

**County Clerk**

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**From:** Pete Jalbert <pete@mauirealestate.com>  
**Sent:** Wednesday, March 16, 2022 4:21 PM  
**To:** County Clerk  
**Subject:** Resolutions 22-84 and 22-85

2022 MAR 16 PM 4: 23

OFFICE OF THE  
COUNTY CLERK

|| You don't often get email from pete@mauirealestate.com. [Learn why this is important](#)

Aloha Council,

I am writing in support of the two resolutions that would grant lots for affordable housing in the Fairways at Maui Lani. The need for any and all affordable housing on island is extraordinary. Anything we can do to help create affordable housing for health care professionals and island residents in general should be a priority.

Best Regards,

Joseph "Pete" Jalbert  
Makawao



Nā Hale O Maui  
A COMMUNITY LAND TRUST

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2022 MAR 17 PM 1: 40

OFFICE OF THE  
COUNTY CLERK

March 17, 2022

Alice Lee, Chairperson  
Maui County Council  
200 S. High Street  
Wailuku, HI 96793

via: [county.clerk@mauicounty.us](mailto:county.clerk@mauicounty.us)

Subject: Resolution 22-85, Authorizing the Disposition of Real Property for Maui Health Foundation and for Waiver of Outstanding Real Property Taxes

Dear Chairperson Lee and Council Members:

Please authorize the disposition of 16 lots in the Fairways in Maui Lani to Maui Health Foundation (MHF) and waive any outstanding real property taxes.

Maui is at a critical juncture in Health Care. Physicians, especially in crucial specialty areas, are desperately needed to provide the highest level and quality of care for our community. Maui has a shortfall of care providers island wide and the hospital is short-staffed in every department. This has an impact on the delivery of life-saving medical care for us all.

Each one of us needs access to excellent medical care and potential emergency medical treatment. Without essential physicians and other important health care providers on- island, Maui residents are forced to fly to Oahu or beyond. Some specialties are not permanently available in the state, forcing patients and their families to relocate to the mainland where specialists are available on a daily basis.

The need for housing at affordable prices occurs at every level of our community. MHF continues to be frustrated in its mission to provide the highest quality of health care, the inability to attract and keep great physicians and medical personnel, because of the Maui housing market.

Na Hale O Maui strongly supports affordable and workforce housing initiatives and developments. We believe working in collaboration with MHF makes perfect sense for this project and our community. NHOM's program can accommodate workforce households that earn up to 140% of AMI, including health care providers like nurses, therapists and others.

Working collaboratively with the County of Maui and Maui Health Foundation, we will deliver critically needed housing to medical professionals and workforce that will keep our community healthy and thriving.

We ask for your support to authorize the disposition of 16 lots in the Fairways in Maui Lani to Maui Health Foundation and waive any outstanding real property taxes.

Mahalo piha for your support of affordable housing for our workforce, medical professionals and staff.

Cassandra Abdul  
Executive Director

RECEIVED

To: Alice Lee, Chairperson, and Council Members

2022 MAR 18 AM 7:46

From: Tamar Goodfellow

OFFICE OF THE  
COUNTY CLERK

Re: Resolution 22-84, Authorizing the disposition of real property for housing and land enterprise of Maui, dba Na Hale O Maui and for waiver of outstanding real property taxes

Dear Chair Lee and Council Members,

I am writing to ask your support of Resolution 22-84, which would provide 19 lots in the Fairways in Maui Lani to Na Hale O Maui (NHOM) for desperately needed affordable work force housing.

Na Hale O Maui has a proven and impressive track record of getting homes built and getting families into them. NHOM builds a long term relationship with all of their home owners, helping to ensure they are not only able to purchase a home, but also able to successfully manage a mortgage and the numerous other challenges that come with first time home ownership.

It is no secret that Maui has a housing crisis. Hardest hit are our workforce: teachers, nurses, police officers, technicians, etc. Hard working individuals and families that earn too much to qualify for low income housing opportunities, but not enough to qualify for market priced homes. These people are the life blood of our island community and culture, and we are rapidly losing them to the mainland due almost exclusively to our lack of affordable workforce housing.

The lots at Maui Lani are an opportunity waiting to happen. They have been sitting empty for many years, while families desperately need homes. While I recognize that it is important to engage all stakeholders in trying to resolve the old issues that have plagued this property, it should not stand in the way of creating homes.

I strongly urge you to support Resolution 22-84.

Mahalo,

Tamar Goodfellow

## County Clerk

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**From:** Cassandra Abdul <cassandra@nahaleomaui.org>  
**Sent:** Friday, March 18, 2022 11:33 AM  
**To:** County Clerk  
**Subject:** 22-02-15\_Maui Lani Fairways - Lots Phasing.pdf  
**Attachments:** 22-02-15\_Maui Lani Fairways - Lots Phasing.pdf; Maui Lani Fairways Lots Table (Rev).pdf

Aloha kākou,

The written testimony Na Hale O Maui included 26 letters submitted by supporters including homeowners, Qualified Buyers, those participating in our 4-Step program, and community member.

attached please find the map requested by Council Member Sinenci.

Please note that the blue lots are those that will remain with the County as we work to resolve community concerns.

The green lots are those that the resolution addresses for Na Hale O Maui (black numerals) and Maui Health Foundation (blue numerals.)

The list of lots are also attached for your convenience.

Please let us know if we can provide any additional information to assist in your decision making.

Mahalo piha, for all you do.

Cassandra

Cassandra J Leolani Abdul  
Executive Director & Principal Broker  
Na Hale O Maui  
190 N. Church Street  
Wailuku, HI 96793  
Ph. 808.244.6110  
Mobile 808.304.3533

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2022 MAR 18 AM 11:49  
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To learn more about Na Hale O Maui and to make a donation please visit <https://www.nahaleomaui.org>

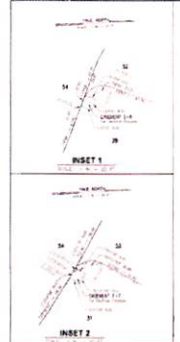
Changing lives, one home at a time.

**Mission:** To secure and preserve a permanent supply of affordable housing alternatives for low and moderate income households in Maui County.

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ATTACHMENT "A"

- Phase 1
- Phase 2
- Onsite Basin lot 51, Roadway lots 54 & 55 to remain under County of Maui ownership
- 3 County of Maui lots
- 3 Nā Hale O Maui lots
- 3 Hospital Foundation lots

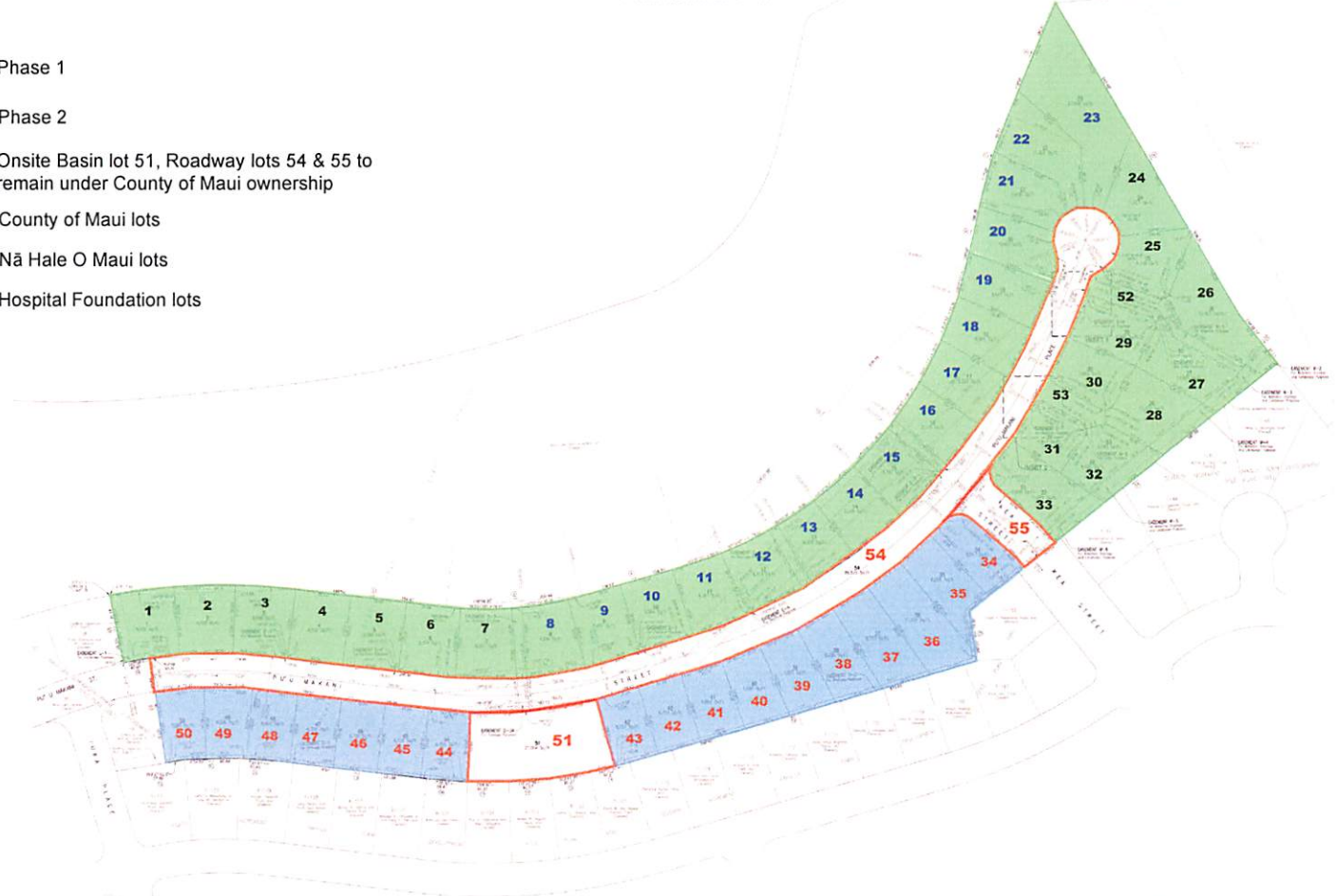


**NOTES**

1. ALL LOTS ARE TO BE DEVELOPED IN ACCORDANCE WITH THE ZONING ORDINANCE.
2. SUBJECT OF EASEMENT: ALL LOTS TO REMAIN UNDER COUNTY OWNERSHIP.
3. ALL LOTS ARE TO BE DEVELOPED IN ACCORDANCE WITH THE ZONING ORDINANCE.
4. ALL STRUCTURES TO BE BUILT IN ACCORDANCE WITH THE ZONING ORDINANCE.
5. ALL UTILITIES TO BE INSTALLED IN ACCORDANCE WITH THE ZONING ORDINANCE.
6. ALL EASEMENTS TO BE INSTALLED IN ACCORDANCE WITH THE ZONING ORDINANCE.

**AREA OF EASEMENTS**

1. ALL LOTS ARE TO BE DEVELOPED IN ACCORDANCE WITH THE ZONING ORDINANCE.



**THE FAIRWAYS AT MAUI LANI**

LAND SITUATED ON THE WESTERN SIDE OF COUNTY HIGHWAY 30, MAUI COUNTY, HAWAII, AND CONTAINING APPROXIMATELY 13.149 ACRES OF LAND, AS SHOWN ON THE MAP ATTACHED HERETO, IS HEREBY SUBDIVIDED INTO 55 LOTS, AS SHOWN ON THE MAP ATTACHED HERETO.

DESIGNED BY: [Signature]

DATE: [Date]

SCALE: [Scale]

TOTAL AREA = 13.149 ACRES

**NOTES**

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2. SUBJECT OF EASEMENT: ALL LOTS TO REMAIN UNDER COUNTY OWNERSHIP.
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6. ALL EASEMENTS TO BE INSTALLED IN ACCORDANCE WITH THE ZONING ORDINANCE.

The Fairways at Maui Lani

Lot	TMK	Sq Ft.	Phase	Entity
1	(2) 3-8-096-001	9122	1	Na Hale O Maui
2	(2) 3-8-096-002	8580	1	Na Hale O Maui
3	(2) 3-8-096-003	8680	1	Na Hale O Maui
4	(2) 3-8-096-004	8543	1	Na Hale O Maui
5	(2) 3-8-096-005	8590	1	Na Hale O Maui
6	(2) 3-8-096-006	8574	1	Na Hale O Maui
7	(2) 3-8-096-007	8571	1	Na Hale O Maui
8	(2) 3-8-096-008	9634	1	Hospital Foundation
9	(2) 3-8-096-009	8481	1	Hospital Foundation
10	(2) 3-8-096-010	8394	1	Hospital Foundation
11	(2) 3-8-096-011	8381	1	Hospital Foundation
12	(2) 3-8-096-012	8313	1	Hospital Foundation
13	(2) 3-8-096-013	8377	1	Hospital Foundation
14	(2) 3-8-096-014	8318	1	Hospital Foundation
15	(2) 3-8-096-015	8342	1	Hospital Foundation
16	(2) 3-8-096-016	9215	1	Hospital Foundation
17	(2) 3-8-096-017	8533	1	Hospital Foundation
18	(2) 3-8-096-018	8908	1	Hospital Foundation
19	(2) 3-8-096-019	8953	1	Hospital Foundation
20	(2) 3-8-096-020	9042	1	Hospital Foundation
21	(2) 3-8-096-021	9018	1	Hospital Foundation
22	(2) 3-8-096-022	11305	1	Hospital Foundation
23	(2) 3-8-096-023	21844	1	Hospital Foundation
24	(2) 3-8-096-024	10027	1	Na Hale O Maui
25	(2) 3-8-096-025	9109	1	Na Hale O Maui
26	(2) 3-8-096-026	13322	1	Na Hale O Maui
27	(2) 3-8-096-027	12807	1	Na Hale O Maui
28	(2) 3-8-096-028	11477	1	Na Hale O Maui
29	(2) 3-8-096-029	8260	1	Na Hale O Maui
30	(2) 3-8-096-030	7884	1	Na Hale O Maui
31	(2) 3-8-096-031	6914	1	Na Hale O Maui
32	(2) 3-8-096-032	9525	1	Na Hale O Maui
33	(2) 3-8-096-033	11994	1	Na Hale O Maui
34	(2) 3-8-096-034	8017	2	County of Maui
35	(2) 3-8-096-035	8858	2	County of Maui
36	(2) 3-8-096-036	11558	2	County of Maui
37	(2) 3-8-096-037	9733	2	County of Maui
38	(2) 3-8-096-038	8480	2	County of Maui
39	(2) 3-8-096-039	7591	2	County of Maui
40	(2) 3-8-096-040	6989	2	County of Maui
41	(2) 3-8-096-041	6862	2	County of Maui
42	(2) 3-8-096-042	6728	2	County of Maui
43	(2) 3-8-096-043	6757	2	County of Maui
44	(2) 3-8-096-044	6755	2	County of Maui
45	(2) 3-8-096-045	6728	2	County of Maui

The Fairways at Maui Lani

<b>Lot</b>	<b>TMK</b>	<b>Sq Ft.</b>	<b>Phase</b>	<b>Entity</b>
46	(2) 3-8-096-046	6728	2	County of Maui
47	(2) 3-8-096-047	6728	2	County of Maui
48	(2) 3-8-096-048	6803	2	County of Maui
49	(2) 3-8-096-049	6936	2	County of Maui
50	(2) 3-8-096-050	7081	2	County of Maui
51	(2) 3-8-096-051	21004	Onsite Basin	County of Maui
52	(2) 3-8-096-052	4041	Driveway	Na Hale O Maui
53	(2) 3-8-096-053	3193	Driveway	Na Hale O Maui
54	(2) 3-8-096-054	89575	Roadway - Puumakani St	County of Maui
55	(2) 3-8-096-055	8620	Roadway - Kea St	County of Maui