



Resolution 26-183 (2026-SMA-25 permit) TMK 5-7-003:057

Committee on Zoning & Planning, September 24, 2026, 9:00am

Item 1

Project Location

TMK 5-7-003:057

57-329 Pahipahi'ālua Street

R-5 zone

12,089 square feet

Flood Zone VE with base flood elevation of 18 feet



Sea Level Rise

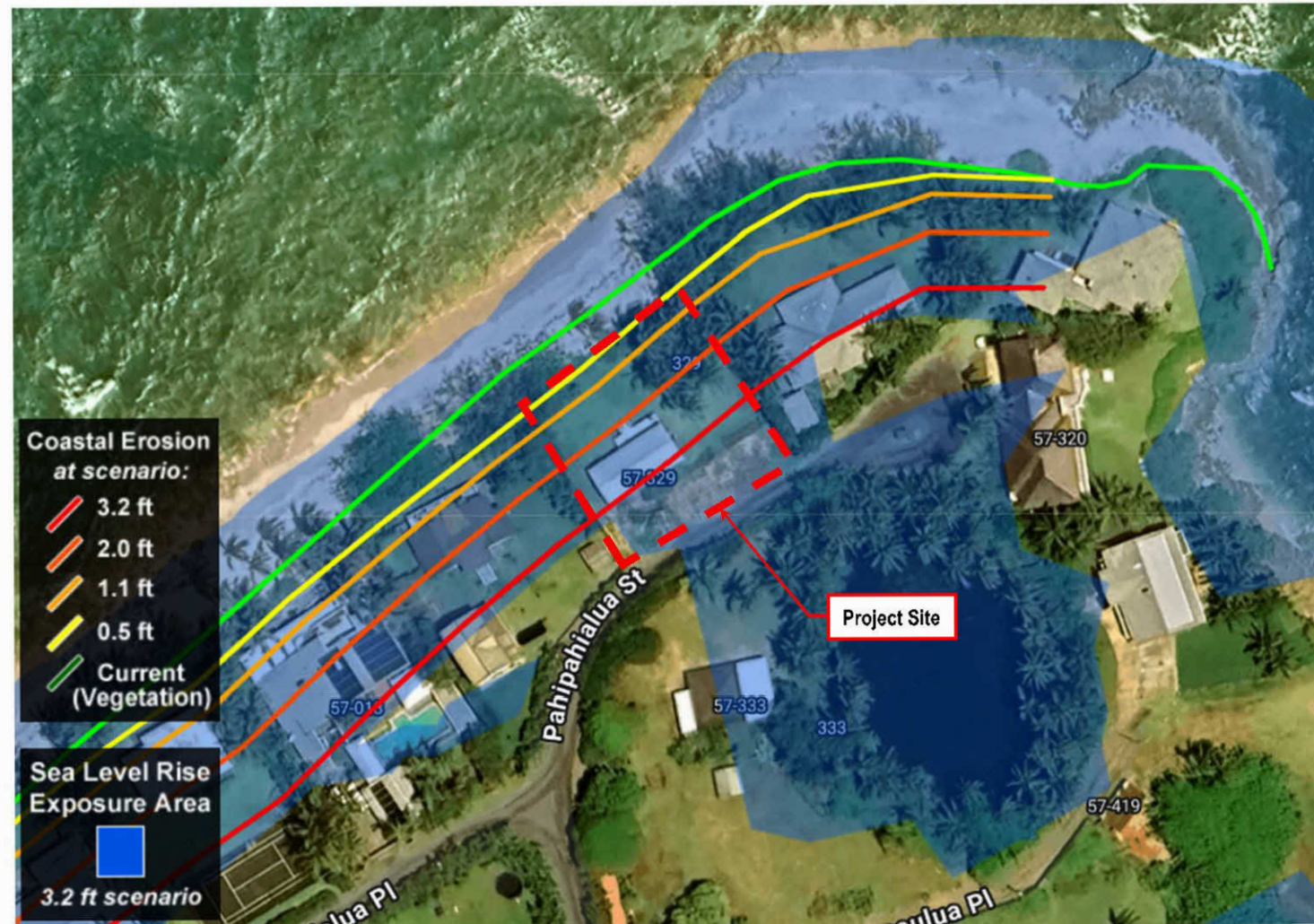
Sea Level Rise Exposure Area (SLR-XA)

Coastal Erosion Hazard Areas

<https://www.pacioos.hawaii.edu/shoreline/slr-hawaii/>

Shoreline erosion rate is -0.08 ft/yr

Shoreline Setback is 65.6 feet



Project Plan

Single-family dwelling

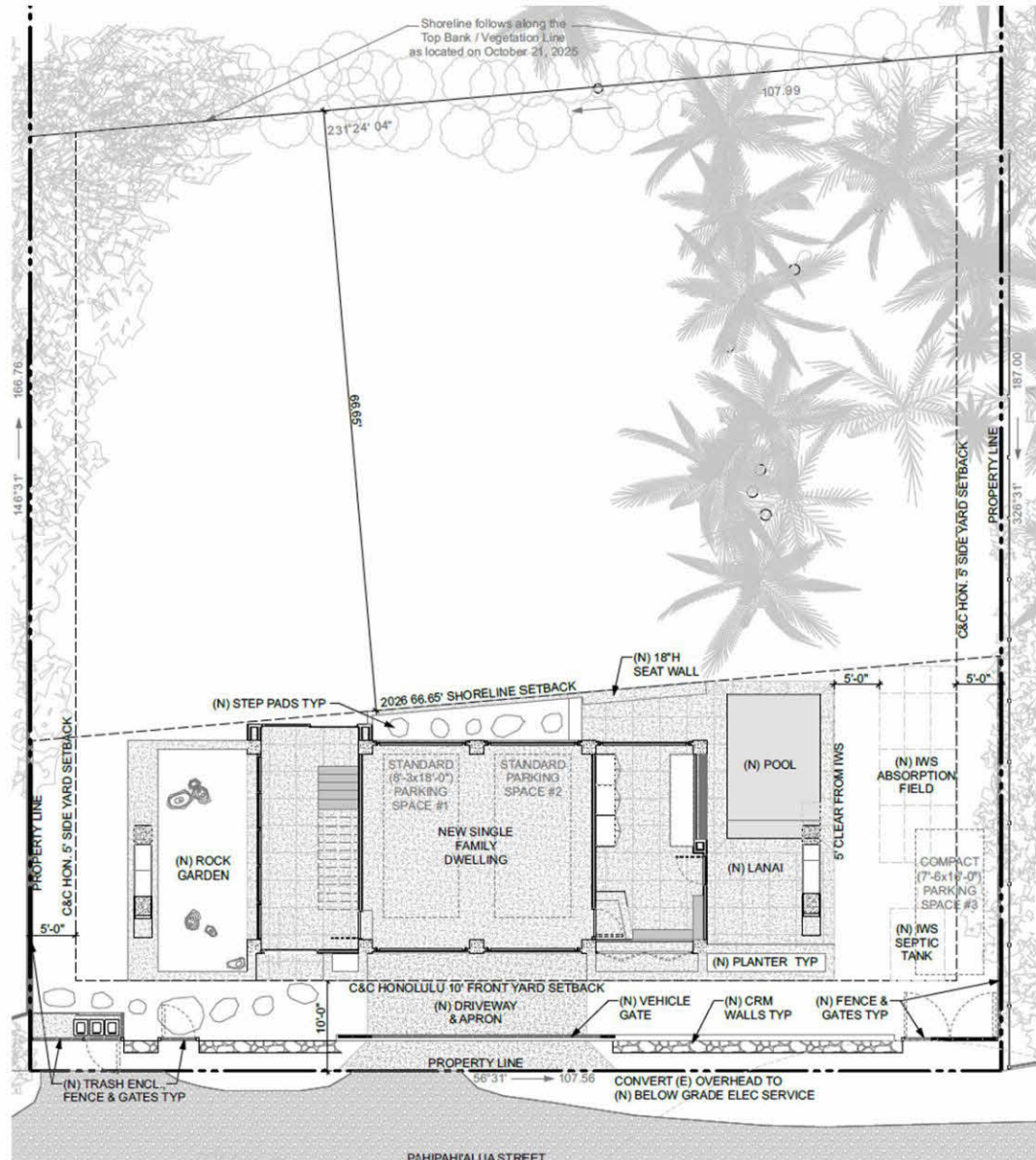
Ground level parking, storage, and pool/lanai

Upper level living area of ~2,400 s.f.

Individual wastewater system

Development complies with Land Use Ordinance and Shoreline Setback Ordinance

Development is as far mauka as possible



Project Rendering

Living area is on second level to
comply with flood regulations

Dwelling will be setback from the
shoreline more than neighbors

