

PLANNING AND TRAFFIC COMMISSION

County of Hawaii

Application for VARIANCE)
by
JAMES S. YAGI)
for)
Tax Map Parcel 2-4-12-4)
(Portion)

Variance No. 51

ORDER ALLOWING APPLICATION FOR VARIANCE

The application of James S. Yagi 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, February 27, 1950, the Commission finds that:

1. The land for which a variance is requested is a portion of Lot 616-A, Waiakea Homesteads, Waiakea, South Hilo, Hawaii, indicated on the Taxation Maps as parcel 2-4-12-4, containing an area of 7.61 acres and presently owned by the applicant;

2. Pertinent zoning regulations presently applicable to said land are Section 3-C and Section 6 of Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, which specifically prohibit the use of any building or land for any purpose other than is permitted in the district in which such building and land is located;

3. The land for which a variance is requested is in a Class "A" Residential District;

4. The requested variance is for the purpose of constructing a 12' x 19' addition to an existing slaughterhouse as shown on plans filed with the Commission;

5. The relocation of the offal room and the enlargement of the working space will result in efficiency, sanitation, and safety of the employees;

6. Because of the existence of the slaughterhouse and because of sufficient buffer land surrounding the slaughterhouse, 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, the Planning and Traffic Commission, pursuant to the authority vested in it by Section 21 of Ordinance No. 45

of the Revised Ordinances of the County of Hawaii 1947, hereby grants to the applicant, above-named, a variance from the terms of Section 3-C and Section 6 of Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, and hereby authorizes a variance in use to allow the construction of an addition to an existing slaughterhouse; subject, however, to the following conditions:

1. That the variance is granted for a period of 30 years or its prior abandonment. (The expiration date is computed as of September 27, 1948, the date of issuance of Variance No. 29.)
2. That the premises will be kept at all times in a sanitary condition.

Dated at Hilo, Hawaii, this 27th day of February, A. D. 1950.

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


HIROSHI KASAMOTO, DIRECTOR

Done at Hilo, Hawaii, this 27th day of February, A. D. 1950.

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


ERNEST B. DE SILVA, CHAIRMAN