

PLANNING COMMISSION  
Planning Department  
County of Hawaii

Application for VARIANCE )  
by )  
TAKAICHI & TOKIE KAWAI )  
from )  
MINIMUM WIDTH REQUIREMENT )  
IN RESIDENTIAL DISTRICT )  
in )  
OLAA, PUNA, HAWAII )  
\_\_\_\_\_ )

Variance No. 221

VARIANCE PERMIT

The Planning Commission held a public hearing on November 19, 1970 on the application of Takaichi and Tokie Kawai for a variance from Section 9-E, Ordinance No. 63 of the Revised Ordinances of the County of Hawaii 1967, as amended, more specifically, to allow a 100-foot minimum building site average width in lieu of the 110-foot minimum building site average width as required by the Single Family Residential 20,000 square foot zone. The 100-foot building site average width results from the proposed two-lot subdivision of a one-acre parcel of land located in the Olaa Reservation Lots subdivision, Olaa, Puna, Hawaii, described as Tax Map Key 1-7-19:16.

The Commission finds:

1. That the requested 100-foot lot width would not be inconsistent with the existing width of lots within the subdivision. Fourteen of the twenty-size lots ranging in size from 18,500 to 22,800 square feet within the subdivision have lot widths of 100 feet or less.
2. That the granting of the "variance" would not be inconsistent with the general purpose and intent of the lot width requirement which is to provide lot sizes and shapes which would not hinder the construction of structures on the subdivided lots.
3. That the denying of such would deprive the owner of substantial property rights which would otherwise be available.
4. That the granting of the requested variance shall not be injurious to other properties in the near vicinity inasmuch as surrounding property are subdivided with widths of 100 feet and less.

Therefore, the Commission hereby grants to the applicant a variance from the minimum building site average width pursuant to the authority vested in it by Section 36 of said Ordinance on the condition that all the applicable ordinances shall be complied with.

The effective date of this permit shall be from November 19, 1970.

Dated at Hilo, Hawaii, this 18th day of December,  
1970.

PLANNING COMMISSION  
OF THE COUNTY OF HAWAII

  
(MRS.) CLARA K. KAHUMOKU  
CHAIRMAN PRO TEM