

February 13, 1995

Robert L. & Erika G. Warren  
74-1427 Hao Kuni Street  
Kailua-Kona, HI 96740

Dear Mr. & Mrs. Warren:

Ohana Dwelling Permit (OD 94-342)  
Tax Map Key: 7-5-5:47, Lot 7

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 document(s) received relating to subject tax map key parcel to establish title and exhibits contained therein do not include any deed restriction or covenant to prohibit construction of requested Ohana Dwelling; and,
4. The site plan denotes two off-street parking stalls on the Property.
5. This further acknowledges receipt of the above referenced SMA Use Permit Assessment Application for the proposed construction of an Ohana duplex dwelling on the subject property.

According to Section 9-4 (10)B(i) and (xv) of the Planning Commission Rule 9, Special Management Area Rules and Regulations, development does not include, respectively, "Construction of a single family residence that is not part of a larger development" and "Structural and non-structural improvements to existing single family residences, including additional dwelling units, where otherwise permissible."

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We have reviewed your proposal and have determined that the Proposed activity is exempt from the definition of "development". Therefore, the proposed action is exempt from further SMA requirements. However, please be advised that the structure must meet the Zoning and Building Codes requirements as well as State requirements.

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

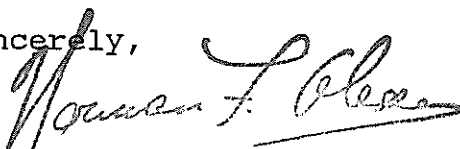
- (a) The building permit for the Ohana Dwelling shall be applied for and secured from the Department of Public Works.

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

- (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 and 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 Alice Kawaha or Rodney Nakano of my staff at 961-8288.

Sincerely,



VIRGINIA GOLDSTEIN  
Planning Director

RKN:dmo  
Lwarren.rkn

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

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Scanned Map  
Unavailable  
Due to Size

See File

