

SP66-25

COUNTY OF MAUI (MAKAMA'O)

July 11, 1966

Mr. Robert O. Ohata, Director
Planning & Traffic Commission
County of Maui
P. O. Box 1487
Kahului, Maui

Dear Mr. Ohata:

At its meeting on July 7, 1966, the Land Use Commission voted to approve the grant of a special permit to the County of Maui to use 13.6 acres of land in Kailua Gulch, Makawao District, Maui, for a garbage disposal site, identifiable by Tax Map Key: 2-4-01: portion of 3.

Enclosed for your information is the staff report.

Very truly yours,

GEORGE S. MORIGUCHI
Executive Officer

cc: Chairman Thompson
Department of Taxation
County of Maui

STATE OF HAWAII
LAND USE COMMISSION

VOTE RECORD

ITEM SP 66-25 Maui Dump
 DATE 7-7-66
 PLACE Libue Police St.
 TIME _____

NAMES	YES	NO	ABSTAIN	ABSENT
WUNG, L.				✓
INABA, G.	✓			
M OTA, C.	✓			
WENKAM, R.		✓		
S BURNS, C.E.S.	✓			
NISHIMURA, S.	✓			
MARK, S.	✓			
FERRY, J.	✓			
THOMPSON, M.	✓			

COMMENTS:

Approved

STATE OF HAWAII
LAND USE COMMISSION

Lihue Police Station
Lihue, Kauai

2:00 p.m.
July 7, 1966

STAFF REPORT

SP66-25 - COUNTY OF MAUI (MAKAWAO)

Background

A special permit application for a garbage disposal area has been received and considered for favorable action by the Maui County Planning and Traffic Commission. Application was made by the County of Maui through its County Engineer.

The subject area is located in a portion of Kailua Gulch at Makawao, Maui, approximately one-half mile northeast of the northeastern boundary of the Pukalani Urban District. Land use districting and land use in the surrounding area is agricultural.

The Maui County Planning and Traffic Commission has recommended approval since:

1. The nearest residences are approximately 2,000 feet away.
2. The prevailing wind is out of the northeast and tends to follow the general contours of the mountain. This would take smoke from the dump towards Haleakala Highway and the lower Pukalani area.
3. Access to the site is available.
4. The land is unused or in pasture and covered by underbrush.

Application of the test items established by the State Land Use District Regulations for evaluation of special permit applications indicate that the subject application is substantially in conformance. Therefore, it is recommended that favorable action be taken on this permit.

25% COTTON FIBER
Type-mass
June 24, 1966
C-1000

Mr. Robert O. Ohata
Planning Director
Planning & Traffic Commission
County of Maui
P. O. Box 1487
Kahului, Maui, Hawaii 96732

Dear Mr. Ohata:

The Land Use Commission next meets at 2:00 p.m. at the Lihue Police Station, Lihue, Kauai, on July 7, 1966.

At that time, the application of the County of Maui (Makawao) (SP66-25) for a special permit will be reviewed.

Although there is no requirement for you to be present, should you wish to attend, please feel free to do so.

Very truly yours,

GEORGE S. MORIGUCHI
Executive Officer

cc: Chairman Thompson

JOSEPH S. MEDEIROS, JR., CHAIRMAN
KAZUO KAGE, VICE-CHAIRMAN
G. ALAN FREELAND, MEMBER
WILLIAM HONG, MEMBER
YOSHIKAZU MATSUI, MEMBER
PETER MATSUOKA, MEMBER
MOTOHISA UNEMORI, MEMBER



KOICHI HAMADA, EX-OFFICIO
HIDEO HAYASHI, EX-OFFICIO
JEAN R. LANE, EX-OFFICIO
MASAO SONE, EX-OFFICIO
ROBERT O. OHATA, PLANNING DIRECTOR
MRS. EVA M. DUPONTE, ADM. ASST.

PLANNING & TRAFFIC COMMISSION
COUNTY OF MAUI

POST OFFICE BOX 1487
KAHULUI, MAUI, HAWAII 96732

SP66-25

RECEIVED

JUN 3 1966

State of Hawaii
LAND USE COMMISSION

June 2, 1966

Mr. Myron Thompson and Members
State Land Use Commission
426 Queen Street
Honolulu, Hawaii 96813

Gentlemen:

RE: SPECIAL PERMIT APPLICATION NO. 19, COUNTY
OF MAUI, MAKAWAO, MAUI, HAWAII

The Maui Planning and Traffic Commission at its regular meeting held on May 31, 1966, voted to approve a special permit pursuant to Section 98H-6, RLH 1955 as amended by Act 205, SLH 1963, to the County of Maui to use 13.6 acres of land in Kailua Gulch, Makawao District, County of Maui, for a garbage dump site. The favorable action was based upon the study and recommendation contained in the staff report, which is enclosed herewith. Also enclosed are one copy of the application; a photo indicating the subject area; affidavit of public hearing; and transcript of the public hearing.

Very truly yours,

Robert O. Ohata

ROBERT O. OHATA
Planning Director

Encls.
cc: Mr. Masao Sone

RECEIVED

SP66-25

INSTRUCTIONS:

- To be filed in triplicate.
- Use black ink or typewriter with black ribbon.
- Use additional sheets if necessary.

JUN 3 1966

State of Hawaii LAND USE COMMISSION

MAUI PLANNING & TRAFFIC COMMISSION
P.O. BOX 1487, HANULUI, HAWAII

APPLICATION FOR SPECIAL PERMIT
Special Permit is hereby requested:

DO NOT WRITE IN THIS SPACE

Appl. & fee received 3/30/66
 Notice published 4/2/66
 Public hearing 5/3/66
 Recommendation to LUC _____
 Action by State LUC _____
 County & Appl. notified _____

A. Description of Property: (1) Tax Map Key No. 2-4-01 Portion of 2
 (2) Lot Area 13.6 acres (3) Location Kailua Gulch, Makawao District

B. Ownership: (1) Owner's name Alexander and Baldwin
 (2) Lessee's name County of Maui (3) Unexpired term _____ years

C. Request: (1) State request briefly and exactly: County desires
garbage dump site in place of present site adjacent to Lower Kula
Road.

*Minutes
say Malika
(Gulch)?
OK. Sm*

(2) Reasons justifying granting of request: Dump site is not a
permissible use in any of the districts whether under State Land
Use Commission or the County Planning Commission. The most remote
area is preferable. This indicates that the site selected in an
agricultural district is reasonable and desirable.

D. Applicant: (1) Name County of Maui
 (2) Address Wailuku, Hawaii 96793 (3) Telephone 334 755
 (4) Signature Mason Lane

E. Planning Commission action: _____ Date _____ Vote: _____
 ayes noes

Reasons: _____

F. State Land Use Commission's action: _____ Date: _____

G. Copies to: State LUC _____ Supervisors _____ Applicant _____ Owner & Lessee _____

RECEIVED

JUN 3 1966

State of Hawaii
LAND USE COMMISSION

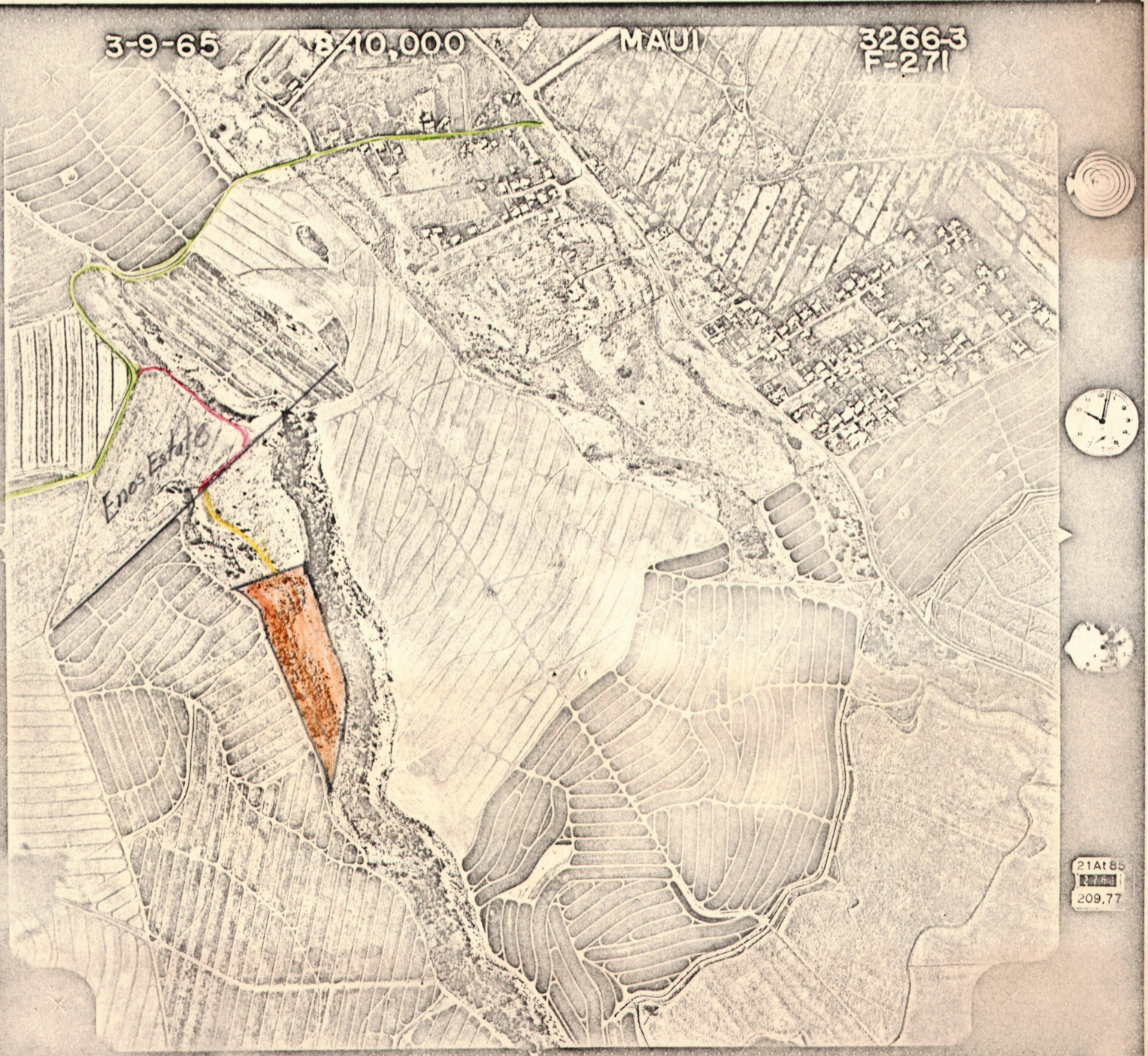
NORTH

3-9-65

1/10,000

MAUI

3266-3
F-271



Enos Estate

21A185
209.77

AFFIDAVIT OF PUBLICATION

STATE OF HAWAII, }
County of Maui. } ss.

.....Rose Alcomindras.....being duly sworn
deposes and says, that he is Adv. Traffic Clerk.....of the
Maui Publishing Co., Ltd., publishers of the MAUI NEWS, a newspaper
published in Wailuku, County of Maui, State of Hawaii; that the or-
dered publication as toNOTICE OF PUBLIC HEARING.....

.....Special Use Permit.....
of which the annexed is a true and corrected printed notice, was
published1.....times in the MAUI NEWS, aforesaid, commencing
on the2nd.....day ofApril....., 1966., and ending
on the.....day of , 19....., (both days
inclusive), to-wit: on

.....April 2, 1966.....

and that affiant is not a party to or in any way interested in the above
entitled matter.

Rose Alcomindras

Subscribed and sworn to before me this
6 day of April A. D. 1966.....

Marianne Aia
Notary Public, Second Judicial
Circuit, State of Hawaii.

My commission expires August 31, 1967

NOTICE OF PUBLIC HEARING

SPECIAL USE PERMIT

NOTICE IS HEREBY GIVEN of a public hearing to be held
by the County of Maui Planning and Traffic Commission in the
Chambers of the Board of Supervisors at the County Building
in Wailuku, on Tuesday, May 3, 1966, at 1:30 p.m. or soon there-
after as those interested may be heard to consider the follow-
ing request for SPECIAL USE PERMIT under provisions of
SECTION 98H-6, REVISED LAWS OF HAWAII 1955, 1961 SUP-
PLEMENT, AS AMENDED BY ACT 205, SESSION LAWS OF
HAWAII 1963:

KAILUA GULCH, MAKAWAO DISTRICT

To permit the use of property for garbage dump site.

Applicant: County of Maui

Area: 13.6 acres more or less

Location: In Kailua gulch, about 1800 feet north (ma-
kai) of Makani Road and about three-quarter
mile east of Haleakala Highway.

Sketch showing the general location is on file in the office
of the County of Maui Planning and Traffic Commission at Nas-
ka, Kahului, Maui, Hawaii, and is open to the public for inspec-
tion during office hours.

All protests against the SPECIAL USE PERMIT should be
filed in writing to said Commission, P. O. Box 1487, Kahului,
Maui, Hawaii, before the date of the public hearing or present-
ed in person at the time of the public hearing.

MAUI PLANNING AND TRAFFIC COMMISSION
JOSEPH S. MEDEIROS, CHAIRMAN

By Robert O. Ohata

County Planning Director

(MN: April 2, 1966)

MAUI PLANNING AND TRAFFIC COMMISSION
PUBLIC HEARING
SPECIAL USE PERMIT, ACT 205, S.L.H. 1963
Tuesday, May 3, 1966

APPLICATION NO. 19
(County of Maui, Kailua Dump Site)

The public hearing on the following request for SPECIAL USE PERMIT under provisions of SECTION 98H-6, REVISED LAWS OF HAWAII 1955, 1961 SUPPLEMENT AS AMENDED BY ACT 205, SESSION LAWS OF HAWAII 1963, was opened by senior member Yoshikazu Matsui, in the absence of the regular chairman and vice-chairman, at 2:10 p.m. on Tuesday, May 3, 1966, in the Board of Supervisors Chambers, County Building, Wailuku, Hawaii.

KAILUA GULCH, MAKAWAO DISTRICT

To permit the use of property for garbage dump site.

Applicant: County of Maui

Area: 13.6 acres more or less

Location: In Kailua gulch, about 1800 feet north (makai) of Makani Road and about three-quarter mile east of Haleakala Highway.

A quorum of the Commission was in attendance. (See record of attendance.)

The Director read the notice of public hearing, a copy of which is hereto annexed and made a part hereof with affidavit of publication, published in the Maui News, a newspaper published and circulated in the County of Maui, being the County in which said Commission is located, on April 2, 1966, as required by Section 98H-6 of Act 205, S.L.H. 1963.

The Secretary read the requested application for special permit dated March 30, 1966, signed by Masao Sone, County Engineer, County of Maui, attached hereto and made a part hereof.

From general plan for island of Maui, Planner Howard Nakamura showed commissioners location of dump site. Mr. Nakamura elaborated on Planning Department's report with regard to the dump site, attached hereto and made a part hereof.

No letters of approval or protest were registered with the Commission as of 12:45 p.m. this date.

The public hearing was then opened to the public for testimony.

*Application re dump
new lower Kula Rd?*
OK

MR. MASAO SONE, County Engineer: "The request for this garbage disposal area is to take care of the Makawao section. At present we are using an area that Maui Pineapple had been using for a long time, which is Maliko (Gulch) and it's not adequate. In fact, Maui Pine want us to get out of that area. We have conferred with Maui Pine to locate areas which are usable, and after looking at different areas we think this area would be about the best area. It has quite a distance between this area and inhabited areas, and the surrounding countryside is agricultural. We intend to use the area in such a way that the land will be reclaimed in time. Possibly, our material in piling up may cause fire, but if it becomes necessary to burn, we know there will be no houses nearby.

"I hope we are granted our request because it is very difficult to find good localities for such use."

DIRECTOR OHATA: "What precaution can be taken...or, will there be any wash down of the rubbish."

MR. SONE: "No. In that area there would not be."

No one else spoke for the granting of the special use permit.

No one spoke against the granting of the special use permit.

Public Hearing, LUC Spec. Permit -- 2
County of Maui, Dump Site

5/3/66

The public hearing was closed at 2:00 p.m.

Eva M. Duponte
EVA M. DUPONTE, Adm. Asst. -
Planning Reporter

RECORD OF ATTENDANCE:

Maui Planning and Traffic Commission

Present: Y. Matsui, senior member, presiding
G. A. Freeland, Member
W. Hong, Member
P. Matsuoka, Member
M. Unemori, Member
K. Hamada, ex-officio
J. R. Lane, ex-officio
M. Sone, ex-officio

Absent: J. S. Medeiros, Jr., (prior commitment)
K. Kage, Vice-Chairman (In Japan)
H. Hayashi, ex-officio (sick)

In Attendance: R. O. Ohata, Planning Commission Director
Howard Nakamura, Planner
Shigeru Sano, Deputy County Engineer
Kase Higa, County Attorney
John Fernandez, County Supt., Construction &
Maintenance.
Ron Fellows, Maui New
Robert Johnson, Honolulu Advertiser

April 28, 1966

TO: Maui Planning and Traffic Commission
FROM: Planning Department
SUBJECT: Special Use Permit, County of Maui for dump site at Kailua Gulch, Makawao District

The County of Maui is applying for a special permit to use 13.6 acres of land at Kailua Gulch for a garbage dump site. The proposed site is to be leased from Alexander and Baldwin and is a portion of TMK 2-4-01:3. It is located near the Pukalani area, approximately 3500 feet east of Haleakala Highway and 1800 feet north (makai) of Makani Road.

At the proposed site, Kailua Gulch branches into two. The County plans to maintain a burn-and-fill operation along the eastern branch of the gulch. The County intends to dump an average of 3 truck-loads per day at the site. Private use of the dump is also expected. Runoff carrying debris in and through the gulch should not be a problem, as the area is quite dry (approximately 30-35 inches of rainfall annually). Any flow-down which does occur would not create any particular difficulty, as Kailua Gulch does not approach any urban area.

Existing Use. The site is within the State Land Use and Maui Master Plan agricultural district. The land is unused or in pasture, and covered by underbrush, and generally unsuited for pineapple due to the unfavorable terrain.

Adjacent Use. The majority of the lands around the site are in pineapple. The nearest residences (along Makani Road) are approximately 2000 feet away. Distances to urban concentrations are as follows:

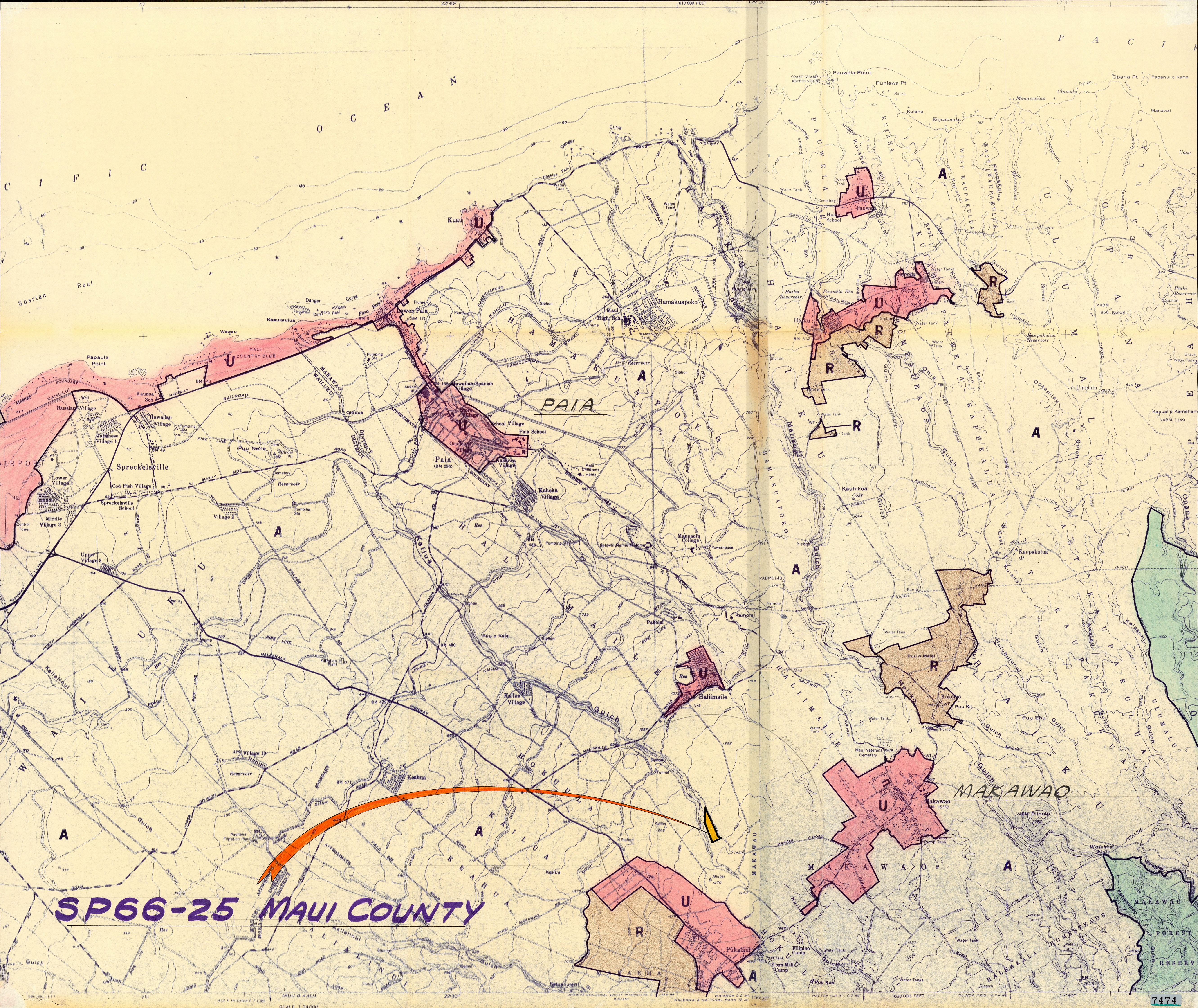
Pukalani -- 3000 feet
Makawao -- 6000 feet
Haliimaile -8000 feet

Prevailing Wind. The prevailing wind is out of the northeast and tends to follow the general contours of the mountain. This would take smoke from the dump towards Haleakala Highway and the lower Pukalani area. The site is relatively windy and the smoke should be readily dissipated.

Access. Access to the site from either Makawao or Pukalani will be along Makani Road. Makani Road is mostly unpaved, narrow in spots, but lightly travelled. From Makani Road to the dump site, access must be secured through private lands.

Summary. The characteristics of the dump site dictate that it be located in remote an area as possible, while providing reasonable access for county trucks. The site in question is acceptable as it is neighbored by pineapple fields and Kailua Gulch. The land is not well-suited for pineapple growing, and may be reached from Makawao or Pukalani.

Favorable action by the Maui Planning and Traffic Commission is recommended by the staff.



SP66-25 MAUI COUNTY

