

HONOLULU CITY COUNCIL
KE KANIHELA O KE KALANA O HONOLULU
CITY AND COUNTY OF HONOLULU

No. 26-183

RESOLUTION

GRANTING A SPECIAL MANAGEMENT AREA MAJOR PERMIT TO ALLOW FOR THE CONSTRUCTION OF A NEW TWO-STORY SINGLE-UNIT DWELLING WITH LANAI, CARPORT, A ROCK GARDEN, AN OPEN ONE-CAR PARKING AREA, AN IN-GROUND POOL, AND AN INDIVIDUAL WASTEWATER SYSTEM IN KAHUKU, O'AHU.

WHEREAS, on May 8, 2026, the Department of Planning and Permitting ("DPP") accepted the application (DPP Reference Number 2026-SMA-25) of Barbara L. Paullin (the "Applicant") for a Special Management Area ("SMA") Major Permit to allow for the construction of a new two-story single-unit dwelling with ground floor parking and a second story living space, a rock garden, an in-ground swimming pool, and an individual wastewater system ("IWS"), on a 18,992-square-foot ("-ft.") shoreline lot zoned R-5 Residential District, located at 57-329 Pahipahi'ālua Street, and identified as Tax Map Key 5-7-003: 057 (the "Project"); and

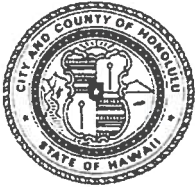
WHEREAS, on June 26, 2026, the DPP held a public hearing on the application at the Frank F. Fasi Municipal Building, Sixth Floor Conference Room, which was attended by the Applicant's Agent, DPP staff members, and no members of the public attended the hearing; and

WHEREAS, on August 10, 2026, within 45 calendar days after the close of the public hearing, the DPP, having duly considered all evidence and the objectives, policies, and guidelines as established in §§ 25-3.1 and 25-4.1, Revised Ordinances of Honolulu 2021 ("ROH"), and §§ 205A-2 and 205A-26, Hawai'i Revised Statutes ("HRS"), completed its report and transmitted its findings and recommendation of approval to the City Council ("Council"); and

WHEREAS, the Council, having received the findings and recommendation of the DPP on 08/11/26, by Departmental Communication No. 522 (2026), and having duly considered all of the findings and reports on the matter, desires to approve the subject application for an SMA Major Permit subject to the conditions enumerated below; now, therefore,

BE IT RESOLVED by the Council of the City and County of Honolulu that an SMA Major Permit be issued to the Applicant for the Project, subject to the following conditions:

- A. Development must be in general conformity with the Project as described in the DPP's findings and recommendation, referenced above, and as depicted in Exhibits A, B, C, D-1 through D-9, and E through N attached hereto and



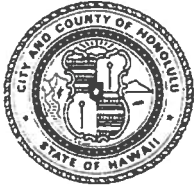
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incorporated by reference herein. Any change in the size or nature of the Project that may have a significant effect on coastal resources, as addressed in ROH Chapter 25 or HRS Chapter 205A, or both, will require a new application and SMA Major Permit. Any change that does not have a significant effect on coastal resources may be considered a minor modification and may be permitted under this resolution, upon review and approval by the DPP Director.

- B. To recognize the potential for adverse impacts related to coastal hazards, including but not limited to sea level rise, coastal erosion, flooding, wave action, and storm surge, by proceeding with the Project, the landowner acknowledges the following declarations, which must be clearly stated under "Landowner Acknowledgements" on all Project building permit plans:
1. *"The landowner hereby acknowledges (and any successor owner or interested party is hereby notified) that Tax Map Key 5-7-003: 057 is susceptible to coastal hazards, which may result in harm or loss of life and property."*
 2. *"The landowner hereby acknowledges (and any successor owner or interested party is hereby notified) that portions of Tax Map Key 5-7-003: 057 are projected to be impacted by 3.2 feet of sea level rise by the year 2100. The landowner agrees to assume all risk and liability for any harm to or loss of life and property due to development within the sea level rise exposure area. The landowner further agrees to accept all responsibility for the cost and physical removal of materials and structures lost or damaged as a result of coastal hazards, including the cleanup and restoration of the Project site."*
- C. To account for the potential shift of land from the State Land Use Urban District to the State Land Use Conservation District due to anticipated coastal erosion, by proceeding with the Project, the landowner acknowledges the following declaration, which must be clearly stated under "Landowner Acknowledgements" on all Project building permit plans:
- "In choosing to implement construction activities at Tax Map Key 5-7-003: 057, the landowner hereby acknowledges (and any successor owner or interested party is hereby notified) that land makai of the regulatory shoreline is State public land, falls within*



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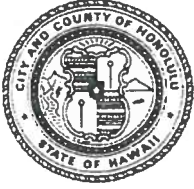
the State Land Use Conservation District, and must remain available for public use and recreational activities. The landowner further acknowledges that should any portion of a structure encroach into State public land, the State Board of Land and Natural Resources may require the removal of the structure or a lease for the encroachments extending into the State public land. As a result of this acknowledgement, successor owners and interested parties are hereby notified of this same information and the landowner shall hold harmless and indemnify the City for any responsibility that may result from adverse impacts associated with sea level rise and coastal erosion."

- D. Following approval of this SMA Major Permit, neither the current landowner nor any future successor owner or interested party may claim hardship due to erosion, sea level rise, or any other coastal hazard, in order to obtain approval for a Shoreline Setback Variance for a new shoreline protection structure. By proceeding with the Project, the landowner acknowledges the following declaration, which must be clearly stated under "Landowner Acknowledgements" on all Project building permit plans:

"In choosing to undertake the development at Tax Map Key 5-7-003: 057, the landowner hereby acknowledges (and any successor owner or interested party is notified) that no claim of hardship due to erosion, sea level rise, or any other coastal hazard may be asserted in order to obtain approval for a Shoreline Setback Variance for a new shoreline protection structure."

- E. To ensure the landowner is aware that bed and breakfast homes and transient vacation units are not allowed on the Project site, by proceeding with the Project, the landowner acknowledges the following declaration, which must be clearly stated on all Project building permit plans:

"The landowner hereby acknowledges (and any successor owner or interested party is hereby notified) that bed and breakfast homes and transient vacation units, as those terms are defined in Revised Ordinances of Honolulu 2021, Chapter 21, the Land Use Ordinance, are not allowed on Tax Map Key 5-7-003: 057."



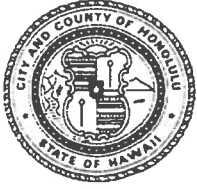
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- F. To minimize impacts to archaeological, historic, and cultural resources that may be present at the Project site, the Applicant shall comply with the following.
1. Prior to the issuance of any construction permit or building permit for the Project, the Applicant shall submit to the DPP a copy of the State Historic Preservation Division's ("SHPD") written acceptance of the Project's Archaeological Inventory Survey that meets the requirements of the Hawai'i Administrative Rules ("HAR") § 13-276-5, and includes subsurface testing conducted by a qualified archaeologist.
 2. Prior to the issuance of any construction permit or building permit for the Project, the Applicant shall submit to the DPP a copy of the SHPD's written acceptance of the Project's Archaeological Monitoring Plan ("AMP") that meets the requirements of the HAR Chapter 13-279-4.
 3. If any archaeological, historic, or cultural resources discovered on the Project site during the AMP, the Applicant shall consult with SHPD to implement all mitigation protocols approved by SHPD under the AMP, or as otherwise required by SHPD. Prior to the commencement of ground-disturbing activity and Project construction, a coordination meeting must be conducted among the Project's archaeological consultants, the construction contractor, and applicable subcontractors to ensure that the construction contractor and applicable subcontractors have been informed of all mitigation protocols required by SHPD.
 4. If, during construction, any previously unidentified archaeological sites or remains (such as artifacts; shell, bone, or charcoal deposits; human burials, including iwi kūpuna [Native Hawaiian ancestral remains]; rock or coral alignments; pavings; or walls) are encountered, the Applicants shall stop work, protect the find from further disturbance, and contact SHPD immediately. Work in the immediate area must be stopped until SHPD has assessed the impact and has made further recommendations for mitigative activity.

The requirements enumerated in this condition must be clearly stated under "Environmental Notes" on all Project construction permit plans and building permit plans.



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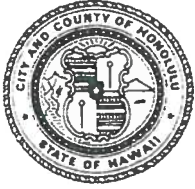
RESOLUTION

- G. To minimize impacts to endangered, threatened, or protected avian, marine, and terrestrial fauna that may frequent or traverse the vicinity of the Project site, the Applicant is responsible for the following:
1. All new and replacement outdoor light fixtures must not exceed a color temperature of 3,000 degrees kelvin;
 2. Artificial light from exterior light fixtures on the Project site, including but not limited to floodlights, uplights, or spotlights used for decorative or aesthetic purposes, is prohibited if the light directly illuminates, or is directed across property boundaries toward the shoreline and ocean waters, except as may otherwise be permitted pursuant to HRS § 205A-71(b);
 3. Exterior light fixtures on the Project site must be fully shielded using full cutoff fixtures with the light directed downward so that the light bulb is only visible from below the light fixture;
 4. All Project site work and construction activities are limited to daylight hours (sunrise to sunset);
 5. Woody plants greater than 15 ft. in height must not be disturbed, removed, or trimmed during the Hawaiian hoary bat birthing and pup-rearing season (June 1 through September 15);
 6. Barbless fencing must be used for all fence construction to avoid the entanglement of Hawaiian Hoary Bats;
 7. All Project-related activities must cease if a Hawaiian Monk Seal, Green Sea Turtle, or Hawksbill Sea Turtle is present on land within 150 ft. of the work area, or as recommended by State or federal regulations. Project activities may only recommence after the animal voluntarily leaves the area. If a monk seal pup is present on land, a 300-ft. buffer must be observed. Any Project-related debris that may pose an entanglement threat to monk seals or sea turtles must be removed from the work area at the end of each day and at the conclusion of Project-related activities;



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8. Preconstruction nesting surveys must be conducted by a qualified biologist familiar with the biology of State and federal threatened, endangered, or otherwise protected avian species, including migratory birds and Hawaiian seabirds and waterbirds, prior to and during Project construction as follows:
- a. A minimum of three days prior to the initiation of any clearing (including tree trimming or removal), grubbing, grading, excavation, or trenching activities, the qualified biologist must conduct preconstruction surveys for the presence of such bird nests, eggs, or fledglings;
 - b. If no nests, eggs, fledglings, or downed seabirds are discovered, work may proceed;
 - c. If any nests, eggs, fledglings, or downed seabirds are discovered, work may not proceed, and:
 - (i) The United States Fish and Wildlife Service ("USFWS") and the State of Hawai'i Department of Land and Natural Resources ("DLNR") Division of Forestry and Wildlife ("DOFAW") must be contacted immediately, and a 100-ft. buffer must be observed around the active nests or downed seabirds, or both, until the birds voluntarily leave the area;
 - (ii) Work may only resume upon implementation of any avoidance and mitigation measures recommended by the USFWS or DLNR DOFAW, or both; and
 - (iii) Written evidence of the survey must be submitted to the DPP Land Use Permits Division.
 - d. If there is a delay of three or more workdays during the active construction period, the qualified biologist must conduct a subsequent preconstruction nest surveys for any new nests that Hawaiian seabirds or protected migratory birds may have attempted to establish;



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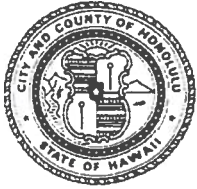
RESOLUTION

- e. Prior to the commencement of any ground-disturbing or construction activities, and upon the arrival of any new workers to the Project site, the Applicant, or a designated representative, must provide information to all workers who will be present at the Project site regarding the required protocols should a protected species nest or downed seabird be encountered on the Project site. All onsite Project workers must be instructed to review information provided online by the DLNR DOFAW at <https://dlnr.hawaii.gov/wildlife/seabird-fallout-season/> or any successor website or information provided by the DLNR DOFAW; and

9. If any nests, eggs, fledglings, or downed seabirds are discovered during Project construction, the protocols described under Condition G.8.c must be implemented.

The requirements enumerated in this condition must be clearly stated under "Environmental Notes" on all Project construction permit plans and building permit plans.

- H. To preserve underlying beach sands and coastal dunes, all landscaped areas, landscaping, and irrigation must be contained and maintained within the property boundaries of the shoreline lot of origin.
1. Landscaping (other than naturally occurring landscaping) may not be planted, watered, or maintained so that it acts as a shoreline hardening barrier, such as the planting of naupaka, particularly if the landscaping alters or interferes with the natural beach processes;
 2. Landscaping may not extend seaward of the shoreline as depicted in the current certified shoreline survey for the shoreline lot, or in the event there is no current certified shoreline survey for the zoning lot, seaward of the shoreline as defined in HRS Chapter 205A;
 3. Landscaping may not extend into any adjoining beach access right-of-way, public or private;



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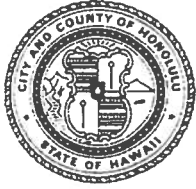
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4. Landscaping in the dune or shoreline area between the dwellings and shoreline must be limited to vegetation that is naturally hardy or endemic to the dune or shoreline area; and
5. Any irrigation system must be designed so that water does not traverse seaward of the shoreline as depicted in the current certified shoreline survey for the shoreline lot, or in the event there is no current certified shoreline survey for the lot, seaward of the shoreline as defined in HRS Chapter 205A.

The requirements enumerated in this condition must be clearly stated under "Environmental Notes" on all Project construction permit plans and building permit plans.

- I. To minimize the spread of invasive pathogens, pests, or plants that may harm native species and ecosystems, the Applicant is responsible for the following:
 1. The Applicant shall minimize the importation of fill material to the extent possible. The Applicant proposes to import approximately 45 cubic yards of structural fill material. No importation of soil fill material is proposed;
 2. The Applicant shall minimize the movement of plant or soil material on the Project site, and all Project construction equipment, materials, and personnel must be cleaned of excess soil and debris prior to entering and leaving a Project worksite, in accordance with the current recommendations from the O'ahu Invasive Species Committee ("OISC");
 3. Prior to the commencement of any ground-disturbing or construction activities, and upon the arrival of any new workers to the Project site, a copy of the most recently updated OISC "Decontamination Protocols for Prevention of Invasive Species" ("Protocols") must be distributed to all workers who will be present at the Project site, or the Protocols must be posted on the Project site in a visible location accessible to all Project workers (including delivery and haul-out contractors), or both the distribution and posting of the Protocols is required. See <https://www.oahuisc.org/print-materials/>. All onsite Project workers must be instructed to review the species photos and all Protocols prior to commencing any ground-disturbing or construction activities;



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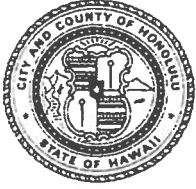
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4. If, at any time, species on the OISC invasive species target list website at <https://www.oahuisc.org/current-targets/>, or any successor website or list provided by OISC, are discovered on the Project site, the Applicant shall immediately contact the OISC to report the discovery. The current email address and phone number for the OISC must be visibly posted at the Project site during pre-construction and construction activities. The Applicant shall implement any measures recommended by the OISC and any responsible federal or State of Hawai'i agency charged with the eradication and management of invasive species;
5. To the extent practicable, native plant species appropriate for the area must be used for new Project landscaping, with no use of invasive species. A recommended reference is the Plant Pono website at <https://plantpono.org/>; and
6. To manage host materials and plants that may contain the coconut rhinoceros beetle at any stage of life, the Applicant shall comply with the State Department of Agriculture's Plant Quarantine Interim Rule, or any successor rule adopted by the State Department of Agriculture, that restricts the movement of coconut rhinoceros beetle host material.

The requirements enumerated in this condition must be clearly stated under "Environmental Notes" on all Project construction permit plans and building permit plans.

J. Permits:

1. The Applicant shall obtain a Minor Shoreline Structure Permit for the proposed roof overhang located within the shoreline setback area.
2. The Applicant shall obtain a construction permit or building permit for the Project within 36 months after the effective date of this SMA Major Permit. Failure to obtain a construction permit or building permit within this period will render this SMA Major Permit null and void; provided that this period may be extended as follows:



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- a. The DPP Director may extend this period if the Applicant demonstrates good cause; provided that the DPP Director may not extend the period beyond one year from the initial deadline set by the Council.
 - b. If the Applicant demonstrates good cause for an extension exceeding one year, the DPP Director shall prepare and submit to the Council a report on the proposed extension that includes the DPP Director's findings and recommendations thereon. The Council may approve the proposed extension, or approve an extension for a shorter or longer period, or deny the proposed extension, by adoption of a committee report or resolution.
 - c. If the Council fails to take final action on the proposed extension within the first to occur of:
 - (i). 60 days after receipt of the DPP Director's report; or
 - (ii). The Applicant's then-existing deadline for obtaining a construction permit or building permit;the extension will be deemed to be denied.
- K. Approval of this SMA Major Permit does not constitute compliance with other City ordinances, including but not limited to the Land Use Ordinance ("LUO") and building and construction codes, or other governmental requirements, including but not limited to LUO-related approvals, and building, grading, and grubbing permit approvals, which are subject to separate review and approval. The Applicant is responsible for ensuring that the final plans for the Project approved under this SMA Major Permit comply with all applicable City ordinances and other governmental provisions and requirements; and



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BE IT FINALLY RESOLVED that copies of this resolution be transmitted to Planning Solutions, Inc., James T. Hayes, Pacific Park Plaza, 711 Kapi'olani Boulevard, Suite 910, Honolulu, Hawai'i 96813-5213; Barbara L. Paullin, 504 Paseo Del Mar, Palos Verdes Estates, California 90274; Dawn Takeuchi Apuna, Director of Planning and Permitting, 650 South King Street, 7th Floor, Honolulu, Hawai'i 96813; and Mary Alice Evans, Director of the State of Hawai'i Office of Planning and Sustainable Development, Attention: Coastal Zone Management Branch, P.O. Box 2359, Honolulu, Hawai'i 96804-2359.

INTRODUCED BY:

Tang Wah (br)

DATE OF INTRODUCTION:

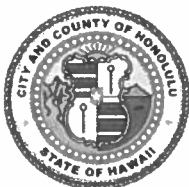
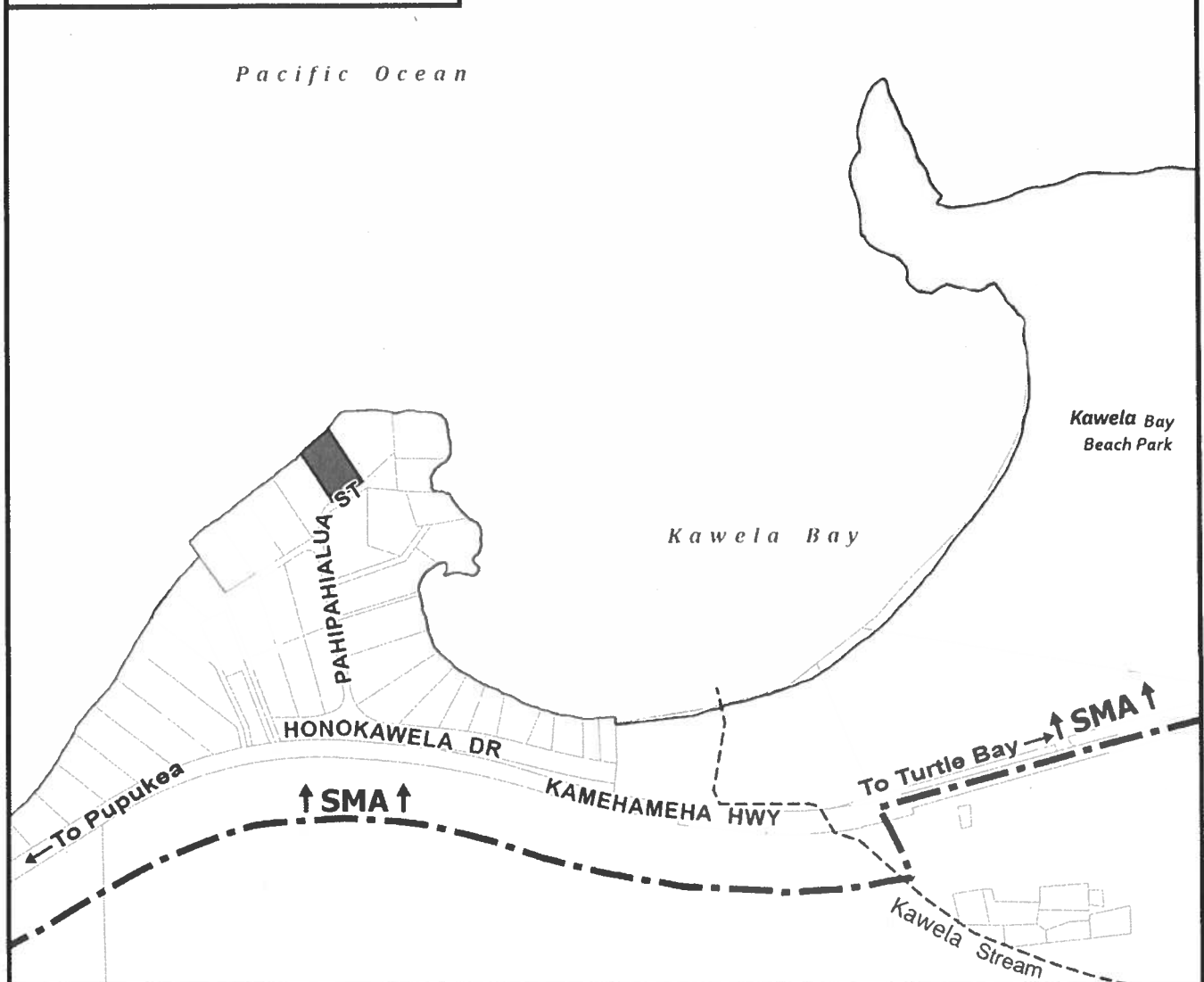
AUG 13 2026
Honolulu, Hawai'i

Councilmembers

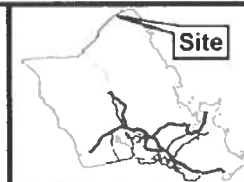
Legend

-  Project TMK
-  Tax Parcel
-  Special Management Area
-  Stream

EXHIBIT A



0 250 500
Distance in Feet



VICINITY MAP

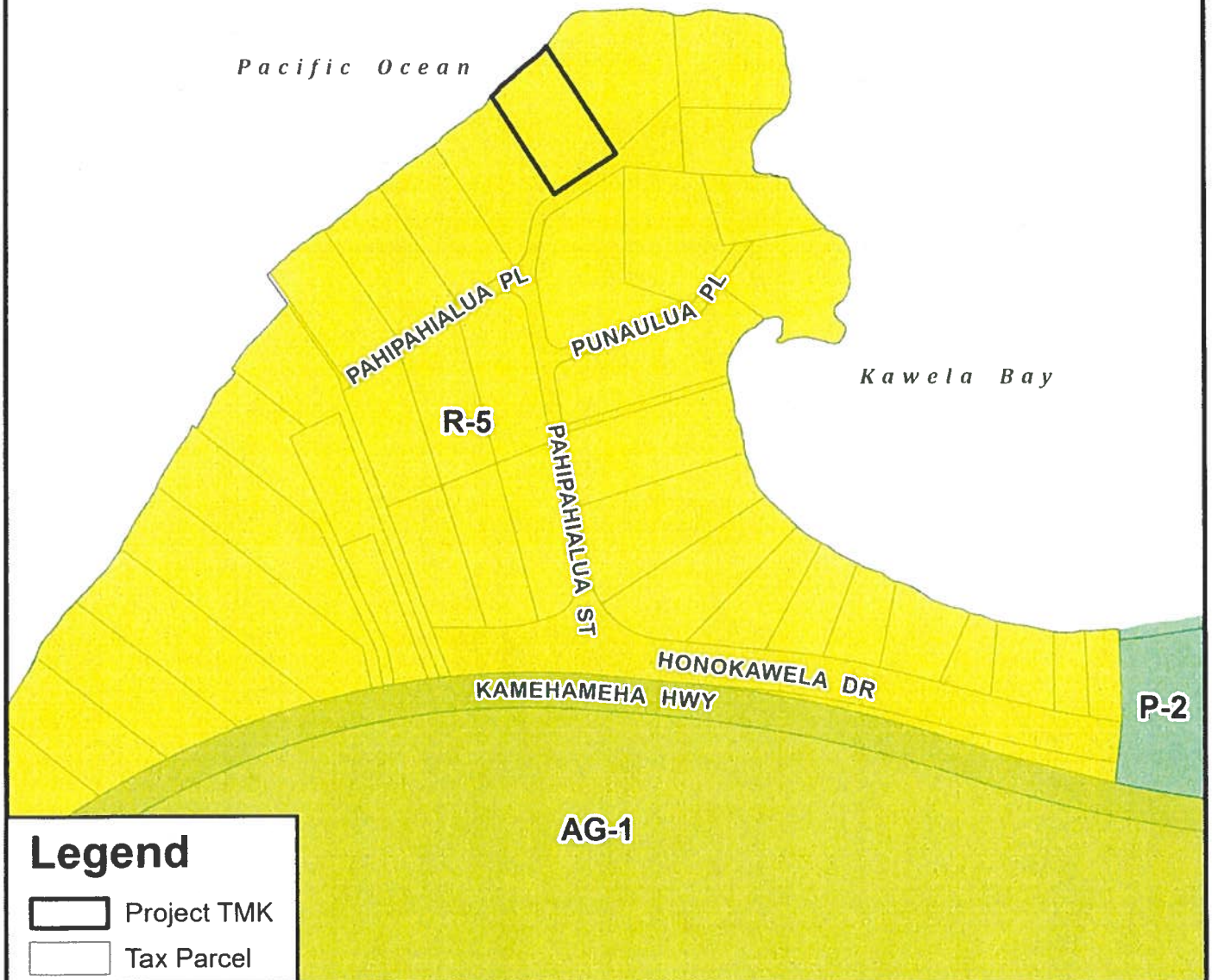


LOCATION MAP WITH SMA

KAWELA

TAX MAP KEY(S): 5-7-003: 057
FOLDER NO.: 2026-SMA-25

EXHIBIT B

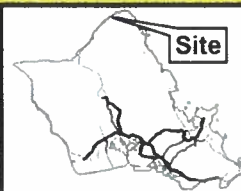


Legend

- Project TMK
- Tax Parcel



0 150 300
Distance in Feet



VICINITY MAP



PORTION OF ZONING MAP KAHUKU - LAIE

TAX MAP KEY(S): 5-7-003: 057
FOLDER NO.: 2026-SMA-25

EXHIBIT C

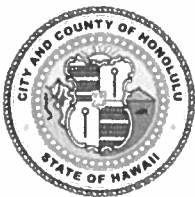
Pacific Ocean



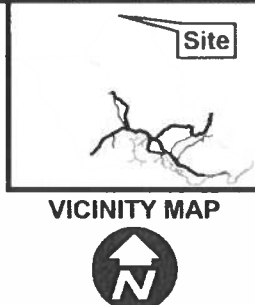
Legend

-  Project TMK
-  State Land Use Districts

Agricultural



0 200 400
Distance in Feet



PORTION OF STATE LAND USE MAP KAHUKU QUADRANGLE

TAX MAP KEY(S): 5-7-003: 057
FOLDER NO.: 2026-SMA-25

EXHIBIT D-2

IIVA
petervinc architects
Harbor Court
55 Merchant Street, Suite 1430
Honolulu, Hawaii 96813
808.524.8255 | info@pva.com

57-329 Pahipahi'ala Paulin Residence

1006 1/2 503 527
57-329 Paipahi'ala Street, Kaneohe, Hawaii 96731

Project 25 025 02
Date April 22, 2018
Drawing Site Plan and Area Diagrams
Scale As Noted
Drawn By RL
Reviewed

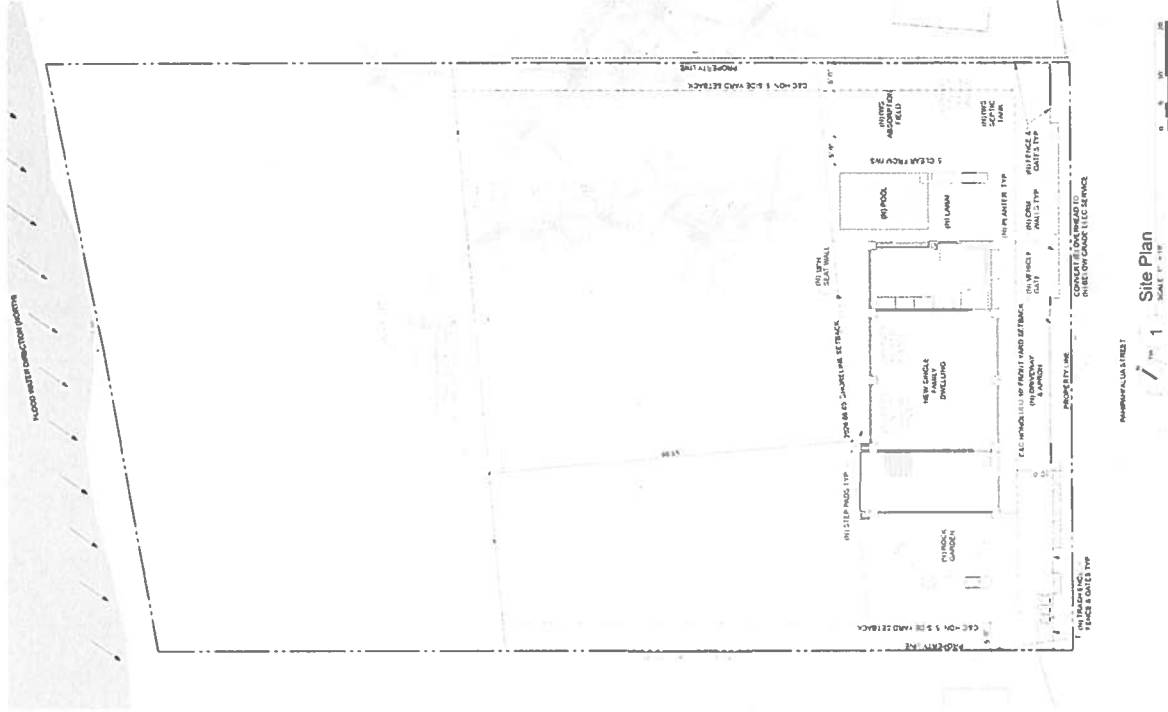
SMA Permit Drawings



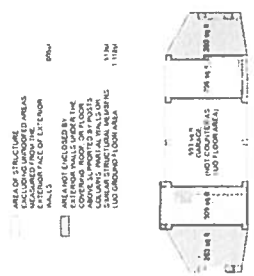
This is not an approved drawing for construction. It is a preliminary drawing for informational purposes only. It is not to be used for construction or for any other purpose without the written consent of the architect. The architect assumes no responsibility for the accuracy or completeness of the information provided in this drawing. The architect's liability is limited to the professional services rendered by the architect.

APPROVED

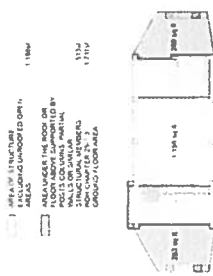
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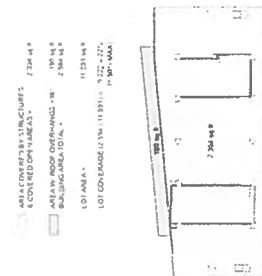
Site Plan
SCALE 1" = 10'



6 Ground Floor LUO Floor Area
SCALE 1" = 10'



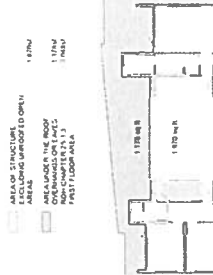
4 ROH Chap. 25-1.3 Ground Floor Area
SCALE 1" = 10'



2 Building Area
SCALE 1" = 10'



7 First Floor LUO Floor Area
SCALE 1" = 10'



5 ROH Chap. 25-1.3 First Floor Area & Totals
SCALE 1" = 10'



3 Pervious Area Diagram
SCALE 1" = 10'

57-329 Pahipahi'alu
Paulin Residence

PLAK 57 003 057
57-329 Palpatumulus Street Kuluva Kuvva 00731

Project	25-075-02
Date	April 23, 2026
Drawing	CIVIL SITE PLAN
Scale	As Noted
Drawn By	ST & J

[illegible]

GMA Permit Drawings

LEGEND:

————	PROPERTY LINE
————	SHORELINE SETBACK

NOTE:

1 FIRE HYDRANT FLOW WAS MEASURED AT 157 GPM BY
AUS E.A. INFANTRY SERVICE ON MAY 2001

GRAPHIC SCALE

C101

EXHIBIT D-4

IIVA
petalvincentsarchitects
Harbor Court
55 Merchant Street, Suite 1430
Honolulu, Hawaii 96813
808.524.8255 | info@pva.com

**57-329 Pahipahi'ala
Paulin Residence**

100K 12-7-000 02/

57-329 Pāpāhi'ala Street, Kāhala, Honolulu 96721

Project 25-031-02
Date April 23, 2026
Drawing Ground Floor Plan
Scale As Indicated
Drawn By HK
Reviewed By

SMA Permit Drawings



This work was prepared by me or under my supervision and I am a duly licensed Professional Engineer in the State of Hawaii. I am not providing this work as a basis for any other work. I am not responsible for any errors or omissions in this work. I am not responsible for any damages or liabilities arising from the use of this work. I am not responsible for any claims or lawsuits arising from the use of this work. I am not responsible for any claims or lawsuits arising from the use of this work.

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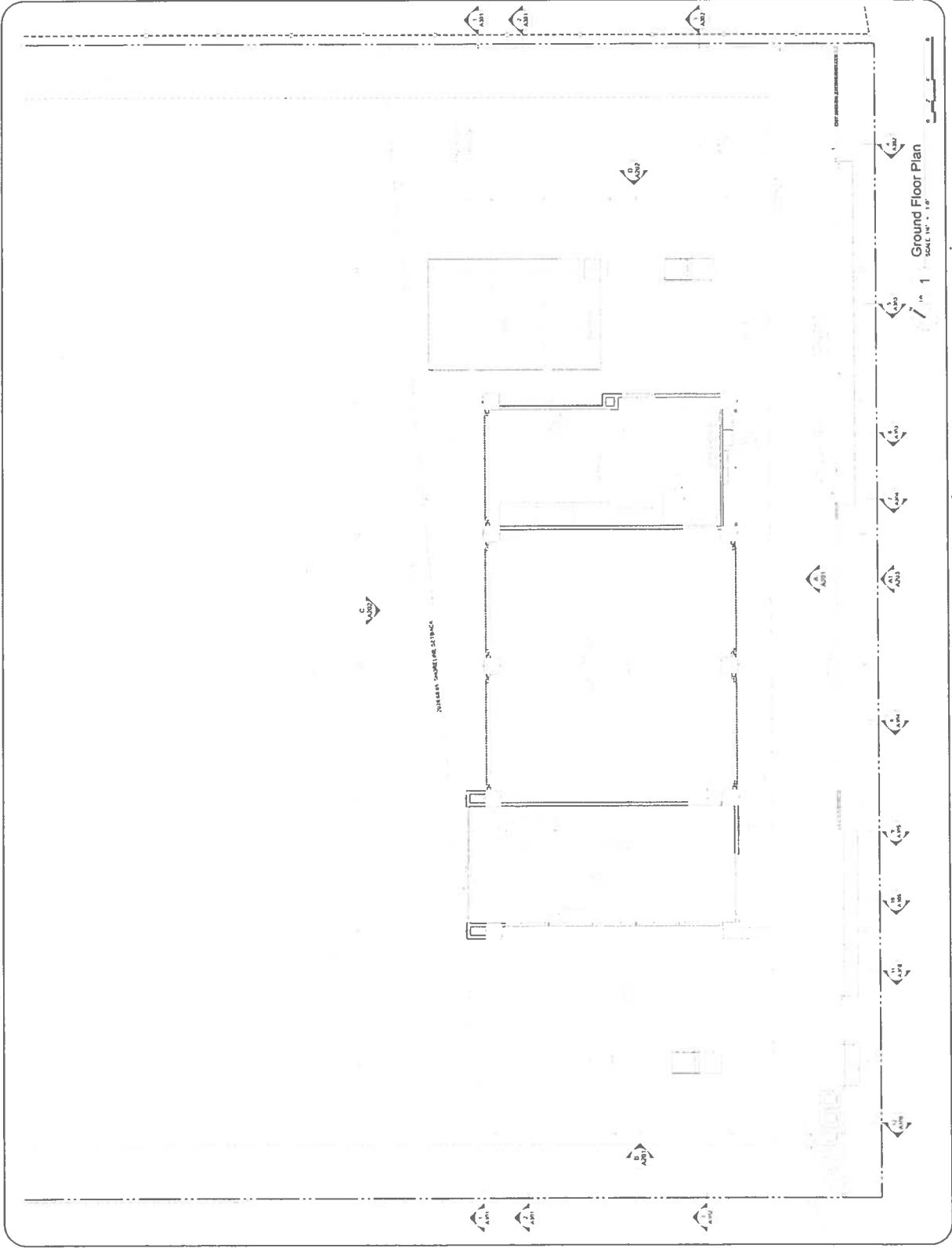


EXHIBIT D-5

IIVA
 peiervincinentarchitects
 Huber Court
 55 Merchant Street, Suite 1430
 Honolulu, Hawaii 96813
 808.524.8265 | info@iiva.com

57-329 Pahipahi'ala
 Paulin Residence

1/6/21 3:17 000 02/7

57-329 Pahipahi'ala Street, Kaneohe, Hawaii 96721

Project 75 025 02
 Date April 23, 2020
 Drawing Upper Floor Plan
 Scale As Noted
 Drawn By RL
 Reviewed By

SMA Permit Drawings

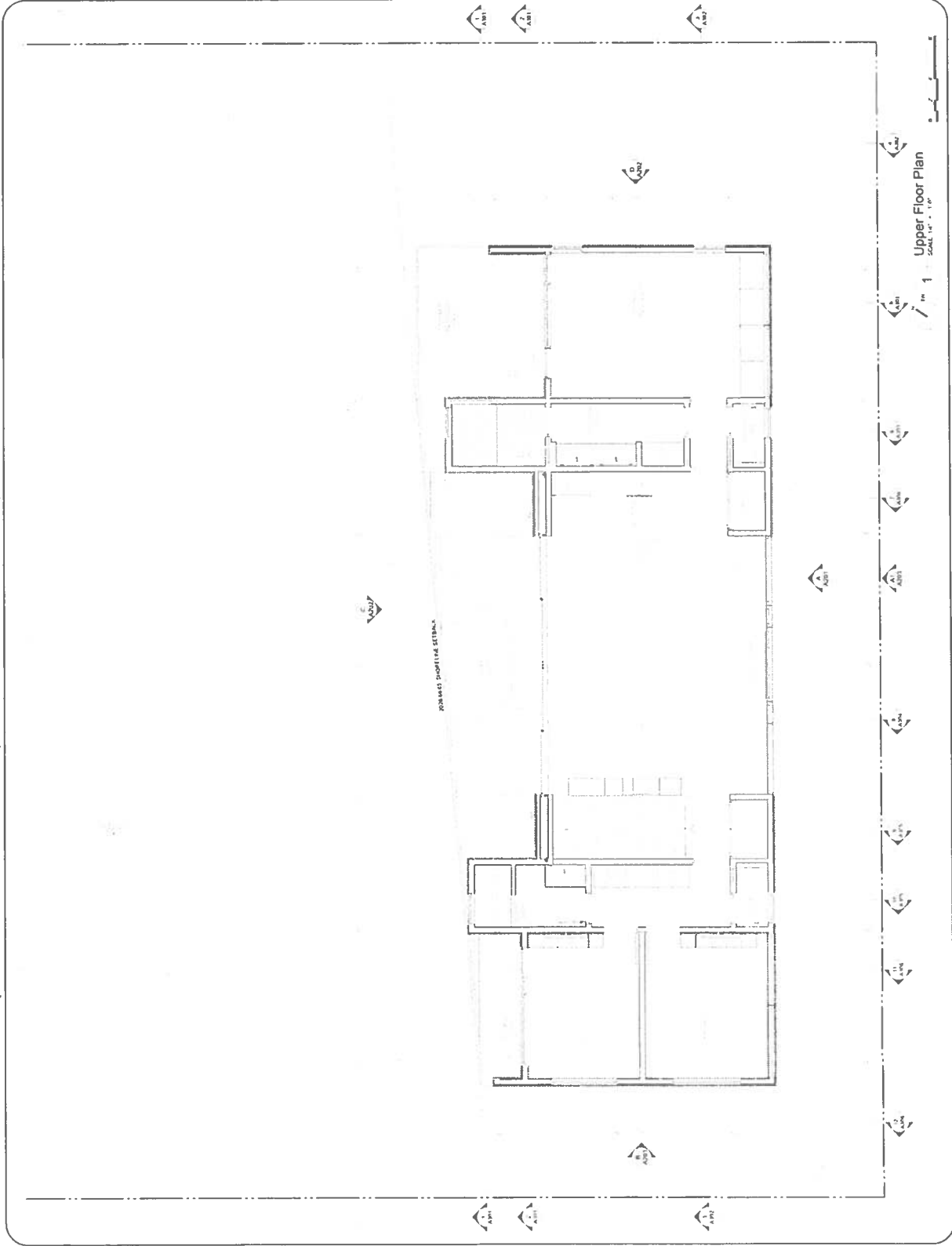


This work was prepared by me or under my supervision and I am a duly Licensed Professional Engineer in the State of Hawaii. I hereby certify that I am a duly Licensed Professional Engineer in the State of Hawaii. I hereby certify that I am a duly Licensed Professional Engineer in the State of Hawaii.

Robert A. Pines
 Professional Engineer
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 State of Hawaii

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A108



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808.524.8255 | info@pva.com

57-329 Pahipahi'alu
Paulin Residence

ТМХ: 5 7 003 037
57.329 Машиналарын Строит. Казануу, Навруз 96/31

Prepared	26 03 02
Date	April 23, 2026

Results	All Methods
---------	-------------

References

SMA Permit Drawings

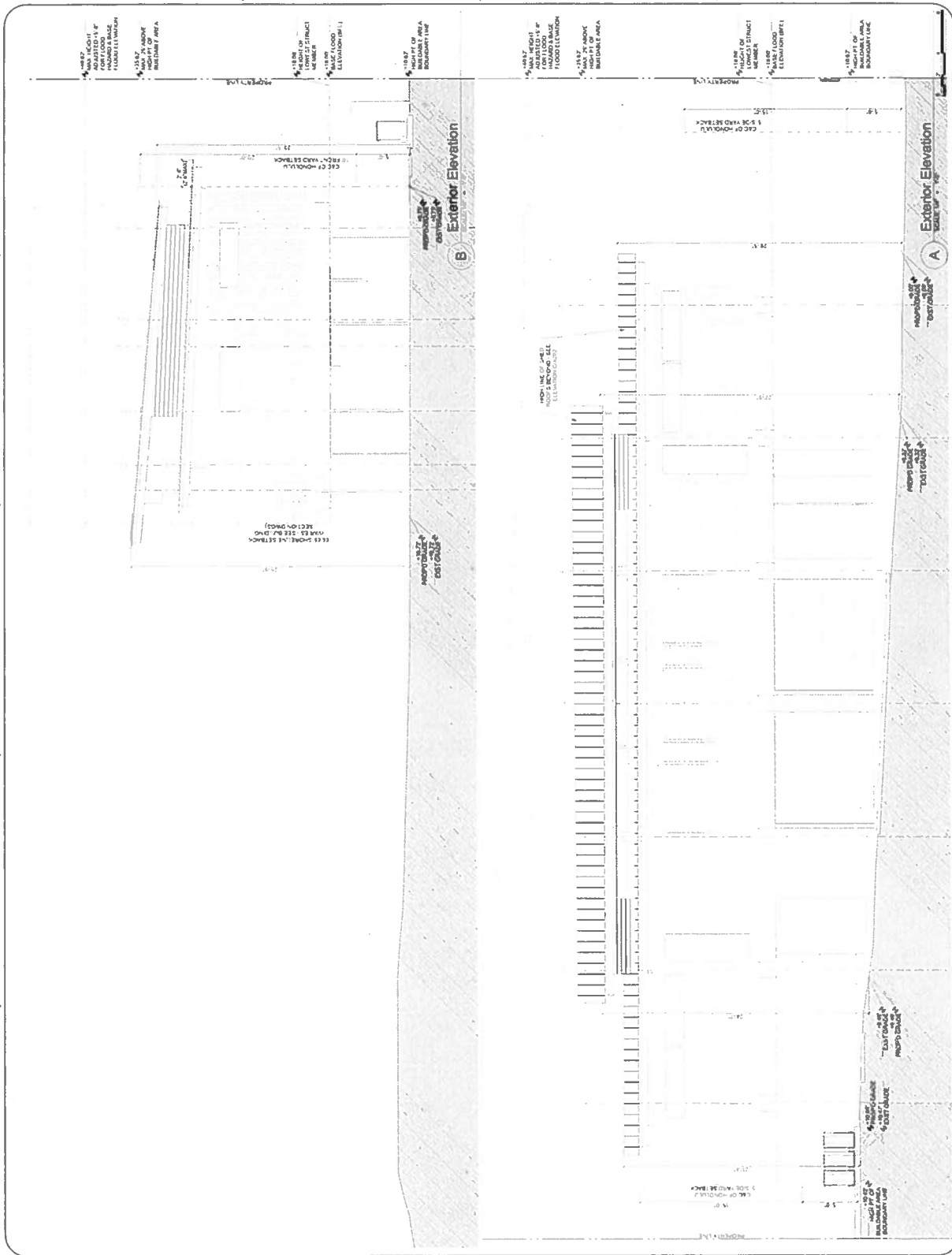


*The words "provisional" and "provisionally" are not intended to be understood as indicating that the provisions are "interim" or "temporary" in nature, but rather to indicate that the provisions are subject to change or amendment at any time.

6/10/2019

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A201





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57-329 Pahipahi'alua
Paullin Residence

TALK: 5-7 003 057
 57 329 Patrapayak Street, Kathu, Hawsa 08731

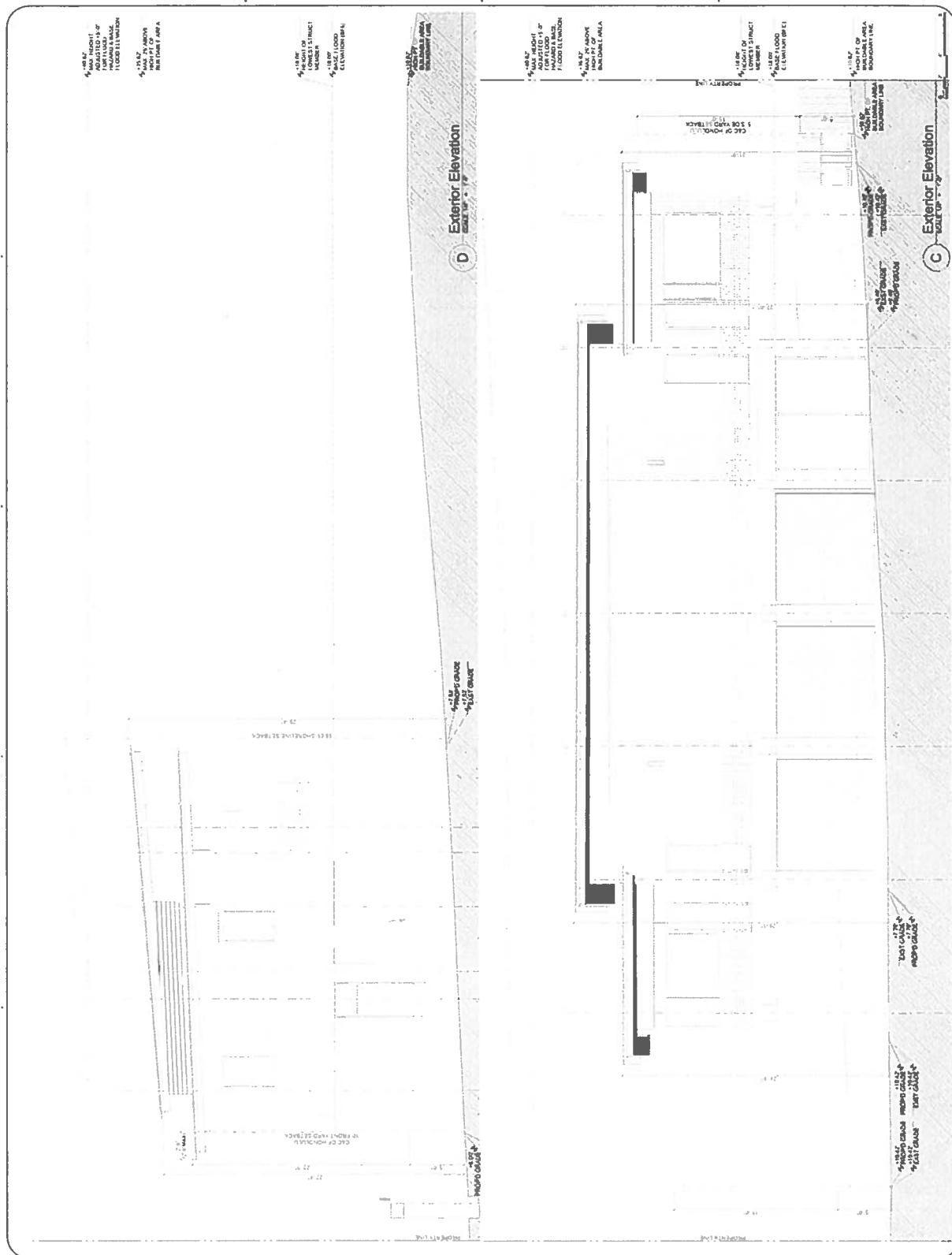
Project	25 003 02
Date	April 23 2028
Drawing	Electric Elevators
Scale	As Noted
Drawn By	DL
Revisions	



The work was supported by the National Science Foundation under grant number DMR-0806792. The author would like to thank Dr. David J. Worsfold for his helpful comments.

[illegible]

A202



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57-329 Pahipahi'alu
Paullin Residence

1MK 3-7-000 00.7
3-7-29 Preparation of Steel Plates, Holes 00 731

Project	25 0315 02
Date	April 23, 2028
Drawing	Building Sections
Scale	As Noted
Drawn By	JL
Reviewed	

SMA Permit Drawings

[illegible]

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A301

EXHIBIT D-9

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**57-329 Pahipahi'ala
Paulin Residence**

100' 0" x 7' 0" 0" 0"
3/329 Pahipahi'ala Street, Kahala, Hawaii 96721

Project 75 031 02
Date April 23, 2025
Drawing Building Section
Scale As Shown
Drawn By BL
Reviewed

SMA Permit Drawings



This work was prepared by me or under my supervision and I am a duly Licensed Professional Engineer in the State of Hawaii. I am not providing this drawing as a basis for any other work.

04/23/2025

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A304

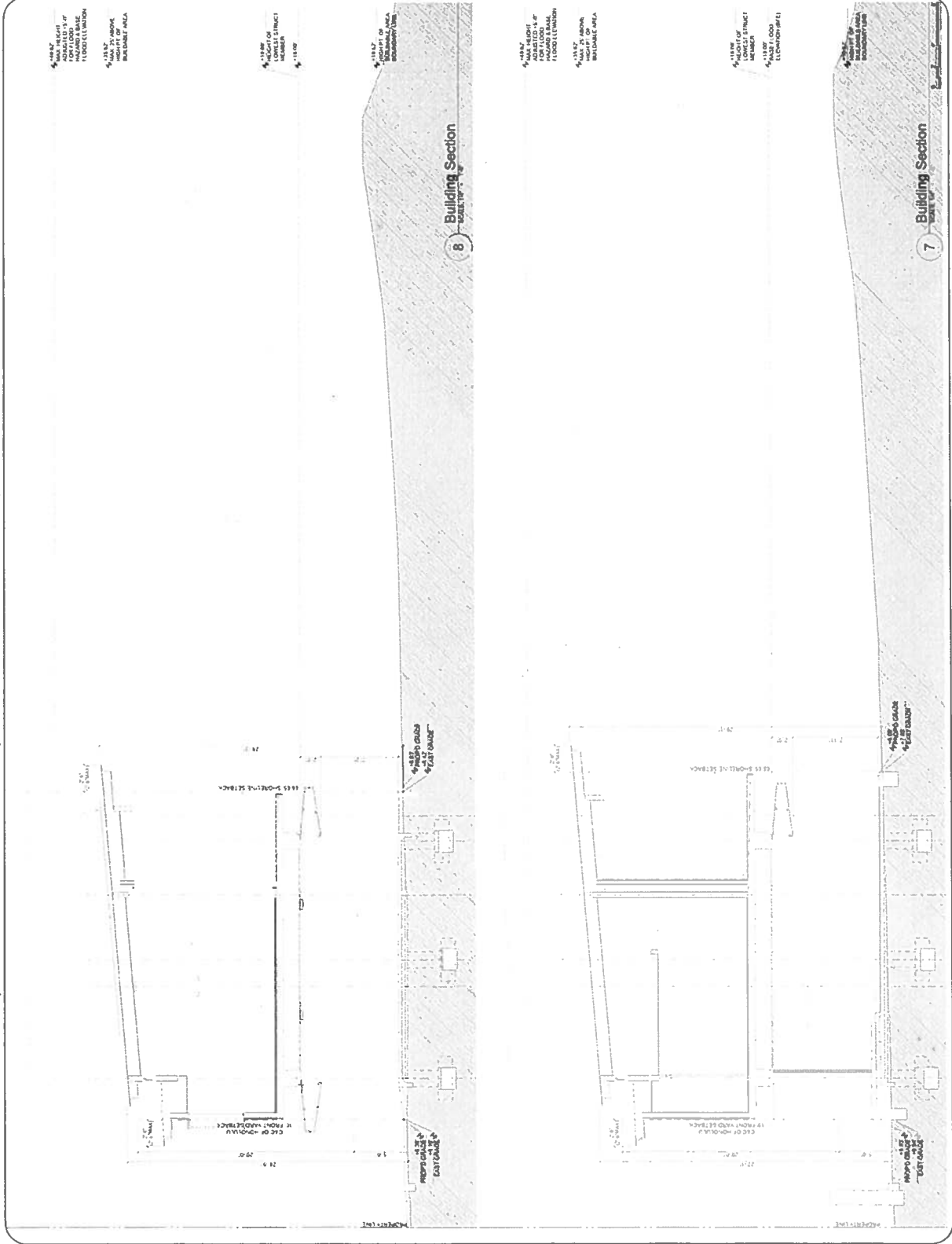
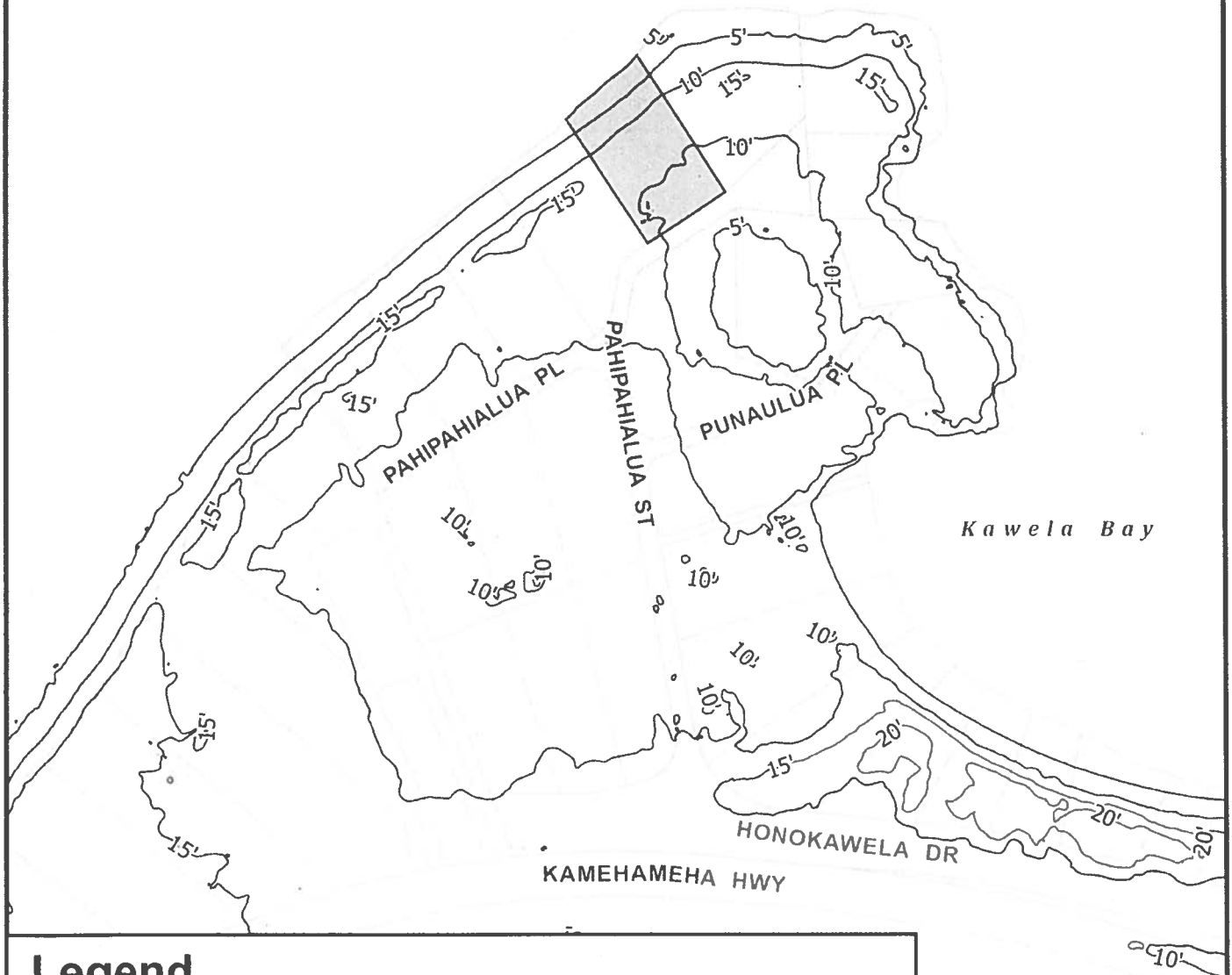


EXHIBIT E

Pacific Ocean



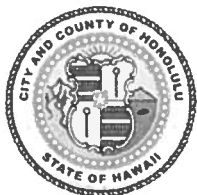
Legend



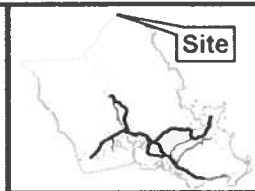
Project TMK



5ft Contours Derived .5m DEM, 3DEP, USGS, NOAA, USDA, 2025



0 100 200
Distance in Feet



VICINITY MAP



PORTION OF TOPOGRAPHIC MAP KAWELA

TAX MAP KEY(S): 5-7-003: 057
FOLDER NO.: 2026-SMA-25

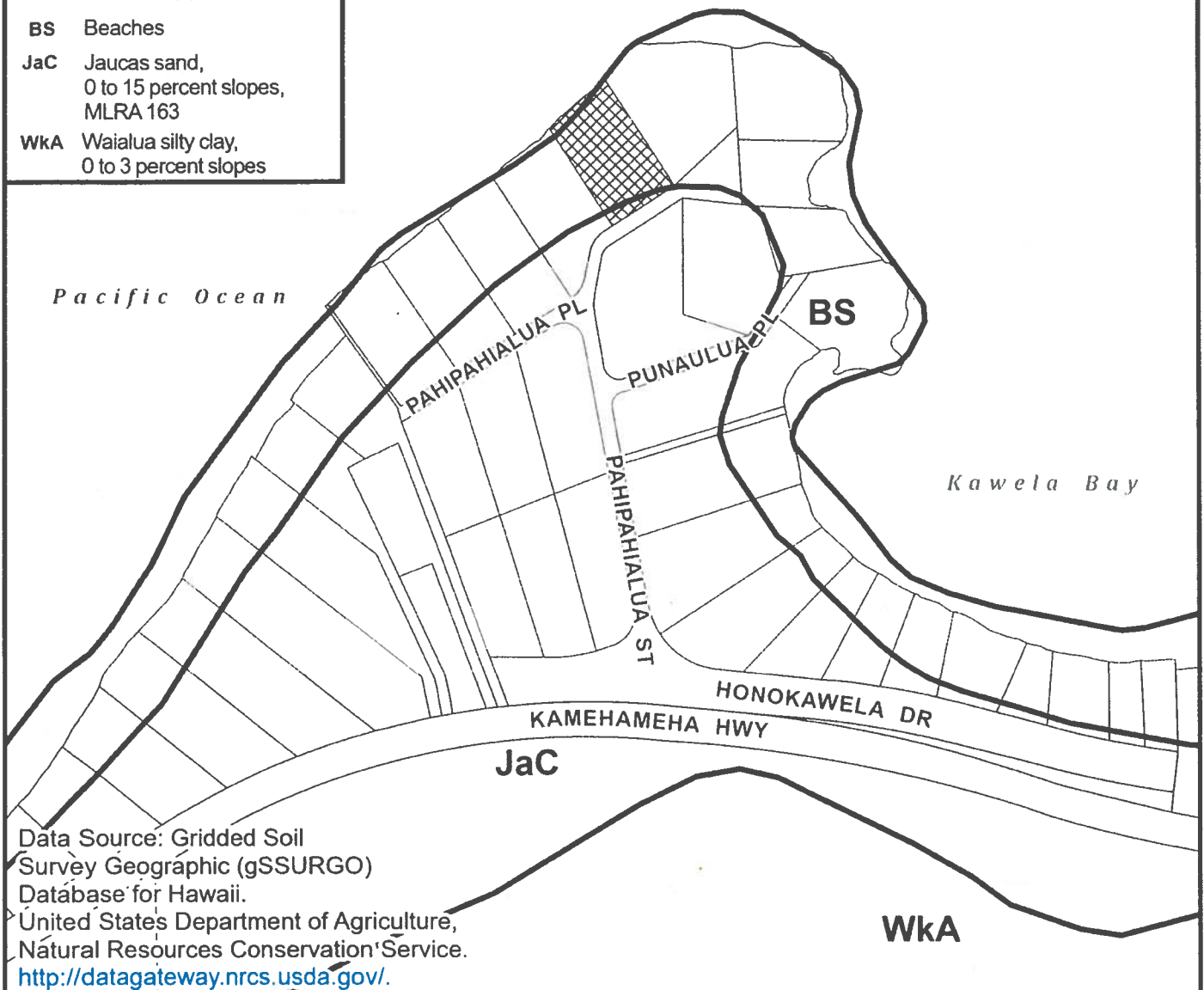
Legend

-  Project Site
-  Tax Parcel
-  Soil Boundary

NRCS Soil Type

- BS** Beaches
- JaC** Jaucas sand,
0 to 15 percent slopes,
MLRA 163
- WkA** Waialua silty clay,
0 to 3 percent slopes

EXHIBIT F



0 500 1,000
Distance in Feet



VICINITY MAP



PORTION OF SOIL MAP KAWELA

TAX MAP KEY(S): 5-7-003: 057
FOLDER NO.: 2026-SMA-25

Legend

-  Project TMK
 Tax Parcel
 FIRM Flood Panel (Index) 2026

Flood Zones 2026

Flood Hazard Zones

-  AE
 VE

Other Areas

-  D

Flood Hazard Zones:

SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD

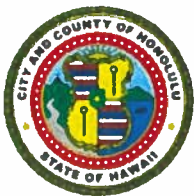
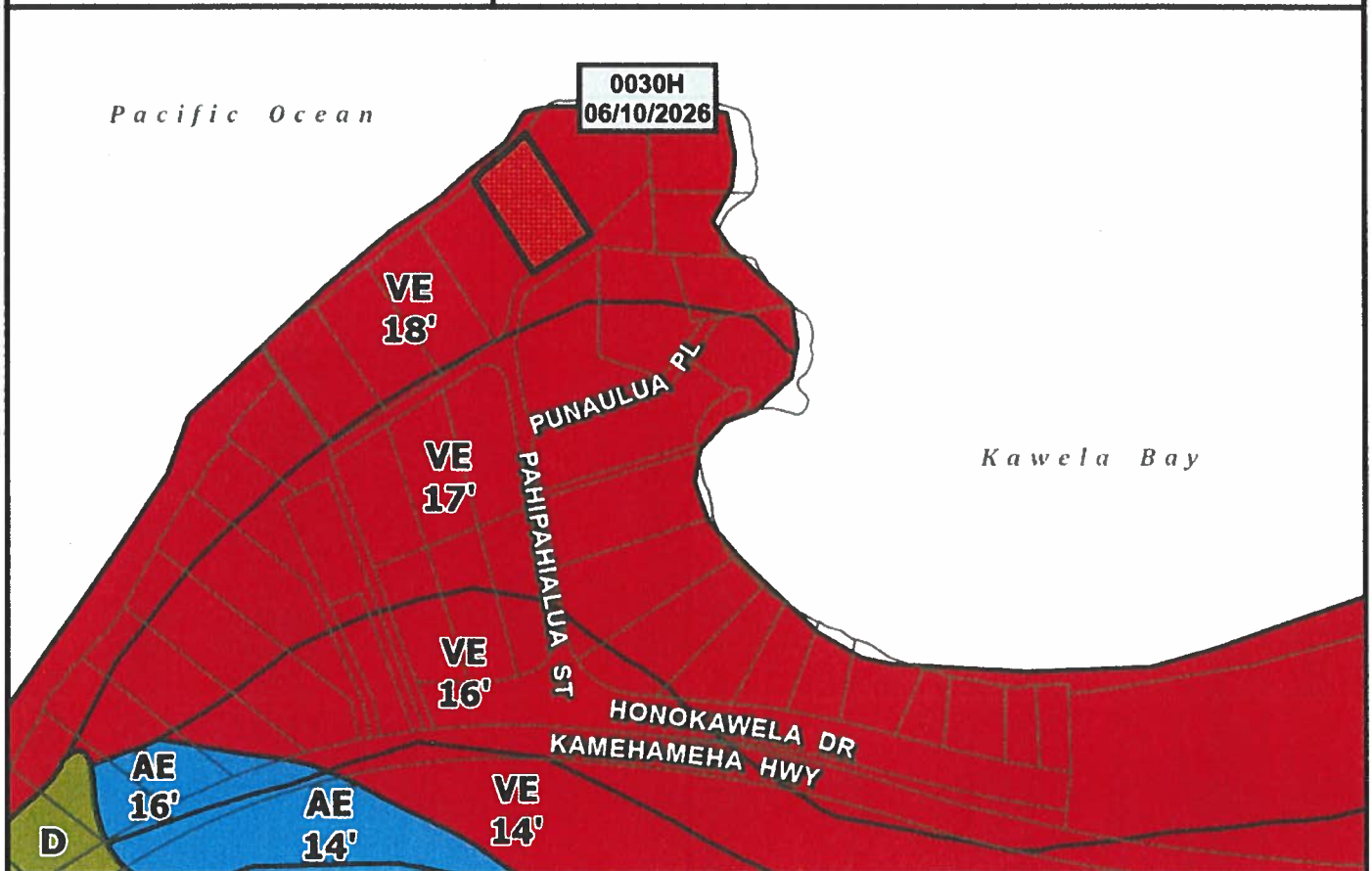
The 1% annual chance flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equaled or exceeded in any given year. The Special Flood Hazard Area is the area subject to flooding by the 1% annual chance flood. The Base Flood Elevation (BFE) is the water-surface elevation of the 1% annual chance flood.

Zone AE = BFE determined

Zone VE = Coastal flood zone with velocity hazard (wave action); BFE determined

Other Areas

Zone D = Areas in which flood hazards are undetermined, but possible.



0 150 300
Distance in Feet



VICINITY MAP



PORTION OF FLOOD HAZARD MAP FIRM PANEL 15003C0030H

NOTE: FLOOD ZONES EFFECTIVE
AS OF JUNE 10, 2026.

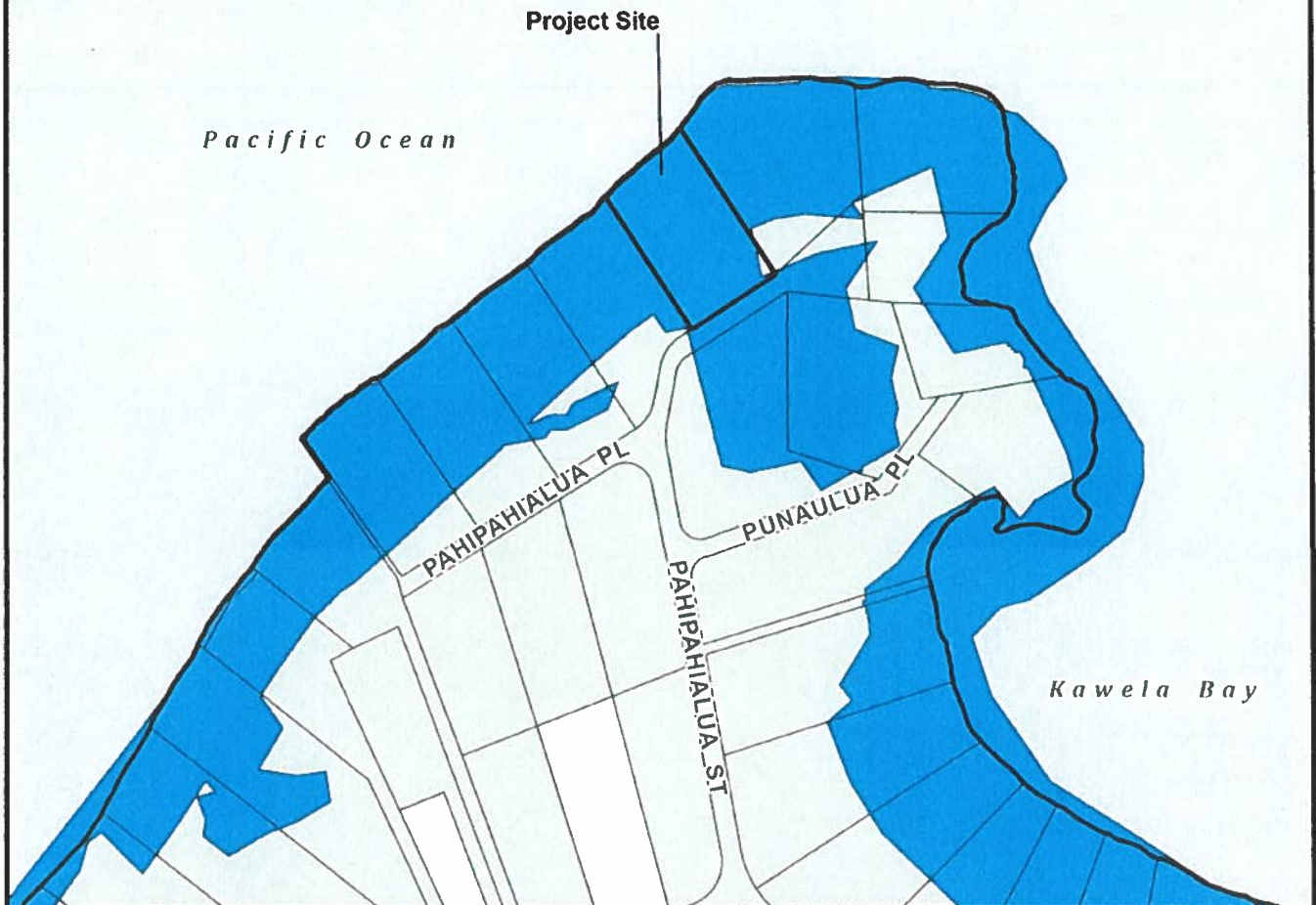
TAX MAP KEY(S): 5-7-003: 057
FOLDER NO.: 2026-SMA-25

Legend

-  Project Site
-  Tax Parcel
-  Coastline
-  SLR Exposure Area - 3.2 Ft. Scenario

EXHIBIT H

Data compiled by the Pacific Islands Ocean Observing System (PacIOOS) for the Hawaii Sea Level Rise Viewer



0 100 200
Distance in Feet



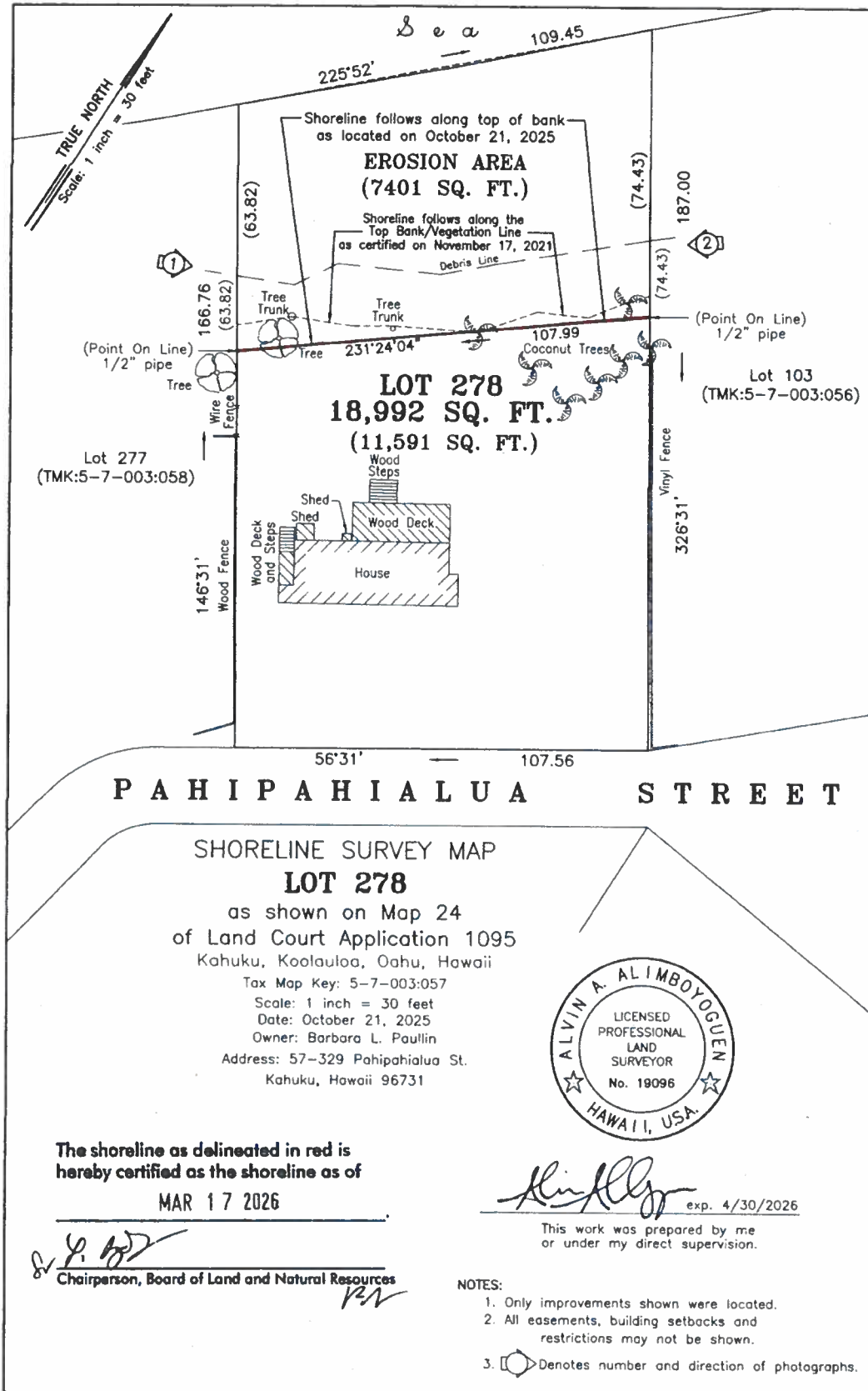
VICINITY MAP



SEA LEVEL RISE (3.2ft) MAP KAWELA

TAX MAP KEY(S): 5-7-003: 057

FOLDER NO.: 2026-SMA-25



SURVEY OFFICE COPY

EXHIBIT J

Sea Level Rise : State of Hawai'i Sea Level Rise Viewer

An Interactive Mapping Tool in Support of the State of Hawai'i Sea Level Rise Vulnerability and Adaptation Report

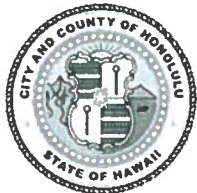
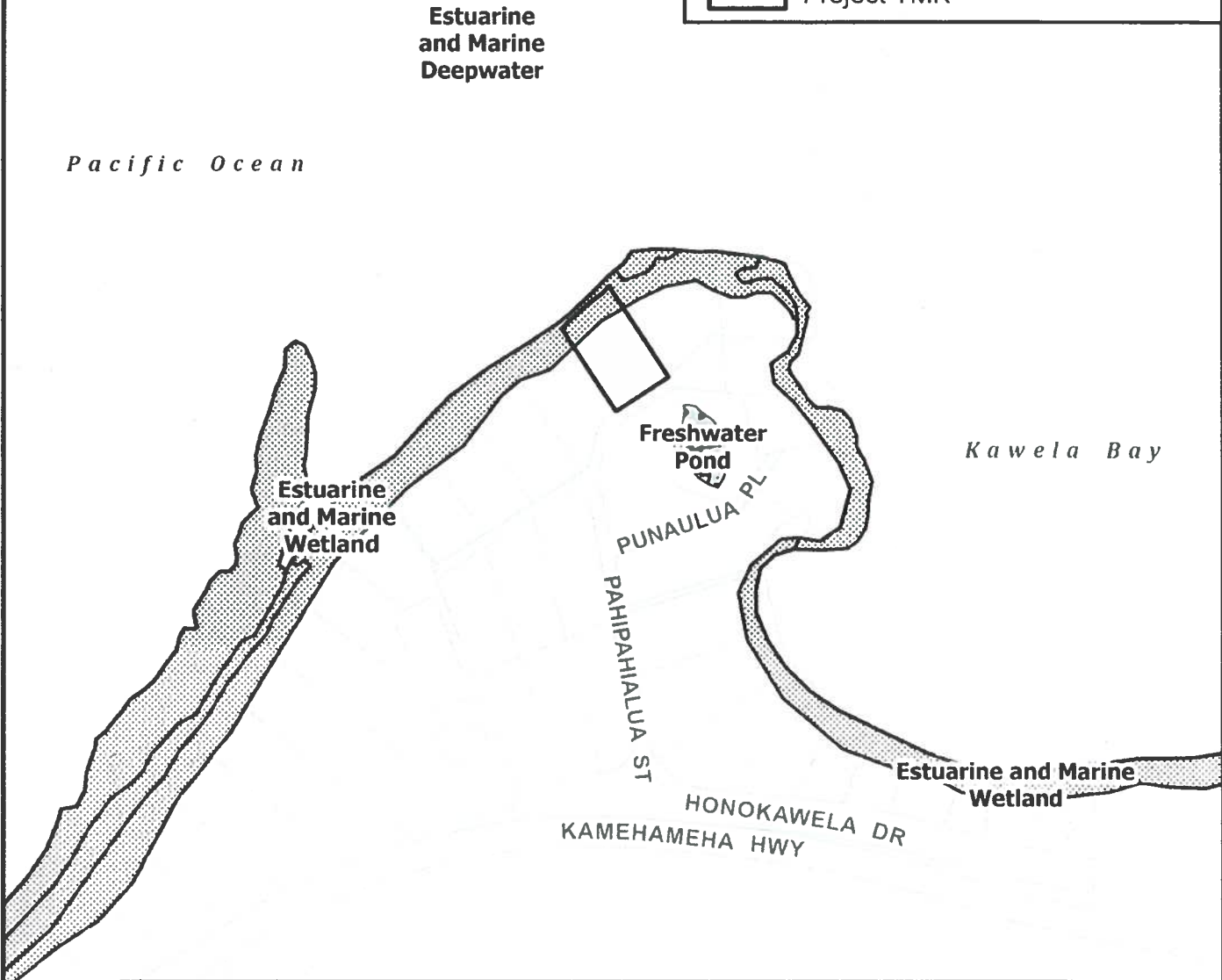
[view full-screen map](#)



Data Source: The National Wetlands Inventory (NWI)
by the U.S. Fish and Wildlife Service
<https://fwsprimary.wim.usgs.gov/wetlands/apps/wetlands-mapper/>

Legend

- WETLAND TYPE
- Estuarine and Marine Deepwater
 - Estuarine and Marine Wetland
 - Freshwater Pond
 - Project TMK



0 150 300
Distance in Feet



VICINITY MAP



PORTION OF
WETLANDS MAP

KAWELA

TAX MAP KEY(S): 5-7-003: 057
FOLDER NO.: 2026-SMA-25

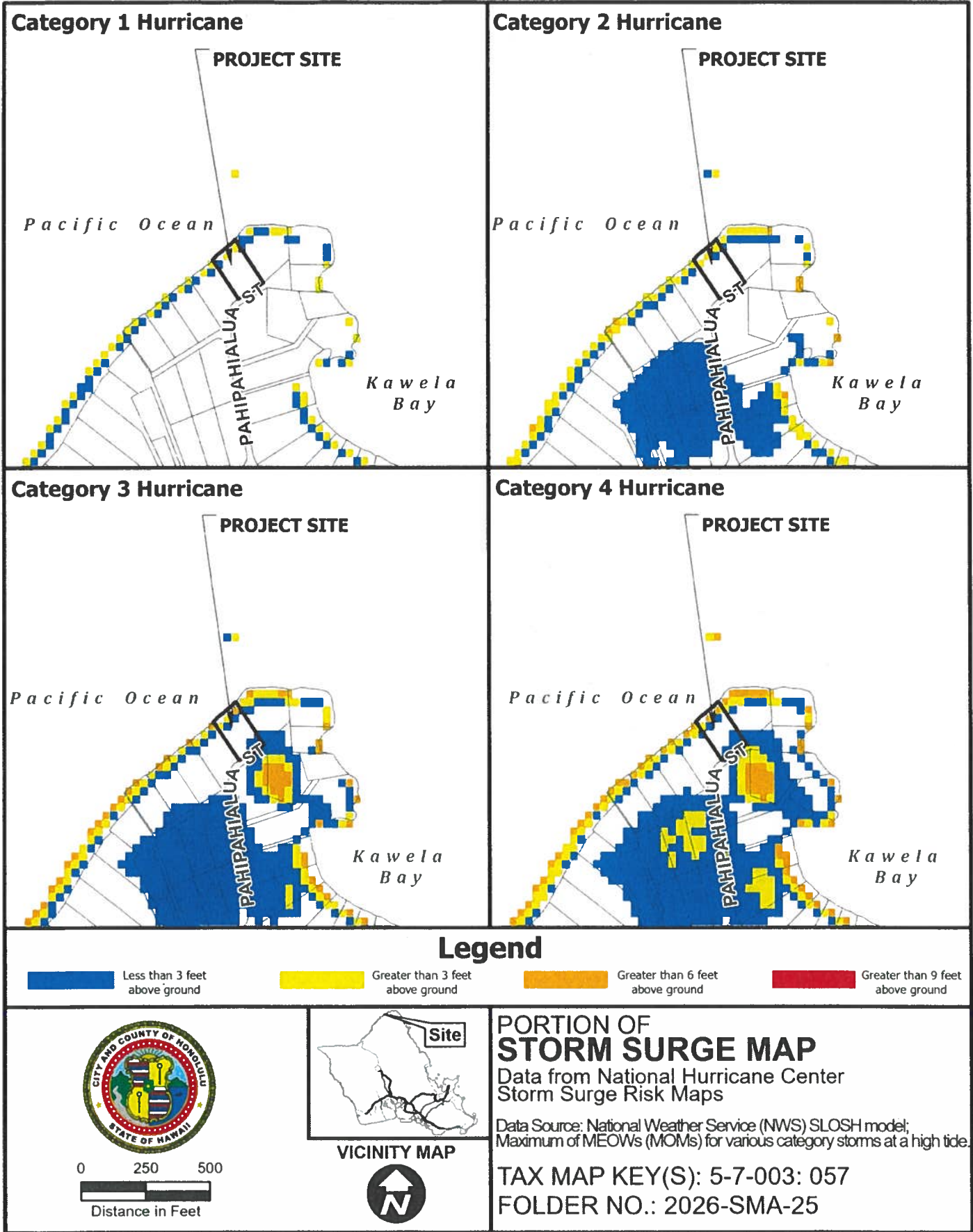
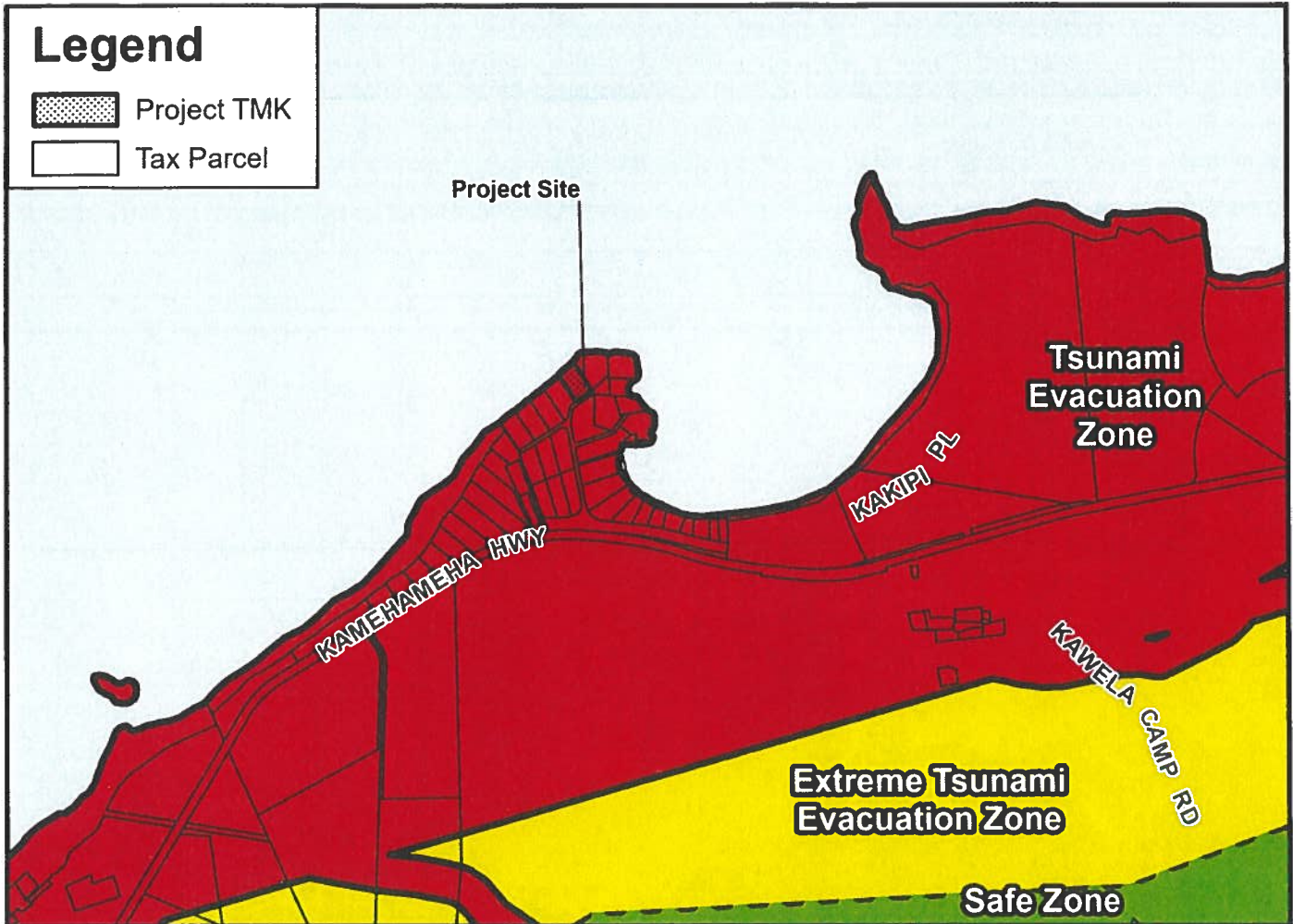


EXHIBIT M



- For most Tsunami Warnings, evacuate out of the Tsunami Evacuation Zone; in the unlikely case of an Extreme Tsunami Warning, evacuate out of the Extreme Tsunami Evacuation Zone
- Remain at least 100 feet away from inland waterways and marinas connected to the ocean due to wave surges and possible flooding
- Boaters should move vessels to at least 50 fathoms (300 ft) deep and 2 miles away from harbor entrances; follow all directions from the Captain of the Port
- Structural steel or reinforced concrete buildings of ten or more stories provide increased protection on or above the fourth floor; if you are caught near the shoreline consider using vertical evacuation
- The evacuation zone is a guideline and should be considered the minimum safe evacuation distance

• These maps do not consider the destructive effects of a locally generated tsunami. If you feel shaking, move inland immediately, well inland from the red tsunami evacuation zone

1. TSUNAMI WARNING: Destructive waves from a tsunami may inundate all coastline. Evacuate Tsunami Evacuation Zone
2. EXTREME TSUNAMI WARNING: In the unlikely event of an extreme tsunami waves may move significantly inland; evacuate Tsunami Evacuation Zone and Extreme Tsunami Evacuation Zone

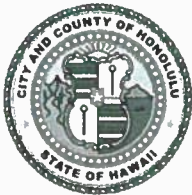
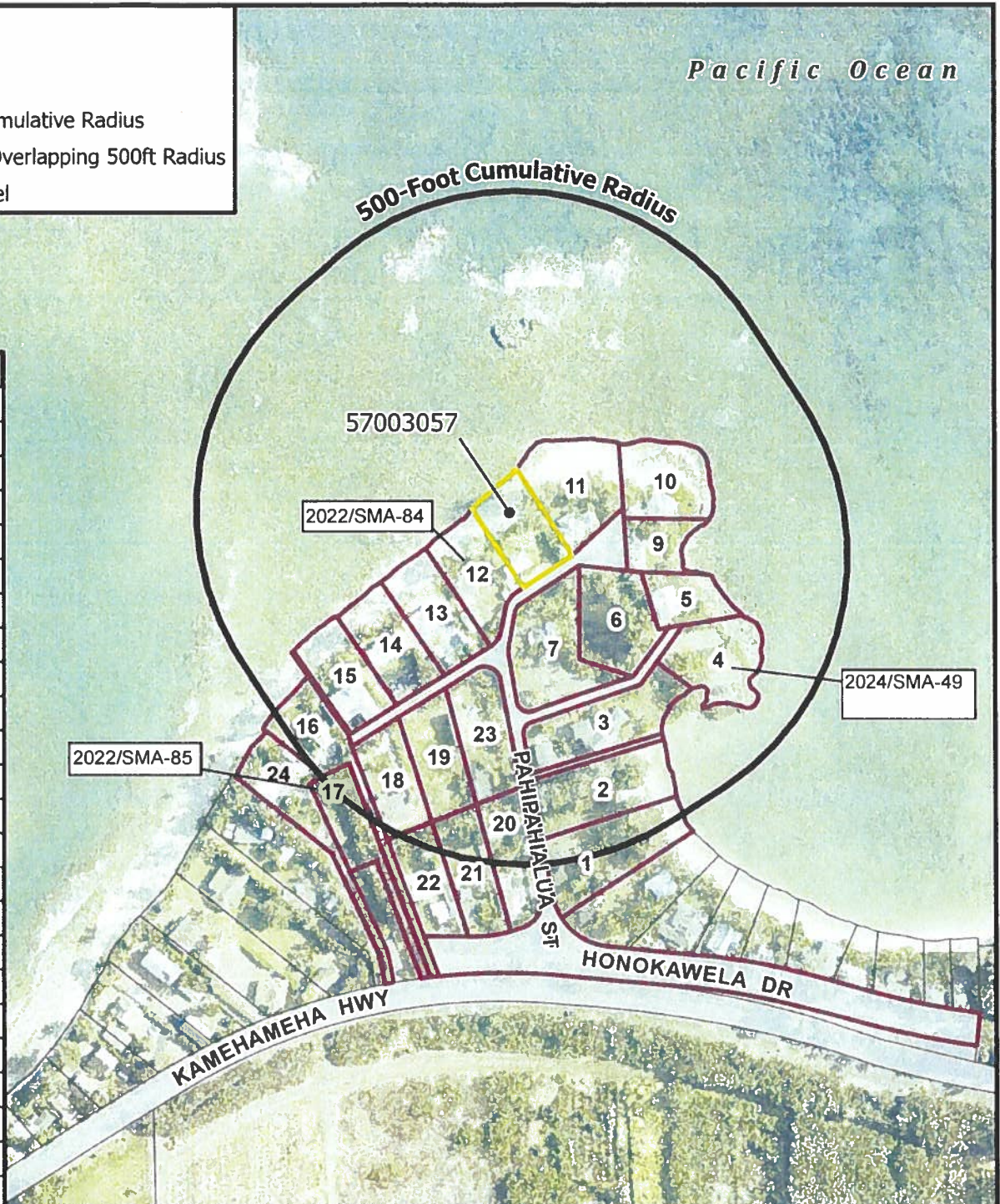


 0 500 1,000 Distance in Feet	 VICINITY MAP 	PORTION OF TSUNAMI EVACUATION MAP MALAEKAHANA TO SUNSET BEACH MAP 11 INSET 2 TAX MAP KEY(S): 5-7-003: 057 FOLDER NO.: 2026-SMA-25
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Legend

-  Site
-  500ft Cumulative Radius
-  Parcels Overlapping 500ft Radius
-  Tax Parcel

ID	TMK
1	57003046
2	57003047
3	57003048
4	57003049
5	57003050
6	57003051
7	57003052
8	57003053
9	57003054
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11	57003056
12	57003058
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14	57003060
15	57003061
16	57003062
17	57003063
18	57003064
19	57003065
20	57003067
21	57003068
22	57003069
23	57003071
24	57005001



0 250 500
Distance in Feet



VICINITY MAP



CUMULATIVE IMPACT MAP KAWELA

TAX MAP KEY(S): 5-7-003: 057
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