

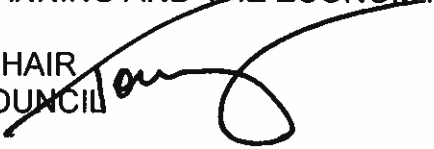
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'23FEB17 PM 3:06 CITY CLERK

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February 17, 2023

**TO:** IRENE LIMOS, COMMITTEE CLERK  
COMMITTEE ON PLANNING AND THE ECONOMY

**FROM:** TOMMY WATERS, CHAIR  
HONOLULU CITY COUNCIL 

**SUBJECT:** PROPOSED ADDITIONAL AMENDMENTS TO  
BILL 10 (2022), CD1 – INDUSTRIAL USES

Attached for consideration by the Committee on Planning and the Economy are proposed additional amendments to Bill 10 (2022), CD1, relating to land use regulations.

These proposed additional amendments relate to industrial uses, and are intended to supplement the amendments to a CD2 version of Bill 10 (2022) that was approved by the Committee on Zoning and Planning on October 20, 2022 (OCS2022-0850/11/3/2022 3:01 PM).

Mahalo for the consideration of these amendments.

**COUNCIL COM. 43**  
**P&E**

**AMENDMENT FORM**  
**Bill 10 (2022), CD1**  
**Relating to Use Regulations**  
**INDUSTRIAL USES**

TOTAL PAGES: 2

DATE: February 17, 2023

COUNCILMEMBER: Waters

Item No.	Bill SECTION	ROH Section, Exhibit, or Figure, and Title	Page No.	Amendment Description	Amendment Text (in Ramseyer Format)	Comments or Clarification																						
1	SECTION 3	§ 21-5.30 Use Table Legend	4	Amend Use Table legend to add "Ac" to indicate accessory use.  Add footnote 2 to clarify that if there is more than one symbol, all symbols apply.	<p>P = Permitted Use<sup>2</sup> C = Major Conditional Use<sup>2</sup> Cm = Minor Conditional Use<sup>2</sup> PRU = Plan Review Use<sup>2</sup> * = Use Standards Apply<sup>2</sup> + = Special Use Permit<sup>1,2</sup> <u>Ac</u> = Special Accessory Use<sup>2</sup></p> <p><sup>1</sup> Pursuant to HRS Chapter 205, a special use permit approved by the Planning Commission is required prior to seeking permits or approvals from the director or the City Council.</p> <p><sup>2</sup> If there is more than one symbol, all symbols apply.</p>																							
2	SECTION 3	§ 21-5.30 Use Table Industrial Uses	9	Amend helistop entry to indicate it is an accessory use.	<table><tr><td>helistop</td><td>--</td><td><math>\frac{[C^{*+}]}{\underline{Ac^{*+}}}</math></td><td><math>\frac{[C^{*+}]}{\underline{Ac^{*+}}}</math></td><td>--</td><td>--</td><td>--</td><td>--</td><td>--</td><td>--</td><td>--</td><td>--</td><td><math>\frac{[C^*]}{\underline{Ac^*}}</math></td><td>--</td><td><math>\frac{[C^*]}{\underline{Ac^*}}</math></td><td><math>\frac{[C^*]}{\underline{Ac^*}}</math></td><td><math>\frac{[C^*]}{\underline{Ac^*}}</math></td><td><math>\frac{[C^*]}{\underline{Ac^*}}</math></td><td><math>\frac{[P^*]}{\underline{Ac^*}}</math></td><td><math>\frac{[P^*]}{\underline{Ac^*}}</math></td><td><math>\frac{[C^*]}{\underline{Ac^*}}</math></td><td>Sec. 21-5.80-8(a)</td></tr></table>	helistop	--	$\frac{[C^{*+}]}{\underline{Ac^{*+}}}$	$\frac{[C^{*+}]}{\underline{Ac^{*+}}}$	--	--	--	--	--	--	--	--	$\frac{[C^*]}{\underline{Ac^*}}$	--	$\frac{[C^*]}{\underline{Ac^*}}$	$\frac{[C^*]}{\underline{Ac^*}}$	$\frac{[C^*]}{\underline{Ac^*}}$	$\frac{[C^*]}{\underline{Ac^*}}$	$\frac{[P^*]}{\underline{Ac^*}}$	$\frac{[P^*]}{\underline{Ac^*}}$	$\frac{[C^*]}{\underline{Ac^*}}$	Sec. 21-5.80-8(a)	
helistop	--	$\frac{[C^{*+}]}{\underline{Ac^{*+}}}$	$\frac{[C^{*+}]}{\underline{Ac^{*+}}}$	--	--	--	--	--	--	--	--	$\frac{[C^*]}{\underline{Ac^*}}$	--	$\frac{[C^*]}{\underline{Ac^*}}$	$\frac{[C^*]}{\underline{Ac^*}}$	$\frac{[C^*]}{\underline{Ac^*}}$	$\frac{[C^*]}{\underline{Ac^*}}$	$\frac{[P^*]}{\underline{Ac^*}}$	$\frac{[P^*]}{\underline{Ac^*}}$	$\frac{[C^*]}{\underline{Ac^*}}$	Sec. 21-5.80-8(a)							

Item No.	Bill SECTION	ROH Section, Exhibit, or Figure, and Title	Page No.	Amendment Description	Amendment Text (in Ramseyer Format)	Comments or Clarification
		Accessory Industrial Helistop				
3	SECTION 65	§ 21-10.1 Definitions	179	Amend the current definition of "accessory use."	<p><b><i>Accessory [Use].</i></b> A [use which meets the following conditions:</p> <p>(1) <del>Is a use which is conducted on the same zoning lot as the principal use to which it is related whether located within the same building or an accessory building or structure, or as an accessory use of land;</del></p> <p>(2) <del>Is clearly incidental to and customarily found in connection with the principal use; and</del></p> <p>(3) <del>Is operated and maintained substantially for the benefit or convenience of the owners, occupants, employees, customers, or visitors of the zoning lot with the principal use.]</del> <u>building or use subordinate to the principal building or use on a zoning lot that is used for purposes incidental to the main or principal building or use located on the same zoning lot.</u></p>	
4	SECTION 66	§ 21-10.1 Definitions	196	Delete the new definition of "accessory" (the definition of "accessory use" is amended in SECTION 65 of the bill).	<p><b><i>[Accessory.</i></b> A building or use subordinate to the principal building or use on a zoning lot that is used for purposes incidental to the main or principal building or use located on the same zoning lot.]</p>	