

PLANNING AND TRAFFIC COMMISSION

County of Hawaii

Application for VARIANCE)
by)
ROBERT M. YAMADA)
for)
Tax Map Parcel 2-1-13-4)
(Portion))

Variance No. 130

ORDER ALLOWING APPLICATION FOR VARIANCE

The application of Robert M. Yamada, 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, June 18, 1962, the Commission finds that:

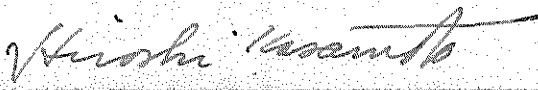
1. The land for which the variance is requested is located on about ten acres at the mauka boundary of a portion of Land Court Application 433, Honohonoumi, South Hilo, Hawaii, and indicated on the Taxation Maps as Parcel 2-1-13-14;
2. Pertinent zoning regulations presently applicable to said land are Sections 3-C and 17, Ordinance No. 23 of the Revised Ordinances of the County of Hawaii 1960, which specifically prohibit the use of any land for any purpose other than is permitted in the district;
3. The land for which the variance is requested is leased by the applicant from the Trustees of the Bernice P. Bishop Estate;
4. The location on the lot for which the variance is requested is distant from any dwelling or other buildings;
5. The access to the site will be through National Guard land, and traffic will use Leilani Street;
6. The proposed Hilo Master Plan designates this area for large-lot agricultural use and future general industrial expansion;
7. The requested variance is to allow the operation of a quarry;
8. Quarry sites, from which good materials may be obtained and not incompatible with existing uses, are scarce in the vicinity of Hilo;
9. Because of the location, no problem of dustfall, noise, vibration, unsightliness, traffic or other nuisance is anticipated;
10. No protests against the proposed variance has been received by the Commission;
11. For the reasons listed above, the application presents a situation wherein strict enforcement of the existing regulations would involve practical difficulty and unnecessary hardship;
12. 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, Ordinance No. 23 of the Revised Ordinances of the County of Hawaii 1960, hereby grants to the applicant, above-named, a variance from the terms of Sections 3-C and 17, Ordinance No. 23 of the Revised Ordinances of the County of Hawaii 1960, and hereby authorizes a variance to allow the operation of a quarry in an A-2 Agricultural District; subject to the following conditions:

1. That any structure in the quarry conform to the airport zoning regulations.
2. That the variance be granted for a term of 23 years (duration of the lease) or its prior abandonment.

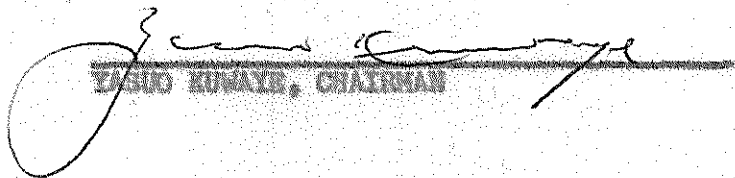
Dated at Hilo, Hawaii, this 18th day of June, 1962.

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


HIROSHI KASAMOTO, DIRECTOR

Dated at Hilo, Hawaii, this 18th day of June, 1962.

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


YASUO KUWAYE, CHAIRMAN