

PLANNING COMMISSION  
Planning Department  
County of Hawaii

Application for VARIANCE )  
by )  
DEPARTMENT OF PUBLIC WORKS )  
COUNTY OF HAWAII )  
from )  
MINIMUM LOT SIZE )  
in )  
HIENALOLI, 1st and 2nd )  
NORTH KONA, HAWAII )  
\_\_\_\_\_ )

Variance No. 238

VARIANCE PERMIT

The Planning Commission held a public hearing on June 3, 1971 on the application of County of Hawaii, Department of Public Works for a variance from Section 15-D and 14-D, Ordinance No. 63 of the Revised Ordinances of the County of Hawaii 1967, as amended, more specifically, to allow the subdivision and creation of a 1.150 acre lot within an unplanned 5-acre minimum lot size zone and an 8,144 / square foot lot within a Resort-Hotel Zone - 15,000 square foot minimum lot size under Tax Map Key 7-5-10:14 and 7-5-8:22.

The Commission finds that:

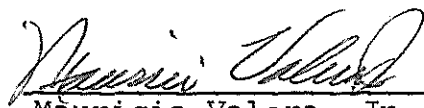
1. The proposed Keopu Channel Improvement Project is to the benefit of the public and that the construction of the channel is in the best public interest.
2. The granting of this variance shall not be materially detrimental to public welfare or injurious to property rights of adjoining properties.
3. The granting of the variance will not be inconsistent with the intent and purpose of the ordinance.

Therefore, the Commission hereby grants to the applicant a variance from the minimum lot size zone pursuant to the authority vested in it by Section 36 of said Ordinance.

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