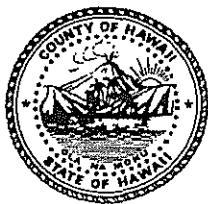


Harry Kim  
Mayor



Christopher J. Yuen  
Director

Roy R. Takemoto  
Deputy Director

## County of Hawaii

### PLANNING DEPARTMENT

Aupuni Center • 101 Pauahi Street, Suite 3 • Hilo, Hawaii 96720  
Phone (808) 961-8288 • Fax (808) 961-8742

August 9, 2005

Arnold K. Beckenhauer  
76-950 Hualalai Rd.  
Kailua-Kona, Hawaii 96740

Dear Mr. Beckenhauer:

Additional Farm Dwelling Agreement Application (FDA-05-000080)

Applicant: Arnold K. Beckenhauer

Owner: Arnold K. Beckenhauer

Diane F. Beckenhauer

State Land Use: Rural

County Zoning: Residential Agricultural (RA-05a)

Land Area: 2.4425 acres

TMK: (3) 7-6-006: 009

We are returning your Additional Farm Dwelling Agreement Application and required submittals, which were received in this office on August 1, 2005.

The Additional Farm Dwelling Agreement procedure is applicable to lands designated as Agricultural by the LUC. Since this parcel is designated Rural, the AFDA is an inappropriate means for placing a second dwelling on it.

The subject property is located in the RA-.5a zoning district. Listed under permitted uses in this zoning district, "Dwelling, single-family, one per building site." In the section titled "other regulations", "An ohana dwelling may be located on any building site in the RA district..."

Upon further review of the records on file with this office it is noted that an Ohana dwelling permit was issued for this property on March 17, 1989. This permit is still valid.

Please note that the Ohana dwelling is considered a farm dwelling and you should read, understand and submit the enclosed farm dwelling notice upon application for the building permit. The Ohana Dwelling must conform to the current Zoning Code. The height limit for a detached Ohana dwelling shall be 25'-0." This lot is a flag lot and all property lines are considered side yards, the required setbacks are 25'-0." A minimum clear space between the two dwellings of 15'-0" shall be provided. Please also delineate the two parking stalls for the dwelling as well.

AUG 15 2005

Arnold K. Beckenhauer  
8/9/05  
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The Ohana dwelling shall conform to the requirements of the Department of Public Works, the Department of Water Supply, the State Department of Health and the County Fire Department.

If you have any questions please call Deanne Bugado of our West Hawaii Office at 327-3510.

Sincerely,

  
CHRISTOPHER J. YUEN  
Planning Director

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xc: Planning Department – Kona