

PLANNING AND TRAFFIC COMMISSION

County of Hawaii

Application for VARIANCE)
by)
MRS. KIKU KANESHIRO)
for)
Tax Map Parcel 2-4-02-8)
(Portion)

Variance No. 33

ORDER ALLOWING APPLICATION FOR VARIANCE

The application of Mrs. Kiku Kaneshiro 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, December 27, 1948, the Commission finds that:

1. The land for which the variance is requested is a portion of Tax Map Key 2-4-02-8, and located at the former Waiakea Mill Company's Camp 4 site in the Waiakea Homesteads, Waiakea, South Hilo, Hawaii;

2. The land for which the variance is requested is in an "A-2" Agricultural District;

3. Pertinent zoning regulations presently applicable to said land are Section 17 and Paragraph C, Section 3 of Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, 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 utilizing an existing building as a grocery store;

5. The applicant sub-leases the premises from W. H. Hill, who holds a lease from the Territory of Hawaii;

6. The building was formerly occupied as a store, for several years prior to the war, to serve the residents of Waiakea Mill Company's Camp 4;

7. The nearest approved business district is more than a half mile from this location and therefore conforms to the policy of the Commission of allowing businesses a half mile or more apart;

8. The store will be operated by the parents of the applicant as a means to earn a living;

9. No protest against the proposed variance has been received by the Commission;

10. The application presents a situation wherein strict enforcement of the applicable existing regulations would involve practical difficulty or unnecessary hardship;

11. 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 the existing zoning regulations be granted Mrs. Kiku Kaneshiro, authorizing a variance in use rather than a change in zoning regulations in an area designated as an "A-2" Agricultural District; subject, however, to the following condition:

1. That the variance is granted for the term of the sublease or its prior abandonment.

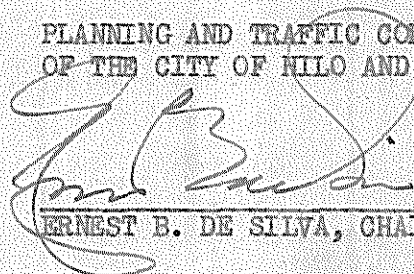
Dated at Hilo, Hawaii, this 27th day of December, A. D. 1948.

PLANNING AND TRAFFIC COMMISSION
OF THE CITY OF HILO AND COUNTY OF HAWAII


JOHN N. SMITH, DIRECTOR

Done at Hilo, Hawaii, this 27th day of December, A. D. 1948.

PLANNING AND TRAFFIC COMMISSION
OF THE CITY OF HILO AND COUNTY OF HAWAII


ERNEST B. DE SILVA, CHAIRMAN