

KAUA'I PLANNING COMMISSION
SUBDIVISION COMMITTEE MEETING
September 10, 2019

The regular meeting of the Planning Commission Subdivision Committee of the County of Kaua'i was called to order at 8:31 a.m., at the Līhu'e Civic Center, Mo'ikeha Building, in meeting room 2A-2B. The following Commissioners were present:

Ms. Donna Apisa
Mr. Kimo Keawe

Absent:
Roy Ho

The following staff members were present: Planning Department –Chance Bukoski, Dale Cua, and Planning Commission Secretary Leslie Takasaki; Office of the County Attorney – Deputy County Attorney Nicholas Courson; Office of Boards and Commissions – Administrative Specialist Anela Segreti, Commission Support Clerk Arleen Kuwamura.

CALL TO ORDER

Subdivision Committee Chair Apisa: called the meeting to order at 8:31 a.m.

ROLL CALL

Chair Apisa: Call the meeting to Order. The Planning Subdivision Committee of the Planning Commission.

Staff Planner Chance Bukoski: Item B, Roll Call. Chair Ho:

Mr. Bukoski: Commissioner Apisa.

Ms. Apisa: Here.

Mr. Bukoski: Commissioner Keawe.

Mr. Keawe: Here.

Mr. Bukoski: We have two present and one absent.

APPROVAL OF AGENDA

Mr. Bukoski: Moving on to Item C, Approval of the Agenda.

Mr. Keawe: Move to approve the Agenda as listed.

Chair Apisa: Seconded if it is required of two members? All in favor? (Unanimous voice vote) approved. Motion carries 2:0.

MINUTES of the meeting(s) of the Subdivision Committee

Mr. Bukoski: Thank you Chair. Moving on to Item D, Minutes of the Meeting. Seeing none.

RECEIPT OF ITEMS FOR THE RECORD (None)

Mr. Bukoski: Moving on to Item E, Receipt of Items for the Record. Seeing none.

HEARINGS AND PUBLIC COMMENT

Mr. Bukoski: Moving on to Item F, Hearings and Public Comment. Is there individuals in the audience wishing to testify on any items on the Subdivision Agenda? Seeing none.

GENERAL BUSINESS MATTERS

Mr. Bukoski: Moving on. Item No. G, General Business Matters. None.

UNFINISHED BUSINESS (For Action)

Request of Modification of Condition.

Subdivision Application No. S-76-60; *ANTONE M. SOUZA*;
Proposed 7-lot Subdivision TMK: (4) 2-5-03:044; Lawai, Kaua'i.

Mr. Bukoski: Item H, Unfinished Business. Request of Modification of Condition Subdivision Application No. S-70-60; Antone M. Souza, Proposed 7-lot Subdivision TMK: (4) 2-5-03:044, Lawai, Kaua'i. Subdivision Report pertaining to this matter. Commissioners we have received an estimated cost, I mean a cost estimate for the infrastructure needed to improve the road. However, it was received yesterday and we are requesting deferral of this matter to a meeting in November so that the Department can take a look at this.

Mr. Keawe: I move to defer this item to the next available meeting in November.

Chair Apisa: Second. All in favor? (Unanimous voice vote) Motion carries 2:0.

NEW BUSINESS (For Action)

Tentative Subdivision Map Approval.

Subdivision Application No. S-2019-18; SALVATORE F. & JO-ANN DILEONARDO TRUST; Proposed 2-lot Boundry Adjustment; TMK: (4) 4-9-013: 013 & 014, Moloa'a Kaua'i.

Mr. Bukoski: Moving on to Item I., New Business. 1., Tentative Subdivision Map Approval, Subdivision Application No. S-2019-18; Salvatore F. & Jo-Ann Dileonardo Trust. Proposed 2-lot Boundary Adjustment, TMK: (4) 4-9-013: 013 & 014, Moloa'a, Kaua'i.

Mr. Bukoski read the Subdivision Report for the record (on file with the Planning Department).

Mr. Bukoski: Prior to the final Subdivision map approval the Applicant obtain Title insurance for the Kuleana in order to verify ownership to and to ensure that the Title is clean and free of any income risks. Commissioners, we have received all various Government Agencies comments and we are recommending tentative approval.

Chair Apisa: Is there anyone here representing the Applicant?

Mr. Brian Hennessy: Good Morning. I am Brian Hennessy, Land Surveyor for the Applicant.

Chair Apisa: Good Morning. Would you like to just do a little presentation? Or Comment?

Mr. Hennessy: Its two lots in Moloa'a, Kuleana lot and adjacent parcel that's part of the Moloa'a Hui. And they are adjusting the line between the two to give the Kuleana more road access, direct road access to the Hui Road that's nearest there.

Mr. Keawe: I have a question Donna?

Chair Apisa: Okay.

Mr. Keawe: So Brian, your clients aware that they need to get the Title Insurance?

Mr. Hennessy: Yes.

Mr. Keawe: A basically to make sure that they can convey Clear Title when—

Mr. Hennessy: Yes.

Mr. Keawe: And all the issues that go with that.

Mr. Hennessy: Correct.

Mr. Keawe: Alright.

Mr. Hennessy: Yeah.

Chair Apisa: And any questions from? No other questions. Any further recommendation?

Mr. Bukoski: For Tentative Subdivision Map Approval.

Mr. Keawe: I move to approve Tentative Subdivision Map Approval for Subdivision Application No. S-2019-18, Salvatore R. Jo-Ann Dileonardo Trust, the proposed 2-lot Boundary Adjustment, TMK: (4) 4-9-013: 013 & 014, Moloa'a Kaua'i.

Chair Apisa: Second. All in favor? Aye. (Unanimous voice vote) Motion carries 2:0.

Final Subdivision Map Approval.

Subdivision Application No. S-2019-19; KUKUI'ULA DEVELOPMENT COMPANY, LLC; Proposed 8-lot Subdivision; TMK: (4) 2-6-022:019 & 021; Koloa, Kaua'i

Mr. Bukoski: Thank you Chair. Moving on to Item I.b., Subdivision Application No. S-2019-19; Kukui'ula Development Company, LLC; proposed 8-lot subdivision; TMK: (4) 2-6-022: parcel 019 & 021; Koloa, Kaua'i.

Mr. Bukoski read the Subdivision Report for the record (on file with the Planning Department).

Mr. Bukoski: Commissioner, we have received all various government agencies comments and are recommending final approval.

Chair Apisa: Is there anyone here from the Applicant?

Mr. Lindsay Crawford: Good morning Commissioners. For the record Lindsay Crawford, Kukui'ula Development Company.

Chair Apisa: Thank you. Again a brief presentation or any comments?

Mr. Crawford: Chance described it pretty well, but essentially it's a 4-lot Residential, four residential lot Subdivision, single family residential lots. A couple of other remaining lots for roadway and some remnant lots for landscaping and drainage purposes and utilities.

Chair Apisa: Any questions?

Mr. Keawe: So um, Lindsay, it's a 100 acre parcel right total?

Mr. Crawford: This is much smaller than hundred acres.

Mr. Keawe: No, no, the total of that area? I think I remember seeing something about a 100 acre total. But this is a much smaller portion of that, yeah 99.35 acres.

Mr. Crawford: Right this is a little remnant lot—

Mr. Keawe: Right, understand but the total is that 99 acre parcel according to this Subdivision Report I have so. Is that right?

Mr. Bukoski: I believe the Commissioner is inquiring about the lot 8, as a whole I guess?

Mr. Keawe: Yeah.

Mr. Crawford: Parcel G, was cut in (inaudible) 100 acre—

Mr. Keawe: Yeah, just wanted to make sure I got that, I got that context right. And then let's see lots 5 and 6, utility and drainage, no density would be in it, the deed restriction, I think you mentioned that?

Mr. Crawford: Yes, we did do that.

Mr. Keawe: And a lot 7 was a road way easement I believe.

Mr. Crawford: It's a private roadway lot.

Mr. Keawe: Private road way lot. Okay, so.

Mr. Crawford: Leaving lots 1-4 as the residential?

Mr. Keawe: Right, right, right. So are you requesting the Modification of lots curbs and gutters?

Mr. Bukoski: Yes, so the first request will be Modification requirement for Condition H, to allow, in lieu of curbs and gutters will be swales and also to waive the sidewalks Condition.

Mr. Keawe: Ok I move to approve Modification for Condition No. 8, to provide swales in lieu of curbs and gutters.

Chair Apisa: Second. All in favor? Aye. (Unanimous voice vote) Motion carries 2:0.

Mr. Bukoski: Okay. Thank you chair. And also the recommendation for Tentative Subdivision Approval.

Mr. Keawe: Ok I move for Tentative Subdivision Approval for Subdivision Application No. S-2019-19 Kukui'ula Development Company, LLC. Proposing 8-lot Subdivision, TMK: (4) 2-6-022:019 & 021, Koloa, Kaua'i.

Chair Apisa: Second. All in favor? Aye. (Unanimous voice vote) Motion carries 2:0.

ADJOURNMENT

Mr. Bukoski: Thank you Chair. Moving on to Item J, Adjournment.

Ms. Apisa: Thank you. Motion for adjournment.

Mr. Keawe: Move to Adjourn.


Chair Apisa: Second. All in favor? Aye. (Unanimous voice vote) Motion carries 2:0. Meeting is adjourned. Thank you.

Mr. Keawe: Thank you.

Mr. Bukoski: Thank you.

Subdivision Committee Chair Apisa: adjourned the meeting at 8:41 a.m.

Respectfully submitted by:


Arleen Kuwamura
Commission Support Clerk

(X) Approved as circulated October 22, 2019.

() Approved as amended. See minutes of _____ meeting