

PLANNING COMMISSION

Planning Department
County of Hawaii
Hilo, Hawaii

Application for VARIANCE)
by)
HILO COAST PROCESSING CO.)
from)
MAXIMUM HEIGHT LIMIT)
in)
Pepeekeo, South Hilo, Hawaii)

Variance No. 324

VARIANCE PERMIT

The Planning Commission at a duly held public hearing on February 8, 1973, considered the application of Hilo Coast Processing Company for a variance from Section 21-C, Ordinance No. 63 of the Revised Ordinances of the County of Hawaii 1967, as amended, more specifically, to allow the construction of a one hundred fifteen foot eight inch (115'-8") high bucket elevator in lieu of the maximum allowable height limit through plan approval of one hundred (100) feet as prescribed by the General Industrial (MG-5a) zoned district. Said construction is to be part of the Pepeekeo Sugar Mill complex, Pepeekeo, South Hilo, Hawaii, Tax Map Key 2-8-7:53.

The Commission has found that:

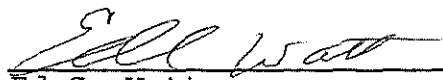
1. The additional height required for the bucket elevator is necessary to provide a more economical and efficient use of available equipment and technology; and
2. The additional height would not result in the subject structure being excessively conspicuous to its immediate surroundings. Industrial complexes of this nature now generally require facilities that exceed the district height limitations based on new technology and environmental considerations.

Therefore, the Commission hereby grants to the applicant a variance to allow the construction of a one hundred fifteen foot eight inch (115'-8") high bucket elevator in lieu of the maximum height limit as prescribed by the General Industrial (MG-5a) zoned district pursuant to the authority vested in it by Section 36 of said Ordinance on the conditions that:

1. Construction of the proposed facility begin within one (1) year of the date of approval of the variance;
2. Construction conform substantially to that as submitted with the variance application.

The effective date of this permit shall be from February 8, 1973.

Dated at Hilo, Hawaii, this 28th day of March
1973.



Ed C. Watt
Chairman