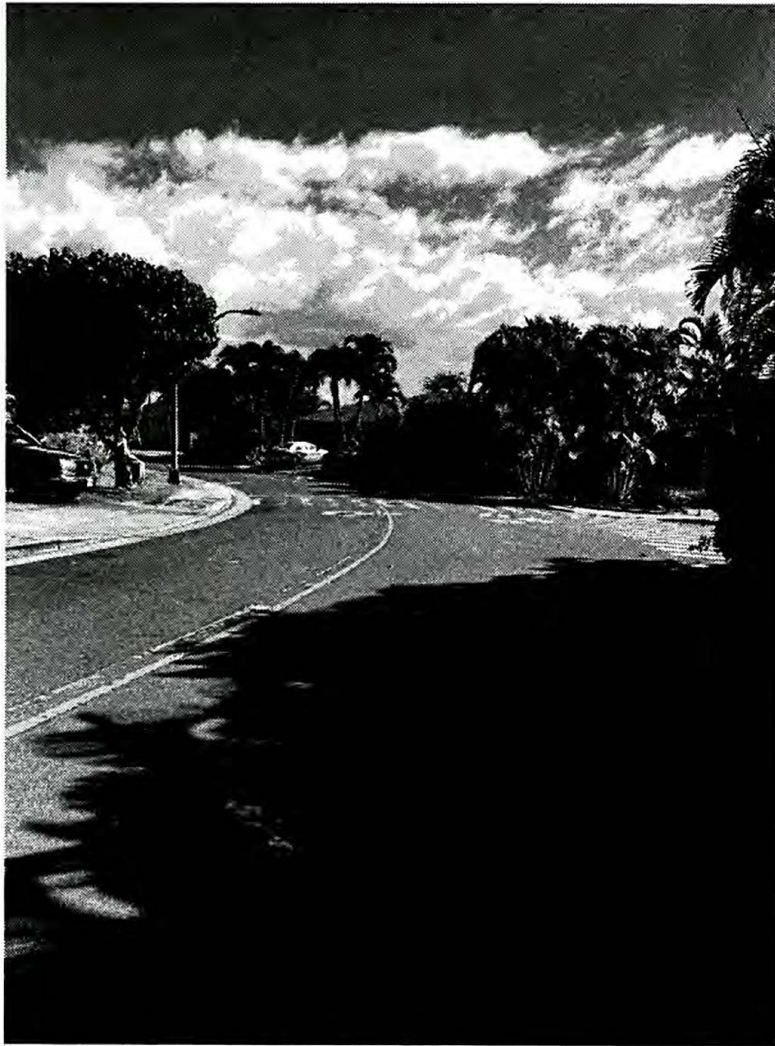


3 3-Loss Location Date Taken: 10/14/2022  
Sewer line -outside of claimant's house.



## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053



4

4-Loss Location

Date Taken: 10/14/2022





## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
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5

5-Completed repairs

Date Taken: 10/14/2022



## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053



6 6-Completed repairs

Date Taken: 10/14/2022



## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053



7

7-Completed repairs

Date Taken: 10/14/2022





## John Mullen & Company

677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053



8

8-Completed repairs

Date Taken: 10/14/2022



## John Mullen & Company

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Main Office: (808) 531-9733 | Fax: (808) 531-0053



9 9-Completed repairs

Date Taken: 10/14/2022



## John Mullen & Company

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10 10-Completed repairs

Date Taken: 10/14/2022





## John Mullen & Company

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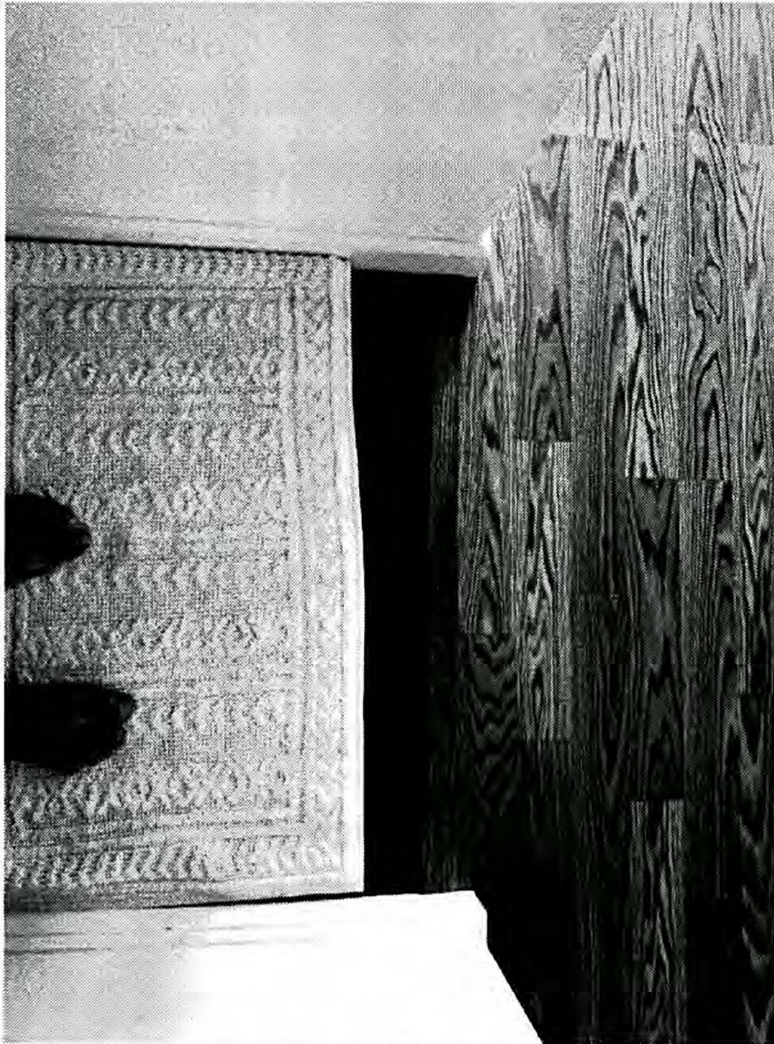
11 12-Completed repairs

Date Taken: 10/14/2022



## John Mullen & Company

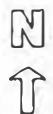
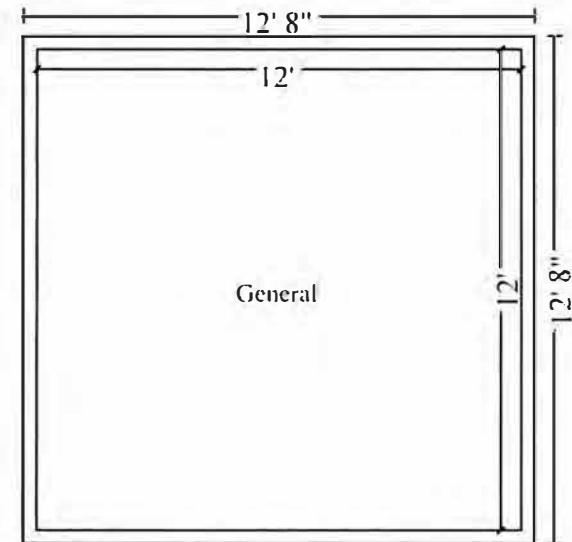
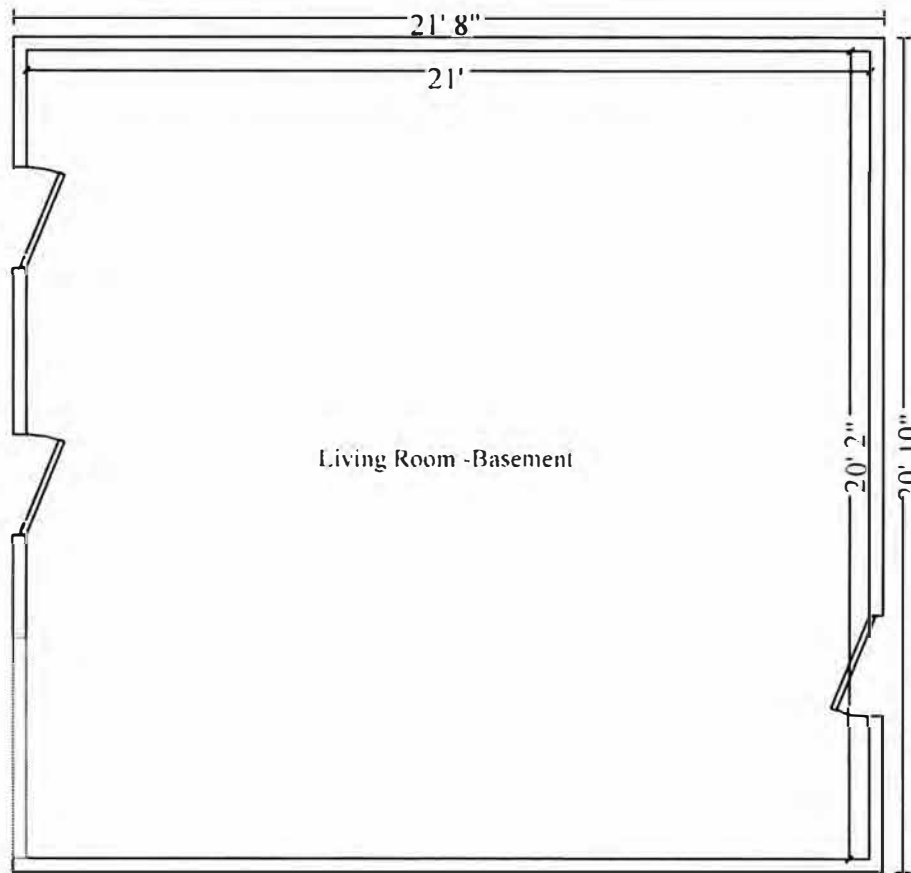
677 Ala Moana Blvd. Suite #910, Honolulu, HI 96813  
Main Office: (808) 531-9733 | Fax: (808) 531-0053



12

13-Completed repairs

Date Taken: 10/14/2022





## Parcel Information

**Parcel Number** 390180970000  
**Location Address** 52 KULI PUU ST  
 KIHEI HI 96753  
**Neighborhood Code** 3918-1  
**Legal Information** LOT 6 KE ALI I KAI SUBDIVISION FP 2323 6.917 SF  
**Land Area** 6917 Square Feet  
**Parcel Note**

[View Map](#)

## Owner Information

**Owner Names**  
 HANSEN OHANA SECURITY LLC Fee Owner

**Mailing Address**  
[HANSEN OHANA SECURITY LLC](#)  
 ATTN: FIRENZE.KIM  
 773 PULLMAN CT  
 ROCKLIN CA 95765

## Assessment Information

[Show Historical Assessments](#)

| Year | Tax Class                      | Market Land Value | Agricultural Land Value | Assessed Land | Building Value | Total Assessed Value | Total Exemption Value | Total Net Taxable Value |
|------|--------------------------------|-------------------|-------------------------|---------------|----------------|----------------------|-----------------------|-------------------------|
| 2022 | NON-OWNER-OCCUPIED/RESIDENTIAL | \$457,800         | \$0                     | \$457,800     | \$578,100      | \$1,035,900          | \$0                   | \$1,035,900             |

[How to calculate real property taxes](#)

## Current Tax Bill Information

| Tax Period   | Description       | Original Due Date | Taxes Assessment | Tax Credits | Net Tax    | Penalty | Interest | Other  | Amount Due |
|--|-------------------|-------------------|------------------|-------------|------------|---------|----------|--------|------------|
| 2022-2   | Real Property Tax | 02/21/2023        | \$3,068.60       | \$0.00      | \$3,068.60 | \$0.00  | \$0.00   | \$0.00 | \$3,068.60 |
| Tax Bill with Interest computed through 12/31/2022 |                   |                   | \$3,068.60       | \$0.00      | \$3,068.60 | \$0.00  | \$0.00   | \$0.00 | \$3,068.60 |

## Historical Tax Information

| Year | Tax        | Payments and Credits | Penalty | Interest | Other  | Amount Due |
|------|------------|----------------------|---------|----------|--------|------------|
| 2022 | \$6,137.20 | (\$3,068.60)         | \$0.00  | \$0.00   | \$0.00 | \$3,068.60 |
| 2021 | \$5,083.58 | (\$5,083.58)         | \$0.00  | \$0.00   | \$0.00 | \$0.00     |
| 2020 | \$5,136.82 | (\$5,136.82)         | \$0.00  | \$0.00   | \$0.00 | \$0.00     |
| 2019 | \$5,126.24 | (\$5,126.24)         | \$0.00  | \$0.00   | \$0.00 | \$0.00     |
| 2018 | \$4,934.88 | (\$4,934.88)         | \$0.00  | \$0.00   | \$0.00 | \$0.00     |
| 2017 | \$4,740.02 | (\$4,740.02)         | \$0.00  | \$0.00   | \$0.00 | \$0.00     |
| 2016 | \$4,354.48 | (\$4,354.48)         | \$0.00  | \$0.00   | \$0.00 | \$0.00     |

[Click a year to see tax payment information for the year.](#)

## Improvement Information

|                          |              |                                     |                     |
|--------------------------|--------------|-------------------------------------|---------------------|
| <b>Building Number</b>   | 1            | <b>Heating/Cooling</b>              | CENTRAL A/C         |
| <b>Style</b>             | Contemporary | <b>Exterior Wall</b>                | FIBER CEMENT        |
| <b>Year Built</b>        | 2002         | <b>Bedrooms/Full Bath/Half Bath</b> | 5/4/0               |
| <b>Eff Year Built</b>    |              | <b>Roof Material</b>                | Composition Shingle |
| <b>Percent Complete</b>  | 100%         | <b>Fireplace</b>                    | No                  |
| <b>Living Area</b>       | 2,219        | <b>Grade</b>                        | 4+                  |
| <b>Construction Type</b> | Frame        | <b>Building Value</b>               | \$578,100           |

## Sales Information

| Sale Date  | Price     | Instrument Number | Instrument Type | Valid Sale or Other Reason | Document Type | Record Date | Land Court # | Land Court Cert |
|------------|-----------|-------------------|-----------------|----------------------------|---------------|-------------|--------------|-----------------|
| 12/22/2016 | \$179,715 | A62060886         | Fee conveyance  | Not open market            | Warranty deed | 12/28/2016  |              |                 |
| 5/9/2002   | \$477,460 | 02-084670         | Fee conveyance  | Developer sale             | Warranty deed | 5/14/2002   |              |                 |

## Maui's Automated Planning & Permitting System

[Click Here to View All Planning and Permitting Info Regarding This TMK](#)

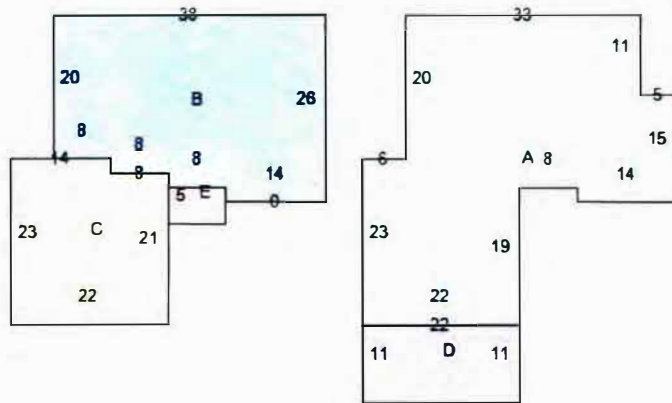
## Permit Information

[Maui's Automated Planning & Permitting System link](#)

| Date       | Permit Number | Reason                     | Permit Amount |
|------------|---------------|----------------------------|---------------|
| 10/10/2001 | 20011892      | Dwelling garage or carport | \$186,912     |



## Sketches



| Room Type                  | Area |
|----------------------------|------|
| A 2nd Floor: 2ND STY FRAME | 1327 |
| B Main Area                | 892  |
| C GAR WD CONC FL           | 490  |
| D 2nd Floor: PCH CD W/RAIL | 242  |
| E PCH CD W/RAIL            | 40   |

Building 1

## Recent Sales In Area

Sale date range:

From:

12/14/2019

To:

12/14/2022



1500

Feet




## Generate Owner List by Radius

Distance:

100

Feet



Use Address From:

☒ Owner
 ☐ Property

Select export file format:

Address labels (5160)



International mailing labels that exceed 5 lines are not supported on the Address labels (5160). For international addresses, please use the .xlsx, .csv or .tab download formats.

☒ Show All Owners

☐ Show Parcel ID on Label

Skip Labels

0

No data available for the following modules: Agricultural Assessment Information, Appeal Information, Home Exemption Information, Commercial Improvement Information, Accessory Information.

User Privacy Policy  
GDPR Privacy Notice



Last Data Upload: 12/14/2022, 3:30.42 AM



## PROPERTY DAMAGE RELEASE

KNOW ALL MEN BY THESE PRESENTS:

That the Undersigned, being of lawful age, for sole consideration of FOURTEEN THOUSAND NINE HUNDRED EIGHTY TWO AND 67/100 DOLLARS (\$14,982.67), to be paid to Hansen Ohana Security, LLC., do/does hereby and for my/our/its heirs, executors, administrators, successors and assigns release, acquit and forever discharge the County of Maui, and his, her, their or its agents, servants, successors, heirs, executors, administrators and all other persons, firms, corporations, associations or partnerships of and from any and all claims, actions, causes of action, demands, rights, damages, costs, loss of service, expenses and compensation whatsoever, which the undersigned now has/have or which may hereafter accrue on account of, or in any way growing out of, any and all known and unknown, foreseen and unforeseen property damage and the consequences thereof resulting or to result from the occurrence on or about the 6th day of May, 2022, at or near 52 Kuli Puu Street, Kihei, Hawaii 96753.

It is understood and agreed that this settlement is the compromise of a doubtful and disputed claim, and that the payment made is not to be construed as an admission of liability on the part of the party or parties hereby released, and that said releasees deny liability therefor and intend merely to avoid litigation and buy their peace.

The undersigned further declare(s) and represent(s) that no promise, inducement or agreement not herein expressed has been made to the undersigned, and that this Release contains the entire agreement between the parties hereto, and that the terms of this Release are contractual and not a mere recital.

**FOR YOUR PROTECTION, HAWAII LAW REQUIRES YOU TO BE INFORMED THAT PRESENTING A FRAUDULENT CLAIM FOR PAYMENT OF A LOSS OR BENEFIT IS A CRIME PUNISHABLE BY FINES OR IMPRISONMENT, OR BOTH.**

THE UNDERSIGNED HAS READ THE FOREGOING RELEASE AND FULLY UNDERSTANDS IT.

Signed, sealed and delivered this 11<sup>th</sup> day of November, 2022.

**CAUTION: READ BEFORE SIGNING BELOW**

[Signature] LS  
for Hansen Ohana Security, LLC

Robert Hansen, Manager LS  
Print name and title

STATE OF Hawaii )  
COUNTY OF Maui ) SS:

On the 11<sup>th</sup> day of November, 2022 before me personally appeared ROBERT HANSEN, known to me to be the person ~~for~~ named herein and who executed the foregoing Release and He acknowledged to me that He voluntarily executed the same.

My term expires 3/18, 2026.

[Signature]  
Notary Public M. Herbon

FORM #45, REV. 11/00

NOTARY CERTIFICATE, STATE OF HAWAII  
Doc. Description/ID: Property Damage Release  
Doc. Date: 11/11/22 Pages: 1  
Notary Name: M. Herbon 2nd Circuit  
Notary Signature: [Signature] Cert. Date: 11/11/22

