

PLANNING AND TRAFFIC COMMISSION

County of Hawaii

Application for VARIANCE

by

DANIEL L. PERREIRA

GILBERT S. PERREIRA

LOUIS S. PERREIRA

for

Tax Map Parcel 2-3-24-46

Tax Map Parcel 2-3-24-49 (Portion)

Variance No. 3

ORDER ALLOWING APPLICATION FOR VARIANCE

The application of Daniel L. Perreira, Gilbert S. Perreira, and Louis S. Perreira for a variance from the zoning regulations having come before the Planning and Traffic Commission at a public hearing, after due publication of notice thereof, on Monday, September 9, 1946, the Commission finds that:

1. The land for which the variance is requested is for all of parcel 46 and a portion of parcel 49, more particularly noted on Tax Map Key 2-3-24, situated at the northeast corner of Punahale and Lele Streets in the Kaumana District;
2. The land for which the variance is requested is in a Class "C" Residential District;
3. Pertinent zoning regulations presently applicable to said land are Section 8, Ordinance No. 149, and Paragraph C, Section 3, Ordinance No. 149, which specifically prohibit the use of any land for any purpose other than is permitted in the district;
4. The requested variance is for the purpose of establishing a general merchandise retail store;
5. No protest against the proposed variance has been received by the Commission;
6. The application presents a situation wherein strict enforcement of the applicable existing regulations would involve practical difficulty and unnecessary hardship;
7. The desired relief may be granted and at the same time the public interest and general welfare will be protected and the fire, health, and safety hazards of the surrounding property will not be affected.

NOW, THEREFORE, it is hereby ordered that a variance in use from existing zoning regulations be granted Daniel L. Perreira, Gilbert S. Perreira and Louis S. Perreira, applicants, above-named, authorizing variance in use rather than change in zoning regulations in an area designated for residential purposes; subject, however, to the following prohibitions and conditions:

1. The facilities existing as of March, 1953, shown on the drawing, which includes the store and parking spaces approximately 4,230 square feet in area, shall be established for business use; 7,500 square feet, will be established;

2. The applicants will construct their general merchandise retail store building within the area specified in the preceding paragraph;

3. The applicants will set aside 40% of the total area for off street parking;

4. The applicants will construct sidewalks fronting Punahale and Lele Streets along the store front for the convenience and safety of their patrons;

5. The variance is granted for a period of 30 years or its prior abandonment.


Dated at Hilo, Hawaii, this 20th day of September, 1946.

PLANNING AND TRAFFIC COMMISSION
COUNTY OF HAWAII


WALTER K. COLLINS, DIRECTOR

Done at Hilo, Hawaii, this 20th day of September, 1946.

PLANNING AND TRAFFIC COMMISSION
COUNTY OF HAWAII


ERNEST B. DE SILVA, CHAIRMAN