

PLANNING AND TRAFFIC COMMISSION

County of Hawaii

Application for MINOR VARIANCE)
by)
MARY ANDRADE)
for)
Tax Map Key 2-2-21-25)

Variance No. 136

The request of Mary Andrade for a minor variance from the zoning regulations having come before the Planning and Traffic Commission, at its regular meeting on Monday, March 4, 1963, the Commission finds that:

1. The land for which the minor variance is requested is on Lot 1, Block 63, Grant 9223, Waiakea, South Hilo, Hawaii, and indicated on the Taxation Maps as Parcel 2-2-21-25, containing an area of 19,197 square feet and is presently owned by the applicant;
2. Pertinent zoning regulations presently applicable to said land are Section 3-C and Section 7, Ordinance No. 23 of the Revised Ordinances of the County of Hawaii 1960, 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. At present there is a single-family dwelling on the lot;
4. The minor variance is for the purpose of allowing another single-family dwelling on the lot which is 823 square feet short of the area necessary to construct another dwelling in this district;
5. Because of the small shortage in area requirement, a denial of the application will result in hardship;
6. 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. 23 of the Revised Ordinances of the County of Hawaii 1960, 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. 23 of the Revised Ordinances of the County of Hawaii 1960, in order to allow the construction of another dwelling on a lot below the area requirement for the district; subject, however, to the condition that the second single-family dwelling be located so that the lot would be subdividable in the future.

Dated at Hilo, Hawaii, this 4th day of March, A. D. 1963.

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

Edgar A. Hamasu
EDGAR A. HAMASU, DIRECTOR

Dated at Hilo, Hawaii, this 4th day of March, A. D. 1963.

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



ROBERT N. YAMADA, CHAIRMAN