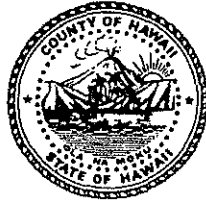


William P. Kenoi
Mayor



Bobby Jean Leithead Todd
Planning Director

Margaret K. Masunaga
Deputy Planning Director

County of Hawaii

PLANNING DEPARTMENT

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

July 9, 2010

Chrystal Thomas Yamasaki, LPLS
Wes Thomas Associates
75-5749 Kalawa Street
Kailua-Kona, HI 96740-1818

Dear Ms. Yamasaki:

DETERMINATION OF PRE-EXISTING LOTS
Portion of Land Commission Award 7716, Apana 4
Hōlualoa 1st & 2nd, North Kona, Island of Hawai'i, Hawai'i
Tax Map Key: 7-6-010:017

This is in response to your request dated June 16, 2010.

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 has found the following two (2) lots in concurrence with your assertions:

1. A 1.483 acre portion of Allotment 97, Subdivision No. 862, reduced in size as Parcel A, a 1.436 (± 62,551 sq.ft.) acre remainder lot created by Subdivision No. 3758-b for road widening purposes; and
2. Parcel A, a 0.442 acre (± 19,253.5 sq.ft.) portion of Allotment 97, Subdivision No. 862-a.

We do not have any records of these lots being legally consolidated with each other or any other lot adjoining them.

Chrystal Thomas Yamasaki, LPLS
Wes Thomas Associates
Page 2
July 9, 2010

In view of the above, we confirm that Parcel 017, currently depicted as one (1) parcel on the Tax Map Plat (3) 7-6-010, is indeed comprised of two (2) separate legal lots of record.

Parcel B of SUB 862-a has not been addressed. SUB 2117 which created Parcels 034, 035, 036, etc., does not refer its consolidation and resubdivision with Parcel 008. With this determination and considering SUB 2117, Parcel B no longer exists, if indeed it was ever recorded.

Please be aware that we have concerns with regard to the placement of improvements in relation to the "rediscovered" property line.

The request for an additional TMK Parcel number has been directed to our Tax Maps and Records Section for appropriate action.

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

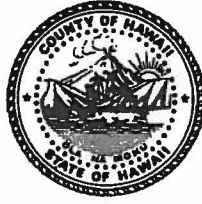
Sincerely,


BJ LEITHEAD TODD
Planning Director

JRH:lnm
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xc: ~~Tax~~ Maps and Records Supervisor
Real Property Tax Division-Kona
Manager, DWS
Director, DPW

William P. Kenoi
Mayor



Bobby Jean Leithead Todd
Planning Director

Margaret K. Masunaga
Deputy Planning Director

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July 20, 2011

Chrystal Thomas Yamasaki, LPLS
Wes Thomas Associates
75-5749 Kalawa Street
Kailua-Kona, HI 96740-1818

Dear Ms. Yamasaki:

CORRECTED DETERMINATION OF PRE-EXISTING LOTS
Portion of Land Commission Award 7716, Apana 43
Hōlualoa 1st & 2nd, North Kona, Island of Hawai'i, Hawai'i
Tax Map Key 7-6-010:017

This is in response to your request dated July 18, 2011, that a correction be made to our determination letter dated July 9, 2010. This corrects the Apana number for the referenced Land Commission Award from 4 to 43. We apologize for any inconvenience that might have been caused by our oversight. The balance of the original determination is included for completeness.

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 has found the following two (2) lots in concurrence with your assertions:

1. A 1.483 acre portion of Allotment 97, Subdivision No. 862, reduced in size as Parcel A, a 1.436 (± 62,551 sq.ft.) acre remainder lot created by Subdivision No. 3758-b for road widening purposes; and
2. Parcel A, a 0.442 acre (± 19,253.5 sq.ft.) portion of Allotment 97, Subdivision No. 862-a.

We do not have any records of these lots being legally consolidated with each other or any other lot adjoining them.

Chrystal Thomas Yamasaki, LPLS
Wes Thomas Associates
Page 2
July 20, 2011

In view of the above, we confirm that Parcel 017, currently depicted as one (1) parcel on the Tax Map Plat (3) 7-6-010, is indeed comprised of two (2) separate legal lots of record.

Parcel B of SUB 862-a has not been addressed. SUB 2117 which created Parcels 034, 035, 036, etc., does not refer its consolidation and resubdivision with Parcel 008. With this determination and considering SUB 2117, Parcel B no longer exists, if indeed it was ever recorded.

Please be aware that we have concerns with regard to the placement of improvements in relation to the "rediscovered" property line.

The request for an additional TMK Parcel number has been directed to our Tax Maps and Records Section for appropriate action.

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

Sincerely,



BJ LEITHEAD TODD
Planning Director

JRH:Inm

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xc: Tax Maps and Records Supervisor
Real Property Tax Division-Kona
Manager, DWS
Director, DPW