

# REPORT OF THE COMMITTEE ON ZONING

## Voting Members:

Esther Kia'aina, Chair; Tyler Dos Santos-Tam, Vice-Chair;  
Radiant Cordero, Val A. Okimoto, Matt Weyer

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Committee Meeting Held  
April 3, 2025

Honorable Tommy Waters  
Chair, City Council  
City and County of Honolulu

Mr. Chair:

Your Committee on Zoning, to which was referred Resolution 25-68, entitled:

"RESOLUTION GRANTING A SPECIAL MANAGEMENT AREA MAJOR PERMIT TO ALLOW THE CONSTRUCTION OF A NEW SINGLE-FAMILY DWELLING, AFTER THE FACT POSTING OF A SECOND SINGLE-FAMILY DWELLING, INSTALLATION OF AN INDIVIDUAL WASTEWATER SYSTEM, AND CONSTRUCTION OF PERIMETER FENCING AND GATES IN PŪPŪKEA-PAUMALŪ, O'AHU,"

transmitted by Departmental Communication 155 (2025), dated February 28, 2025, from the Department of Planning and Permitting ("DPP"), reports as follows:

The purpose of Resolution 25-68 is to grant a Special Management Area ("SMA") Major Permit to Donna and Jude Baker ("Applicants") to allow for the construction of a new two-story single-unit dwelling with an elevated jacuzzi, rooftop photovoltaic solar system, and courtyard area with circular driveway and six vehicle parking spaces; posting (attaching to the ground) an existing mobile single-unit dwelling with an attic and two uncovered parking spaces; installation of an individual wastewater system; construction of perimeter fencing and gates; and landscaping improvements on an approximately 31,385 square-foot shoreline lot zoned R-5 Residential District, located at 59-205 Ke Nui Road in Pūpūkea-Paumalū, and identified as Tax Map Key 5-9-002:059 (the "Project").

Your Committee notes that the Applicants indicated they did not receive adequate information about the status and disposition of their SMA Major Permit, and are not prepared to move forward at this time.

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## HONOLULU CITY COUNCIL

*Ke Kanihela o ke Kalana o Honolulu*  
CITY AND COUNTY OF HONOLULU

ADOPTED ON APR 16 2025

COMMITTEE REPORT NO. 127

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Your Committee further notes that the current deadline for Council action on Resolution 25-68 is April 25, 2025. Your Committee considered a 90-day extension of this deadline requested by the Applicants by Miscellaneous Communication 213 (2025).

At your Committee's meeting on April 3, 2025, your Committee received no verbal public testimony on the extension of time.

Your Committee received written testimony in support of the Resolution from Studio Q and two individuals.

Your Committee on Zoning finds that the time needed for further consideration of Resolution 25-68 may exceed the time limit provided for that consideration. Your Committee therefore recommends that Resolution 25-68 be granted a 90-day extension of time. (Ayes: Cordero, Dos Santos-Tam, Kia'aina, Okimoto, Weyer – 5; Noes: None.)

Respectfully submitted,

  
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Committee Chair

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