

ORDINANCE NO. _____

BILL NO. 28 (2024)

A BILL FOR AN ORDINANCE TO AMEND THE STATE LAND USE DISTRICT CLASSIFICATION FROM AGRICULTURAL TO URBAN FOR PROPERTY SITUATED AT WAILUKU, MAUI, HAWAII TAX MAP KEY (2) 3-3-001:106

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

SECTION 1. In accordance with Chapter 205-3.1, Hawaii Revised Statutes, and Chapter 19.68, Maui County Code, the State Land Use District classification is reclassified from Agricultural to Urban for that portion of certain real property situated at Wailuku, Maui, Hawaii, identified for real property tax purposes as tax map key (2) 3-3-001:106, comprising 9.798 acres, and more particularly described in and attached as Exhibit "A," and in Land Use District Boundary Map No. 415, attached as Exhibit "B."

SECTION 2. In accordance with Chapter 19.68.040, Maui County Code, the boundary change granted by this ordinance is subject to the conditions established in Exhibit "C."

SECTION 3. This Ordinance takes effect on approval.

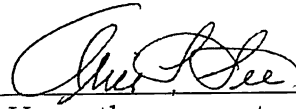
APPROVED AS TO FORM
AND LEGALITY:



KRISTIN K. TARNSTROM
Deputy Corporation Counsel
County of Maui

LF2021-1056
2024-01-02 Hale Mahaolu DBA.docx

INTRODUCED BY:

A handwritten signature in cursive script, appearing to read "Peter Lee", is written above a horizontal line.

Upon the request of the Mayor.

EXHIBIT "A"

AGRICULTURAL STATE LAND DISTRICT AREA

Being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo,
and a portion of Grant 3343 to Claus Spreckels
being also a portion of Lot 1-C of the Paukukalo Large Lot Subdivision
Subdivision File No. 3.1744

at
Waiehu, Wailuku, Maui, Hawaii

Beginning at the Southerly corner of this parcel, also being the Northeast corner of Lot 1-B Being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo, and a portion of Grant 3343 to Claus Spreckels, the coordinates of said point of beginning referred to Government Survey Triangulation Station "LUKE" being 11,352.04 feet North, 887.43 feet West and running by azimuths measured clockwise from true South:

1. 102° 44' 413.27 feet along Lot 1-B, being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo, and a portion of Grant 3343 to Claus Spreckels;

thence along Kahekili Highway, on a curve to the right, with a radius of 1800.00 feet, the chord azimuth and distance being
2. 198° 44' 43" 110.24 feet;
3. 200° 30' 1664.46 feet along the same;

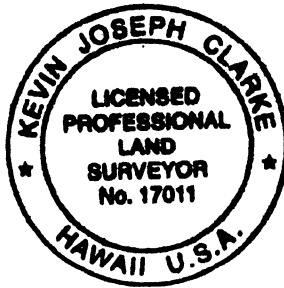
thence along the same, on a curve to the right, with a radius of 1050.91 feet, the chord azimuth and distance being
4. 203° 46' 15" 119.92 feet;
5. 297° 02' 30" 18.97 feet along the same;
6. 207° 02' 30" 150.00 feet along the same;
7. 297° 02' 30" 20.00 feet along the same;

8. 207° 02' 30" 12.11 feet along the same;
- thence along the same, on a curve to the left, with a radius of 776.20 feet, the chord azimuth and distance being
9. 203° 11' 30" 104.24 feet;
10. 282° 46' 30" 111.07 feet along Waiehu Beach Road;
11. 12° 46' 30" 43.44 feet along Lots 81 of the Waiehu Heights Subdivision Unit II (File Plan No. 1567), being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo;
12. 323° 18' 20" 28.89 feet along the same;
13. 22° 28' 45" 1427.95 feet over 1-C of the Paukukalo Large Lot Subdivision, being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo, and a portion of Grant 3343 to Claus Spreckels;
14. 18° 13' 30" 222.62 feet along Lots 59, 58, and 57 of the Waiehu Heights Subdivision Unit II (File Plan No. 1567), being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo and Lot 157 of Waiehu Heights Subdivision (File Plan No. 1482), being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo;
15. 347° 51' 40" 73.62 along Lot 157 of Waiehu Heights Subdivision (File Plan No. 1482), being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo;
16. 349° 07' 40" 176.08 feet along the same;
17. 348° 11' 30" 135.68 feet along Lot 157 of Waiehu Heights Subdivision (File Plan No. 1482), being a portion of Land Commission Award 8559-B, Apana 20 to William C. Lunalilo and Lot 92 Waiehu Heights Subdivision III (File Plan No. 1715)

being a portion of Land Commission Award 8559-B,
Apana 20 to William C. Lunalilo;

18. 353° 25' 30"

88.66 feet along Lot 93 Waiehu Heights Subdivision III (File Plan
No. 1715) being a portion of Land Commission Award
8559-B, Apana 20 to William C. Lunalilo to the point of
beginning and containing an area of 9.798 acres;



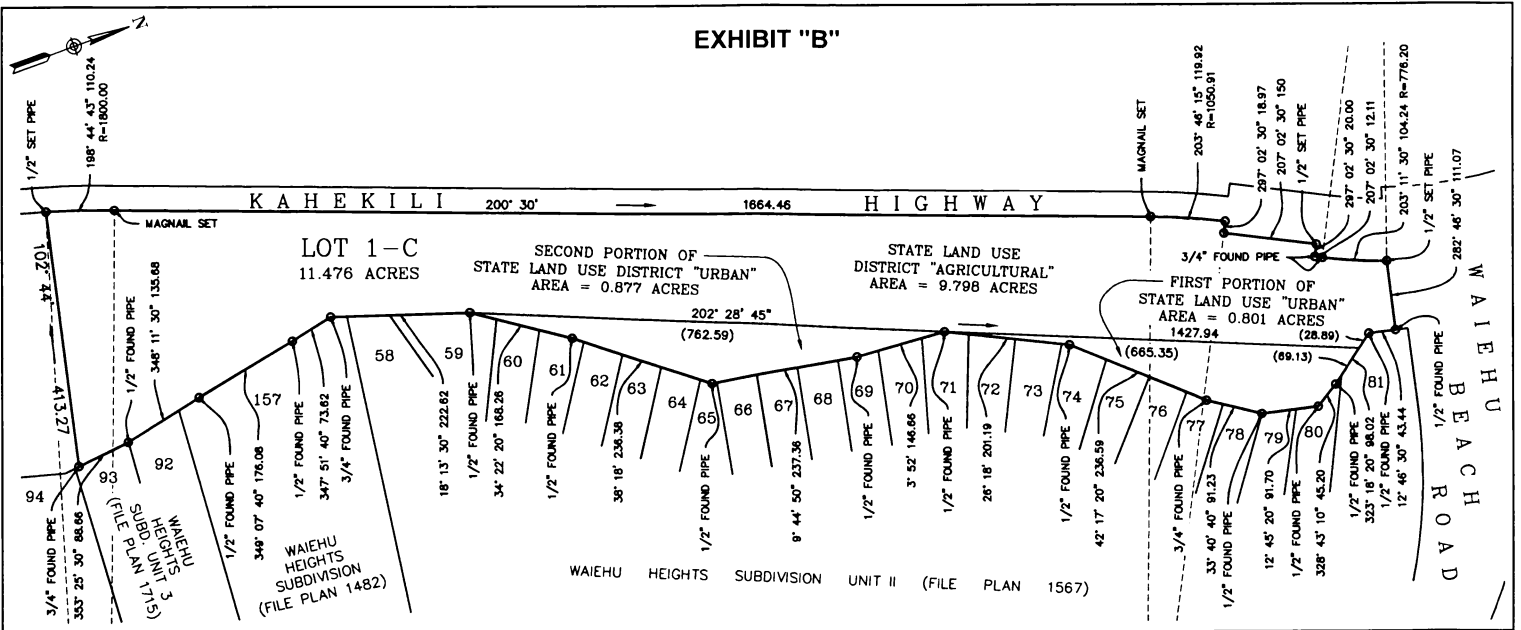
A handwritten signature in black ink, appearing to read "Kevin J. Clarke", written over a horizontal line.

Kevin J. Clarke
Licensed Professional Land Surveyor
Certificate No. 17011-LS
Exp. 04/2022

11/16/2023

TOPO Ke Kahua (SLU Ag)
File 20-0559

EXHIBIT "B"



Land Use District Boundary Amendment Map No. 415

District Boundary Amendment
 Paukukalo, Waiehu, Wailuku, Maui, Hawaii
 From Agricultural District to Urban District

EXHIBIT "C"

CONDITIONS

1. That the Applicant shall work in concert with the State Department of Transportation ("State DOT") to inspect the existing drainage culvert located to the north of Kahekili Highway and Waiehu Beach Road intersection for blockage and request that the State DOT clear it, as was recommended by the Maui Planning Commission.
2. That the ginger, heliconia, fern tree, tropha, golden glory, and the Singapore plumeria in the plans shall be replaced with native plants, fruit trees, or non-invasive Lei plants; and the Koai'a shall be substituted for the fern tree, as was recommended by the Maui Planning Commission.