

STATE OF HAWAII
LAND USE COMMISSION

Minutes of Meeting

Hoolehua Community Center
Hoolehua, Molokai

March 31, 1982 - 10:00 a.m.

Approved

June 2, '82

COMMISSIONERS PRESENT: Carol Whitesell, Acting Chairman
Richard Choy
Shinsei Miyasato
Phil Tacbian
Robert Tamaye

COMMISSIONERS ABSENT: William Yuen, Chairman
Everett Cuskaden
Edward Yanai

STAFF PRESENT: Gordan Furutani, Executive Officer
Joseph Chu, Planner
Carolee Aoki, Deputy Attorney General
Dora Horikawa, Chief Clerk

Jean McManus, Court Reporter

A81-520 - COOKE LAND COMPANY, INC.

The meeting was called to order by Acting Chairman Whitesell.

Pursuant to a notice published in the Honolulu Advertiser and the Maui News on February 2, 1982, and notices sent to all parties, the Commission held a hearing in the matter of the petition by Cooke Land Company, Inc. to reclassify approximately 91 acres of land presently in the Agricultural District into the Urban District at Naiwa and Kahanui, Molokai, Hawaii, Docket A81-520.

Appearances

Paul Mancini, Attorney representing the petitioner

Guy Archer, Deputy Corporation Counsel, representing
the Maui Planning Department

Annette Chock, Deputy Attorney General, representing the
Department of Planning & Economic Development

Requests to Appear as Witnesses

Since Ms. Elizabeth Stone was not present in the audience, Acting Chairman Whitesell recommended that Ms. Stone's written statement be made a part of the record.

Upon motion by Commissioner Tacbian, seconded by Commissioner Choy, three witnesses who had made untimely requests to appear during today's proceedings were admitted as public witnesses.

Exhibits

Petitioner's exhibits 1 through 12 were marked for identification and admitted into evidence.

County's exhibits 1 to 3 were identified and moved into evidence.

DPED's exhibits 1 through 4 were admitted into evidence.

Staff planner oriented the Commission to the location of the property under petition.

All of the witnesses who appeared today, having been duly sworn in, testified and were examined as set forth in the transcript on the pages noted.

Public Witnesses

Glen Nanod - Resident of Molokai, Archaeologist

Direct examination by Acting Chairman Whitesell----16

Oral Testimony-----17 to 22

Cross examination by Mr. Mancini-----22 to 23

Cross examination by Mr. Archer-----23 to 25

Cross examination by Commissioner Choy-----25

Cross examination by Commissioner Tacbian-----25 to 26

Acting Chairman Whitesell identified Mr. Nanod's written testimony as LUC exhibit 1 and admitted it into the record.

Glen Teves - Hawaii Farmer's Technical Assistance

Oral Testimony-----27 to 29

Glen Teves (cont.)

Examination by Acting Chairman Whitesell-----27 to 29

Walter Ritte - Molokai resident

Oral testimony-----30 to 36

Cross examination by Mr. Mancini-----36 to 37

Cross examination by Miss Chock-----37 to 38

Examination by Commissioner Tacbian-----38

Table IV-5 entitled "Support for Selected Development Types" excerpted from the Molokai Data Book, submitted by Mr. Ritte during his testimony, was marked as LUC exhibit 2 and entered into evidence.

PETITIONER

Aka Hodgins - General Manager of Molokai Ranch

Direct examination by Mr. Mancini-----39 to 60

Cross examination by Mr. Archer-----60 to 73

Cross examination by Miss Chock-----74 to 82

Acting Chairman Whitesell called for a noon recess.

2:45 p.m.

Aka Hodgins (cont.)

Cross examination by Miss Chock (cont.)-----82 to 94

Redirect examination by Mr. Mancini-----94 to 96

Examination by Commissioner Tacbian-----96 to 100

Examination by Acting Chairman Whitesell-----100 to 102

Frank Brandt - Landscape Architect and Land Planner

Direct examination by Mr. Mancini-----103 to 109

Cross examination by Mr. Archer-----109 to 116

Cross examination by Miss Chock-----116 to 118

Frank Brandt (cont.)

Examination by Commissioner Tacbian-----118
Examination by Commissioner Choy-----118 to 119
Examination by Acting Chairman Whitesell-----119 to 120
Recross examination by Miss Chock-----121 to 122
Recross examination by Mr. Archer-----122 to 124

Ming Chew - Executive Vice President, Hastings, Martin,
Chew and Associates

Direct examination by Mr. Mancini-----125 to 138
Cross examination by Mr. Archer-----138 to 147
Cross examination by Miss Chock-----147 to 151
Redirect examination by Mr. Mancini-----151 to 153
Recross examination by Mr. Archer-----154
Examination by Commissioner Tacbian-----154 to 155
Examination by Chairman Whitesell-----155 to 158

County's exhibit 4 was marked for identification.

At 5:30 p.m., it was announced that the hearing will be continued at 8:00 a.m. tomorrow, April 1, 1982.