

Harry Kim
Mayor



Christopher J. Yuen
Director

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County of Hawaii
PLANNING DEPARTMENT

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March 30, 2007

Matthew Casabar
P.O. Box 708
Kealahou, HI 96750

Dear Mr. Casabar:

DETERMINATION OF PRE-EXISTING LOTS
Keauhou 1st, North Kona, Hawaii
Tax Map Key 7-8-6:20

This is to acknowledge receipt of your letter dated February 27, 2007, and accompanying attachments, requesting a determination of pre-existing lots for the above-described property.

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:

1. Real Property Tax Division records show as early as 1940 that Parcel 20, consisting of a total of 3.53 acres, being of a portion of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu (1.00 acre) and L.C. Aw. 9698 to Kapela (2.53 acres).
2. We do not have any records of these lots being consolidated with each other or any other lot adjoining them.

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In view of the above, we confirm that Parcel 20, currently described as one (1) Tax Map Key Parcel, is indeed, composed of the following two (2) separate legal and buildable lots of record:

1. L.C. Aw. 9698 to Kapela consisting of 2.53 acres ; and
2. Portion of R.P. 4475. L.C. Aw. 7713, Apana 7 to V. Kamamalu consisting of 1.00 acre.

Should you have any questions, please feel free to contact Daryn Arai of this department at 961-8288.

Sincerely,



CHRISTOPHER J. YUEN
Planning Director

RDS/DSA:lnm

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