

STATE OF HAWAII
LAND USE COMMISSION

Minutes of Meeting

ILWU Union Hall
840 Ilima Ave.
Lanai City, Lanai

August 29, 1990

*approved
10/12/90*

COMMISSIONERS PRESENT: Renton L.K. Nip, Chairman
Karen S. Ahn
JoAnn N. Mattson
Elton Wada
Delmond J.H. Won
Eusebio Lapenia, Jr.
James M. Shinno
Allen Y. Kajioaka (Portion of
Proceeding)
Allen K. Hoe

COMMISSIONERS ABSENT:

STAFF PRESENT: Russell Suzuki, Esq, Deputy Attorney
General
Raymond Young, Staff Planner
Steven Tagawa, Planner

Holly Hackett, Court Reporter

Chairman Nip called the meeting to order.

ACTION

A89-648 - THE TRUSTEES UNDER THE WILL AND OF THE ESTATE OF
JAMES CAMPBELL DECEASED (Oahu)

Chairman Nip announced that the Commission would take action to consider Petitioner's Motion for Order Approving Executed Agreement Satisfying Department of Health Condition in Decision and Order dated March 22, 1990 which reclassified approximately 63.569 acres of land from the Agricultural District into the Urban District at Honouliuli, Ewa, Oahu.

Appearances

Ivan Lui-Kwan, Esq., Attorney for Petitioner

David Rae, for Petitioner

Hal Schofield, Esq., Deputy Attorney General, Office
of State Planning

Abe Mitsuda, Land Use Division, Office of State
Planning

The Department of General Planning, City and County of
Honolulu was not present to the proceeding.

Arguments on the motion were heard from Ivan Lui-Kwan
and Abe Mitsuda.

Commissioner Won moved to approve Petitioner's Motion
for Order Approving Executed Agreement Satisfying Department of
Health Condition in Decision and Order dated March 22, 1990.
The motion was seconded by Commissioner Kajioka and polled as
follows:

Ayes: Commissioners Hoe, Kajioka, Lapenia, Mattson,
Shinno, Wada, Won, Ahn, and Chairman Nip.

A89-651 - HASEKO (HAWAII), INC. (Oahu)

Chairman Nip announced that the Commission would take
action to consider reclassifying approximately 403.008 acres of
land currently in the Agricultural District into the Urban
District at Honouliuli, Ewa, Oahu, for specialty hotels and
garden suite hotels; an international fitness and conditioning
center; a golf course; a tennis complex; and various retail
shops, restaurants, and professional offices.

Appearances

Steven Chung, Esq., Attorney for Petitioner

Angela Fong, Esq., Attorney for Petitioner

Hal Schofield, Esq., Deputy Attorney General, Office
of State Planning

Abe Mitsuda, Land Use Division, Office of State
Planning

Jean Nishida, Land Use Division, Office of State
Planning

Rebecca Greenway, Esq. Attorney for the Department of
the Navy

The Department of General Planning, City and County of
Honolulu was not present to the proceeding.

Arguments were heard from Steven Chung, Abe Mitsuda,
and Rebecca Greenway. After hearing arguments, questions were
asked by the Commissioners.

Commissioner Lapenia moved to go into executive
session to confer with the Commission's attorney on legal
matters. The motion was seconded by Commissioner Shinno and
unanimously carried by voice votes.

A lunch recess was taken at 12:23 p.m. to reconvene at
1:30 p.m.

- 2:29 p.m. -

Commissioner Hoe moved to approve the petition by
Haseko (Hawaii), Inc. subject to twenty-one conditions. The
motion was seconded by Commissioner Lapenia.

Commissioner Kajioka moved to amend the motion by
adding Condition Number 22 as follows: "Petitioner shall not
initiate construction of the Phase II hotel units and
condominium hotel units for a period of five years following
the approval of this petition. Except Petitioner may, upon
receiving all necessary governmental approvals, develop and
construct the underlying infrastructure for the property." The
motion was seconded by Commissioner Shinno.

The motion to include Condition No. 22 failed as
follows:

Ayes: Commissioner Kajioka, Shinno, and Wada

Nays: Chairman Nip, Won, Hoe, Mattson, Ahn, and
Lapenia

The motion to approve the petition by Haseko (Hawaii), Inc. subject to twenty-one conditions was polled as follows:

Ayes: Commissioner Won, Ahn, Hoe, Kajioka, Lapenia, Mattson, Shinno, Wada, and Chairman Nip.

Commissioner Kajioka was absent from the proceeding at this time.

SP90-376 - HAWAIIAN CEMENT (Maui)

Chairman Nip announced the Commission would take action to consider allowing the establishment of a rock mining operation on approximately 367 acres of land situated within the State Land Use Agricultural District at Pulehunui, Wailuku, Maui.

Appearances

Bill Horneman, Petitioner

Guy Archer, Esq., Deputy Corporation Counsel, County of Maui

Phil Ohta, Planner, Planning Department, County of Maui

Steven Tagawa, Staff Planner, oriented the Commission to the special permit area on the Land Use District Boundaries and tax maps and also gave a summary report of the special use permit request.

Arguments were heard from Mr. Archer. After hearing arguments, questions were asked by the Commissioners.

Commissioner Wada moved to go into executive session to confer with the Commission's attorney on legal matters. The motion was seconded by Commissioner Shinno and unanimously carried by voice votes.

Commissioner Wada moved to approve the special permit request by Hawaiian Cement subject to nine conditions as amended. The motion was seconded by Commissioner Mattson. The motion to approve the special use permit was polled as follows:

Ayes: Commissioner Wada, Ahn, Hoe, Lapenia, Mattson, Shinno, Won, and Chairman Nip.

The meeting was adjourned at 5:45 p.m.