

PLANNING AND TRAFFIC COMMISSION

County of Hawaii

Application for VARIANCE)
by)
JOHN A. LEE)
for)
Tax Map Parcels 2-4-16-3)
2-4-16-4)

Variance No. 38

ORDER ALLOWING APPLICATION FOR VARIANCE

The application of John A. Lee 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, April 11, 1949, the Commission finds that:

1. The land for which a variance is requested is Lot 1 and Lot 2 of the Iwalani Heights Subdivision, Waiakea, South Hilo, Hawaii, and indicated on the Tax Maps as parcel 2-4-16-3 and parcel 2-4-16-4;

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

3. Pertinent zoning regulations presently applicable to said land are Section 3-C and Section 17 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 constructing a clubhouse on Lot 1 and Lot 2 of the subdivision of Lot 807-B in Waiakea Homesteads, Waiakea, South Hilo, Hawaii;

5. The lots in question are about 600 feet mauka of the municipal golf course, and the applicant desires the clubhouse primarily for the convenience of golfers;

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

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 the existing zoning regulations be granted John A. Lee, authorizing a variance in use rather than change in zoning regulations, in an

area designated as "A-2" Agricultural; subject, however, to the following conditions:

1. That the variance is granted for a term of 30 years or its prior abandonment.
2. That the principal activity of the clubhouse is service and convenience to golfing club members and guests and not general business.

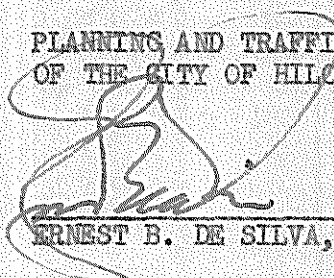
Dated at Hilo, Hawaii, this 11th day of April, A. D. 1949.

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


HIROSHI KASAMOTO, ACTING DIRECTOR

Done at Hilo, Hawaii, this 11th day of April, A. D. 1949.

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


ERNEST B. DE SILVA, CHAIRMAN