

**SUMMARY OF PROPOSED FLOOR DRAFT**

**Bill 48 (2013), CD1 -  
WAIPIO ZONE CHANGE  
(Castle & Cooke Homes Hawaii, Inc.)**

**PROPOSED FD1 modifies the CD1 as follows:**

- A. Amends the bill text and attached Exhibit A-1 to delete all references to the parcel identified as Tax Map Key 9-4-006: 005. The Applicant has submitted a letter stating that the parcel is not owned by the Applicant and was inadvertently referenced as part of the zone change through the Applicant's clerical error. The Applicant has therefore requested its deletion. The deletion does not affect the area depicted in the map attached to the bill as subject to the zone change; nor does it affect the property description in the Applicant's Unilateral Agreement.
- B. Amends the Land Area amount noted on Exhibit A-1 to include the acreage of the two City-owned parcels (3.880 acres) the DPP is proposing to rezone from AG-1 Restricted Agricultural District to P-2 Preservation District as an administrative housekeeping measure, for a combined total land area of 580.315 acres.
- C. Makes miscellaneous technical and nonsubstantive amendments.



---

**A BILL FOR AN ORDINANCE**

---

TO REZONE LANDS SITUATED AT WAIPIO, CENTRAL OAHU, HAWAII.

BE IT ORDAINED by the People of the City and County of Honolulu:

SECTION 1. Zoning Map No. 9 (Waipio (Crestview)), Ordinance 86-111, and Zoning Map No. 10 (Waipio (Mililani)), Ordinance 86-112, are hereby amended as follows: Land situated at Waipio, Central Oahu, Hawaii, hereinafter described, is hereby rezoned from AG-1 Restricted Agricultural District to A-2 Medium Density Apartment District with a height limit of 50 feet, BMX-3 Community Business Mixed-Use District with a height limit of 60 feet, B-1 Neighborhood Business District with a height limit of 40 feet, IMX-1 Industrial-Commercial Mixed-Use District with a height limit of 60 feet, and P-2 General Preservation District. The boundaries of said Districts shall be described as shown on the map attached hereto, marked "Exhibit A-1" and made a part hereof, and further identified as Tax Map Key: 9-4-006: 014, 015 and 038, Portions of 001, 002, 003, and 039; and 9-5-003: Portions of 001 and 004.

SECTION 2. A Unilateral Agreement marked "Exhibit B" is by reference incorporated herein and made a part hereof.



A BILL FOR AN ORDINANCE

SECTION 3. This ordinance shall take effect upon its approval.

INTRODUCED BY:

Ernest Martin (BR)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

DATE OF INTRODUCTION:

July 15, 2013  
Honolulu, Hawaii

Councilmembers

APPROVED AS TO FORM AND LEGALITY:

\_\_\_\_\_  
Deputy Corporation Counsel

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
KIRK CALDWELL, Mayor  
City and County of Honolulu



PORTION OF  
**ZONING MAPS NO. 9 & 10**  
 (WAIPIO CRESTVIEW & MILLILANI)



APPLICANT: CASTLE & COOKE HOMES HAWAII, INC.

TAX MAP KEY(S): 9-4-06: 14, 15 & 38, Pors. 1, 2, 3 & 39; and  
 9-5-03: Pors. 1 & 4

FOLDER NO.: 2012Z-5

LAND AREA: APPROXIMATELY 580.315 ACS.

PREPARED BY: DEPARTMENT OF PLANNING & PERMITTING  
 CITY AND COUNTY OF HONOLULU

PUBLIC HEARING      PLANNING COMMISSION      CITY COUNCIL



ORD. NO.

July 10, 2013

Oct 09, 2013

2012Z-3

EFF. DATE:

EXHIBIT A-1

BILL 48 (2013), GD1, FD1

**EXHIBIT B  
(UNILATERAL AGREEMENT)**