

PLANNING COMMISSION

Planning Department  
County of Hawaii  
Hilo, Hawaii

Application for VARIANCE	)	
by	)	
NORTH AMERICAN ACCEPTANCE CORP.	)	
from	)	Variance No. 357
MINIMUM ROADWAY REQUIREMENTS	)	
in	)	
Kaapuna, South Kona, Hawaii	)	
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VARIANCE PERMIT

The County Planning Commission at a duly held public hearing on September 27, 1973 considered the application of North American Acceptance Corporation for a variance from Chapter 9 (Subdivision Code), Article 2, Section 4.03-B, Hawaii County Code, as Amended, more specifically to allow relief from minimum roadway standards resulting from a proposed subdivision (Kona Kai Ocean Park Estates) located in Kaapuna, South Kona, Hawaii. Tax Map Key 8-7-12:1.

The Commission has found:

1. That according to the Department of Public Works, the objective of preventing indiscriminate run-off can be adequately met by the system proposed by the applicant. The area's mean annual rainfall of approximately 50 inches and the subdivisions location on the 1950 lava flow which is comprised of very porous material limits the potential of flooding;
2. That the standard road section is essentially to protect the property line grade so that in the future when curbs, gutters, and sidewalks are installed, no major grade adjustment problems would be encountered. However, the proposed lots, being agricultural 20 acres in size will not necessitate the construction of these improvements at the present as compared to an urban area;

Therefore, the Commission hereby grants to the applicant a variance to allow relief from minimum roadway standards resulting from a proposed subdivision (Kona Kai Ocean Park Estates) pursuant to the authority vested in it by Section 7 of said Code, subject to the condition:

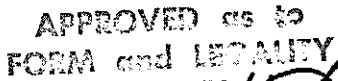
1. That if further subdivision is sought, full right-of-way grading and other related improvements as required shall be provided.

Should this condition not be met, the variance shall be deemed null and void.

The effective date of this permit shall be from September 27, 1973.

1974.

Arthur W. Martin, Chairman



CORRESPONDENCE COUNSEL  
COUNCIL OF CHURCHES

Date \_\_\_\_\_