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Attorneys for COUNTY OF KAUA'I PLANNING DEPARTMENT

LAND USE COMMISSION STATE OF HAWAII

2017 MAR - 3 A 8: 14

BEFORE THE LAND USE COMMISSION

OF THE STATE OF HAWAI'I

In The Matter Of The Petition Of) DOCKET NO. A16-801
UNIVERSITY OF HAWAI'I COMMUNITY COLLEGES (KAUA'I))) COUNTY OF KAUA'I PLANNING) DEPARTMENT'S REBUTTAL EXHIBIT) LIST; EXHIBITS 1-2; CERTIFICATE OF
To Amend the Agricultural Land Use District Boundary into the Urban District for) SERVICE)
approximately 148.37 acres at Puhi, Līhu'e, Island of Kaua'i, State of Hawai'i, TMK: (4) 3-4-07: 01, 02, 03, and 06) <u>HEARING</u> :) Date: March 22 and 23, 2017) Time:
111111 (1) 0 1 0 1 0 1 0 2 , 0 2 , 0 3 1 1 1 1)

COUNTY OF KAUA'I PLANNING DEPARTMENT'S REBUTTAL EXHIBIT LIST

COUNTY OF KAUA'I PLANNING DEPARTMENT ("Department") by and through its undersigned attorneys, respectfully submits its Exhibit List containing Exhibits 1-2.

EXHIBIT NO.	DESCRIPTION OF EXHIBIT	
1	Līhu'e Community Plan - Diagram 5.1.2 Urban Edge Boundary	
2	Līhu'e Community Plan - Diagram 5.1.3 Urban Areas	

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The Department reserves the right to unilaterally amend and/or supplement its Exhibit

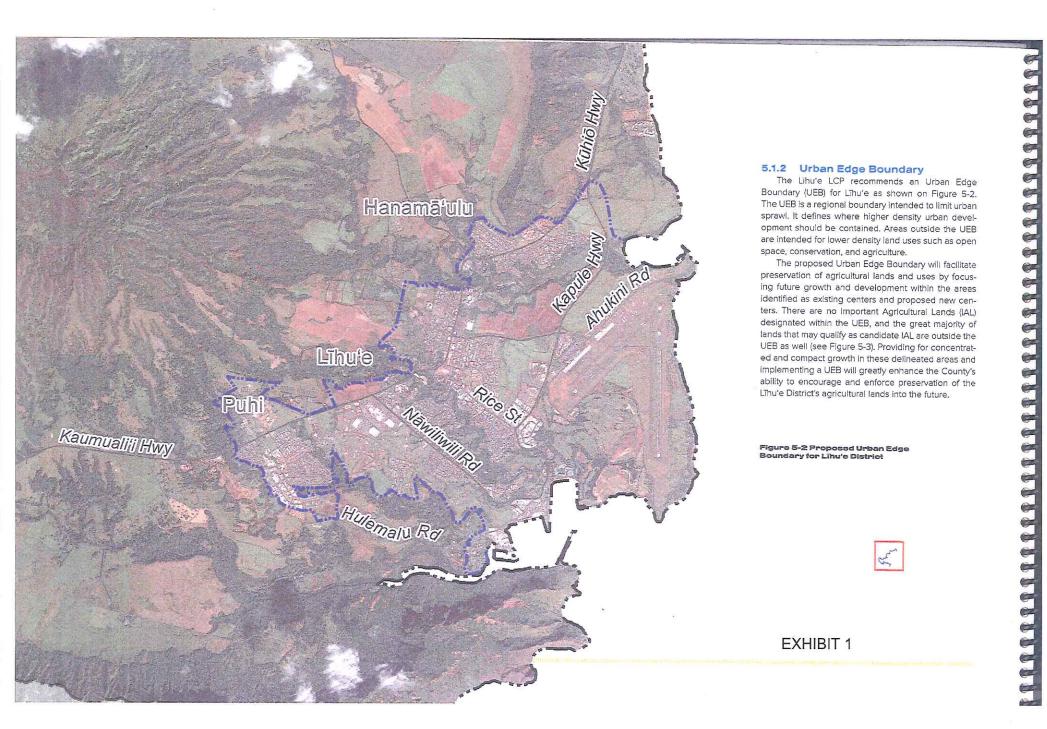
List, if any, find inadvertent omissions or errors have been made or if additional or more accurate information becomes available.

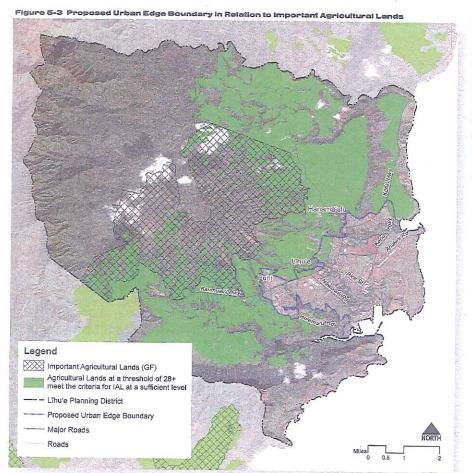
Dated: Līhu'e, Kaua'i, Hawai'i, March 1, 2017.

MATTHEW M. BRACKEN, Head Deputy

JODI A. HIGUCHI, Deputy

Attorneys for COUNTY OF KAUA'I PLANNING DEPARTMENT





5.1.3 Urban Areas

General Plan guidance on urban areas is shown at right. It clearly calls for steering away from sprawl and dispersed growth, and instead focusing on compact development with clear boundaries and green spaces between towns. This approach has been validated during the LCP process through community input and outreach, and it informed the recommendations for future land use and growth contained in the preceding Chapter.

Policies

The following policies pertain to urban areas within the Lihu'e District

- · Adopt land use designations and associated development regulations to create the walkable, compact, mixed use development called for in the Vision and Guiding Principles.
- Concentrate the majority of development within a 10-minute walking radius of the existing urban centers of Līhu'e, Hanamā'ulu, Puhi, and Nāwiliwili.
- · Prioritize the revitalization and intensification of the Līhu'e Town Core as the focal point of the Līhu'e District.
- Provide for commercial and industrial uses sufficient to support the basic needs of each community.
- Encourage mixed uses within the urban cores of Līhu'e, Hanamā'ulu, Puhi, and proposed new centers.
- · Implement the design standards and guidelines set forth in the Līhu'e Town Core Urban Design Plan (Ordinance 894).

- · Implement an Urban Edge Boundary to clearly delineate boundaries of future urban development within the Līhu'e District.
- · Delineate strong edges between the communities of Līhu'e, Hanamā'ulu, and Puhi through land use designations and the Urban Edge Boundary.
- Consider a Transfer Development Rights (TDR) Program in Līhu'e as a mechanism for encouraging higher density development within the urban core.

KAUA'I GENERAL PLAN GUIDANCE ON URBAN AREAS

Businesses, residences and other urban uses are concentrated in Kaua'i's towns and residential communities, occupying only five percent of the total land area. To minimize highway traffic and avoid urban, sprawl, new residential communities are centered around the major towns and job centers of Līhu'e-Hanamā'ulu-Puhi and Kōloa-Po'ipū...

Expansion of urban areas, particularly new shopping centers and other retail developments which attract a large amount of vehicular traffic, are controlled to avoid urban sprawl and strip development along the highway. Town edges are clearly defined, and scenic corridors are maintained along the highways and major roads be-

EXHIBIT 2

BEFORE THE LAND USE COMMISSION

OF THE STATE OF HAWAI'I

In The Matter Of The Petition Of) DOCKET NO. A16-801
)
UNIVERSITY OF HAWAI'I) CERTIFICATE OF SERVICE
COMMUNITY COLLEGES (KAUA'I))
)
To Amend the Agricultural Land Use)
District Boundary into the Urban District for)
approximately 148.37 acres at Puhi, Līhu'e,)
Island of Kaua'i, State of Hawai'i,)
TMK: (4) 3-4-07: 01, 02, 03, and 06)
	.)

CERTIFICATE OF SERVICE

I hereby certify that a copy of COUNTY OF KAUA'I PLANNING

DEPARTMENT'S **REBUTTAL** EXHIBIT LIST; EXHIBITS 1-2, was duly served by depositing the same in the U.S. mail, postage prepaid, upon the following:

EARL MATSUKAWA Wilson Okamoto Corporation 1907 S. Beretania Street, Suite 400 Honolulu, HI 96826

LEO R. ASUNCION, DIRECTOR Office of Planning, State of Hawai'i 235 S. Beretania Street, Room 600 Honolulu, HI 96813

DAWN TAKEUCHI APUNA, ESQ. Deputy Attorney General Hale Auhau, Third Floor 425 Queen Street Honolulu, HI 96813

UNIVERSITY OF HAWAI'I COMMUNITY COLLEGES 2327 Dole Street Honolulu, Hawai'i 96822 MICHAEL A. DAHILIG, DIRECTOR County of Kaua'i Planning Department 4444 Rice Street, Suite 473 Līhu'e, HI 96766

KAUA'I PLANNING COMMISSION c/o Planning Department, County of Kaua'i 4444 Rice Street, Suite 473 Līhu'e, HI 96766

DATED:

Līhu'e, Kaua'i, Hawai'i, March 1, 2017.

MATTHEW M. BRACKEN, Head Deputy JODI A. HIGUCHI, Deputy

Attorneys for COUNTY OF KAUA'I PLANNING DEPARTMENT

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