

WINDWARD PLANNING COMMISSION
SPECIAL GENERAL PLAN MEETING
COUNTY OF HAWAI‘I

MINUTES
NOVEMBER 4, 2024

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The Windward Planning Commission met in a Special General Plan Continued meeting on Monday, November 4, 2024, at 9:01 a.m., in the County of Hawai‘i, Council Chambers, 25 Aupuni Street, Hilo, Hawai‘i, with Chairman Dennis Lin presiding. This meeting was streamed live on YouTube.

COMMISSIONERS PRESENT: Louis Daniele III (Vice Chairman), Lauren Balog, Wayne De Luz (from 9:12 a.m.), Chantel Perrin (from 9:01 a.m. to 11:49 a.m.), and Dennis Lin (Chairman).

ALSO PRESENT: Suzanna Tiapula, Esq. (Counsel to the Commission), Jean Campbell, Esq. (Counsel to the Planning Department), Jeffrey Darrow (Deputy Planning Director), and Planning Department staff.

Eight members of the public were in the audience.

A quorum was present. Chairman Dennis Lin called the meeting to order and introduced the Commissioners. Staff introductions were made. *[SEE YOUTUBE TIMESTAMP 0:03 starts at introductions of attorneys]*

Chairman Dennis Lin asked each Commissioner to confirm they had reviewed all materials, including written public testimony related to the applications being reviewed today. Each Commissioner verbally confirmed they had done so. *[SEE YOUTUBE TIMESTAMP 0:13]*

INTRODUCTION AND OVERVIEW *[SEE YOUTUBE TIMESTAMP 1:03]*

The purpose of this public meeting is to afford all interested persons a reasonable opportunity to comment on the *County of Hawai‘i General Plan 2045, Final Recommended Draft dated July 2024* and for the Commission to review the draft Plan and provide its recommendation to the County Council. The Commission will be holding meetings from now until March 2025 to review the draft General Plan.

The format of these meetings will include a staff presentation, followed by public testimony, and then Commission questions of staff, discussion, and action on the draft Plan. The Planning Department staff will provide a presentation of each section of the draft Plan. For example, today they will present the Biocultural and Climate Change section. The public may testify on any section of the draft Plan at each meeting until public testimony is closed. After hearing public testimony, the Commission may ask questions of staff and then will make a motion to provide a recommendation to the County Council on the draft Plan. This motion will remain open for several months until the last meeting on the draft Plan, allowing commissioners to make subsidiary motions if they want to change the draft Plan by adding, deleting or replacing language. At the last meeting for review of the draft Plan, the Commission will vote on the main motion to forward its recommendation to the County Council.

The draft General Plan and today's agenda can be found on the Planning Commission website by searching online for "Hawaii County Planning Commission" or going to the website address posted on the agenda."

At 9:17 a.m. with approximately nine public members in the audience, Bethany Morrison, Interim Administrator, Office of Sustainability, Climate, Equity and Resilience and April Surprenant, Planning Department staff gave the staff presentation. *[SEE YOUTUBE TIMESTAMP 4:36] [SEE EXHIBIT A – PowerPoint Presentation 11-4-24]*

At 9:12 a.m. Chairman Dennis Lin noted Commissioner Wayne De Luz is present at the meeting with five Commissioners present and quorum is maintained. *[SEE YOUTUBE TIMESTAMP 11:01]*

STATEMENTS FROM THE PUBLIC ON AGENDA ITEMS

At 9:29 a.m. the Commission took up this item with approximately nine public members present in the Council Chambers. *[SEE YOUTUBE TIMESTAMP 26:56]*

Twelve individuals provided testimony in-person at 9:30 a.m.:

1. Andrew Wilson *[SEE YOUTUBE TIMESTAMP 27:57]*
2. Steve Shropshire *[SEE YOUTUBE TIMESTAMP 31:15]*
3. Laura Roberts *[SEE YOUTUBE TIMESTAMP 35:25]*
4. Rebecca Melendez *[SEE YOUTUBE TIMESTAMP 38:51]*
5. Gary Rosenberg *[SEE YOUTUBE TIMESTAMP 44:23] (Prior to testimony distributed packets of seeds to the Commission)*

Deputy Corporation Counsel Suzanna Tiapula courteously reminded the Commissioners are not permitted to accept items from testifiers. She acknowledged the packet of seeds provided but reiterated that the Commissioners are unable to accept it. *[SEE YOUTUBE TIMESTAMP 43:32]*

6. Adrianna E. Duerr *[SEE YOUTUBE TIMESTAMP 48:09]*
7. Michelle Melendez *[SEE YOUTUBE TIMESTAMP 51:24]*
8. Michael Tiavana *[SEE YOUTUBE TIMESTAMP 55:36]*
9. Millicent Cummings *[SEE YOUTUBE TIMESTAMP 1:00:08]*

10. Daneille Eggleston [SEE YOUTUBE TIMESTAMP 1:03:30]
11. Rocklyn Spencer-Dicey [SEE YOUTUBE TIMESTAMP 1:05:32]
12. Kalei Kailikini [SEE YOUTUBE TIMESTAMP 1:08:41]

At the conclusion of in-person testimony, Chairman Dennis Lin affirmed, “yes”, we are all volunteers on the Commission. We are not paid; we have day jobs and receive not a single cent for this work. We all represent the communities we live in—not as individual representatives, but as community members. He welcomed anyone interested in volunteering for the Commission to apply, noting that it is open to everyone. He encouraged the public to visit the Boards and Commissions section on the mayor’s website to apply, inviting those who want their voices heard beyond public testimony to be a part of the decision-making process. [SEE YOUTUBE TIMESTAMP 1:12:04]

There were no testifiers via Zoom.

An additional individual provided testimony in-person:

13. Fran Copp [SEE YOUTUBE TIMESTAMP 1:14:23]

For clarification and the record Chairman Dennis Lin stated the definition of “stakeholder” is notated in the draft General Plan on Page 19 and he read the stated definition verbatim. [SEE YOUTUBE TIMESTAMP 1:17:52] An individual began speaking out from the audience to the Commission. [indecipherable]

DISCUSSION AND DELIBERATION

COUNTY OF HAWAI‘I GENERAL PLAN 2045

Discussion on the *County of Hawai‘i General Plan 2045, Final Recommended Draft dated July 2024*, transmitted by the Planning Director. The General Plan is the primary policy document for the long-range comprehensive development of the island of Hawai‘i.

Chairman Dennis Lin opened the floor allowing the Commissioners to ask questions of the testifiers and the Planning Department staff. [SEE YOUTUBE TIMESTAMP 1:20:17]

Chairman Dennis Lin began the questions for the Planning staff, asking what input has been provided by other departments and agencies in the development of the General Plan. In response April Surprenant of the Planning Department stated that various public and private entities, including County and State agencies, were involved in drafting policies and participated in workshops. [SEE YOUTUBE TIMESTAMP 1:20:32]

Commissioner Chantel Perrin raised concerns about policy 1.x that prioritizes the removal of invasive species on County-owned or maintained properties. She referred to feral pigs which are both invasive and culturally significant, questioning whether they are included in the policy and asked if hunters were included in that action. Bethany Morrison, Interim Administrator for the Office of Sustainability, Climate, Equity, and Resilience, explained that they have worked closely with the Big Island Invasive Species Council and the focus of the policy is primarily on

the landscaping of public properties, including those acquired through the Public Open Space Natural Resources Commission. A follow-up question from Commissioner Chantel Perrin asked if the State and County plan to work with local farmers, hunters, and fishers who live off the land to include them in the process. She mentioned it is vague, particularly about the removal of invasive species, as it doesn't clarify whether it refers to animals, plants, or pest and to clarify that focus is on public landscaping, specifically plants. Bethany Morrison mentioned stewardship is key to this, and it requires everyone working together. The focus is on County-owned properties, which are affected by invasive species and it requires a team effort to take care of these resources property which means collaborating with hunters, gatherers, fishers and all relevant groups. *[SEE YOUTUBE TIMESTAMP 1:24:13]*

For clarification in response to a concern raised about the involvement of Councilmembers and elected officials. Chairman Dennis Lin explained the process. *[SEE YOUTUBE TIMESTAMP 1:28:28]*

Vice Chairman Louis Daniele stated he live on a catchment system and is concerned about the idea of regulating rainwater that falls from the sky. He understands the Department of Health (DOH) is working on developing standards and guidelines for constructing and maintaining rainwater catchment systems to prevent chemical or microbiological contamination. He asked if there are any statistics or data on how many people get sick each year from using catchment systems. In response Bethany Morrison stated she does not have the exact statistics right now and that section of the plan comes from multiple recommendations. It was mentioned that County water systems are regulated and regularly tested for safety. There have been cases, like with rat lungworm, where people with private catchment systems have gotten sick and that is why the recommendation to work with DOH is to develop standards that help protect public health. She emphasized that part of our self-sustainability plan involves using all water resources as efficiently as possible. The includes not just individual catchment systems but also recycled water from wastewater systems and the key is to understand that all types of water are valuable resources, and we need to preserve and reuse them in the best way possible. Vice Chairman Louis Daniele opined that private catchment systems should remain unregulated and stated that individuals should be free to manage their water systems as they see fit. *[SEE YOUTUBE TIMESTAMP 1:30:31]*

Commissioner Chantel Perrin stated she is also on rainwater catchment system, raised concerns about overreach related to watershed regulations and highlighted issues with accessing County water services. In response Bethany Morrison clarified that the plan does not propose prohibiting individual catchment systems. *[SEE YOUTUBE TIMESTAMP 1:34:01]*

Chairman Dennis Lin called a recess at 10:38 a.m. [SEE YOUTUBE TIMESTAMP 1:35:51] and the hearing was reconvened at 10:48 a.m. [SEE YOUTUBE TIMESTAMP 1:44:32]

Deputy Corporation Counsel Suzanna Tiapula stated the Planning Commissioners are prohibited from accepting any items related to their service. The clarification was prompted by recent discussions where commissioners were offered items of value, regardless of their extent. She also emphasized that no items will be accepted during or as a result of these hearings. *[SEE YOUTUBE TIMESTAMP 1:44:53]*

Chair Lin acknowledged that staff had a follow-up response to a commissioner's (Daniele) earlier question. Planning Staff, April Surprenant clarified that Action Item 26.f in the draft General Plan originates from policies in the current General Plan. Specifically, Policy 11.2.2(h) calls for developing standards for individual catchment units, and Policy 11.2.2(i) involves collaborating with the State Department of Health to create standards for rainwater catchment systems to prevent contamination. She also emphasized that while the draft General Plan includes this as an action, it reflects existing policy language. *[SEE YOUTUBE TIMESTAMP 1:45:28]*

An additional individual provided in-person testimony:

14. John Stern *[SEE YOUTUBE TIMESTAMP 1:47:30]*

The floor was reopened for questions from the Commission to the Planning staff. Vice Chairman Daniele inquired about the number of scenic overlooks on the Big Island and whether there are plans to develop more. He noted only two he is aware of and if expansion efforts were underway. Bethany Morrison explained that scenic overlooks are owned and maintained by the State Department of Transportation, and their development would depend on the State's Master Plan and Long-Range Planning effort. She clarified the focus is primarily on promoting safe travel. Deputy Planning Director Jeffrey Darrow noted that the County's Zoning Code has a Scenic Corridor Program to establish local scenic corridors. Resolutions, like the one for Māhukona, identify corridors but need additional steps for formal approval. *[SEE YOUTUBE TIMESTAMP 1:50:04]*

Commissioner Lauren Balog asked for clarification about Action 2.a, which involves reviewing and updating County grading and grubbing ordinances to address erosion and runoff issues. In response Bethany Morrison explained that the Department of Public Works oversees these ordinances, ensuring site plans and building permits address adequate drainage to prevent flooding, and this action supports ongoing reviews for potential improvements. April Surprenant also added that this action stems from an existing policy in the current General Plan, specifically Policy 4.3(l). *[SEE YOUTUBE TIMESTAMP 1:52:46]*

Commissioner Wayne De Luz expressed concern that the document is large and detailed, making it hard to understand the process. He suggested a simplified, one-page summary explaining how the General Plan works, with a focus on the steps involved. In response April Surprenant stated that the process was discussed in the introduction of the plan and in workshops. She noted that a slide was presented in the previous meeting showing the steps involved in the current process and offered to bring up the slide again for clarity. *[SEE YOUTUBE TIMESTAMP 1:54:49]*

Chairman Dennis Lin inquired about example incentives in Action 2.b for controlling pollution. Bethany Morrison outlined that the County could offer tax incentives, expedite permit review and remove regulatory barriers to encourage landowners to implement pollution control measures. *[SEE YOUTUBE TIMESTAMP 1:57:44]* He also asked how the County's General Plan interacts with the State Master Plan. In response to the question, April Surprenant stated that the two plans must align and inform each other. The County collaborates with state agencies, and the State depends on the County's guidance when updating its plans to ensure coordination. *[SEE YOUTUBE TIMESTAMP 1:59:11]*

Commissioner Chantel Perrin raised concerns about the term “stakeholder” causing confusion and asked if it could be clarified by listing specific examples (e.g., landowners, renters, etc.) Planning staff April Surprenant explained that the term “stakeholder” is intended to include all community members, regardless of whether they own land or homes, as the plan impacts everyone living, working or owning businesses on the island. While the document does not list all possible stakeholders to keep it concise, she acknowledged that adding examples to the definition could be a reasonable recommendation for the Commission to propose. *[SEE YOUTUBE TIMESTAMP 2:01:00]*

Chairman Dennis Lin asked a question about Objective 3, particularly about partnering with organizations for biocultural stewardship and asked for clarification on the types of organization involved, such as specific examples. Bethany Morrison answered the County is wanting to partner with organizations already involved in biocultural stewardship, such as watershed alliances, the Big Island Invasive Species Council and cultural stewardship organizations to include lineal descendants and non-profit organizations. She also stated it is hard to be prescriptive but emphasized that these partnership focus on organizations actively engaged in stewardship work. *[SEE YOUTUBE TIMESTAMP 2:03:55]* In follow-up, Chairman Dennis Lin asked if there would be a process like a Request for Proposal (RFP) or Request for Information (RFI) to invite organizations to participate. It was confirmed by Bethany Morrison that County procurement rules would require such processes for fairness and equity. *[SEE YOUTUBE TIMESTAMP 2:05:47]* Additionally, Chairman Dennis Lin asked for further clarification about the action related to the policy creating special business improvement districts (BIDs). Specifically, he wants to understand how these districts would function in terms of engaging in environmental research and other related activities. Bethany Morrison mentioned that Kona Village Improvement District is an example where the local businesses collaborate on environmental and stewardship efforts such as trash pickups and maintenance of shared spaces. *[SEE YOUTUBE TIMESTAMP 2:06:24]*

Commissioner Wayne De Luz posed a question about Policy 7.16 on prioritizing electric vehicle (EV) charging installations, specifically whether there is a stated policy or outline regarding that issue. In response Bethany Morrison clarified that the associated action is to develop a plan and network map to support the larger policy. He also expressed concerns about the lack of coordination between the State and County on EV infrastructure, sharing personal experiences of challenges with installing Level 3 charges and the lack of resources, particularly regarding power transmission. He emphasized the importance of collaboration, especially with the power company, as Level 3 charges require more substantial infrastructure than current technology can handle. It was confirmed by Bethany Morrison that the County works with the State’s Office of Energy and the Department of Transportation on EV infrastructure but acknowledged the need for consistent collaboration across various levels of government. Commissioner Wayne De Luz stated without proper infrastructure, the goal of zero emissions by 2025 may not be possible due to delays and resource limitations. He also stressed the importance of continuous input and collaboration with State and Federal agencies. *[SEE YOUTUBE TIMESTAMP 2:07:25]* Chairman Dennis Lin raised concerns about the potential burden of historic preservation efforts particularly with the State Historic Preservation Division (SHPD) process, which can take 6 to 12 months. He also pointed out that while the plan expands historic preservation to include a broader multicultural heritage, it may create additional bureaucracy and delays for projects. A

question was raised about how to balance the SHPD requirements with the next layer of approval. A response from Bethany Morrison clarified that the multicultural approach is already part of state law, so it does not expand the scope in the plan, and that while the County can't change SHPD's processes, they are opportunities for early collaboration with them to help expedite approvals.

An additional question by Chairman Dennis Lin was about the distinction between preservation and restoration, questioning whether the plan addresses restoration efforts. Bethany Morrison explained that preservation focuses on maintaining cultural and historical sites required by state law, but restoration can occur through collaborations with public-private partnerships, landowners, and community stewardship groups. *[SEE YOUTUBE TIMESTAMP 2:13:04]*

An additional individual provided testimony via Zoom:

15. Charles Flaherty *[SEE YOUTUBE TIMESTAMP 2:17:52]*

An additional individual provided testimony in-person:

16. Rocky Ishibashi *[SEE YOUTUBE TIMESTAMP 2:22:38]*

There were no further in-person testifiers or Zoom testifiers and public testimony was closed. *[SEE YOUTUBE TIMESTAMP 2:26:13]*

Questioning of Planning Department staff and testifiers resumed. Chairman Dennis Lin addressed the testimony given by Rebecca Melendez regarding the deletion of land use changes. He requested clarification on whether the deletion applied to land use changes for the entire county or just a specific area. In her response, she referenced the letters that some people received and questioned who had given them the authority to make changes to the properties and land use titles. Chairman Dennis Lin suggested that if there are concerns about land use changes, the community should express their desired land use for the area. Rebecca Melendez reiterated that it should not be acceptable for them to change the land use of private properties. *[SEE YOUTUBE TIMESTAMP 2:27:31]*

Chairman Dennis Lin asked testifier Michelle Melendez to define "stewardship" in her opinion as she had concerns on "stewardship". She clarified that her concern was with the word "protection." In her view, stewardship is about looking at the old ahupua'a system, where Hawaiians connected the mountain to the sea, and everyone supported the community. People took care of the land in different ways depending on their location, but it all worked together. It was self-sustaining, unlike today when we rely on resources from the mainland. We should learn from the ahupua'a system and work towards making our communities self-sufficient again.

She also stated that we should focus on supporting communities, not controlling them with rules. We need to think about the future for our children-do we want them to live in a world where they can't do anything because of all the restrictions? Also, there's the issue of incentives-like raising taxes but offering lower ones if people follow certain rules. The County mentioned this, saying that they want to use taxes to encourage people to do what they want. *[SEE YOUTUBE TIMESTAMP 2:33:08]*

Chairman Dennis Lin also asked Michelle Melendez to define her vision of a thriving community. Her response was the ahupua'a system was about communities supporting each other by growing food for everyone. Some proposed rules, like licensing chickens and cows, seem unnecessary. We should focus on becoming more food-sustainable, so we're not dependent on the mainland. Instead of over-regulating with permits and taxes, we should find ways to support each other and grow more food locally. *[SEE YOUTUBE TIMESTAMP 2:35:54]* Chairman Dennis Lin allowed the Commission to ask questions of the Planning staff.

Commissioner Chantel Perrin question relates to Table 1: Biocultural Stewardship Challenges on Stewardship stating, "The County has a limited budget for its large-scale geographic responsibility for the protection of the public trusts natural and cultural resources". She asked where the budget money comes from if it's limited, how much more is need, and if there are plans to secure additional funding to meet financial needs. Bethany Morrison responded that the finances mainly come from real property taxes, which are used to cover the operating budget, including staff and the county's programs. She also stated that the issue is the large geography we have, which is very different from a smaller area like Maui, where the tax base is much smaller. It was mentioned we have a lot of land to manage with limited resources, so collaboration with landowners and stewardship organizations, like watershed groups, is essential. The county can't do it all on its own, and we must balance many priorities while recognizing the resources available. For natural and cultural resources, we have a 2% fund from real property taxes to purchase conservation properties, plus an additional 0.5% for their maintenance.

Commissioner Chantel Perrin read Policies 1.13 on Page 41 "incentivize private land management practices that protect and enhance natural resource values and, when appropriate, pursue the acquisition of lands" and asked Planning staff to clarify "when appropriate". Bethany Morrison answered the Public Access, Open Space, and Natural Resources Preservation Commission (PONC) is managed through the Finance Department. When a property is identified, it goes through a community-based nomination process, focusing on values like historic resources or native habitats. The community works with the committee to nominate properties, and the purchase can only proceed if there is a willing landowner. It is appropriate when the property has gone through the community-based nomination process and has a willing landowner.

The last question asked by Commissioner Chantel Perrin was is there any incentive or benefit for collaboration in areas with natural resources that need protection? For example, if a partnership is formed to care for and protect these resources, are there any incentives for those involved in the partnership to ensure the resources are properly managed and preserved? Bethany Morrison responded stating monetary incentives would require a formal procurement process to ensure fairness for all organizations. Another incentive is clustering, where property owners can protect natural resources by placing them in a preservation easement. They can then move the development rights from the protected area to the rest of the property, allowing for development while preserving the resource. *[SEE YOUTUBE TIMESTAMP 2:39:30]*

Commissioner Chantel Perrin asked why the County did not maintain the ahupua'a system, as she believes it was a very effective system. Bethany Morrison agreed, stating that the challenge lies in individual private ownership that crosses boundaries. She emphasized the need to restore

collaboration to address this issue, noting that working with multiple landowners can be difficult, as some may be more willing to cooperate than others and this makes watershed-scale management particularly challenging. *[SEE YOUTUBE TIMESTAMP 2:46:09]*

Chairman Dennis Lin called a forty-five-minute lunch recess at 11:49 a.m. [SEE YOUTUBE TIMESTAMP 2:47:27], and the hearing was reconvened at 12:34 p.m. [SEE YOUTUBE TIMESTAMP 3:32:17] Chairman Dennis Lin noted that Commissioner Chantel Perrin is not in attendance, but there is quorum. [SEE YOUTUBE TIMESTAMP 3:32:27]

Deputy Planning Director Jeffrey Darrow addressed several comments from the testimonies received earlier in the meeting. He briefly discussed the authorities that direct the county to create and implement a General Plan and it was mentioned that the Land Use Pattern Allocation Guide (LUPAG) maps, which many people have discussed, are part of the General Plan. These maps represent the long-term planning and zoning direction, showing where urban, conservation, and agricultural areas should be and the Planning Director is required to notify specific landowners when making amendments to the plan, which is why people are receiving letters. The process includes gathering input, and the County Council will ultimately approve or reject the amendments, or the entire draft plan and he also stated the LUPAG does not change the zoning; it is simply a physical representation of the General Plan. *[SEE YOUTUBE TIMESTAMP 3:32:45]*

Chairman Dennis Lin asked Planning staff whether the Community Development Plans (CDP) were included in the draft General Plan, as they would be helpful for the Commission reference. In response, Deputy Planning Director Jeffrey Darrow confirmed that the CDP's are not included, as they are separate documents. Additionally, April Surprenant mentioned that CDP links could be provided and noted that some of the plans contain very clear land use policy maps. *[SEE YOUTUBE TIMESTAMP 3:47:07]*

Chairman Dennis Lin asked is there a reason why Hilo does not have a CDP. In response, April Surprenant explained that there are many reasons why we don't have a current CDP, but we do have the Hilo CDP, which dates to the 1980s. She stated Hilo's situation is unique because it's largely developed, surrounded by conservation land and forest reserves and the General Plan addresses these issues broadly, which applies to many communities. Additionally, Hilo has more specific area plans that have been reviewed in collaboration with organizations like DHHL, DLNR, and other large landowners and we've made a concerted effort to engage more with the Hilo community, reaching out to various groups, economic development organizations, the Chambers, Rotary, and others. While we've connected with all regions and communities on the island, Hilo has received more focused outreach. *[SEE YOUTUBE TIMESTAMP 3:48:54]*

Commissioner Wayne De Luz commented and told Deputy Planning Director Jeffrey Darrow that the explanation was great, and the report was well written. However, he emphasized the importance of making it easier for the public to understand, noting how complex the issue is. He praised the staff's work and mentioned that he often explains it by emphasizing that this is a future-focused plan. He also highlighted that, especially regarding property condemnation, changes don't happen overnight. He suggested creating a YouTube video of Deputy Planning Director Jeffrey Darrow's explanation, as it was well done and helped him understand the issue

better. He also commended the staff for their excellent communication. *[SEE YOUTUBE TIMESTAMP 3:50:55]*

MOTION FORWARDING A RECOMMENDATION TO THE COUNTY COUNCIL

Vice Chairman Louis Daniele moved to forward an unfavorable recommendation to the County Council to amend the County of Hawai‘i General Plan 2005 based on the Planning Director’s County of Hawai‘i General Plan 2045, Final Recommended Draft dated July 2024, for the following reasons: based on recent testimony, many parts of the plan are unclear to the general public and emphasized the need to clarify the plan so that people can better understand it and its intention. The motion failed due to a lack of a second. *[SEE YOUTUBE TIMESTAMP 3:53:06]*

Commissioner Wayne De Luz moved to forward a favorable recommendation to the County Council to amend the County of Hawai‘i General Plan 2005 based on the Planning Director’s County of Hawai‘i General Plan 2045, Final Recommended Draft dated July 2024. *[SEE YOUTUBE TIMESTAMP 3:56:08]* Commissioner Lauren Balog seconded the motion. *[SEE YOUTUBE TIMESTAMP 3:56:45]*

During the discussion, Commissioner Wayne De Luz stated that staff had addressed his concerns about simplifying the information for the public. He suggested that if Deputy Planning Director Darrow had spoken first, it would have provided a good introduction to the information being discussed. He felt the plan could be tightened up, but overall, it should be moved forward, as the public still has opportunities to provide input. He praised the staff and the Director’s for their efforts, noting that it’s a great product. He believes that with a bit more simplicity and clarity, the plan would be easier for citizens to understand. He also emphasized that the plan is a guide. *[SEE YOUTUBE TIMESTAMP 3:59:59]*

Commissioner Lauren Balog expressed that she agreed with the plan as it is written, noting it’s generally well done. However, she mentioned that some parts could benefit from clarification, especially based on public comments. Ultimately, she believes the plan is a guide with good principles and should be moved forward. *[SEE YOUTUBE TIMESTAMP 3:58:22]*

Chairman Dennis Lin agreed that the document is very comprehensive but shared similar concerns about the need for more clarity. He emphasized the importance of presenting the information in simpler terms, as the language used in the plan may be difficult for many people to understand. While he acknowledged the hard work put into the General Plan, he noted that the language might confuse the public. Overall, he liked the content but believed more context was needed to explain why certain elements are included and how they affect people. *[SEE YOUTUBE TIMESTAMP 3:58:46]*

Vice Chairman Louis Daniele stated that it should be made clear to the public that this is just a guide, not a law. He mentioned that many people may think it’s final and binding, but there are aspects of it that he personally disagrees with. He expressed concern about government overreach, particularly regarding regulations on rainwater and land use. He suggested adding a statement in the introduction to clarify that this is a guide, and emphasized that if parts of it become regulated, it would no longer be just a guide. *[SEE YOUTUBE TIMESTAMP 4:00:44]*

Vice Chairman Louis Daniele asked Planning Department staff if the General Plan would be included in the County Charter, and Deputy Planning Director Jeffrey Darrow responded. [SEE YOUTUBE TIMESTAMP 4:02:05]

Chairman Dennis Lin explained that the recommendation motion on the draft General Plan to the County Council will remain open for several months until the final review meeting. This would allow the commissioners to propose subsidiary motions for changes, such as additions, deletions or replacements, to refine the draft. [SEE YOUTUBE TIMESTAMP 4:08:29]

At 1:12 p.m. it was moved by Commissioner Wayne De Luz and seconded by Vice Chairman Louis Daniele that the Commission go into executive session to consult with its attorney regarding legal questions on procedure and issues pertaining to the Commission's powers, duties, privileges, immunities, and liabilities pursuant to HRS 92-5. A voice vote was taken, and the motion carried with all in favor and the room was cleared. [SEE YOUTUBE TIMESTAMP 4:10:03] The Commission went into executive session at 1:13 p.m. At 1:24 p.m. it was moved by Commissioner Wayne De Luz and seconded by Vice Chairman Louis Daniele that the Commission go out of executive session. A voice vote was taken, and the motion carried with all in favor.

At 1:25 p.m. Chairman Dennis Lin called the hearing back to order and noted Commissioner Chantel Perrin is absent and excused. [SEE YOUTUBE TIMESTAMP 4:23:25] He stated that the Commission went into executive session, where Counsel addressed legal questions about the procedure and process for subsidiary motions to amend the main motion.

SUBSIDIARY MOTIONS to amend the initial motion for a favorable recommendation to the County Council to amend the County of Hawai'i General Plan 2005 based on the Planning Director's County of Hawai'i General Plan 2045, Final Recommended Draft dated July 2024.

1. Commissioner Wayne De Luz moved to amend the main motion by adding a flow chart on Page 31, named Figure 2 'Comprehensive Review Process' provide more detail in the 'Planning Commission Review' box and clarify that the Planning Commission only reviews and the County Council has the final approval of the General Plan. [SEE YOUTUBE TIMESTAMP 4:24:30] Commissioner Lauren Balog seconded the motion. [SEE YOUTUBE TIMESTAMP 4:25:33] A roll call vote was taken, and the motion carried with four ayes (De Luz, Balog, Daniele, and Lin), no noes and one excused (Perrin). [SEE YOUTUBE TIMESTAMP 4:28:25]
2. Vice Chairman Louis Daniele moved to amend the main motion by deleting the word "stakeholder" in the Draft General Plan on Page 19 and replacing it with "specific groups". [SEE YOUTUBE TIMESTAMP 4:28:29] Commissioner Wayne De Luz seconded the motion. [SEE YOUTUBE TIMESTAMP 4:29:51] During discussion it was agreed to replace "stakeholder" to "interested parties". [SEE YOUTUBE TIMESTAMP 4:37:11] A roll call vote was taken, and the motion carried with four ayes (Daniele, De Luz, Balog, and Lin), no noes and one excused (Perrin). [SEE YOUTUBE TIMESTAMP 4:40:46]

3. Chairman Lin moved to amend the main motion by adding examples and explanations on the incentives the County provides within the Draft General Plan. *[SEE YOUTUBE TIMESTAMP 4:41:14]* Vice Chairman Louis Daniele seconded the motion. *[SEE YOUTUBE TIMESTAMP 4:41:38]* There was a discussion among the Commissioners and Planning Department staff, including April Surprenant and Deputy Planning Director Jeffrey Darrow, about incentives and examples of incentives. *[SEE YOUTUBE TIMESTAMP 4:44:31]* At the conclusion of the discussion, Chairman Dennis Lin revised the motion to define incentives in the glossary section and provide examples of incentives. *[SEE YOUTUBE TIMESTAMP 4:48:52]* A roll call vote was taken, and the motion carried with four ayes (Lin, Daniele, Balog, and De Luz), no noes and one excused (Perrin). *[SEE YOUTUBE TIMESTAMP 4:49:29]*
4. Chairman Dennis Lin moved to have the County departments or State of Hawai'i divisions provide input on the Draft General Plan. *[SEE YOUTUBE TIMESTAMP 4:49:57]* Planning Department staff April Surprenant clarified that the State and County agencies were notified, and comments were requested as part of the current review process for the General Plan. *[SEE YOUTUBE TIMESTAMP 4:50:57]* The motion was withdrawn by Chairman Dennis Lin. *[SEE YOUTUBE TIMESTAMP 4:52:52]*
5. Vice Chairman Louis Daniele moved to amend the main motion by deleting the word "standards" from Action 26.f on Page 133 (4.3 Public Utilities). *[SEE YOUTUBE TIMESTAMP 4:56:26]* Chairman Dennis Lin seconded the motion to open the discussion. *[SEE YOUTUBE TIMESTAMP 4:59:59]* In the discussion, Vice Chairman Daniele expressed concern that the word "standards" implies something being imposed on people, whereas "guidelines" does not. He stated that while guidelines are acceptable, he is strongly against regulations that tell people what they can do with their own water, especially if they are collecting it themselves. *[SEE YOUTUBE TIMESTAMP 5:00:03]*

Chairman Dennis Lin agreed with the Vice Chairman, noting that it's similar to septic systems. While they mandate septic systems, there are no alternatives offered. He suggested that guidelines could allow for alternative systems that meet the same standards. However, requiring a specific system raises the stakes. He also acknowledged that the word "standard" could be problematic, while "guidelines" offers more flexibility. *[SEE YOUTUBE TIMESTAMP 5:00:38]* Commissioner Wayne De Luz commented that, as April pointed out, the issue is 20 years old and hasn't been addressed yet, so he understands the concern. He agreed that the jurisdiction remains, and in cases like contamination (e.g., with rain), it could become mandatory. However, he is fine with moving forward and doesn't want to overemphasize the point. He suggested that staff should have a chance to research the issue, as April recommended, and they can revisit it later. He emphasized that it's just a courtesy to give staff the opportunity to look into it. *[SEE YOUTUBE TIMESTAMP 5:01:20]*

At the conclusion of the discussion, Vice Chairman Louis Daniele withdrew the motion and stated he will revisit it when this section of the Draft General Plan is being reviewed at a future meeting. *[SEE YOUTUBE TIMESTAMP 5:02:23]*

Chairman Dennis Lin called a recess at 2:05 p.m. [SEE YOUTUBE TIMESTAMP 5:03:00] and the hearing was reconvened at 2:14 p.m. [SEE YOUTUBE TIMESTAMP 5:12:06]

There were no additional subsidiary motions. Chairman Dennis Lin commented that he briefly mentioned this in the morning, but wanted to provide more details, such as the Business Improvement District, to offer additional clarity. He also suggested including information on the State Master Plan and how it is incorporated. Lastly, he noted that it would be helpful, though not essential, to include any discussion regarding PUC-regulated entities, especially related to electricity and charging stations. He thanked the Planning Department staff for their hard work and expressed appreciation for their efforts.

MOTION FOR CONTINUANCE [SEE YOUTUBE TIMESTAMP 5:14:41]

Commissioner Wayne De Luz moved, and Vice Chairman Louis Daniele seconded, to continue the hearing on the Draft General Plan at the Windward Planning Commission's Special Meeting on December 5, 2024. A roll call vote was taken, and the motion carried with four ayes (De Luz, Daniele, Balog, and Lin), no noes and one excused (Perrin). [SEE YOUTUBE TIMESTAMP 5:15:07]

ADJOURNMENT [SEE YOUTUBE TIMESTAMP 5:15:26]

With no further business, Commissioner De Luz moved, and Commissioner Lauren Balog seconded, to adjourn the special meeting of November 4, 2024. A voice vote was taken, and the motion carried unanimously. Chairman Dennis Lin adjourned the meeting at 2:19 p.m.

Respectfully submitted,

Melissa Dacayanan-Salvador
Melissa Dacayanan-Salvador (Feb 9, 2025 16:14 HST)

Melissa Dacayanan-Salvador
Secretary

ATTEST:

Louis Daniele III
Louis Daniele III (Feb 10, 2025 07:54 HST)

Louis Daniele III, Chairman
Windward Planning Commission

County of Hawai'i



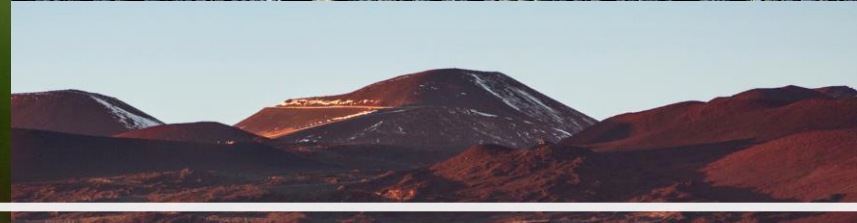
General Plan Comprehensive Review

Windward Planning Commission

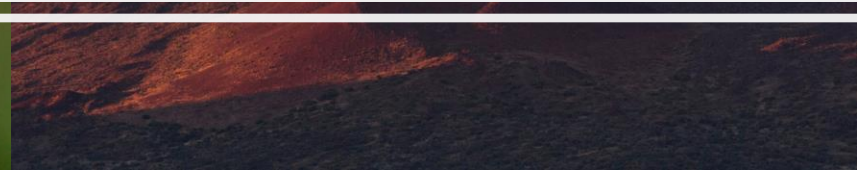
Biocultural Stewardship &
Adapting to Climate Change

November 4, 2024

EXHIBIT A



Collaborative Biocultural Stewardship



Plan Chapters & Elements

Chapters	Elements
Introduction	Purpose, Authority, & History Planning Process Sustainability Principles & Practices Planning System & Framework Grounded Vision & Goals
Collaborative Biocultural Stewardship	Native Habitats Watersheds Biocultural Stewardship Cultural & Historic Assets Natural Beauty (Scenic Character)
Adapting to Climate Change for Island-Wide Health	Mitigation Adaptation
Sustainable Development & Resilient Communities	Land Use Transportation Access & Mobility Public Utilities Public Facilities & Services Housing For All Integrated Systems
Thriving, Diversified, and Regenerative Economy	Agriculture & Food Systems Visitor Industry
Implementation	Planning System Capital Improvement Program (CIP) Monitoring & Evaluation

Primary Themes

- Natural and cultural resources provide the base of our planning strategy.
- Collaborative Biocultural Stewardship emphasizes collaboration and partnership building across sectors and refers to the integration of cultural and natural resource management.

Layers of Planning



Biocultural Stewardship Goal:

Natural and cultural resources are thriving and sustainably managed, preserved, and restored to maintain our unique and diverse environment.

Objectives:



The Ahupua'a System.

The Biocultural Stewardship chapter highlights the interconnectedness and holistic approach of the ahupua'a. This chapter aims to highlight key values of sustainability, cultural significance, and community connection.



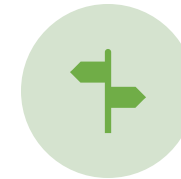
Increase biodiversity and resilience of native habitats. (Obj 1)



Preserve and enhance the health and function of watersheds. (Obj 2)



Increase direct community restoration and collaborative efforts to conserve biocultural resources. (Obj 3)



The historical integrity, character, and scenic assets of communities are protected, restored, and treated as unique assets. (Obj 4)



Protect, restore, and enhance our communities' scenic character. (Obj 5)

Biocultural Stewardship Policies & Actions

Example 1



Goal: Natural and cultural resources are thriving and sustainably managed, preserved, and restored to maintain our unique and diverse environment.

Objective 1: Increase the biodiversity and resilience of native habitats.

Policy 1.5: Increase collaborative efforts to improve coordination to conserve and manage wetlands, streams, and watersheds.

- This policy establishes the broad goal focused on enhancing collaboration and coordination among various groups to ensure the protection and management of natural and cultural resources. It emphasizes the need for a more integrated and cooperative approach to resource conservation.

Action 1.a: Seek partnership opportunities to support wetland identification and assessments.

- This action operationalizes the policy by providing a tangible step toward achieving the overarching goal. It directs efforts to identify and assess wetlands, which is a crucial first step in their conservation and management. By seeking partnerships, the action leverages external resources, expertise, and collaboration, directly supporting the policy's call for improved coordination.

Biocultural Stewardship Policies & Actions

Example 2



Goal: Natural and cultural resources are thriving and sustainably managed, preserved, and restored to maintain our unique and diverse environment.

Objective 2: Preserve and enhance the health and function of watersheds to promote water recharge, improve water quality, and reduce runoff.

Policy 2.2: Address water best management practices and implement plans for non-point source discharges, such as irrigation flows and agricultural or urban runoff.

- This policy emphasizes the importance of BMPs to manage water quality, specifically targeting non-point source pollution (pollution from diffuse sources, like runoff from agricultural lands or urban areas). By focusing on BMPs and implementing relevant plans, the County aims to proactively reduce pollutants entering water bodies from everyday land use activities, thus improving overall water quality and ecosystem health.

Action 2.b: Adopt appropriate measures and provide incentives to control point and non-point sources of pollution.

- This action builds on the policy by identifying specific measures and incentives to encourage effective pollution control practices. Incentives can motivate landowners, farmers, and businesses to adopt practices that reduce both point source (pollution from a single, identifiable source) and non-point source pollution. By combining regulatory measures with incentives, the County can facilitate broader participation and compliance in reducing pollution.

Biocultural Stewardship Policies & Actions

Example 3



Goal: Natural and cultural resources are thriving and sustainably managed, preserved, and restored to maintain our unique and diverse environment.

Objective 3: Increase direct community restoration and collaborative efforts to conserve and nourish the island's biocultural resources.

Policy 3.11: Partner with government, private and nonprofit agencies, communities, and other stakeholders to: a) Protect special areas, structures, and elements that are an integral and functional part of Hawai'i's ethnic and cultural heritage; b) Identify and protect wahi pana; c) Promote the preservation and restoration of significant natural and historic resources; d) Aid in programmatic education concerning historic sites; e) Maintain the shoreline area for recreational, cultural, educational, and/or scientific uses in a manner that is protective of resources and is of the maximum benefit to the public; and f) Encourage the documentation and preservation of traditional ecological knowledge, identifying best management practices for integration.

- This policy advocates for a broad coalition of partners to address multiple aspects of environmental preservation. Collectively, the components of this policy aim to build a framework that honors our cultural heritage, supports environmental stewardship, and enhances community access and engagement.

Action 3.b: Create special (business) improvement districts to engage in environmental research, restoration and maintenance, natural resource management, climate change or sea level rise adaptation, or other purposes to improve environmental conditions and provide community benefit.

- This action specifies a mechanism to operationalize the policy's broad objectives by establishing special improvement districts. These districts enable focused funding and localized management of initiatives that align with the policy goals. By involving business districts, the County leverages economic activity to support environmental and cultural preservation, providing a sustainable model for ongoing investment in research, resource management, and climate adaptation.

Biocultural Stewardship Policies & Actions

Example 4



Goal: Natural and cultural resources are thriving and sustainably managed, preserved, and restored to maintain our unique and diverse environment.

Objective 4: The historical integrity, character, scenic assets, and open spaces of our communities are protected, restored, and treated as unique assets with significant social and economic value and managed in perpetuity.

Policy 4.6: Historic preservation shall represent the full range and diversity of the multi-cultural heritage of Hawai‘i Island.

- This policy emphasizes the County’s commitment to an inclusive approach to historic preservation that honors and reflects the diversity of Hawai‘i Island’s cultural history. It underscores that preservation efforts should encompass a wide range of cultural, ethnic, and historical perspectives to ensure that all communities and cultural narratives are represented and valued in Hawai‘i’s heritage.

Action 4.a: Seek private-public partnerships to maintain and steward the preservation of sites, buildings, objects, and landscapes of significant cultural and historical importance.

- This action provides a practical method to achieve the policy intention through private-public partnerships, which bring together resources, expertise, and community engagement. By collaborating with communities, private entities, and nonprofit organizations, the County can access funding, specialized knowledge, and shared stewardship to support the preservation of cultural and historically significant assets.

Biocultural Stewardship Policies & Actions

Example 5



Goal: Natural and cultural resources are thriving and sustainably managed, preserved, and restored to maintain our unique and diverse environment.

Objective 5: Protect, restore, and enhance our communities' unique scenic character.

Policy 5.2: Preserve transportation corridors that have important scenic, historic, recreational, natural and/or cultural resources that enhance the character and scenic resources of communities.

- The policy establishes the broad aim to protect transportation corridors (e.g., roads, pathways, highways) that offer value. The intent is to maintain these corridors not only for transportation but also for their role in enhancing the character and identity of the surrounding communities by preserving their natural beauty and cultural significance.

Action 5.a: Prioritize maintaining the views at scenic overlooks with a frequently maintained vegetation management program which includes eradication of invasive species. Coordinate this work with a regular roadway vegetation management maintenance program.

- The action offers a specific method to implement the policy. It focuses on maintaining scenic overlooks – a key aspect of preserving the scenic value of transportation corridors – by ensuring that vegetation is managed and invasive species are eradicated. This action underscores the importance of view preservation as part of corridor management and suggests integrating the work into routine roadway maintenance for efficiency and consistency.

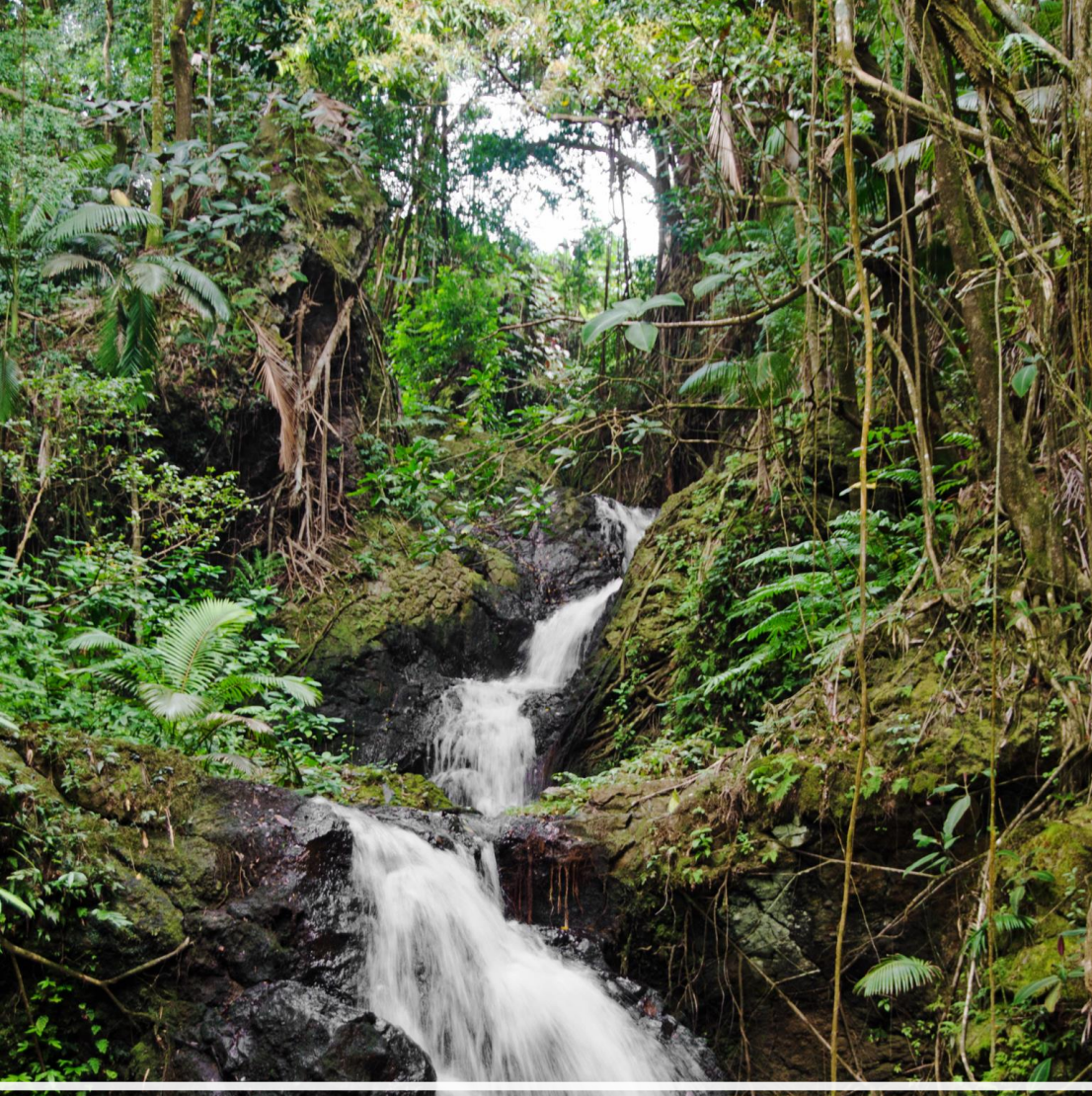
Natural Beauty Sites

Policy 5.3: Protect the views of areas endowed with natural beauty by carefully considering the effects of proposed construction and compatibility during all land use reviews.



Table 3: District of Puna

Site	Tax Map Key
Viewplane from Pāhoa-Kalapana Highway looking makai	1-2-004,006, 007, 009
Kehena Black Sand Beach	1-2-009:021
Viewpoint-Shoreline	1-2-009:022
1955 Lava Flow (Iilewa Cone)	1-2-010:001
Ironwood Groves along Kapoho-Kalapana Road	1-3-003:005; 1-3-007:006, 026
Viewpoint-Shoreline	1-3-004:071
MacKenzie Park	1-3-007:026
Mango Grove along Pohoiki Road	1-3-008:004, 005
Keahialaka Spring & Pond	1-3-008:015
Shoreline	1-3-008:015
Viewpoint (Pu'u Kukae)	1-4-002:002



Adapting to Climate Change for Island-Wide Health



Plan Chapters & Elements

Chapters	Elements
Introduction	Purpose, Authority, & History Planning Process Sustainability Principles & Practices Planning System & Framework Grounded Vision & Goals
Collaborative Biocultural Stewardship	Native Habitats Watersheds Biocultural Stewardship Cultural & Historic Assets Natural Beauty (Scenic Character)
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Implementation	Planning System Capital Improvement Program (CIP) Monitoring & Evaluation

Climate Change

- Climate change is impacting a variety of community assets, and the solutions also are tied to all the chapters of the plan.
 - Transportation
 - Energy and electricity
 - Waste and wastewater
 - Water resources
 - Land use
- Integrated Climate Action Plan
 - Adopted in 2023
 - Strategic roadmap for County actions for climate mitigation and adaption



Climate Goal

Ensure a just transition to a climate resilient island by addressing the causes and impacts of climate change through incorporating equitable climate mitigation and adaptation priorities into policies, programs, infrastructure, and decision-making.

Climate Objectives



Ensure climate actions are equitable and uplift marginalized communities. (Obj 6)



Reduce County's carbon footprint to net zero emissions by 2045. (Obj 7)



Improve identification of climate threats and adaptation options. (Obj 8)

Climate Change Related Objectives in the GP



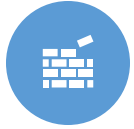
Reduce vehicle miles traveled.
(Objective 19)



Increase the protection of drinking water.
(Objective 26)



Planned and developed municipal sewer capacity is.
(Objective 27)



Increase green infrastructure practices.
(Objective 28)



Strive towards energy self-sufficiency.
(Objective 29)



Achieve Zero Waste in Hawai'i County by 2045.
(Objective 33)



Increase collaboration and cooperation.
(Objective 40)





Climate Policies & Actions

Example 1

Goal: Ensure a just transition to a climate resilient island by addressing the causes and impacts of climate change through incorporating equitable climate mitigation and adaptation priorities into policies, programs, infrastructure, and decision-making.

Objective 6: Ensure that climate actions are equitable and uplift marginalized and disadvantaged communities.

Policy 6.5: Improve the communication of climate risks and opportunities for adaptation efforts.

- This policy highlights the County's commitment to informing the public about climate related risks and available adaptation strategies. By improving communication, the County aims to ensure that residents, businesses, and communities are aware of climate impacts, understand risks, and can participate in adaptation efforts.

Action 6.a: Increase transparency of government actions by creating a climate change dashboard and portal to track the implementation of climate action.

- This action provides a method to implement the policy through a climate change dashboard and portal. By creating this digital resource, the County can publicly track progress on climate initiatives, share data, and keep the community informed on current and future adaptation measures. This transparency enhances accountability and allows the public to see how climate goals are being pursued, improving trust and community engagement.



Climate Policies & Actions

Example 2

Goal: Ensure a just transition to a climate resilient island by addressing the causes and impacts of climate change through incorporating equitable climate mitigation and adaptation priorities into policies, programs, infrastructure, and decision-making.

Objective 7: Reduce the County's carbon footprint to net zero emissions by 2045.

- Achieve a 100 percent renewable-powered County fleet by 2035.
- Support the statewide effort to achieve 100 percent renewable ground transportation and 100 percent renewable energy by 2045.

Policy 7.7: Prioritize energy-efficient designs, energy-efficient systems, and waste reduction and/or reuse at County facilities.

- This policy establishes the aim for County facilities to prioritize sustainability by implementing designs and systems that reduce energy consumption and waste.

Action 7.g: Develop energy benchmarking standards for County buildings.

- This action specifies a method to support and measure the achievement of the policy goal. By creating energy benchmarking standards, the County can set and track performance metrics for energy use in its buildings.



Climate Policies & Actions

Example 3

Goal: Ensure a just transition to a climate resilient island by addressing the causes and impacts of climate change through incorporating equitable climate mitigation and adaptation priorities into policies, programs, infrastructure, and decision-making.

Objective 7: Reduce the County's carbon footprint to net zero emissions by 2045.

- Achieve a 100 percent renewable-powered County fleet by 2035.
- Support the statewide effort to achieve 100 percent renewable ground transportation and 100 percent renewable energy by 2045.

Policy 7.16: Prioritize the installation of electric vehicle chargers at community facilities, for both County vehicles and public parking.

- This policy sets a priority for installing EV chargers in locations where they will serve county operations and the general public (e.g., community centers, parks, public parking). By focusing on community facilities, the County strives to make EVs more convenient for residents, promoting the shift toward cleaner transportation options.

Action 7.h: Develop and implement an electric vehicle charging plan with a station network map that identifies regional gaps in service.

- This action provides an approach to carrying out the policy intention by creating a comprehensive charging plan and map that identifies service gaps. This ensures that the charging network is accessible and equitably distributed, allowing the County to address underserved areas and optimize charger placement.



Climate Policies & Actions

Example 4

Goal: Ensure a just transition to a climate resilient island by addressing the causes and impacts of climate change through incorporating equitable climate mitigation and adaptation priorities into policies, programs, infrastructure, and decision-making.

Objective 8: Improve the identification of climate change threats, assessment of potential consequences, and evaluation of adaptation options.

Policy 8.9: Design and maintain infrastructure, including roads, buildings, and stream crossings, to accommodate increases in flooding and geologic hazards such as landslides.

- This policy outlines a broad commitment to building and maintaining infrastructure that can withstand future environmental risks. It prioritizes resilience by focusing on infrastructure design that anticipates and mitigates the impacts of natural hazards, ensuring public safety and continuity of essential services.

Action 8.a: Conduct detailed vulnerability mapping of existing and planned infrastructure.

- This action provides a method to implement the policy goal by first understanding the vulnerability of current and future infrastructure to hazards. Vulnerability mapping identifies areas at greater risk from floods, landslides, and other hazards, allowing planners and engineers to make informed decisions on how to fortify or redesign these assets. By mapping vulnerabilities, the County can prioritize upgrades, maintenance, or design changes to enhance resilience where it is most needed.

For More Information

Planning Website – Overall Process

[2019 Draft General Plan Workshops & Public Input](#) >

[2023 Draft General Plan Workshops & Public Input](#) >

[2024 Recommended Draft General Plan Workshops & Public Input](#) v

Final Recommended Draft General Plan 2045

The Final Recommended Draft General Plan 2045 is now available for public review and comment. To access the Final Draft and provide comments, [CLICK HERE](#).

Download a PDF copy of the Final Draft: [Final Recommended Draft General Plan 2045_July2024](#)

Download a PDF copy of the Policy Rationale: [General Plan 2045 Policy Rationale_July2024](#)

Download a PDF copy of the General Plan Land Use Technical Methodology Report: [Scenario Planning - Technical Methodology for General Plan Land Use \(2024\)](#)

Participate in the General Plan Comprehensive Review Process

Public Workshops

- August 28, 2024 - West Hawai'i Civic Center (Building A), 2:00 p.m. to 4:00 p.m.
- August 29, 2024 - Arc of Hilo, 1099 Waiānue Ave, 2:00 p.m. to 4:00 p.m.
- September 5, 2024 - Online Webinar Workshop, 5:00 p.m. to 6:00 p.m.

https://zoom.us/webinar/register/WN_IQ49gu9TTqRMi4PDN

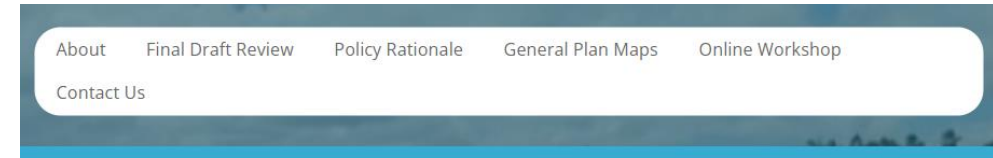
* Video recordings will be available after the event.

Community Meetings

- September 17, 2024, South Kona at 5:00pm - Rodney Yano M Hwy, Captain Cook, HI 96704
- September 19, 2024, Ka'ū at 5:00pm - Ka'ū District Gym Multi-Purpose Room, HI 96777



Interactive Draft & Maps



Final Recommended Draft General Plan 2045

Open for Review

[Table of Contents](#) [Page 1 of 308](#) [Type to search](#) [Comment](#) [Drag](#)

Click anywhere in the document to add a comment. Select a bubble to view comments, add your own comment to what others have shared or give comments a thumbs up or down.

The cover image of the Final Recommended Draft General Plan 2045. It features a dark, textured background with the text 'County of Hawai'i' and 'GENERAL PLAN' in large, bold, white letters. Below this, it says 'Planning for a Sustainable Future'.



Next Steps

Review the plan section by section.

Next is Sustainable Development:
Land Use

Tentative WPC Hearing Dates:

Thu, December 5, 2024 at 5:00 p.m.

Thu, January 2, 2025 at 9:00 a.m.

Fri, January 3, 2025 at 9:00 a.m.

Thu, February 6, 2025 at 9:00 a.m.

Fri, February 7, 2025 at 9:00 a.m.

Mon, March 10, 2025 at 9:00 a.m.

Tues, March 11, 2025 at 9:00 a.m.

Wed, March 12, 2025 at 9:00 a.m.

Information for Upcoming Planning Commission Meetings for
Review of General Plan 2045 at:

[https://www.planning.hawaiicounty.gov/about-us/boards-
committees/planning-commission-applications](https://www.planning.hawaiicounty.gov/about-us/boards-committees/planning-commission-applications)

or by calling 808-961-8288.

A photograph of a red flower with green foliage growing from a dark, rocky, and misty landscape. The flower is in the center-right of the frame, and the background is a dark, rocky slope with mist or smoke rising from it. The text "MAHALO" is overlaid in the center of the image.

MAHALO

County of Hawai'i Planning Department