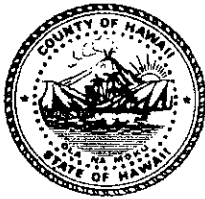


William P. Kenoi  
Mayor



Duane Kanuha  
Director

Bobby Command  
Deputy Director

West Hawai'i Office  
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**County of Hawai'i**  
PLANNING DEPARTMENT

East Hawai'i Office  
101 Pauahi Street, Suite 3  
Hilo, Hawai'i 96720  
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April 29, 2015

Charles K. NovoGradac and Deborah A. Milks  
P.O. Box 1166  
Lawrence, KA 66044

Dear Mr. NovoGradac & Ms. Milks:

**Pre-existing Lots of Record Determination**  
**TMK: 3-5-001:053**

We have received your correspondence of April 10, 2015.

We have reviewed the information 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 has confirmed the following:

1. Registered Map No. 2582, Hawai'i Territory Survey, Pāpa'aloa Homesteads, dated "June-Dec 1916," Grant 8987, Lot 41, 15.65 acres less 0.11 acres for the flume, net area 15.54 acres;
2. Lot 41 of the Pāpa'aloa Homesteads, being also Land Patent Grant 8987, containing 15.65 acres (gross area), less 0.11 acres for a flume right-of-way, leaving 15.54 acres (net area), the Grant dated April 6, 1926;
3. Boundary Survey dated July 1, 1993 depicting said Lot 41 as Lot 41-A, 13.92 acres and Lot 41-B, 1.59 acres, and Flume right-of-way (10 feet wide); and
4. We do not have any record of these lots and flume having been consolidated with any other lands adjoining them.

Given the above, we reconfirm that there are two (2) pre-existing lots of record and the flume right-of-way.

15-098172  
MAY 01 2015

Charles K. NovoGradac and Deborah A. Milks  
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Although nonconforming as to lot size (A-20a zoning), these lots could be built upon within the parameters of the setback requirements. The individual lots could be sold separately as well.

Should you be able to acquire the flume right-of-way, it would be possible to consolidate the lots with it and then resubdivide them into two (2) buildable lots of more equitable areas.

A request for an additional Tax Map Parcel number should be addressed to our Tax Maps and Records Section. Please be aware that there will be no notification of the issuance of the additional parcel number and you are advised that periodic checks of the plat map on our web site at <http://www.hawaiicounty.gov/tax-maps/current/zone-3/section-5/> is advised.

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

Sincerely,



DUANE KANUHA  
Planning Director

JRH:lnm

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xc: Tax Maps and Records Supervisor  
Real Property Tax Division-Hilo  
Manager, DWS  
G. Bailado, GIS Analyst (via e-mail)