

July 25, 1994

Ms. Dennise M. Smith
P.O. Box 1296
Kailua-Kona, HI 96745

Dear Ms. Smith:

Ohana Dwelling Permit (OHD 94-212) *3606*
Tax Map Key: 7-5-27:41, Lot 50

The subject application has been reviewed by the concerned agencies and note:

1. The subject tax map key parcel is served by an acceptable street;
2. The subject application can meet with the State Department of Health wastewater treatment and disposal systems requirements;
3. The copy of the recorded Warranty Deed dated July 31, 1989, recorded on August 3, 19989 in Liber 23482 on Page 333, received by us for the subject property do not include any deed restriction(s). However, please be advised that certain lots in the Kona Heights Subdivision do contain protective covenants that restrict more than one private dwelling house; and,
4. The site plan dated June 24, 1994 denotes two off-street parking stalls on the property.

In view of the above, by this letter, you are hereby granted permission to construct the Ohana Dwelling (Duplex Conversion), subject to the following condition(s):

- (a) The building permit for the Ohana Dwelling shall be applied for and secured from the Department of Public Works, Building Division on or before July 25, 1995. It should be noted that the permit is effective for only one (1) year and should applicant fail to secure a building permit within this period, a new application must be applied for.

Please bring or attach a copy of this Permit to expedite processing the building plans and building permit application to construct the ohana dwelling.

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- (b) Off-street parking space for two vehicles is designated on the submitted site plan to fulfill the off-street parking requirement. The off-street parking spaces may not be employed for storage or other use unless and until approved alternative on-site parking arrangements are established.
- (c) All construction drawings together with approved site plan drawn to scale submitted with the ohana dwelling building permit application shall denote location and identify required two (2) off-street parking spaces.
- (d) The ohana dwelling shall conform to all requirements of codes and statutes pertaining to access and building construction. Furthermore, the applicant shall verify on the site plan that the rear yard requirement of fifteen (15) feet shall be complied with at the time of submittal for the building permit.
- (e) The applicant shall conform to State Department of Health standards and regulations and following comment(s) dated July 13, 1994:

"The existing cesspool may service a total of 1,000 gallons per day of wastewater. A total of five bedrooms are allowed in the two dwelling units. A second Individual Wastewater System is not allowed because of lack of land area."
- (f) This Ohana Dwelling permit is subject to all other applicable rules, regulations and requirements, including but not limited to those of the Planning Department, Department of Public Works, and State Department of Health.

Should you have any questions regarding the above, please feel free to contact Gilbert Bailado of my staff at 961-8288.

Sincerely,



VIRGINIA GOLDSTEIN
Planning Director

GB:lab:lcm
4577D

xc: Department of Health,
Chief Sanitarian
Real Property Tax Division - Kona
West Hawaii Office


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Scanned Map
Unavailable
Due to Size

See File

