

PLANNING COMMISSION
Planning Department
County of Hawaii

Application for VARIANCE)
by)
HALE KONA KAI DEVELOPMENT)
from)
MAXIMUM HEIGHT LIMIT)
in)
PUAA 3RD, N. KONA, HAWAII)

Variance No. 234

VARIANCE PERMIT

The Planning Commission held a public hearing on June 3, 1971 on the application of Doug McCoy for a variance from Section 15-C, Revised Ordinance No. 341 of the County of Hawaii 1967, as amended, more specifically, to allow a 4-story building in lieu of 3-stories. Tax Map Key 7-5-18:17, 18 and 25.

The Commission finds that:

1. The granting of the variance shall not be inconsistent with the intent and purpose of Ordinance 63, relating to building height limits. The proposed four (4) story structure is less than that required by ordinance for a three (3) story structure (45 ft. limit).
2. The additional story will not render the building conspicuous in relation to its natural surroundings.

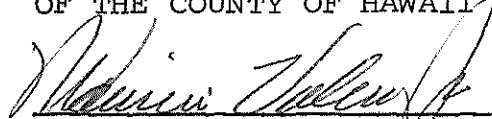
Therefore, the Commission hereby grants to the applicant a variance from the maximum height limit pursuant to the authority vested in it by Section 36 of said Ordinance on the conditions that:

1. Construction conform substantially to the drawing as submitted with the variance request.
2. Construction of the building begin within one year as of June 3, 1971 or the variance shall be deemed null and void.
3. Building is not to exceed 4 stories or 45 feet in height.
4. Existing 30-foot right-of-way be improved with a twenty (20) foot pavement acceptable to the County.
5. Other applicable regulations be complied with.

The effective date of this permit shall be from June 3, 1971.

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

PLANNING COMMISSION
OF THE COUNTY OF HAWAII



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