

PLANNING AND TRAFFIC COMMISSION

County of Hawaii

Application for MINOR VARIANCE)
by)
ISAMI MOTONAGA)
for)
Tax Map Key 2-2-28-89)

Variance No. 94

The request of Isami Motonaga for a minor variance from the zoning regulations having come before the Planning and Traffic Commission, at its regular meeting on Monday, March 21, 1955, the Commission finds that:

1. The land for which the minor variance is requested is on Lot 9, Subdivision of Land Court Application 1559, Waiakea, South Hilo, Hawaii, and indicated on the Taxation Maps as parcel 2-2-28-89, containing an area of 37,195 square feet, and is presently owned by Isami Motonaga; 09

2. Pertinent zoning regulations presently applicable to said land are Section 3-C and Section 7, Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, which specifically prohibit lot sizes of less than 10,000 square feet for each single-family dwelling in the area in which said land is located;

3. The minor variance is for the purpose of constructing a total of 4 single-family dwellings on said parcel of land, which would result in an average of 9,299 square feet per dwelling unit;

4. Because the average area per dwelling unit is so close to the required lot area for the district, a denial of the application will result in hardship;

5. 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 22, Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, hereby recommends to the Board of Supervisors that a minor variance be granted to the applicant from the terms of Section 3-C and Section 7, Ordinance No. 45 of the Revised Ordinances of the County of Hawaii 1947, in order to construct 4 single-family dwellings on said lot; subject, however, to the following condition:

1. The proposed single-family dwellings be constructed with as much space as possible between them so that the lot may be subdivided at a future date, if desired.

BLG PREP
OK 1-18-71

Dated at Hilo, Hawaii, this 21st day of March, A. D. 1955.

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


HIROSHI KASAMOTO, DIRECTOR

Done at Hilo, Hawaii, this 21st day of March, A. D. 1955.

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


ANDREW T. SPALDING, CHAIRMAN