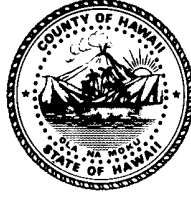


ASHLEY L. KIERKIEWICZ
Chair & Presiding Officer

MICHELLE M. GALIMBA
Vice Chair



JAMES E. HUSTACE
HOLEKA GORO INABA
JENN KAGIWADA
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REBECCA VILLEGAS

COUNTY COUNCIL

*County of Hawai'i
Hawai'i County Building
25 Aupuni Street
Hilo, Hawai'i 96720*

POLICY COMMITTEE ON PLANNING, LAND USE, AND ECONOMIC DEVELOPMENT

30th Session

Hawai'i County Building
25 Aupuni Street
Hilo, Hawai'i

September 1, 2026
1:30 p.m.

Notice is hereby given that the Hawai'i County Council will be conducting this meeting via interactive conference technology (ICT) pursuant to Hawai'i Revised Statutes §92-3.5. Council Members will be participating via ICT at the:

- **Kona Council Chambers, West Hawai'i Civic Center, 74-5044 Ane Keohokālole Highway, Building A**
- Members of the public may also attend from this location.

Public attendance via Courtesy Site is available at the following locations:

- **Ocean View Community Association, 92-8924 Leilani Circle;**
- **Pāhoa Council Office, 15-2879 Pāhoa Village Road; and**
- **Waimea Council Office, Parker Square, 65-1279 Kawaihae Road, Suite 109.**

If a Courtesy Site is unavailable and/or participation is disrupted, the scheduled meeting will continue.

Oral Public Testimony via Zoom: To provide oral testimony via Zoom, email councilremotetestimony@hawaiicounty.gov or call (808) 961-8255 to complete the registration process and obtain meeting login information. Please contact our office to register by 12:00 noon, **Monday, August 31, 2026.**

Submitting Written Testimony: To ensure timely delivery to Council Members prior to the meeting, written testimony must be submitted no later than 12:00 noon on **Monday, August 31, 2026**, by: (1) email to counciltestimony@hawaiicounty.gov; (2) facsimile to (808) 961-8912; or (3) mail to the County Clerk's Office in Hilo at 25 Aupuni Street, Hilo, Hawai'i, 96720. All written testimony, regardless of time of receipt, will be made part of the permanent record. Please submit separate testimony for each item.

ORDER OF BUSINESS

CALL TO ORDER

ROLL CALL

STATEMENTS FROM THE PUBLIC ON AGENDA ITEMS

Pursuant to HRS § 92-3, oral testimony may be provided entirely at the beginning of the meeting, or immediately preceding the agenda item being opened for deliberation by the committee.

BILLS FOR ORDINANCES

Bill 147: AMENDS CHAPTER 2 AND CHAPTER 25 OF THE HAWAII COUNTY CODE 1983 (2016 EDITION, AS AMENDED), RELATING TO TRANSIENT ACCOMMODATIONS

Establishes operational standards and use regulations for transient vacation rentals, which include hosted bed and breakfasts (B&Bs) and un-hosted short-term vacation rentals (STVRs); allows B&Bs as a permitted use in the single-family residential zoning district; allows B&Bs as a permitted use in areas within the residential agricultural, family agricultural, and agricultural zoning districts that are also classified as State land use urban or rural; allows STVRs as a permitted use in the entire multiple-family residential district and in certain coastal areas adjacent to General Plan-designated Resort or Resort Node areas in other residential zoning districts; allows STVRs as a permitted use in the Downtown Hilo Commercial zoning district; and makes various conforming housekeeping amendments.

Reference:	Comm. 806
Intr. by:	Council Member Kimball
Referred to Planning	
Commissions:	April 10, 2026

Comm. 806.2: *; and*
 From Managing Director William V. Brilhante, Jr., dated July 23, 2026, transmitting for Council's consideration and action, a letter from the Windward and Leeward Planning Commissions.

; and

Comm. 806.3: From Planning Director Jeffrey W. Darrow, dated July 28, 2026, transmitting a PowerPoint presentation for Bill 147.

; and

Comm. 806.4: From Council Member Heather L Kimball, dated August 19, 2026, transmitting a PowerPoint presentation for Bill 147.

ADJOURNMENT

Note: B/R, when listed next to the name of an Introducer, signifies that the Council Member has agreed to introduce legislation “By Request” on behalf of the requesting party. It does not necessarily signify support of or opposition to the proposal.

Live Stream of County Council Committee Meetings: To view the live stream of this meeting, at the scheduled meeting start time, type the following into the address bar of the browser:

http://hawaiicounty.granicus.com/ViewPublisher.php?view_id=1. Please call (808) 961-8255 if the Council’s streaming location is not functioning. If the Council’s stream is deemed inoperable, the following address will be provided for the live stream and should be typed into the browser:

https://www.youtube.com/channel/UCJNalwg4OoK7a_7nGnEtGPA.

If you need an auxiliary aid/service or other accommodation due to a disability, call (808) 961-8255 as soon as possible, preferably by **August 28, 2026**. If a response is received after this date, every effort will be made to obtain the auxiliary aid/service or accommodation, but there is no guarantee the request can be filled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

Agenda items are available on the County website at www.hawaiicounty.gov. Click on Council Records to navigate to current agendas. For any questions, please contact Council Services at (808) 961-8255.