

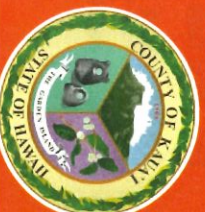
# OPEN

*Urban/Sloping  
less than 10%*



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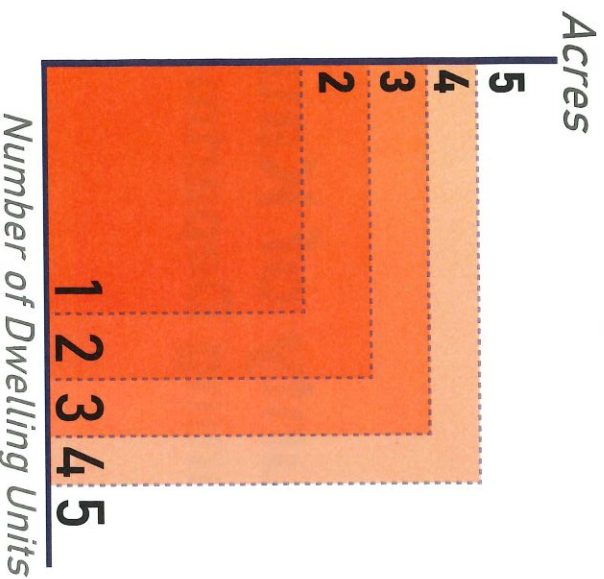
**County of Kaua'i**  
Planning Department  
**PARCEL BUILD OUT GUIDE**



# County Zoning: Open State Land Use District: Urban

Parcels located within an area designated "Urban" by the State Land Use Commission, one (1) single family detached dwelling unit per one (1) acre of land shall be permissible if the existing average slope of the parcel is no greater than ten percent (10%).

## Dwelling Unit Count by Parcel Acreage Threshold



## Parcel Configurations

- Guest House (GH)
- Dwelling Unit (DU)

**1** ■ ■  
Parcels less than 2 acres qualify for 1 DU and 1 GH

**2** ■ ■ ■  
Parcels between 2 acres and 2.99 acres qualify for 2 DUs and 1 GH

**3** ■ ■ ■ ■  
Parcels between 3 acres and 3.99 acres qualify for 3 DUs and 1 GH

**4** ■ ■ ■ ■ ■  
Parcels between 4 acres and 4.99 acres qualify for 4 DUs and 1 GH

**5** ■ ■ ■ ■ ■ ■  
Parcels between 5 acres and 5.99 acres qualify for 5 DUs and 1 GH

\*For each additional acre, the lot qualifies for another DU.

## Guest House (GH)

Parcels located in Agriculture or Open zoning are permitted to have 1 Guest House (GH) per lot of record.

"Guest House" means a building with a floor area of no more than five hundred (500) square feet, may contain a kitchen, and is used for dwelling purposes by guests, tenants, or owner(s). A guest house shall not be used for a transient vacation rental (TVR) or homestay operation within or outside of the visitor destination area (VDA).

## Structure Terminology

### Design Features:

	Kitchen	Bathroom	Max Sq. Ft.	CPR Capable
DU	Must Have	Must Have	None	Yes
GH	May Have	May Have	500*	No

\*Max sq.ft. thresholds only count enclosed spaces