

**COUNCIL OF THE COUNTY OF MAUI**  
**BUDGET, FINANCE, AND ECONOMIC**  
**DEVELOPMENT COMMITTEE**

April 6, 2021

**Committee**  
**Report No. \_\_\_\_\_**

Honorable Chair and Members  
of the County Council  
County of Maui  
Wailuku, Maui, Hawaii

Chair and Members:

Your Budget, Finance, and Economic Development Committee, having met on March 17, 2021, makes reference to County Communication 21-90, from Council Vice-Chair Keani N.W. Rawlins-Fernandez, relating to amendments to Capital Improvement Projects for Fiscal Year ("FY") 2021.

By correspondence dated March 1, 2021, the Budget Director transmitted the following:

1. A proposed bill entitled "A BILL FOR AN ORDINANCE AMENDING THE FISCAL YEAR 2021 BUDGET FOR THE COUNTY OF MAUI AS IT PERTAINS TO ESTIMATED REVENUES; DEPARTMENT OF MANAGEMENT, WAILUKU-KAHULUI COMMUNITY PLAN AREA, GOVERNMENT FACILITIES, BOND FUND, 60 NORTH CHURCH STREET BUILDING RENOVATIONS; TOTAL CAPITAL IMPROVEMENTS PROJECT APPROPRIATIONS; TOTAL APPROPRIATIONS (OPERATING AND CAPITAL IMPROVEMENT PROJECTS)."

The purpose of the proposed bill is to amend the FY 2021 Budget by: 1) increasing Bond/Lapsed Bond by \$260,000; 2) amending Section 4.D.1.b.(1.), Department of Management, Wailuku-Kahului Community Plan Area, Government Facilities, Bond Fund, by adding an appropriation, entitled "60 North Church Street Building Renovations," in the amount of \$260,000; and 3) adjusting the totals accordingly.

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2. A proposed bill entitled "A BILL FOR AN ORDINANCE AMENDING THE FISCAL YEAR 2021 BUDGET FOR THE COUNTY OF MAUI AS IT PERTAINS TO APPENDIX C – CAPITAL IMPROVEMENT PROJECTS, DEPARTMENT OF MANAGEMENT, WAILUKU-KAHULUI COMMUNITY PLAN AREA, 60 NORTH CHURCH STREET BUILDING RENOVATIONS."

The purpose of the proposed bill is to amend the FY 2021 Budget, Appendix C, Capital Improvement Projects, by adding an appropriation for the Wailuku-Kahului Community Plan Area for a project, entitled "60 North Church Street Building Renovations," under the Department of Management, in the amount of \$260,000, and a description of the project.

3. A proposed bill entitled "A BILL FOR AN ORDINANCE AMENDING ORDINANCE NO. 5101, BILL NO. 66 (2020), RELATING TO THE ISSUANCE OF GENERAL OBLIGATION BONDS OF THE COUNTY OF MAUI ISSUANCE, SALE AND DELIVERY OF SAID BONDS (DEPARTMENT OF MANAGEMENT – 60 NORTH CHURCH STREET BUILDING RENOVATIONS)."

The purpose of the proposed bill is to amend the FY 2021 General Obligation Bond Authorization ordinance by adding an appropriation for the Wailuku-Kahului Community Plan Area, Government Facilities, for a project, entitled "60 North Church Street Building Renovations," in the amount of \$260,000, under the Department of Management.

The Managing Director stated funding was appropriated in the FY 2020 Budget for renovations to the first floor of the Kalana o Maui Building for the Maui Emergency Management Agency. However, the Mayor allowed the funding to lapse because the County purchased the 60 North Church

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Street Building. The County plans to use a portion of the 60 North Church Street Building to house the Maui Emergency Management Agency.

He further explained the FY 2021 funds would be used for preliminary design of the new space, scoping for improvements, and a 10-year maintenance plan, and that funding for construction will be included in the Mayor's Proposed Budget for FY 2022 for Council's consideration.

Your Committee noted the lapsed funds did not impact necessary repairs such as mitigation due to rain damage to the Kalana o Maui Building.

Your Committee voted 7-0 to recommend passage of the proposed bills on first reading. Committee Chair Rawlins-Fernandez, Vice-Chair Paltin, and members King, Lee, Molina, Sinenci, and Sugimura voted "aye." Committee members Johnson and Kama were excused.

Your Committee is in receipt of revised proposed bills, approved as to form and legality by the Department of the Corporation Counsel, incorporating nonsubstantive revisions.

Your Budget, Finance, and Economic Development Committee RECOMMENDS the following:

1. That Bill \_\_\_\_\_ (2021), attached hereto, entitled "A BILL FOR AN ORDINANCE AMENDING THE FISCAL YEAR 2021 BUDGET FOR THE COUNTY OF MAUI AS IT PERTAINS TO ESTIMATED REVENUES; DEPARTMENT OF MANAGEMENT, WAILUKU-KAHULUI COMMUNITY PLAN AREA, GOVERNMENT FACILITIES, BOND FUND, 60 NORTH CHURCH STREET BUILDING RENOVATIONS; TOTAL CAPITAL IMPROVEMENTS PROJECT APPROPRIATIONS; TOTAL APPROPRIATIONS (OPERATING AND CAPITAL

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IMPROVEMENT PROJECTS),” be PASSED ON FIRST  
READING and be ORDERED TO PRINT;

2. That Bill \_\_\_\_\_ (2021), attached hereto, entitled “A BILL FOR AN ORDINANCE AMENDING THE FISCAL YEAR 2021 BUDGET FOR THE COUNTY OF MAUI AS IT PERTAINS TO APPENDIX C – CAPITAL IMPROVEMENT PROJECTS, DEPARTMENT OF MANAGEMENT, WAILUKU-KAHULUI COMMUNITY PLAN AREA, 60 NORTH CHURCH STREET BUILDING RENOVATIONS,” be PASSED ON FIRST READING and be ORDERED TO PRINT; and
3. That Bill \_\_\_\_\_ (2021), attached hereto, entitled “A BILL FOR AN ORDINANCE AMENDING ORDINANCE NO. 5101, BILL NO. 66 (2020), RELATING TO THE ISSUANCE OF GENERAL OBLIGATION BONDS OF THE COUNTY OF MAUI ISSUANCE, SALE AND DELIVERY OF SAID BONDS (DEPARTMENT OF MANAGEMENT – 60 NORTH CHURCH STREET BUILDING RENOVATIONS),” be PASSED ON FIRST READING and be ORDERED TO PRINT.

This report is submitted in accordance with Rule 8 of the Rules of the Council.



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KEANI N.W. RAWLINS-FERNANDEZ, Chair

ORDINANCE NO. \_\_\_\_\_

BILL NO. \_\_\_\_\_ (2021)

A BILL FOR AN ORDINANCE AMENDING  
THE FISCAL YEAR 2021 BUDGET FOR THE COUNTY OF MAUI  
AS IT PERTAINS TO ESTIMATED REVENUES;  
DEPARTMENT OF MANAGEMENT,  
WAILUKU-KAHULUI COMMUNITY PLAN AREA,  
GOVERNMENT FACILITIES, BOND FUND,  
60 NORTH CHURCH STREET BUILDING RENOVATIONS;  
TOTAL CAPITAL IMPROVEMENTS PROJECT APPROPRIATIONS;  
TOTAL APPROPRIATIONS (OPERATING AND CAPITAL IMPROVEMENT PROJECTS)

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

SECTION 1. Ordinance No. 5099, Bill No. 64 (2020), Draft 1, as amended, "Fiscal Year 2021 Budget", is hereby amended as it pertains to Section 2, Estimated Revenues, by increasing Bond/Lapsed Bond in the amount of \$260,000; and by increasing Total Estimated Revenues in the amount of \$260,000, to read as follows:

"ESTIMATED REVENUES"

FROM TAXES, FEES AND ASSESSMENTS:

Real Property Taxes	376,419,651
Circuit Breaker Adjustment	(494,410)
Charges for Current Services	138,466,202
Transient Accommodations Tax	0
Public Service Company Tax	7,000,000
Licenses/Permits/Others	40,193,252
Fuel and Franchise Taxes	21,200,000
Special Assessments	4,850,663
Other Intergovernmental	14,270,000

FROM OTHER SOURCES:

Interfund Transfers		43,001,438
Bond/Lapsed Bond	[99,198,000]	99,458,000
Carryover/Savings:		
General Fund		50,951,174
Sewer Fund		3,761,039
Highway Fund		10,038,950
Solid Waste Management Fund		169,318
Environmental Protection and Sustainability Fund		6,113,732
Liquor Fund		727,056
Bikeway Fund		122,241
Water Fund		24,856,507

TOTAL ESTIMATED REVENUES	[840,844,813]	<u>841,104,813"</u>
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SECTION 2. Fiscal Year 2021 Budget is hereby amended as it pertains to Section 4.D.1.b.(1.), Department of Management, Wailuku-Kahului Community Plan Area, Government Facilities, Bond Fund by adding an appropriation entitled "60 North Church Street Building Renovations" in the amount of \$260,000, to read as follows:

"D. Department of Management

1. Wailuku-Kahului Community Plan Area

a. Other Projects

(1) General Fund

(i) Removal of Underground Storage Tank 145,000

b. Government Facilities

(1) Bond Fund

(i) New County Service Center 2,422,321

(ii) 60 North Church Street Building Renovations 260,000

(2) Lapsed Bond Proceeds

(i) New County Service Center 1,577,679"

SECTION 3. Fiscal Year 2021 Budget is hereby amended as it pertains to the Total Capital Improvement Project Appropriations to reflect an increase of \$260,000, to read as follows:

"TOTAL CAPITAL IMPROVEMENT PROJECT APPROPRIATIONS [158,327,329] 158,587,329"

SECTION 4. Fiscal Year 2021 Budget is hereby amended as it pertains to the Total Appropriations (Operating and Capital Improvement Projects) to reflect an increase of \$260,000, to read as follows:

"TOTAL APPROPRIATIONS (OPERATING AND CAPITAL IMPROVEMENT PROJECTS) [840,844,813] 841,104,813"

SECTION 5. Material to be repealed is bracketed. New material is underscored.

SECTION 6. This Ordinance takes effect upon its approval.

APPROVED AS TO FORM AND LEGALITY:

/s/Kristina C. Toshikiyo

KRISTINA C. TOSHIKIYO  
Deputy Corporation Counsel

ORDINANCE NO. \_\_\_\_\_

BILL NO. \_\_\_\_\_ (2021)

A BILL FOR AN ORDINANCE AMENDING  
THE FISCAL YEAR 2021 BUDGET FOR THE COUNTY OF MAUI  
AS IT PERTAINS TO APPENDIX C - CAPITAL IMPROVEMENT PROJECTS,  
DEPARTMENT OF MANAGEMENT,  
WAILUKU-KAHULUI COMMUNITY PLAN AREA,  
60 NORTH CHURCH STREET BUILDING RENOVATIONS

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

SECTION 1. Ordinance No. 5099, Bill No. 64 (2020), Draft 1, as amended, "Fiscal Year 2021 Budget", Appendix C – Capital Improvement Projects, is hereby amended as it pertains to the Department of Management, Wailuku-Kahului Community Plan Area, by adding a project and project description, entitled "60 North Church Street Building Renovations" in the amount of \$260,000, to read as follows:

"APPENDIX C - Capital Improvement Projects"		
Capital improvement project funding may not be used for any purpose other than as described in this appendix. The total amount appropriated for a project may be used for the work phases provided in the project description. A budget amendment shall be requested if the total amount appropriated will be insufficient to complete all work phases set forth in the project description or if the project description does not clearly represent the work to be performed		
	<b><u>Department of Management</u></b>	
	<b><u>1. Wailuku-Kahului Community Plan Area</u></b>	
CBS-2324	<b><u>a. New County Service Center</u></b>	4,000,000
	Construction of a new service center at the Maui Business Park Phase II to house the Department of Finance's Motor Vehicle Registration and Licensing, and Real Property Assessment divisions; Development Services Administration, Liquor Control, Transportation, and other County offices. FY 2021 activities include internal tenant improvements on the second floor of the Center.	
CBS-6071	<b><u>b. Removal of Underground Storage Tank</u></b>	145,000
	Permitting, planning, and removal of underground storage diesel fuel tank.	
CBS-6651	<b><u>c. 60 North Church Street Building Renovations</u></b>	260,000
	<u>Assessment and concept programming to determine additional infrastructure upgrades, design, permit/bid/construction for ADA (accessible route only), parking improvements, and miscellaneous upgrades."</u>	

SECTION 2. New material is underscored.

SECTION 3. This Ordinance takes effect upon its approval.

APPROVED AS TO FORM AND LEGALITY:

/s/Kristina C. Toshikiyo

\_\_\_\_\_  
KRISTINA C. TOSHIKIYO  
Deputy Corporation Counsel

ORDINANCE NO. \_\_\_\_\_

BILL NO. \_\_\_\_\_ (2021)

A BILL FOR AN ORDINANCE AMENDING ORDINANCE NO. 5101,  
BILL NO. 66 (2020), RELATING TO THE ISSUANCE OF GENERAL  
OBLIGATION BONDS OF THE COUNTY OF MAUI  
ISSUANCE, SALE AND DELIVERY OF SAID BONDS  
(DEPARTMENT OF MANAGEMENT – 60 NORTH CHURCH  
STREET BUILDING RENOVATIONS)

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

SECTION 1. Ordinance No. 5101, Bill No. 66 (2020), is amended by  
amending Section 1 to read as follows:

“SECTION 1. Authorization of General Obligation Bonds.  
Pursuant to Chapter 47, Hawaii Revised Statutes, as amended,  
and particularly Part I thereof, there are hereby authorized to be  
issued and sold from time to time general obligation bonds of the  
County of Maui, State of Hawaii (the "County") in an aggregate  
principal amount not to exceed ~~[\$77,770,321]~~ \$78,030,321 (the  
"Bonds"), the proceeds derived from the sale of which shall be used  
to pay all or part of the cost of appropriations for the public  
improvements of the County described in Section 2 hereof.”

SECTION 2. Ordinance No. 5101, Bill No. 66 (2020), is amended by  
amending Section 2 to read as follows:

“SECTION 2. Disposition of Bond Proceeds. All or any  
portion of the proceeds derived from the sale of the Bonds or any  
notes issued in anticipation of the Bonds shall be used to pay all or  
part of the cost of any of the public improvements listed below in  
accordance with appropriations contained in the Fiscal Year 2021  
Budget, including amendments and supplements thereto, duly  
approved by the Council of the County (the "Council") for the fiscal  
year ending June 30, 2021 (the "Fiscal Year 2021 Budget");  
provided, however, that pursuant to Section 47-5, Hawaii Revised  
Statutes, the part of such proceeds which is in excess of the  
amounts required for the purposes for which the Bonds are  
initially issued from time to time, or which may not be applied to  
such purposes, or which the Council deems should not be applied



to such purposes, may be applied to finance such other public improvements of the County as the Council shall, by ordinance approved by an affirmative vote of two-thirds of all of its members, determine; and provided further that the actual use and application of the proceeds of Bonds issued pursuant to this ordinance shall not in any way affect the validity or legality of such Bonds. No proceeds of the Bonds shall be applied to any public improvement listed in this section unless and until there shall be a valid appropriation of general obligation bond proceeds in effect for such public improvement. The public improvements provided for or to be provided for in the Fiscal Year 2021 Budget, to be financed with proceeds from the sale of the Bonds, are as follows:

Public Improvements:

Estimated Project Cost

<u>PROJECT TITLE</u>	<u>APPROPRIATION</u>
A. Department of Environmental Management	
1. Countywide	
a. Sewer	
(1) Countywide Environmental Protection Agency (EPA) Compliance Wastewater Reclamation Facility Renovation Projects	
Kihei WWRF Central Lab Trailer	1,000,000
WWRF Renovations – Dewatering Technologies	150,000
Kihei WWRF Storage/Maintenance Facilities	300,000
WWRF Renovations – Aeration Basin	550,000
2. Hana Community Plan Area	
a. Sanitation	
(1) Hana Landfill Office Trailer and PV Expansion	275,000
3. Kihei-Makena Community Plan Area	
a. Sewer	
(1) Kihei In Plant/Effluent Pump Station Upgrades	1,500,000
(2) Kihei-Makena Sewer Expansion	3,600,000
(3) Liloa Drive Recycled Water Line	1,000,000
(4) Kihei No. 4 Force Main Replacement	300,000
(5) Kihei Land Application System	1,000,000
4. Molokai Community Plan Area	
a. Sanitation	
(1) Molokai Landfill Phase V Expansion	5,000,000

5. Paia-Haiku Community Plan Area	
a. Sewer	
(1) Kuau No. 1 Force Main Replacement	500,000
(2) Kuau No. 2 Force Main Replacement	500,000
(3) Sprecklesville Force Main Replacement	360,000
6. Wailuku-Kahului Community Plan Area	
a. Sanitation	
(1) Central Maui Landfill (CML) Phase V-B Extension	2,150,000
(2) Central Maui Landfill Phases IV & V Final Closure	325,000
(3) CML Operations Facilities	400,000
(4) Central Maui Landfill Expansion	250,000
(5) CML Customer Drop-Off Area Improvements	250,000
(6) Central Maui Landfill Entrance Facility Traffic Improvements	150,000
b. Sewer	
(1) Central Maui Regional WWRF (Waikapu)	2,000,000
(2) Wailuku-Kahului Environmental Protection Agency (EPA) Compliance Sewer Rehabilitation	2,000,000
(3) Waiko Road Subdivision Sewer System	500,000
(4) Wailuku-Kahului Recycled Water Force Main	750,000
7. West Maui Community Plan Area	
a. Sewer	
(1) West Maui Recycled Water System Expansion	10,000,000
(2) West Maui Environmental Protection Agency (EPA) Compliance Sewer Rehabilitation	200,000
(3) Napili No. 2 Force Main Replacement	150,000
(4) Napili Nos. 5 and 6 Force Main Replacements	1,000,000
(5) Napili Wastewater Pump Station No. 2 Modifications	400,000
B. Department of Finance	
1. Countywide	
a. Other Projects	
(1) Countywide Equipment	7,685,000
2. Wailuku-Kahului Community Plan Area	
a. Government Facilities	
(1) Acquisition of 60 South Church Street Building and Property	3,800,000

C. Department of Fire and Public Safety	
1. Wailuku-Kahului Community Plan Area	
a. Government Facilities	
(1) Kahului Fire Station Apparatus Shelter	325,000
D. Department of Management	
1. Wailuku-Kahului Community Plan Area	
a. Government Facilities	
(1) New County Service Center	2,422,321
(2) <u>60 North Church Street Building Renovations</u>	<u>260,000</u>
E. Department of Parks and Recreation	
1. Hana Community Plan Area	
a. Parks and Recreation	
(1) Old Hana School Improvements	1,850,000
2. Kihei Makena Community Plan Area	
a. Parks and Recreation	
(1) South Maui Beach Parks Parking Lots Improvements	500,000
(2) Kalama Park Skate Park Improvements	400,000
3. Lanai Community Plan Area	
a. Parks and Recreation	
(1) Lanai Gym Re-roofing and Improvements	1,100,000
4. Makawao-Pukalani-Kula Community Plan Area	
a. Parks and Recreation	
(1) Waiakoa Gym Improvements	430,000
5. Wailuku-Kahului Community Plan Area	
a. Parks and Recreation	
(1) War Memorial Gym Building Improvements	1,000,000
(2) Velma McWayne Santos Center Improvements	250,000
(3) Ichiro "Iron" Maehara Baseball Stadium Improvements	525,000
6. West Maui Community Plan Area	
a. Parks and Recreation	
(1) Lahaina Aquatic Center Retention Basin Restoration	800,000
F. Department of Police	
1. Wailuku-Kahului Community Plan Area	
a. Government Facilities	

(1) Wailuku Police Station Fuel Tank Replacement	501,000
G. Department of the Prosecuting Attorney	
1. Wailuku-Kahului Community Plan Area	
b. Government Facilities	
(1) Children's Peace Center	1,500,000
H. Department of Public Works	
1. Countywide	
a. Government Facilities	
(1) Countywide Facility Maintenance Program	
Prosecutor's Basement Remodel	200,000
b. Road Improvements (and related improvements, beautification, sidewalks, bike paths, drainage, bridge repairs, and maintenance safety and utilities, accessibility for persons with disabilities) including:	
(1) Countywide Federal Aid Program	11,032,000
(2) Countywide Road Resurfacing and Pavement Preservation	
Keomoku Road Maintenance	250,000
2. Hana Community Plan Area	
a. Road Improvements (and related improvements, beautification, sidewalks, bike paths, drainage, bridge repairs, and maintenance safety and utilities, accessibility for persons with disabilities) including:	
(1) Piilani Highway Slope Stabilization at Nuanualoa Gulch	1,350,000
(2) Kalepa Revetment and Seawall Repairs	440,000
3. Lanai Community Plan Area	
a. Road Improvements (and related improvements, beautification, sidewalks, bike paths, drainage, bridge repairs, and maintenance safety and utilities, accessibility for persons with disabilities) including:	
(1) Sixth Street and Lanai Avenue Intersection Safety Improvements	150,000
4. Wailuku-Kahului Community Plan Area	
a. Drainage	
(1) Central Maui Drainline Repairs	1,500,000
b. Road Improvements (and related improvements,	

beautification, sidewalks, bike paths, drainage,  
bridge repairs, and maintenance safety and utilities,  
accessibility for persons with disabilities) including:

(1) Waiale Road Extension 500,000

I. Department of Transportation

1. Countywide

a. Other Projects

(1) Bus Stops and Shelters 400,000

2. Wailuku-Kahului Community Plan Area

a. Government Facilities

(1) Central Maui Transit Hub 2,300,000

The cost of issuance of the Bonds or any series thereof, including without limitation, the initial fee of paying agents and registrars, the fees of financial consultants and bond counsel, the cost of preparation of any Official Statement relating to the Bonds, any notices of sale and forms of bid and the definitive Bonds, and the costs of publication of any notices of sale, may be paid from the proceeds of the Bonds or any series thereof and such costs shall be allocated pro rata to each of the foregoing projects financed from such proceeds."

SECTION 3. Material to be repealed is bracketed. New material is underscored.

SECTION 4. This ordinance shall take effect upon its approval.

APPROVED AS TO FORM  
AND LEGALITY:

/s/Kristina C. Toshikiyo

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KRISTINA C. TOSHIKIYO  
Deputy Corporation Counsel  
County of Maui  
2020-0931  
2021-02-19 Ord Bond Amd 60 N Church  
St Bldg Renovations (BD-BA 21-62)