

LAND USE ORDINANCE: The land use ordinance (LUO) refers to the use district to which land is zoned.

<u>District</u>	<u>Code</u>
R-20 Residential District	02
R-10 Residential District	03
R-7.5 Residential District	04
R-5 Residential District	06
R-3.5 Residential District	07
A-1 Low Density Apartment	11
A-2 Medium Density Apartment	12
A-3 High Density Apartment	13
AMX-1 Low Density Apartment Mixed Use	16
AMX-2 Medium Density Apartment Mixed Use	17
AMX-3 High Density Apartment Mixed Use	18
Resort District	21
B-1 Neighborhood Business District	31
B-2 Community Business District	32
BMX-3 Community Business Mixed Use	33
BMX-4 Central Business Mixed Use	34
I-1 Limited Industrial District	41
I-2 General Industrial District	42
I-3 Waterfront Industrial District	43
IMX-1 Industrial-Commercial Mixed Use	46
AG-1 Restricted Agricultural District	51
AG-2 General Agricultural District	52
Country District	56
P-1 Restricted Preservation	61
P-2 General Preservation	62
F-1 Military & Federal Preservation	63

<u>Special Districts</u>	<u>Planning Instrument</u>			<u>HCDA/Code</u>
	<u>Waikiki</u>	<u>SDD/Kakaako</u>	<u>SDD/Kakaako</u>	
Apartment	+			X2
Resort Commercial	+			X5
Resort Hotel	+			X6
Public	+	+		X7
Waterfront			+	X8
Marine			+	X9
Special			+	XX

+ indicates that the special district indicated is applicable to the planning instrument shown.

Sec. 21-3.10 Zoning district classifications and map designations.

To carry out the purposes and provisions of this chapter, the following zoning districts are established:

Title	Map Designation
Preservation	
Restricted	P-1
Military and federal	F-1
General	P-2
Agricultural	
Restricted	AG-1
General	AG-2
Country	C
Residential	R-20
	R-10
	R-7.5
	R-5
	R-3.5
Apartment	
Low-density	A-1
Medium-density	A-2
High-density	A-3
Apartment Mixed Use	
Low-density	AMX-1
Medium-density	AMX-2
High-density	AMX-3
Resort	Resort
Business	
Neighborhood	B-1
Community	B-2
Business Mixed Use	
Community	BMX-3
Central	BMX-4
Industrial	
Limited	I-1
Intensive	I-2
Waterfront	I-3
Industrial-Commercial Mixed Use	IMX-1
(Added by Ord. 99-12)	

Sec. 21-3.20 Zoning precinct classifications and map designations.

To carry out the purposes and provisions of this chapter, the following zoning precincts are established:

Title	Map Designation
Waikiki Special District	

**TABLE 21-3
MASTER USE TABLE**

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KEY: Ac = Special accessory use subject to standards in Article 5
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ZONING DISTRICTS																					
USES	P-2	AG-1	AG-2	Country	R-20, R-10	R-7.5, R-5, R-3.5	A-1	A-2	A-3	AMX-1	AMX-2	AMX-3	Resort	B-1	B-2	BMX-3	BMX-4	I-1	I-2	I-3	IMX-1
(Note: Certain uses are defined in Article 10.)																					

AGRICULTURE

Agribusiness activities		Cm	Cm																		
Agricultural products processing, minor		P/c	P/c															P/c	P/c		P/c
Agricultural products processing, major		C	C																P/c		
Animal products processing																			P	P	
Aquaculture	P	P	P	P																	
Centralized bulk collection, storage and distribution of agricultural products to wholesale and retail markets		P/c	P/c															P/c	P		
Composting, major	C	C	C																P/c		
Composting, minor	P/c	P/c	P/c																P/c		
Crop production	P	P	P	P																	
Forestry	P	P	P																		
Open land		P	P																		
Roadside stands, accessory		Ac	Ac	Ac																	
Sale and service of machinery used in agricultural production		P/c	P/c															P	P		P

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Sawmills		P/c	P/c																	P		
Storage and sale of seed, feed, fertilizer and other products essential to agricultural production		P/c	P/c															P	P			

ANIMALS

Game preserves	P		P																			
Kennels, commercial			P/c	P/c										P/c	P/c	P/c	P/c	P				P/c
Livestock grazing	P	P	P	P																		
Livestock production, minor		P	P	P																		
Livestock production, major		P/c	P/c																			
Livestock veterinary services		P	P	P																		
Zoos	C		C																			

COMMERCE AND BUSINESS

Amusement and recreation facilities, indoor	P/c												P	P	P	P	P	P	P	P	P	P ²
Automobile sales and rentals, including sales and distribution of automobile parts and supplies															P	P	P	P	P			P
Bars, nightclubs, taverns													P		P/c	P/c	P/c	P/c	P			P/c

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USES (Note: Certain uses are defined in Article 10.)	ZONING DISTRICTS																			
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Business services													P	P	P	P	P	P	P		P
Cabarets													P		P/c		P/c				P/c
Catering establishments													P		P	P	P	P	P		P
Convenience stores										P/c ¹	P/c ¹	P/c ¹	P	Cm P/c	P	P	P	P/c	P/c		P
Dance or music schools										P/c ¹	P/c ¹	P/c ¹	P/c	P	P	P	P				P ²
Data processing facilities																		P	P		P
Drive-thru facilities														P/c	P/c	P/c	P/c	P/c	P/c	P/c	P/c
Eating establishments										P/c ¹	P/c ¹	P/c ¹	P	P	P	P	P	P	P	P	P
Financial institutions										P ¹	P ¹	P ¹	P	P	P	P	P	P	P		P
Home improvement centers															P/c	P/c		P	P		P
Home occupations		Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac			Ac	Ac				
Laboratories, medical														P	P	P	P	P	P		P
Laboratories, research															P	P	P	P	P		P
Medical clinics										P/c ¹	P/c ¹	P/c ¹	P	P	P	P	P				P ²
Neighborhood grocery stores		Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm						Cm	Cm	Cm	
Office buildings														P	P	P	P				P ²
Offices, accessory																		Ac	Ac	Ac	
Off-site joint development																C	C				

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(Note: Certain uses are defined in Article 10.)																					

Dwellings, detached, one-family				P	P	P	P	P	P	P	P	P	P			P					
Dwellings, detached, two-family					P	P	P	P	P	P	P	P				P					
Dwellings, multifamily							P	P	P	P	P	P				P/c	P				
Farm dwellings		P/c	P/c																		
Group living facilities		C	C	C	C	C	C	C	C	C	C	C				C	Cm				
Guest houses (R-20 only)					Ac																
Hotels													P				P		Cm		Cm
Roomers/Rooming				Ac	Ac	Ac															
Special needs housing for the elderly							C	C	C	C	C	C				C	C				
Time sharing								P/c					P								
Transient vacation units								P/c					P								
Vacation cabins	Cm																				

INDUSTRIAL

Base yards																		P/c	P/c	P/c	P/c
Building or similar contracting and home improvement and furnishing services, and materials and equipment sales or distribution;																		P	P		P

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provided incidental storage of materials or equipment is within fully enclosed buildings																					
Centralized mail and package handling facilities																		P/c	P	P	P/c
Explosive and toxic chemical manufacturing, storage and distribution																			C		
Food manufacturing and processing														P/c	P/c	P/c	P	P	P	P	
Freight movers																		P/c	P		
Heavy equipment sales and rentals																		P/c	P		
Linen suppliers																		P	P		
Manufacturing, processing and packaging, light																		P	P	P	P
Manufacturing, processing and packaging, general																		P/c	P	P	
Maritime-related vocational training, sales, construction, maintenance and repairing																			P	P	
Motion picture and television production studios														P/c	P/c			P	P		P

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not motorized														C	C	C		C	C	C		Cm
Amusement facilities, outdoor, motorized														C	C	C		C	C	C		Cm
Golf courses	PRU P/c												P									
Marina accessories	Cm													Cm		Cm	Cm	Cm		P	P	P/c
Recreation facilities, outdoor	Cm		Cm	Cm										P	Cm	Cm	Cm	Cm				

SOCIAL AND CIVIC SERVICE

Art galleries and museums														P	P	P	P	P				P ²
Cemeteries and columbaria	P		Cm																			
Colleges, business														P		P	P	P				
Day-care facilities			C	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	P	P	P	P	P	P	P			P
Hospitals	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU
Meeting facilities			Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	P	P	P	P	P	P/c	P/c			P
Prisons	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU
Public uses and structures	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
Schools, business													P	P	P	P	P	P				
Schools: Elementary, intermediate			Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm		P	P	P	P					

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and high																					
Schools, language				P/c	P/c	P/c	P/c	P/c	P/c	P/c	P/c	P/c	P/c	P	P	P	P				
Schools, vocational, technical, industrial, trade																	P	P			P
Schools, vocational, which do not involve the operation of woodwork shops, machine shops or other similar features													P	P	P	P	P				P
Theaters													P	P	P	P	P				P ²
Universities, colleges	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU

TRANSPORTATION AND PARKING

Airports	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU	PRU
Automobile service stations														Cm	P	P	P	P	P	P	P
Car washing, mechanized														P/c	P/c	P/c	P/c	P/c	P/c		P/c
Commercial parking lots and garages										P/c ¹	P/c ¹	P/c ¹	P	P	P	P	P	P	P		P
Heliports																			P		
Helistops		C	C										C		C	C	C	C	P	P	C

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Joint use of parking facilities				Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm
Off-site parking facilities				Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm
Truck terminals																			P	P	

UTILITIES AND COMMUNICATIONS

Antennas, broadcasting	Cm	Cm	Cm															C	C	C	C
Antennas, receive-only	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac	Ac
Broadcasting stations													P		P	P	P	P	P	P	P
Utility installations, Type A	P/c	P/c	P/c	P	P	P	P	P/c	P/c	P	P/c	P/c	P/c	P/c	P/c	P/c	P/c	P/c	P/c	P/c	P/c
Utility installations, Type B	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm
Wind machines		Cm	Cm	Cm										Cm	Cm				Cm	Cm	Cm

MISCELLANEOUS

Historic structures, use of	Cm	Cm	Cm	C	C	C	C	C	C	C	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm
Joint development	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm	Cm

Where a proposed use is not specifically listed above, the director shall review the proposed use and, based on its characteristics and its similarity to the uses listed above, shall determine the regulatory requirements for that use.

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¹ Commercial use subject to special density controls (see Table 21-3.3 and Section 21-3.90-1(c)(4)).

² Commercial use subject to special density controls (see Table 21-3.5 and Section 21-3.140-1(c)).

(Added by Ord. 99-12; Am. Ord. 00-09, 01-12, 02-63, 03-37)