

PLANNING COMMISSION
Planning Department
County of Hawaii

Application for VARIANCE)	
by)	
KOHALA SUGAR COMPANY)	
from)	Variance No. 232
MINIMUM ROAD REQUIREMENTS)	
in)	
AINAKEA AND KAPAAU)	
NORTH KOHALA, HAWAII)	
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VARIANCE PERMIT

The Planning Commission held a public hearing on April 29, 1971 on the application of Kohala Sugar Company for a variance from Section 9-C(2), Ordinance No. 62 of the Revised Ordinances of the County of Hawaii 1967, as amended, more specifically, improvements to road easements "J" and "L" on the pending subdivision application situated at Ainakea and Kapaau, North Kohala, Hawaii under Tax Map Key 5-3-05:6. ✓

The Commission finds that:

1. The granting of the variance would not be contrary to the general purpose of the district or intent of the subdivision ordinance. Since there is no subdivision for sale or lease to the public planned to be served by the roadways, and that the roadways would be used for agricultural purposes, the general purpose of the roadways would not be affected by the granting of the variance.
2. The Construction improvements on the two roadways that do not serve the public will cause economic hardship to the applicant which will use the roadways for agricultural purposes. ✓
3. The granting of relief from the roadway improvements would not be injurious to property rights related to property in the surrounding vicinity.

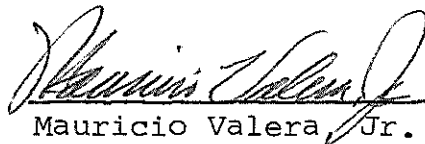
Therefore, the Commission hereby grants to the applicant a variance from the minimum road requirements pursuant to the authority vested in it by Section 22 of said Ordinance on the condition that:

1. Should developments occur on the subject site or should Lot 226 be sold necessitating the use of the road easements, the variance permit shall become null and void and that Kohala Sugar Company shall be responsible to improve the road easement as required by the Subidivion Ordinance.
2. All other applicable regulations shall be complied with.

The effective date of this permit shall be from April 29, 1971.

Dated at Hilo, Hawaii, this 26 th day of July,
1971.

PLANNING COMMISSION
OF THE COUNTY OF HAWAII

A handwritten signature in cursive script, appearing to read "Mauricio Valera, Jr.", is written over a horizontal line.

Mauricio Valera, Jr.
Vice Chairman
For
O. W. Efurd, Jr.
Chairman