Honolulu Land Information System (HoLIS)

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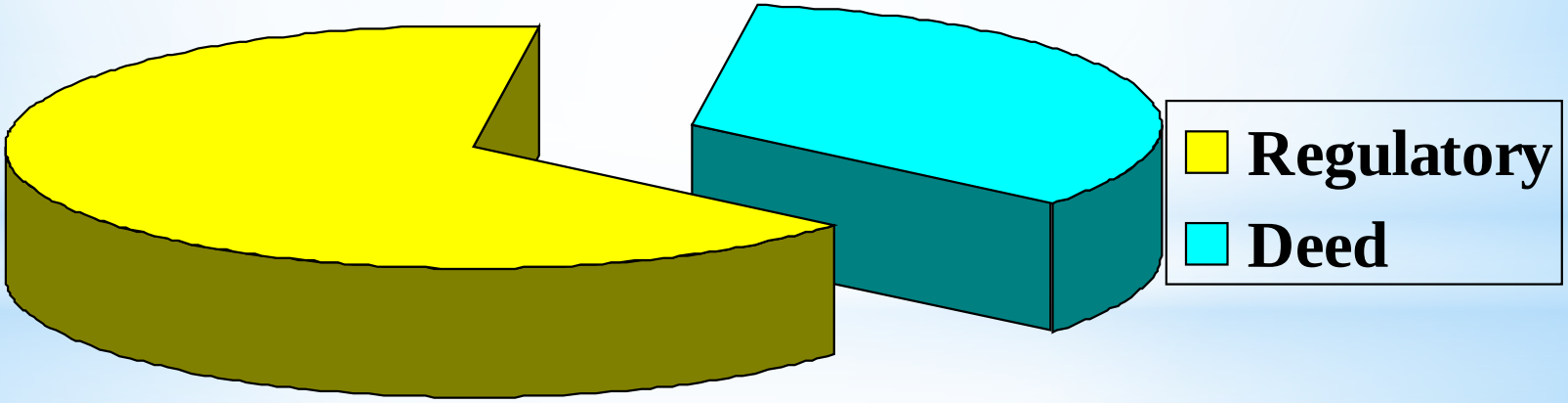
GIS Administrator

City and County of Honolulu

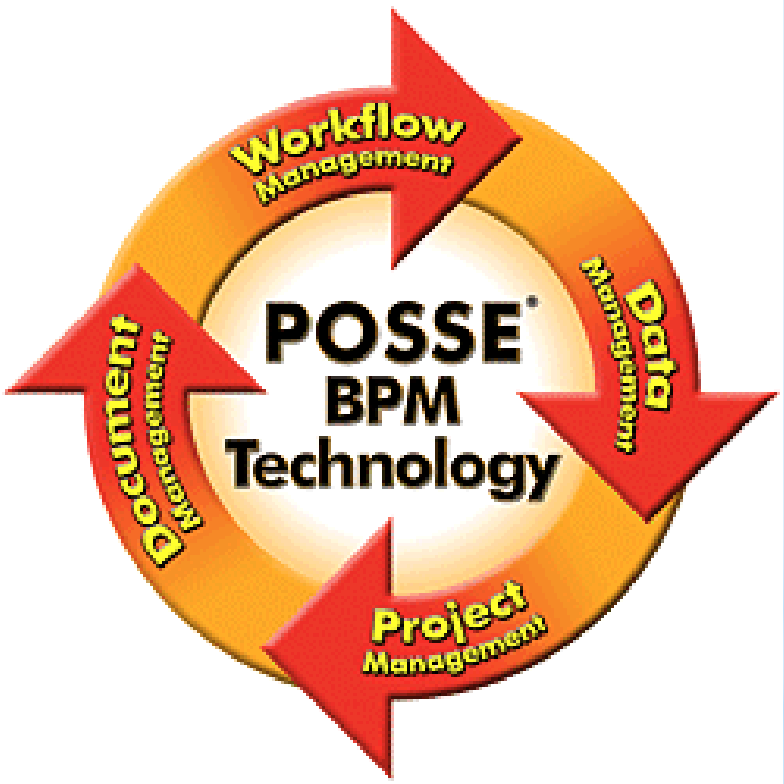
Honolulu Geo-Spatial Data
Land Information System (LIS)

- Primary use of GIS at Local Government is for recording, mapping, and managing land related records.
  - Regulatory, i.e. Subdivision, Construction Permits, Zoning/Land Use, and Special Districts
  - Land Interest and Rights, e.g. Ownership, Easement, Land Court
  - Parcel boundaries are framework for all other layers, i.e. needed to determine relationships to infrastructure and facilities.



Core Component

- POSSE - Work Management System
  - Modifiable Off-The-Shelf product (MOTS)
  - Configurable Data Model
  - Manages Operational processes and data, not document flow
  - Object based on customers, job IDs, land objects, documents.
  - Tracks process, status changes, and assignments
  - Integrates of data sets, types, and software
  - Generates standardized documents and reports
  - Power is flexibility in defining a “Job”.



Cadastre, Cadastral Maps, and the Parcel Fabric

- Cadastre – A records of interests in land, encompassing both the nature and extent of the interests (maps and other descriptions).
- Cadastral Maps – Graphical portrayals of the legal descriptions of land parcels. Typically maintained for tax assessment purposes.
- Parcel – Physical Area of land with legally defined boundaries, usually recorded in a Land Title Recordation System.
- Parcel Fabric - A parcel fabric is a representation of the record of survey/title for an area of land.

Regulatory vs. Tax

- Subdivision – A division of land into 2 or more lots, parcels, or other divisions (e.g. easements), for purposes such as sales, lease, rental, or transfer of title or interest. (also Consolidations).

- Regulatory subdivision – Permitted for development purposes, to comply with Land Use Ordinances, e.g. R-5.

- Taxable Subdivision – Performed for tax assessment and collection purposes.

Reasons for Differences:

There are many reasons why Regulatory (approved subdivision) parcels may differ from the Tax Office parcels. Some examples are...

- **Tax office consolidates two parcels with the same owner for tax assessment purposes.**
- **Condominium Property Regime CPR formerly HPR**
- **Lease Lots**
- **Land Titles**
- **DPP has done updates to the parcels but new TMK's have not been assigned yet.**

Different Parcel Types

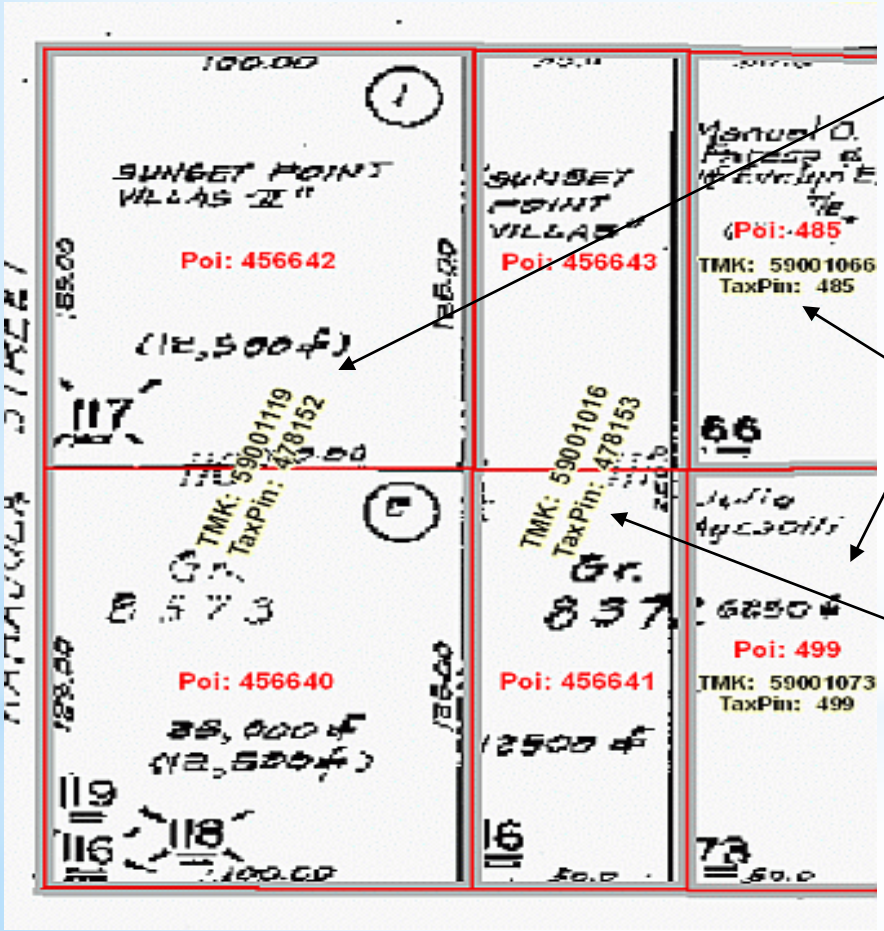
GIS parcel layer has 3 different parcel Types: Tax and Regulatory, Regulatory Only and Tax Only.

1. **Tax and Regulatory Parcels - parcels that have the same geometry for both Dpp and Tax office.**
2. **Regulatory Only Parcels - parcels that are DPP approved parcels.**
3. **Tax Only Parcels - parcels that are approved by the Tax office for Tax Assessment purposes.**

Parcel Object Ids (POI), TaxPIN, and TMKs

- **Parcel Object Identifier (POI or POID) are used to identify Regulatory Parcels which are approved by DPP.**
- **TAXPIN are TAX ID numbers assigned by GIS to give Tax Parcels a unique ID.**
- **TMKs that are 8 digit numbers are assigned by the Real Property Tax office for tax assessment purposes.**
- **A Regulatory and Tax parcel will have a POI that is equal to the Tax Pin and it will have a TMK (most common occurrence).**
- **A *Regulatory Only* parcel *will have a POI but no Tax pin or TMK*.**
- **A *Tax Only* parcel *will have a Tax Pin and TMK but no POI*.**

REGULATORY ONLY and TAX ONLY PARCELS



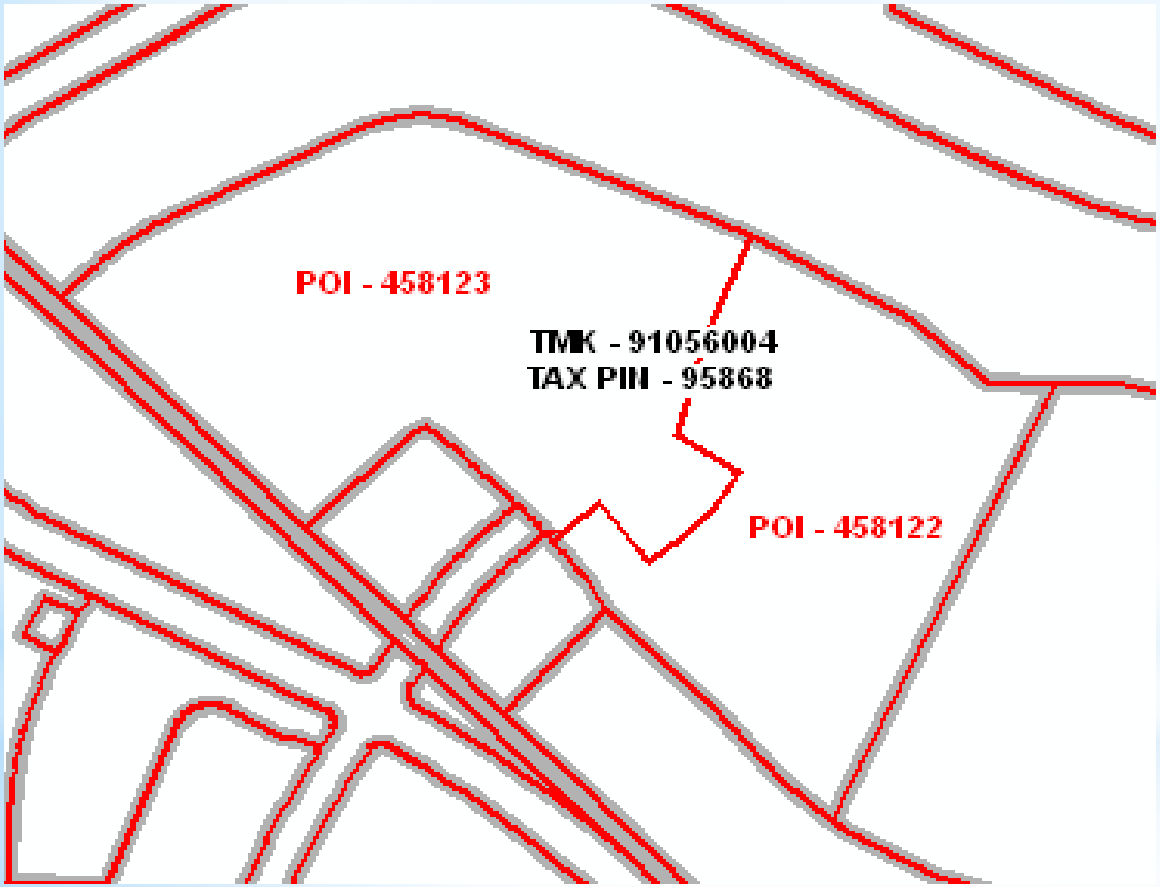
Tax only parcel with TMK 59001119 has tax pin 478152 which occupies the same spatial area as 2 regulatory only parcels POIs 456642 and 456640.

Regulatory and Tax parcels match, so each has POI, TaxPIN, and TMK.

Tax only parcel with TMK 59001016 has tax pin 478153 which occupies the same spatial area as 2 regulatory only parcels POIs 456643 and 456641

BOLD GREY LINES ARE THE TAX PARCEL BOUNDARY, THIN RED LINES ARE THE REGULATORY BOUNDARY

TAX ASSESSMENT CONSOLIDATIONS:



Parcel subdivided by DPP

RPA has not assigned separate TMK's

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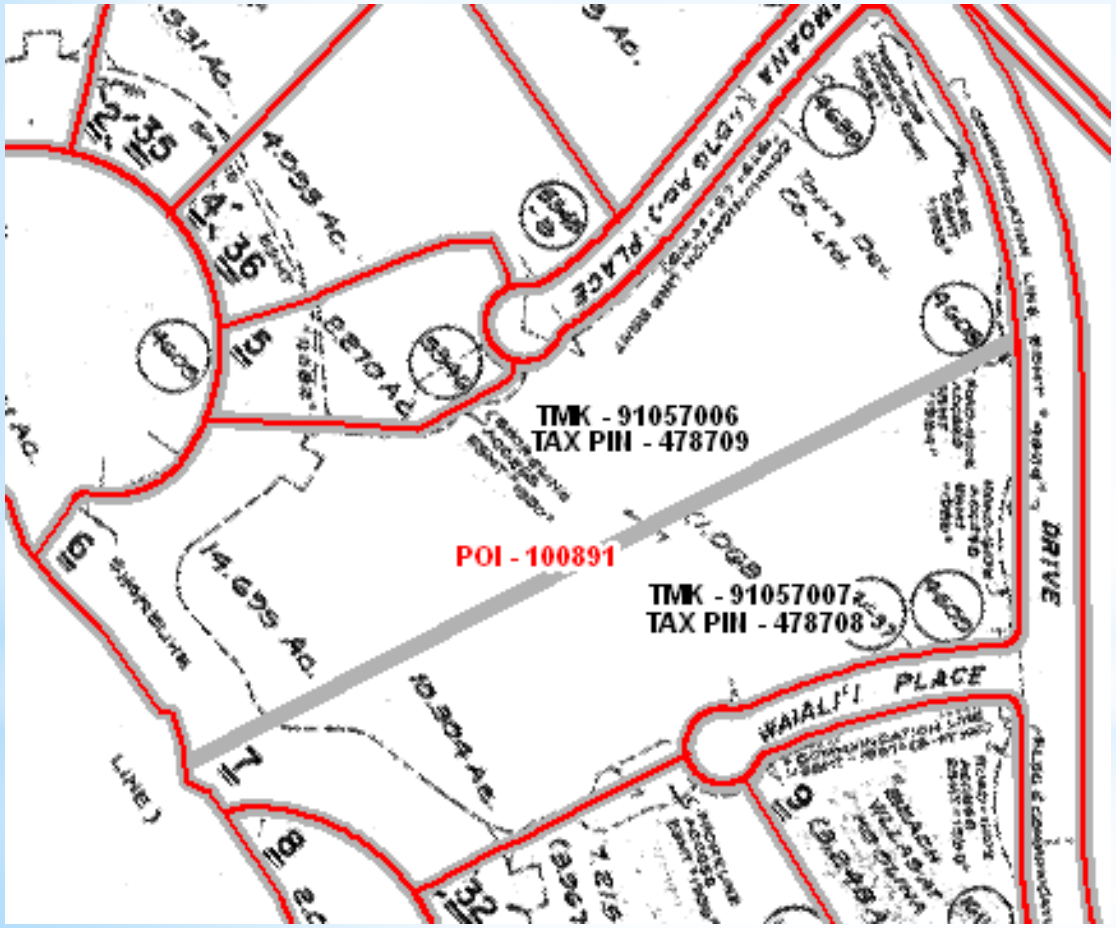
Tax Assessment Subdivision



RPA has assigned 2 separate TMK's

DPP has no subdivision for POI 100891

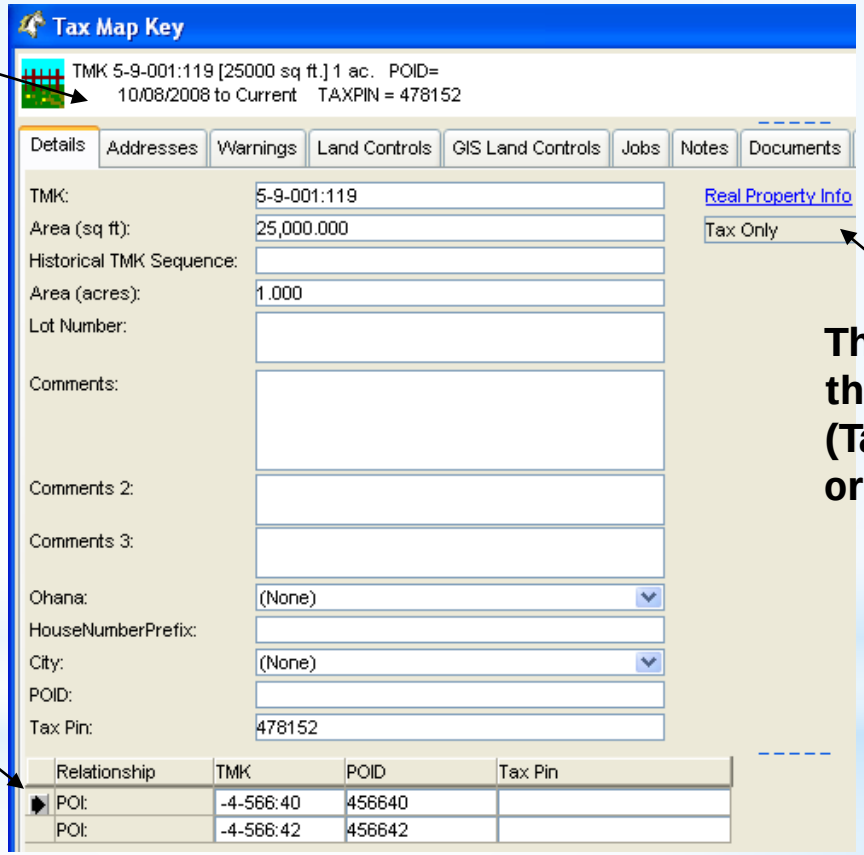
BOLD GREY LINES ARE THE TAX PARCEL BOUNDARY
THIN RED LINES ARE THE REGULATORY BOUNDARY

How this affects permitting.

Look up by TMK or Taxpin object

The Display Format of the Tax Map Key window displays the TMK, POID and TAXPIN

The grid at the bottom displays the overlapping parcels of Tax-Only or Reg-Only parcels. (Tax-Only parcels display overlapping Reg-Only parcels; Reg-Only Parcels show the overlapping Tax-Only parcels) You can double click on any of the overlapping parcels to open the Tax Map Key window of that TMK object.



This detail displays the type of parcel (Tax & Reg, Tax Only, or Reg Only)

Why you need to know the "*POI"

Look up by Poi

The Display Format of the Tax Map Key window displays the TMK, POID and TAXPIN

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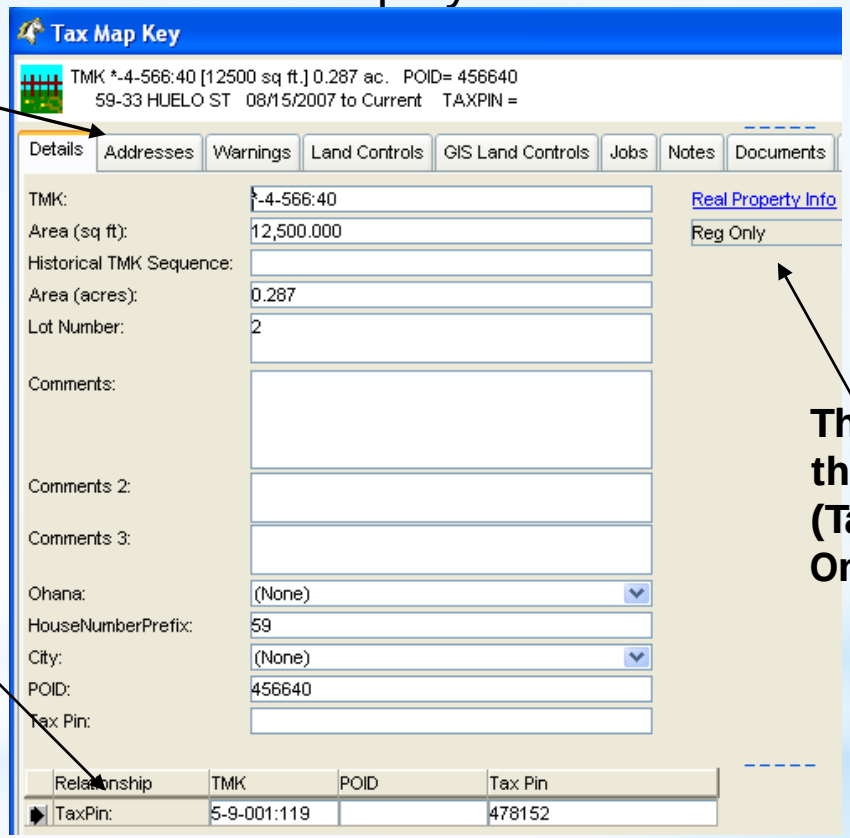

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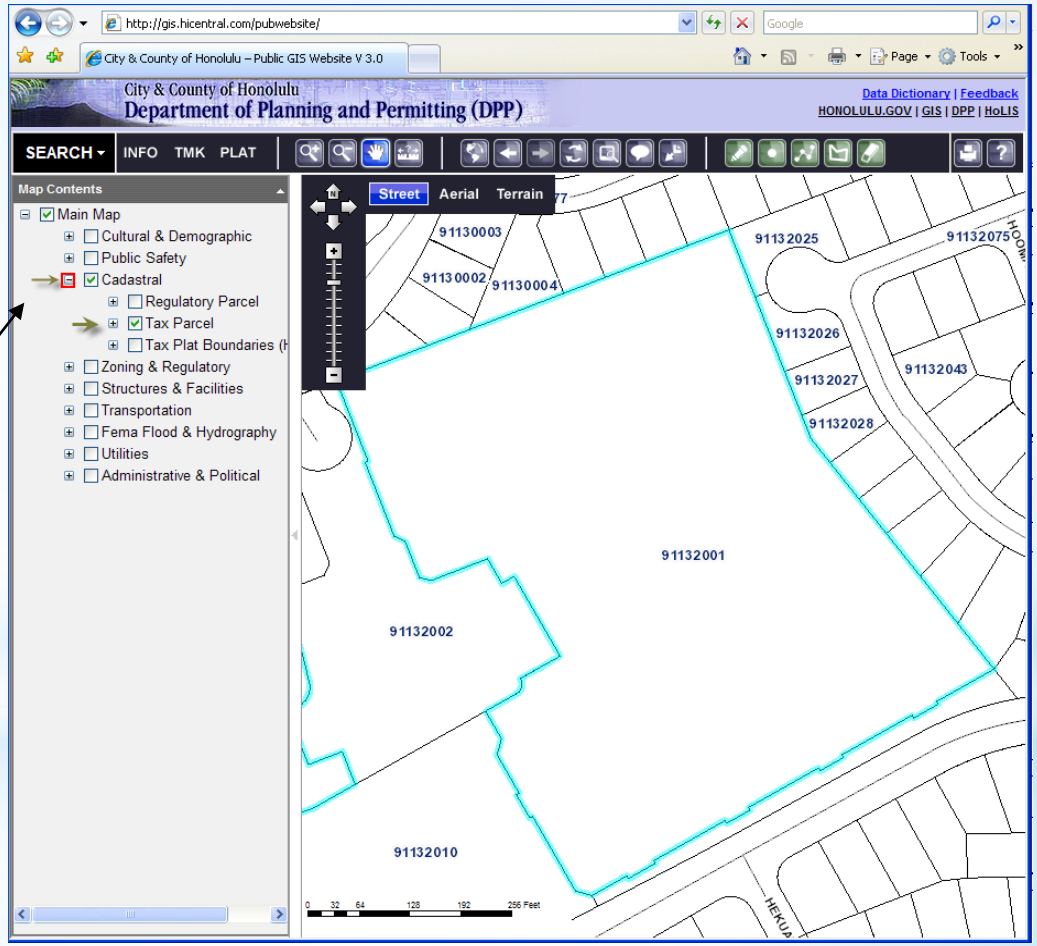
Regulatory parcels will display an *poi in the TMK field

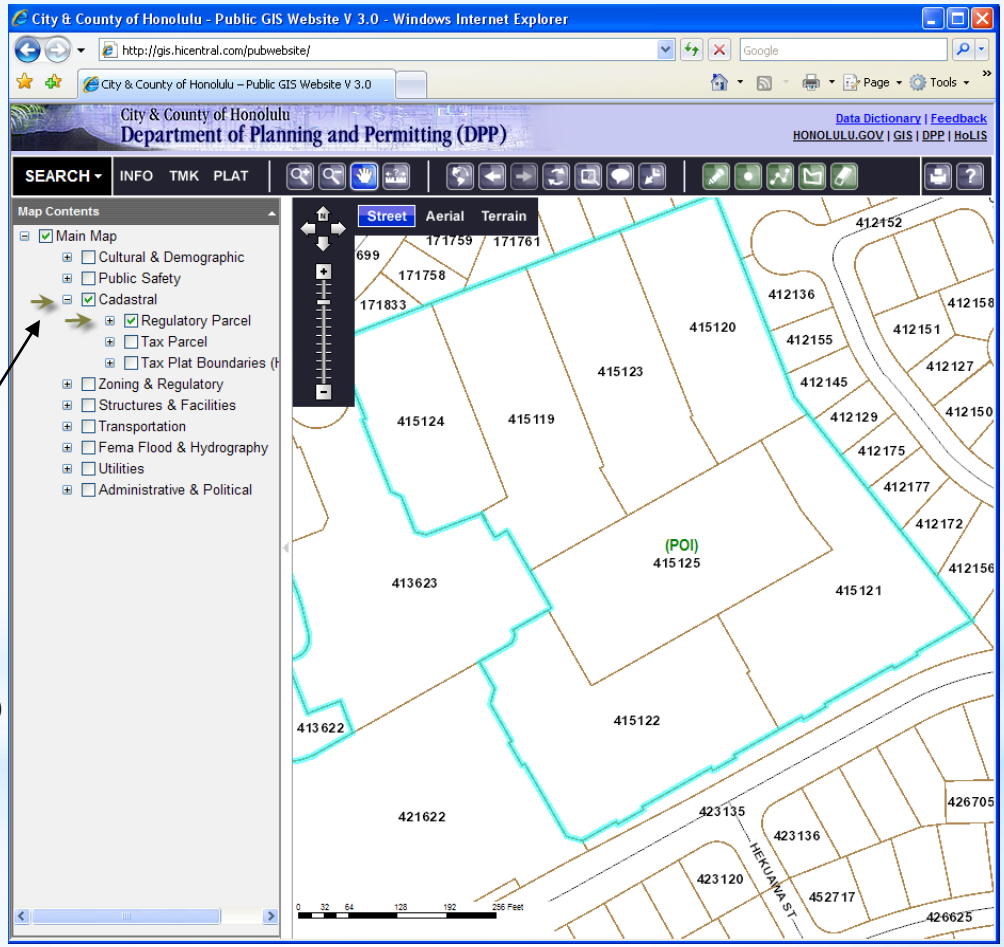
GIS website: Tax Parcel View

Table of Contents show all the layers available

To view parcels you need to check on main group "Cadastral" then check on the parcels type that you want to view.



GIS website: Regulatory Parcel View



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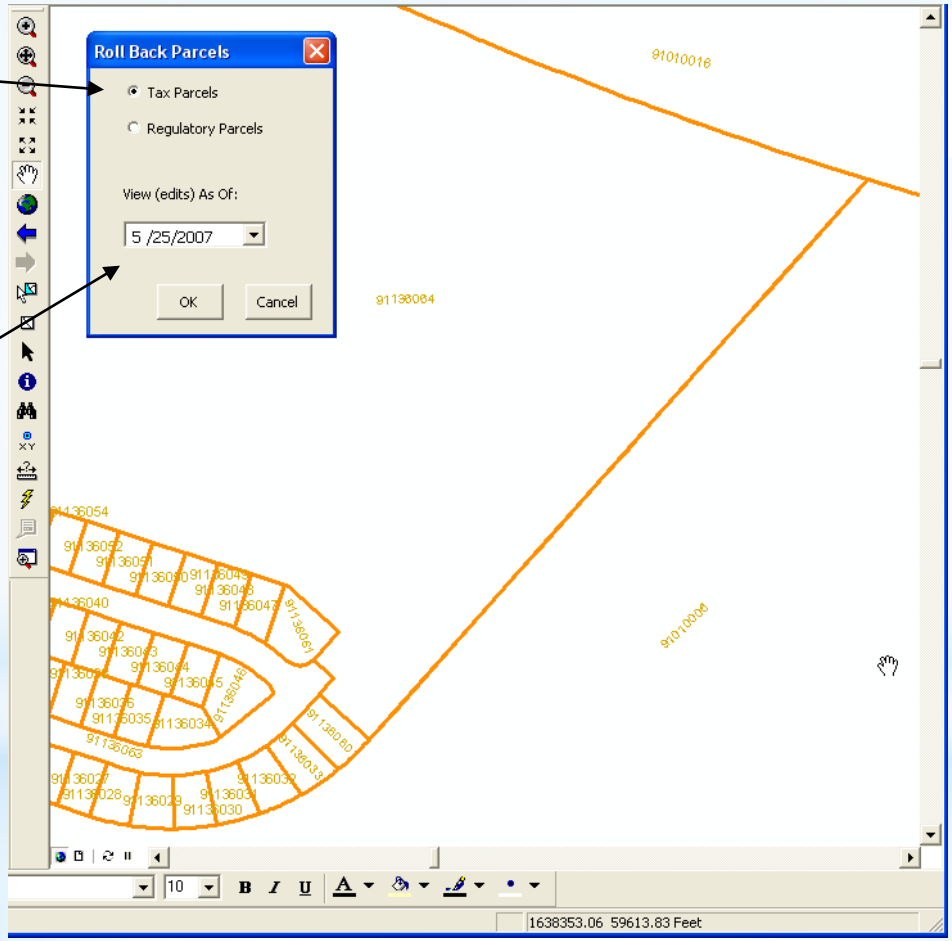
Parcel History

In box you can decide if you want to view Tax Parcels or Regulatory Parcels.

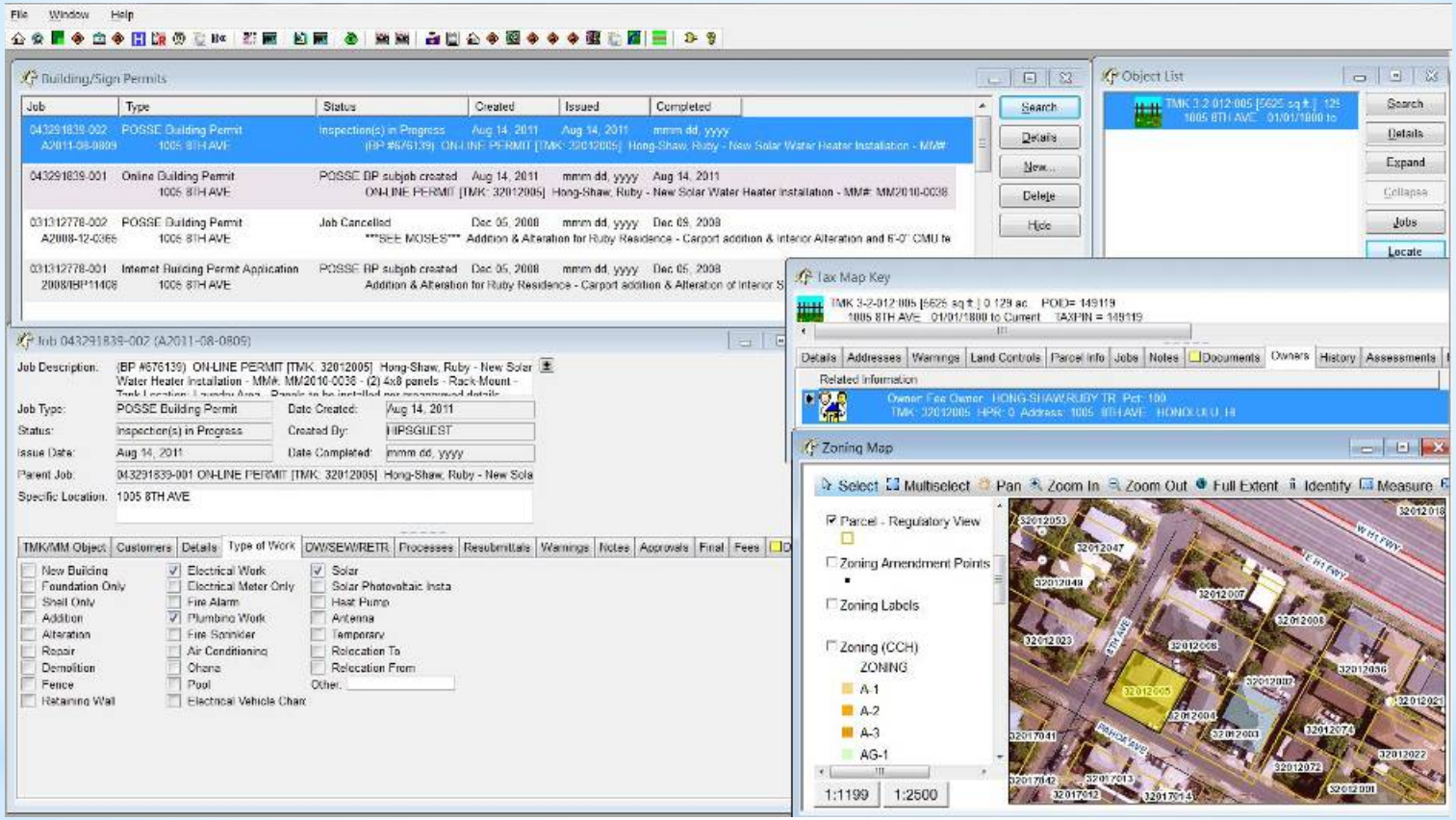
Then you will determine the date that you want to view



Historic View of Tax Parcels

Historic View of Parcels are available to City GIS users. Under Cityview Tools click on Roll back parcels to prior date.

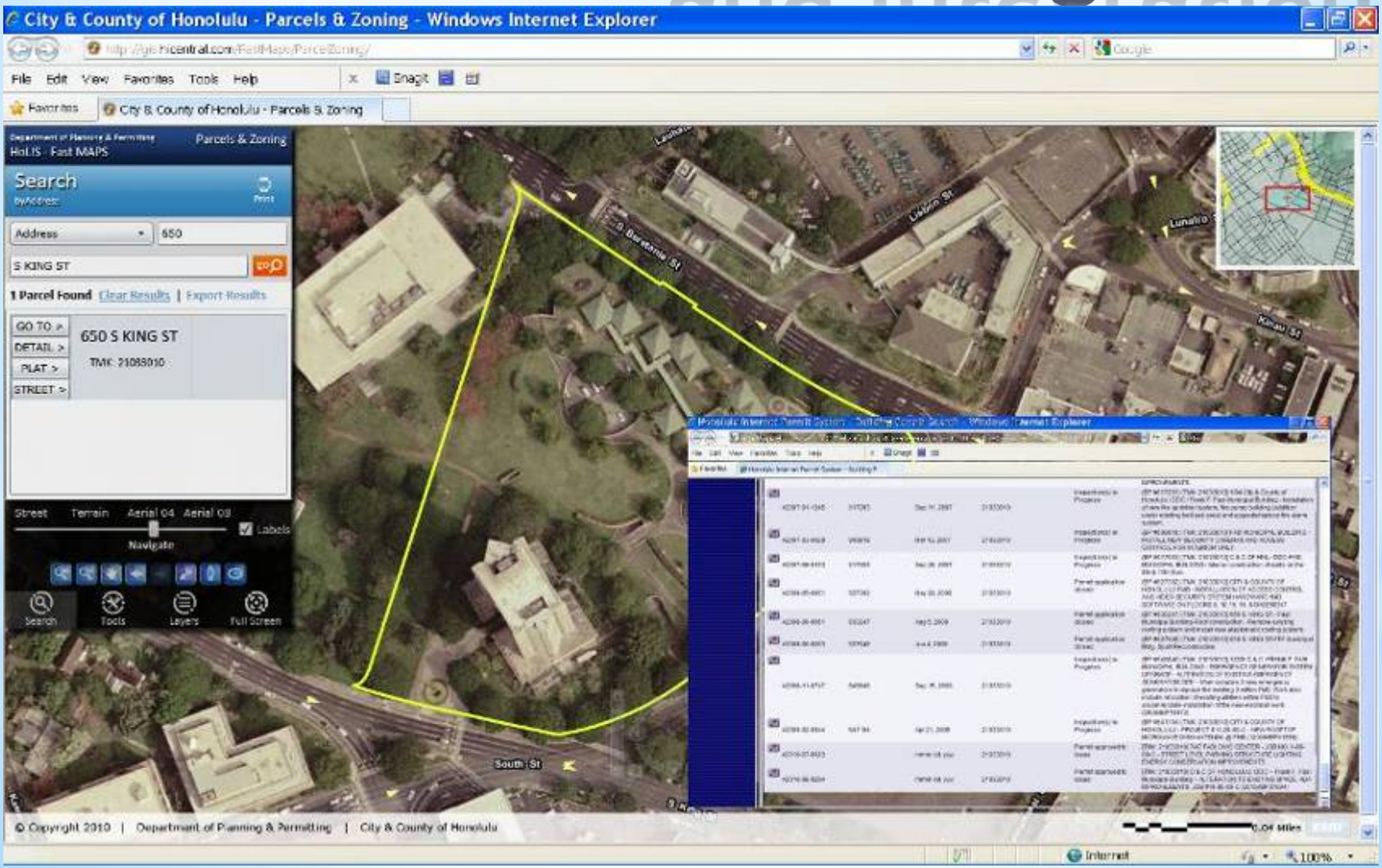
Permits: An Economic Engine



- **Economic Development**
  - **$1.9B in Permit Construction Values**
- **Generates Revenue**
  - **$13M in permit fees**

- Tax Revenue Supplier
  - $5M in new taxes each year.
- Jobs
  - Construction Industries

Permitting – OnLine Access and Integration



DPP Web Public Services

CITY AND COUNTY OF HONOLULU

Department of Planning and Permitting (DPP)

Aloha. We provide services and information on building permits, development projects, and planning activities for the City and County of Honolulu.

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Welcome to the Department of Planning & Permitting (DPP) Online Services

Thank you for visiting our online services! We hope to provide informational resources that will assist in your planning and permitting needs. Access the Honolulu Internet Permit System to get up-to-date status information and research parcel information. Use HONline and get an online building permit for certain types of work that do not require plan reviews, or submit an application and make an appointment. Save time and do it online!

Explore the island of Oahu through the Honolulu Land Information System by using GIS and create your own maps with layers of information that you can turn on or off, then print. View a variety of map services or use the links to access additional maps.

Use the Online Customer Service if you need to file a complaint for code violations or if you need to contact someone in the Department of Planning & Permitting.

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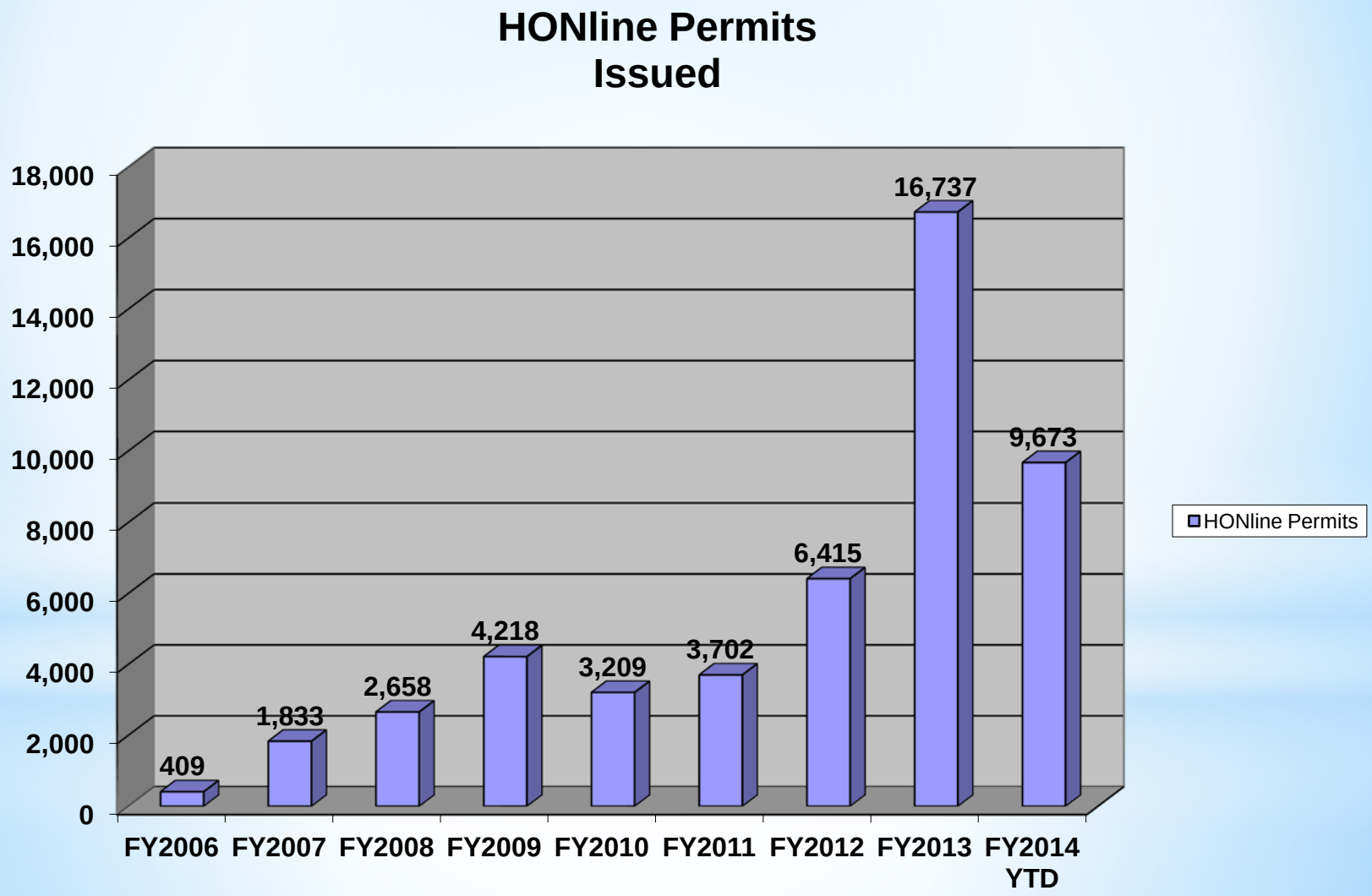
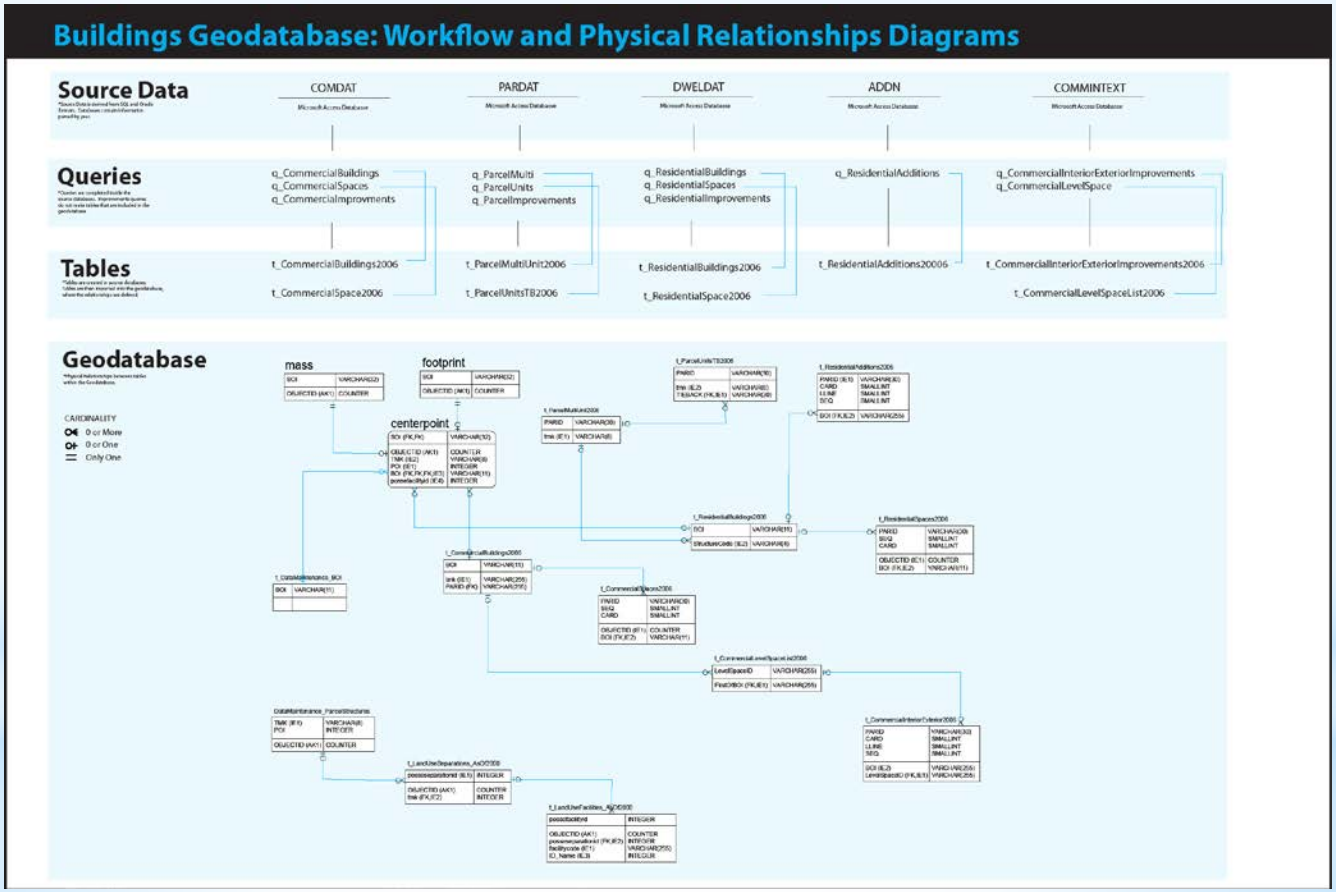
The Permitting Toolkit

HONLine Permitting



Structures Object IDs (SOIs)



Mahalo ! ! !

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