

STATE OF HAWAII
LAND USE COMMISSION

Minutes of Meeting

May 18, 1973 - 1:00 p.m.

Room 310, 3rd Floor
State Capitol
Honolulu, Hawaii

COMMISSIONERS PRESENT: Goro Inaba, Chairman
Eddie Tangen, Vice Chairman
Tanji Yamamura
Alexander J. Napier
Stanley Sakahashi
Sunao Kido

COMMISSIONERS ABSENT: Shelley Mark
Leslie Wung

STAFF PRESENT: Tatsuo Fujimoto, Executive Officer
Ah Sung Leong, Planner
Gorden Furutani, Planner
Benjamin Matsubara, Deputy Attorney General
Loretta Ishii, Stenographer

Approved
AUG 3 1973

ADOPTION OF MINUTES:

The minutes of September 28, 1972 were approved as circulated on motion by Commissioner Sakahashi and seconded by Commissioner Yamamura.

Before commencing, Commissioner Sakahashi called the Commission's attention to an editorial that appeared in the May 17, 1973 edition of the Honolulu Star-Bulletin which in part stated that Hawaii's experience with State land use controls has been disappointing in that the Land Use Commission has too often lacked the courage or foresight to say "no" to such inappropriate development plans as filling in Salt Lake.

Since the filling in of Salt Lake was not a matter within the jurisdiction of the Land Use Commission and since the Land Use Commission recently denied a petition to reclassify a portion of Salt Lake for residential development, Commissioner Sakahashi felt that a retraction of this seriously erroneous statement by the Star-Bulletin was called for. Vice Chairman Tangen added that a review of other erroneous statements previously made by the

press relating to the Land Use Commission on other matters should also be conducted. On motion by Commissioner Sakahashi and seconded by Commissioner Napier, it was carried to write to the Star-Bulletin editor relative to the May 17, 1973 editorial and other inaccurate articles pertaining to the Land Use Commission published by the Star-Bulletin.

HEARING

PETITION BY WILLIAM O. WHITE (A72-359) TO RECLASSIFY 0.14 ACRES FROM CONSERVATION TO URBAN AT MAUNALANI HEIGHTS, WAIALAE-NUI, OAHU

Mr. Gordan Furutani, staff planner, presented the staff report and oriented the Commission to the specific area under petition on the USGS and Tax maps. (See copy of report on file).

Mrs. Turner, daughter of the petitioner, testified that the reason for this petition was to assure the retention of the scenic view from her father's property. She explained that Mr. Lawrence, an abutting property owner, had approached Bishop Estate to buy the subject property but that Bishop Estate had offered Mr. White first option on the land since the White property is immediately adjacent. Mrs. Turner also stated their intention to retain the property in open space and that they have no intention to develop the property for residential use.

Since there were no other testimonies, Chairman Inaba announced that the hearing on this petition was closed and that additional testimony will be received up to 15 days from this date.

PETITION BY ELAINE I. NIIMI (A73-362) TO RECLASSIFY 2.4 ACRES FROM AGRICULTURAL TO URBAN AT PUPUKEA, KOOLAULOA, OAHU

The staff report was presented by Mr. Gordan Furutani who also identified the subject land on the USGS and Tax maps. (See copy of report on file). Mrs. Niimi, the petitioner, stated that the existing rental units will have to be moved or demolished. She elaborated that with regard to access to the shopping center, one is proposed from Kamehameha Highway and another from Pahoe Road. Besides the subject land, Mrs. Niimi owns approximately 5 acres of surrounding land.

The hearing on this petition was closed since there was no further testimony. Chairman Inaba advised that additional testimony will be received up to 15 days from this date.

PETITION BY RICHARD R. CLEGG (A73-363) TO RECLASSIFY 5.2 ACRES
FROM AGRICULTURAL TO URBAN AT WAIANAE, OAHU

Staff planner, Mr. Ah Sung Leong, presented the staff report and oriented the Commission to the subject area by use of District maps, a subdivision plan and cross section of the property. (See copy of report in file).

Mr. Richard R. Clegg commented that his statements on the usability of the land were supported by Towill Corporation's topographical map of the subject land. The petitioner noted that homes currently built in the Marina View Subdivision on the opposite side of Paheehee Ridge are on lands which are much steeper than the subject property. Mr. Clegg further acknowledged that he proposes to move the easement; that the 2 single family rental units situated on the subject parcel are in good repair; and that the adjacent canal is beneficial in case of flooding in the area. Mr. Clegg concluded that the Towill Corporation advised that the subject land is buildable and unsuitable for farming.

Being that there was no other testimony on this petition, the hearing was closed and additional testimony can be submitted 15 days from the present date.

Since there was no further business, the meeting was adjourned.