



HONOLULU CITY COUNCIL

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MEMORANDUM

DATE: March 25, 2024

TO: All Councilmembers

FROM: Councilmember Esther Kia'āina *EKA*
Chair, Committee on Planning and the Economy

CC: Dawn Takeuchi-Apuna
Director, Department of Planning and Permitting

SUBJECT: Instructions for Amendments to Bill 64 (2023), FD1, for the
April 4, 2024, P&E Committee Meeting (accessory dwelling unit and
'ohana unit)

Bill 64 (2023), FD1 ("Bill 64"), formerly Bill 10 (2022), would repeal and replace Chapter 21, Article 5, Revised Ordinances of Honolulu 2021 ("ROH"), relating to the land use regulations. A CD1 version of Bill 64 (OCS2024-0260/3/15/2024 4:14 PM) was approved by the Planning & the Economy (P&E) Committee on March 7, 2024, and may be found here: <https://hnlldoc.ehawaii.gov/hnlldoc/document-download?id=20487>.

At each meeting I will prioritize proposed amendments to Bill 64 by use type, which started with industrial uses and commercial uses in 2023, and continued with residential uses in February and March of 2024. In light of the adoption of Resolution 24-65, CD1 by the Honolulu City Council at its meeting on March 25, 2024 and related discussions about Senate Bill 3202, S.D. 2 (2024) and House Bill 1630, H.D. 1 (2024), I will be prioritizing proposed amendments and discussion on accessory dwelling units and 'ohana units, (which are accessory residential uses) at the P&E Committee meeting on April 4, 2024. I anticipate the P&E Committee will focus on public, civic, and institutional uses at its meetings on May 2, 2024 and May 23, 2024, followed by agricultural uses and miscellaneous uses at future P&E Committee meetings.

For its meeting on April 4, 2024, the P&E Committee will be working from the CD1 version of Bill 64 that was approved on March 7, 2024 (OCS2024-0260/3/15/2024 4:14 PM) described above, and will be considering amendments to the following sections and provisions relating to accessory dwelling units and 'ohana units:

- Bill SECTION 3 – Table 21-5.1 (Use Table), accessory dwelling unit and 'ohana unit entries on page 5 in orange/yellow;
- Bill SECTION 3 – ROH Section 21-5.50 *et seq.* (pages 22 to 24 and 26 to 27), accessory dwelling unit and 'ohana unit standards and requirements;
- Bill SECTIONS 42 – ROH Section 21-8.20 (pages 146 to 147), housing—'ohana units;

- Bill SECTION 43 – ROH Section § 21-8.20-1 (pages 147 to 149), procedures for approval of ohana units;
- Bill SECTION 70 – ROH Section 21-10.1 (pages 184 and 196), accessory dwelling unit and 'ohana unit definitions; and
- Bill SECTIONS 4 through 69 (pages 80 to 184), and 73 through 93 (pages 222 to 255) – accessory dwelling unit and 'ohana unit conforming amendments.

Amendments to sections and provisions relating to any other use, will not be a priority at the P&E Committee meeting on April 4, 2024; however, the Committee will consider proposed amendments in all zoning districts in which accessory dwelling unit and 'ohana unit are permitted.

Please observe the following process when proposing amendments to Bill 64:

1. As a starting point, use the CD1 version of Bill 64 (OCS2024-0260/3/15/2024 4:14 PM) via the following link:
<https://hnlldoc.ehawaii.gov/hnlldoc/document-download?id=20487>
Proposed amendments should further amend the CD1, and references to bill SECTIONS and ROH sections should be based on the numbering scheme in the CD1.
2. Amendments should be proposed using the attached matrix form for accessory dwelling unit and 'ohana unit, which is similar to the matrix form used to propose amendments to the City's General Plan and development plans. For your use, a WORD file for all of the matrices may be downloaded from the M:Drive in the "Planning & the Economy folder" and the "Bill 64 (2023) Bill 10 (2022)" subfolder.
3. Submit your proposed amendments via memorandum directed to Pearlene Sotelo, P&E Committee Clerk. Proposed amendments will be numbered as Council Communications and uploaded to the City's HNLDocs website.
4. Proposed amendments should be submitted no later than 12:00 p.m. on March 28, 2024.

Mahalo for your assistance.

Attachment: Amendment Form, Bill 64 (2023), FD1

AMENDMENT FORM
Bill 64 (2023), FD1
Relating to Use Regulations
RESIDENTIAL USES

TOTAL PAGES: _____
DATE: _____
COUNCILMEMBER: _____

Item No.	Bill SECTION	ROH Section, Exhibit, or Figure, and Title	Page No.	Amendment Description	Amendment Text (in Ramseyer Format)	Comments or Clarification
1						
2						
3						
4						
5						
6						
7						
8						