

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

February 24, 2005

Glenn G. Ahuna  
141 Mohouli Street  
Hilo, HI 96720

Dear Mr. Ahuna:

#### DETERMINATION OF PRE-EXISTING LOT

TMK: 2-2-21:29; Waiakea Houselots, Waiakea, South Hilo, Hawai'i

This is to acknowledge receipt of your letter of January 5, 2005, and documents regarding the subject matter.

Please be advised that we have reviewed the documents submitted, our department records, as well as those of the Real Property Tax Division, and determined that the subject property (Parcel 29) consists of two (2) separate legal lots of record:

- 1) Lot 28, Being a Portion of Grant 9337, consisting of 11,391 square feet; and
- 2) Lot 28-B, Being a Portion of Grant 9337, consisting of 4,458 square feet.

These two pre-existing lots were created by Subdivision No. 1975, approved by the Planning and Traffic Commission on June 21, 1963, to allow for the acquisition of land, purchase of easements and creation of rights-of-way associated with the construction of the Wailoa Stream and Tributaries, Flood Control Project. We have no further record of a formal consolidation of Lot 28 and Lot 28-B on file with this office. Therefore, these two lots remain separate lots of record.

It is our understanding that, based on this information provided regarding pre-existing lots, you may be requesting the purchase of one of these pre-existing lots (Lot 28-B) from the County of Hawaii. If this proposed purchase would result in the submittal of an application for consolidation and/or resubdivision of the Lot 28-B with your existing and adjoining property (Parcel 30), it would result in the development of specific metes and bounds for the consolidated or subdivided lots. If consolidation and resubdivision is not the intent, you may want to have a modern metes and bounds survey be conducted for a more accurate and current land area determination and that a map reflecting this information may be submitted for certification.

*Hawai'i County is an Equal Opportunity Provider and Employer*

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A request for separate tax map key parcel numbers should be in writing to this department.

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

Sincerely,



CHRISTOPHER J. YUEN  
Planning Director

DSA:Inm

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xc: DPW-Engineering Division (Hilo)  
Department of Finance  
Tax Maps and Records Supervisor I  
Real Property Tax Division-Hilo  
Manager-DWS  
SUB 1975 (State of Hawaii/County of Hawaii)  
CON 660 (Yamashiro)