

Harry Kim
Mayor



Christopher J. Yuen
Director

Roy R. Takemoto
Deputy Director

County of Hawaii

PLANNING DEPARTMENT

101 Pauahi Street, Suite 3 • Hilo, Hawaii 96720-3043
(808) 961-8288 • Fax (808) 961-8742

March 30, 2005

Terry Schoneberg (R)
Sunrise Properties, Inc.
Hilo Lagoon Center
101 Aupuni Street, Suite 106
Hilo, HI 96720

Dear Mr. Schoneberg:

DETERMINATION OF PRE-EXISTING LOTS OF RECORD

Olaa Reservation Lots, Puna, Island of Hawaii, Hawaii
TMK: 1-8-07:76 (SUB 4812)

We have received your letter of March 9, 2005. We have reviewed the documents submitted, our department records and those of the Department of Finance – Real Property Tax Division (RPT) in accordance with Article 11 (Pre-existing Lots) of the Subdivision Code (Sections 23-117 through 23-120). Our review of the records have found the following:

1. According to records from the Real Property Tax Division, this parcel was first assessed for tax purposes June 22, 1982. This new parcel is also identified as Lot 257-A which was created by Subdivision No. 4812 which was approved by the Planning Director on June 7, 1982.
2. Subdivision No. 4812 is the result of the "Consolidation of a portion of Lot 255 and Lot 256 being portions of Grant 4350 to J. Pope Howatt, Lot 257, Grant 4348 to Chas. J. Wall and a portion of Lot 258 being a portion of Grant 4389 to A. F. Wall and Resubdivision of said Consolidation into Lots 255-A, 256-A, 257-A and 258-A."
3. The Grants you submitted are the original conveyance documents. The lands described in these documents have been subdivided and no longer exist as legal entities.

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In view of the above, we have determined that the subject property is one (1) lot, Lot 257-A, 38.3460 acres in area. "Lot 256" has been extinguished and no longer exists. In order for you to make two (2) separate TMK's, you will need to have two (2) lots created in conformance with the Subdivision Code.

Should you have any questions, please feel free to contact this department.

Sincerely,



CHRISTOPHER J. YUEN

Planning Director

RKN:lnm

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