BEFORE THE LAND USE COMMISSION
OF THE STATE OF HAWAII

In the Matter of the Petition of

LĀNA‘I RESORTS, LLC dba PŪLAMA
LĀNA‘I,

To Amend the Land Use District
Boundaries of certain land situated at
Lāna‘i City, Island of Lāna‘i, consisting
of approximately 200 acres from the
Agricultural District to the Urban
District, Tax Map Key No. (2) 4-9-002:061 (por.)

Defendant.

DOCKET NO. A19-809

MOTION TO ISSUE NOTICE OF A
FINDING OF NO SIGNIFICANT IMPACT

EXHIBIT 1

CERTIFICATE OF SERVICE

MOTION TO ISSUE NOTICE OF A
FINDING OF NO SIGNIFICANT IMPACT

On September 6, 2019, Petitioner filed an Amended Motion Requesting the Land
Use Commission to be the Approving Agency for an Environmental Assessment and
for Issuance of Anticipated Negative Declaration or Anticipated Finding of No Significant Impact ("FONSI"). In its December 13, 2019 Order granting the Motion, the Commission agreed to be the accepting authority pursuant to Hawai‘i Revised Statutes ("HRS") chapter 343; determined that there was an anticipated FONSI; and directed Petitioner to prepare and file an Environmental Assessment with the State Department of Health, Office of Quality Control.

Thereafter, a Final Environmental Assessment was filed with the Commission. The Final Environmental Assessment concludes that the development will not have a significant effect in the context of HRS chapter 343 and Hawai‘i Administrative Rules ("HAR") § 11-200.1-13.

Pursuant to HAR § 11-200.1-23 and 15-15-70 and based on the Final Environmental Assessment, Petitioner now moves for the Commission to issue notice of a FONSI. Attached hereto as Exhibit 1 is a proposed form of notice.


CADES SCHUTTE
A Limited Liability Law Partnership

CALVERT G. CHIPCHASE
CHRISTOPHER T. GOODIN
STACEY F. GRAY
Appearing Counsel for Applicant
LĀNA‘I RESORTS, LLC dba PŪLAMA LĀNA‘I
Dear Director Ho:

The Land Use Commission hereby issues a Finding Of No Significant Impact ("FONSI") for the Miki Basin Industrial Park situated at Tax Map Key ("TMK") (2) 4-9-002:061 (portion), Lānaʻi, Hawaiʻi, pursuant to the Final Environmental Assessment ("FEA") by applicant Pūlama Lānaʻi. Please publish the Miki Basin Industrial Park, TMK (2) 4-9-002:061 (portion), Lānaʻi, Hawaiʻi (FEA/FONSI) in the next available edition of the Environmental Notice.

The Miki Basin Industrial Park is a 200-acre master-planned light and heavy industrial development on land adjoining the Lānaʻi Airport, the Maui Electric Company 5-acre power plant, and the existing 20-acre Miki Basin Industrial Condominium. The project site is located on TMK (2) 4-9-002:061 (portion), approximately 3.2-miles south of Kamālapaʻu Highway in Lānaʻi City, Maui County, Hawaiʻi.

The following is a short summary of the proposed action. The project will provide 100-acres for light industrial uses and 100-acres for heavy industrial uses. The project expands much-needed industrially-zoned land as called for in the Lānaʻi Community Plan. The 200-acre Miki Basin Industrial Park is anticipated to be developed incrementally over a period of thirty years.

As the approving agency, the Land Use Commission made the determination that the Miki Basin Industrial Park is not likely to have any significant effects and that an Environmental Impact Statement is not required. The Land Use Commission accepted the FEA/FONSI at the November 18, 2020 meeting for the Miki Basin Industrial Park by applicant Pūlama Lānaʻi. This determination is supported by the testimony of expert witnesses, extensive research, and reporting conducted as part

EXHIBIT 1
of the Land Use Commission proceedings and the Hawai'i Revised Statute Chapter 343 process by Pūlama Lāna'i's consultant Ho'okuleana LLC.

Sincerely,

Chairman Jonathan Scheuer  
State of Hawai'i Land Use Commission  
Department of Business, Economic Development & Tourism  
235 S. Beretania Street, Room 406  
Honolulu, Hawai'i 96804  
Telephone: (808) 587-3822  
Fax: (808) 587-3827  
Email: dbedt.luc.web@hawaii.gov

Copy to:  
Pūlama Lāna'i  
Ho'okuleana LLC
BEFORE THE LAND USE COMMISSION
OF THE STATE OF HAWAII

In the Matter of the Petition of
LĀNA‘I RESORTS, LLC dba PŪLAMA
LĀNA‘I,

To Amend the Land Use District
Boundaries of certain land situated at
Lāna‘i City, Island of Lāna‘i, consisting
of approximately 200 acres from the
Agricultural District to the Urban
District, Tax Map Key No. (2) 4-9-
002:061 (por.)

Defendant.

DOCKET NO. A19-809

CERTIFICATE OF SERVICE

I hereby certify that a copy of the foregoing document was served upon the
following by depositing the same in the U.S. Postal Service.

OFFICE OF PLANNING
State Office Tower
235 S. Beretania Street
Suite 600
Honolulu, Hawai‘i 96813

COUNTY OF MAUI PLANNING DEPARTMENT
2200 Main Street
One Main Plaza, Suite 315
Wailuku, Hawai‘i 96793

CADES SCHUTTE
A Limited Liability Law Partnership

CALVERT G. CHIPCHASE
CHRISTOPHER T. GOODIN
STACEY F. GRAY
Attorneys for Applicant
LĀNA‘I RESORTS, LLC dba PŪLAMA
LĀNA‘I