

STATE OF HAWAII  
LAND USE COMMISSION

Minutes of Meeting

April 15, 1992

Conf. Room 322 B & C  
Kalanimoku Building, Third Floor  
1151 Punchbowl Street  
Hon., HI

*approved  
5/1/92*

COMMISSIONERS PRESENT:

Renton L.K. Nip, Chairman  
Allen K. Hoe, Vice-Chairman  
Karen S. Ahn (Portion of Proceeding)  
JoAnn N. Mattson (Portion of  
Proceeding)  
Elton Wada  
Delmond J.H. Won  
Allen Y. Kajioaka  
Eusebio Lapenia, Jr.

COMMISSIONERS ABSENT:

STAFF PRESENT:

Esther Ueda, Executive Officer  
Russell Suzuki, Esq, Deputy Attorney  
General  
Steven Tagawa, Staff Planner  
Bert Saruwatari, Staff Planner  
Leo Asuncion, Staff Planner  
Darlene Kinoshita, Chief Clerk  
Jean McManus, Court Reporter

Chairman Nip called the meeting to order.

Commissioners Mattson and Ahn were absent from the proceeding at this time.

ACTION

A88-628 - THE LUSK COMPANY (Oahu)

Chairman Nip announced that the Commission would take action to consider Petitioner's Motion to Amend Petition for Amendment of District Boundaries and Reclassification of the Decision and Order dated November 20, 1989 which reclassified approximately 76.851 acres from the Agricultural District into the Urban District at Honouliuli, Ewa, Oahu for single family residential use.

Appearances

Lincoln Ishida, Esq., Attorney for Petitioner

Fred Kwock, President, Finance Realty Co., Ltd.

Frances Mossman, Department of General Planning, City and County of Honolulu

Ann Ogata-Deal, Esq., Deputy Attorney General, Office of State Planning

Abe Mitsuda, Land Use Division, Office of State Planning

Arguments on the motion to change Petitioner's name to Finance Realty Co., Ltd. were heard from Mr. Ishida, Ms. Mossman, and Ms. Ogata-Deal. After hearing arguments, questions were asked by the Commissioners.

Mr. Fred Kwock, President, Finance Realty Co., Ltd., was asked to testify on the motion on behalf of Finance Realty Co., Ltd.

Commissioner Hoe moved to grant Petitioner's Motion to Amend Petition to reflect Finance Realty Co., Ltd. as Petitioner. The motion was seconded by Commissioner Won and polled as follows:

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

A87-609 - MILILANI TOWN, INC. (Oahu)

Chairman Nip announced that the Commission would take action to consider approving reclassification of the Second Increment of the subject docket consisting of approximately 473.747 acres of land currently in the Agricultural District into the Urban District at Waipio, Ewa, Oahu, for a residential community.

Commissioner Kajioka was excused from this proceeding due to a previously declared conflict of interest.

Commissioners Mattson and Ahn joined the proceeding at this time.

Appearances

James Funaki, Esq., Attorney for Petitioner

Frances Mossman, Department of General Planning, City and County of Honolulu

Ann Ogata-Deal, Esq., Deputy Attorney General, Office of State Planning

Abe Mitsuda, Land Use Division, Office of State Planning

Lorene Maki, Land Use Division, Office of State Planning

The letter dated January 8, 1991 from Elizabeth Ann Stone was admitted into evidence by the Land Use Commission.

Arguments were heard from Mr. Funaki, Ms. Mossman, and Ms. Ogata-Deal. After hearing arguments, questions were asked by the Commissioners.

Commissioner Hoe moved to approve the petition by Mililani Town, Inc. subject to twenty conditions. The motion was seconded by Commissioner Won and polled as follows:

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

Commissioner Kajioka joined the proceeding at this time.

HEARING

A92-675 - ST. FRANCIS MEDICAL CENTER (Oahu)

Pursuant to a notice published in the Honolulu Star Bulletin and notices sent to all parties, a hearing was conducted by the Land Use Commission to consider reclassifying approximately 23.812 acres of land currently in the Agricultural District into the Urban District at Honouliuli, Ewa, Oahu for existing medical center and proposed expansion to accommodate health related uses and facilities.

Appearances

James Funaki, Esq., Attorney for Petitioner

Frances Mossman, Department of General Planning, City  
and County of Honolulu

Ann Ogata-Deal, Esq., Deputy Attorney General, Office  
of State Planning

Abe Mitsuda, Land Use Division, Office of State  
Planning

Lorene Maki, Land Use Division, Office of State  
Planning

EXHIBITS

1. The letter dated March 19, 1992 from the  
Department of the Navy was admitted into evidence by the Land  
Use Commission.

2. Petitioner's Exhibit Nos. 1 through 32 were  
admitted into evidence by the Land Use Commission.

3. County's Exhibit No. 1 was admitted into evidence  
by the Land Use Commission.

4. OSP's Exhibit No. 1 was admitted into evidence by  
the Land Use Commission.

Steve Tagawa, staff planner, oriented the Commission  
to the area requesting reclassification on the Land Use  
District Boundaries and tax maps.

PETITIONER'S WITNESSES

1. Sister Beatrice Tom

Commissioner Lapenia was absent from the proceeding at  
this time.

2. Ronald Lee

A lunch recess was taken at 12:10 p.m. to reconvene at  
1:30 p.m.

PETITIONER'S WITNESSES

3. William Wankett
4. Robert Miyasaki
5. James W. Morrow
6. Kenneth Yahiku

COUNTY'S WITNESS

1. Frances Mossman

STATE'S WITNESS

1. Abe Mitsuda

Chairman Nip instructed all parties of the post-hearing procedures and declared the hearing closed. The proposed findings of fact from the parties are due on May 15, 1992 and the parties have until May 24, 1992 in which to respond.

MISCELLANEOUS

1. The minutes for the following meeting dates were approved as circulated: March 19, 1992 and March 20, 1992.

2, A report on the informational hearings on the 5-year boundary review for Kauai, Maui, Lanai, and Molokai were presented to the Commission by the LUC staff planners.

The meeting was adjourned at 4:35 p.m.