The Planning Commission held a meeting on Wednesday, February 19, 2020, at 1:30 p.m., at the Mission Memorial Conference Room, 550 South King Street, Honolulu, Hawaii. Vice Chair Anderson presided.

COMMISSIONER PRESENT: Cord D. Anderson, Vice Chair
Steve S. C. Lim
Ken K. Hayashida
Gifford K. F. Chang
Aki Marceau
Brian Lee

COMMISSIONERS EXCUSED: Theresia C. McMurdo
[prior notice given]
Arthur B. Tolentino
[prior notice given]

DEPUTY CORPORATION COUNSEL: Molly Stebbins
(Advisory to the Commission)

COMMISSION STAFF: Gloria Takara
Secretary-Hearings Reporter

DPP REPRESENTATIVE: Andrew Yamaguchi, Development Plans and Zone Change Branch, Staff Planner
CALL TO ORDER:

[00:01] [bangs gavel]

[00:16] APPROVAL OF MINUTES: The minutes of December 17, 2019 and January 8, 2020, as previously circulated, to be approved by the Commission.

[00:23] It was moved by G. Chang and seconded by Lim that the minutes of the December 17, 2019 meeting, as previously circulated, to be approved by the Commission. Motion was carried, 5:0:1; Commissioner Hayashida abstained.

[00:37] It was moved by G. Chang and seconded by Lim that the minutes of the January 8, 2020 meeting, as previously circulated, to be approved by the Commission. Motion was carried, 5:0:1; Commissioner Hayashida abstained.

[00:58] PUBLIC HEARING

NORTH SHORE - ZONE CHANGE REQUEST—2019/Z-4 (AY)
KAHAULELIO/SAGUIBO WAIALUA PROPERTIES

Applicant/Landowner: Gabriel and Iris Kahaulelio
John and Abigail Saguibo
Agent: Iris Kahaulelio
Location: 66-815 Kaukonahua Road, Waialua, Oahu
Tax Map Key (TMK): 6-6-019: 008 (3.366 acres) and 014 (2.413 acres)
Land Area: 5.779 acres
State Land Use District: Agricultural District
Existing Use: Vacant
Existing Zoning: AG-1 Restricted Agricultural District
Development Plan: Within the Community Growth Boundary (CGB) in an area designated for Agricultural use in the North Shore Sustainable Communities Plan (NSSCP)
Request: The Applicants proposes to rezone a 3.366-acre parcel (TMK 6-6-019: 008) and an adjoining 2.413-acre parcel (TMK 6-6-019: 014) off of Kaukonahua Road in Waialua from the AG-1 Restricted Agricultural District to the AG-2 General Agricultural District. The total area covered by the zoning application is 5.779 acres.

[01:29 – 11:25] Andrew Yamaguchi, DPP’s staff planner
[11:28 – 12:23] Questioning by the Commissioners
[13:10] Iris Kahaulelio takes a seat on the stand
[14:14 – 16:33] Questioning by the Commissioners

[Note: No public testifiers]
PUBLIC HEARING  (CONT.)

[18:03]

[It was moved by G. Chang and seconded by Lee that the public hearing on a request for a change in zoning from the AG-1 Restricted Agricultural District to the AG-2 General Agricultural District, Kahaulelio/Saquibo Waialua Properties be closed. Motion was unanimously carried, 6:0.]

[18:14] Discussion

[18:20 – 23:88] Questioning by the Commissioners

[26:02] Discussion

[26:26]

[It was moved by Hayashida and seconded by G. Chang to recommend approval of the request for a change in zoning from the AG-1 Restricted Agricultural District to the AG-2 General Agricultural District with the conditions recommended by the Acting Director of the Department of the Planning and Permitting (DPP) be approved. Motion was unanimously carried, 6:0.]

[29:38] FOR ACTION

Adoption of Planning Commission’s Proposed Findings of Fact, Conclusion of Law, and Decision and Order, in the matter of the application of Castle & Cooke Properties, Inc., for an amendment to State Special Use Permit, File No. 2003/SUP-1

[29:57]

[It was moved by G. Chang and seconded by Lee that the adoption of Planning Commission’s proposed Findings of Fact, Conclusions of Law, and Decision and Order, in the matter of the application of Castle & Cooke Properties, Inc., for an amendment to State Special Use Permit, File No. 2003/SUP-1 be approved. Motion was unanimously carried, 6:0.]

[30:17] ADJOURNMENT

[30:22]

[It was moved by G. Chang and seconded by Lee that the Planning Commission’s February 19, 2020 meeting be adjourned. Motion was unanimously carried, 6:0.]

There being no further business before the Planning Commission, the meeting was adjourned by Vice Chair Anderson at approximately 2:05 p.m.
ADJOURNMENT (CONT.)

I certify that the foregoing is a true and correct summary of the proceedings, prepared to the best of my ability, of the meeting held on Wednesday, February 19, 2020.

Gloria Takara
Secretary-Hearings Reporter
Planning Commission

Adopted on May 27, 2020