

Harry Kim
Mayor



Christopher J. Yuen
Director

Brad Kurokawa, ASLA
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County of Hawaii
PLANNING DEPARTMENT

101 Pauahi Street, Suite 3 • Hilo, Hawaii 96720-4224
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October 24, 2007

John C. Cross
Tropical Estate & Land Planning
P.O. Box 367
Hakalau, HI 96710

Dear Mr. Cross:

**Lots of Record Determination
Kahilipali Nui and Iki, Ka'u, Hawai'i
TMK: 9-5-007:016**

This response to your request dated March 7, 2006. Please accept our apology for the length of time taken to reply.

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 that we concur with your assessment that TMK: 9-5-007:016 contains twenty (20) pre-existing legal lots of record as follows:

1. Grant 994:1, approximately 24.00 acres;
2. Grant 994:2, approximately 35.70 acres;
3. Grant 1897, approximately 75.33 acres, dropped Parcel 002;
4. Grant 2159, approximately 47.00 acres, dropped Parcel 003;
5. Grant 2771, approximately 356.36 acres;
6. Grant 3161, approximately 380.41 acres;
7. Land Commission Award 7315:1, approximately 4.00 acres;
8. Land Commission Award 7315:2, approximately 3.23 acres;
9. Land Commission Award 7535:1, approximately 0.92 acres;
10. Land Commission Award 7535:2, approximately 4.73 acres;
11. Land Commission Award 7542:2, approximately 3.75 acres, dropped Parcel 004;
12. Land Commission Award 7553-B:1, approximately 3.30 acres;
13. Land Commission Award 7553-B:2, approximately 1.90 acres;

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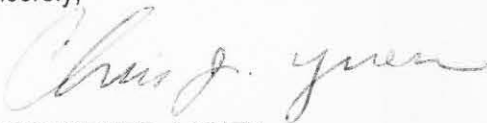
14. Land Commission Award 9963:1, approximately 1.20 acres, dropped Parcel 010;
15. Land Commission Award 9963:2, approximately 6.53 acres, dropped Parcel 009;
16. Land Commission Award 9963:3, approximately 12.66 acres, dropped Parcel 006;
17. Land Commission Award 9971:10, approximately 1,039.308 acres;
18. Land Commission Award 10,445:2, approximately 0.42 acres, dropped Parcel 011;
19. Land Commission Award 10,591:2, approximately 6.25 acres, dropped Parcel 013; and
20. Land Commission Award 10,591:3, approximately 0.45 acres, dropped Parcel 012.

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

It is our understanding that, based on this information provided regarding pre-existing lots, you may be submitting an application for consolidation and resubdivision of the subject parcels which would result in the development of specific metes and bounds for the 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.

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

Sincerely,



CHRISTOPHER J. YUEN
Planning Director

JRH:lnm

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xc: Real Property Tax Division-Hilo
Tax Maps & Records Supervisor I
Manager-DWS