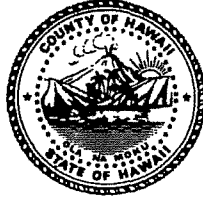


William P. Kenoi
Mayor



Bobby Jean Leithead Todd
Planning Director

Margaret K. Masunaga
Deputy Planning Director

County of Hawaii

PLANNING DEPARTMENT

Aupuni Center • 101 Pauahi Street, Suite 3 • Hilo, Hawaii 96720
Phone (808) 961-8288 • Fax (808) 961-8742

August 24, 2011

Marti Dodds, Project Coordinator
Institute of Pacific Islands Forestry
60 Nowelo Street
Hilo, HI 96720

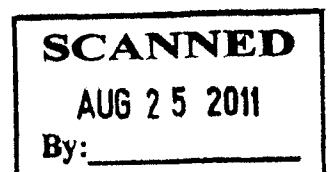
Dear Ms. Dodds:

SUBJECT: Application: VARIANCE PERMIT - VAR 09-043
Applicant: Institute of Pacific Islands Forestry
Owner: State of Hawaii – DLNR/DOFAW
Request: Change in Project Scope/Request
TMK: 3-6-006:046 (SUB 09-000868)

In recent discussion with Jerry Carlson and Melissa Dean, it appears the project scope to establish a research and educational center has changed substantially during the past couple years. As such, the original application for subdivision (SUB 09-000868) and associated water and road variances (VAR 09-043) do not accurately reflect the current direction being pursued by your organization.

In consideration of the materials shared with staff regarding the changed scope of the program, the department has determined that the subdivision could now be considered and processed under Section 23-13 of the Subdivision Code that pertains to large scale or agricultural area developments. In order to officially update the department with the revised project/subdivision information and further expedite the effort, the department suggested you formally withdrawal the existing SUB and VAR applications and resubmit a new SUB application at your earliest convenience.

Hawai'i County is an Equal Opportunity Provider and Employer

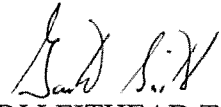


AUG 25 2011

Marti Dodds, Project Coordinator
Institute of Pacific Islands Forestry
Page 2
August 24, 2011

Should you have questions regarding this matter, please contact our subdivision staff at (808) 961-8288.

Sincerely,

for 

BJ LEITHEAD TODD
Planning Director

GES:lnm

P:\Admin Permits Division\Variance\2009 Files\VAR 09-043 Inst of Pac Isl For\Change in Project Ltr.doc

e-mail: Mel Dean at mkdean@fs.fed.us
Jerry Carlson at jwcarlson@fs.fed.us

xc: SUB 09-000868



United States
Department of
Agriculture

Forest
Service

Pacific
Southwest
Research
Station

Institute of Pacific Islands Forestry
60 Nowelo Street
Hilo, HI 96720
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2012 MAR -7 PM 2:38

File Code: 1560
Date: March 7, 2012

BJ Leithead Todd
Planning Director
County of Hawaii Planning Department
Aupuni Center
101 Pauahi Street, Suite No. 3
Hilo, Hawaii 96720

Re: **Institute of Pacific Islands Forestry, USDA Forest Service/DLNR/DOFAW
Laupahoehoe Field Education Site**
Proposed Subdivision of 110 acre parcel of land belonging to the State of Hawaii,
Government Remainder of Laupahoehoe Mauka, CSF. No 11449
TMK: 3-6-006:46 (SUB-09-000868)

Attachments: Application for Subdivision, March 2012
Subdivision Plat including Location (Vicinity) Map
Public Works Department Memorandum 11-04362 Variance for Road Standard
CD containing: 1) Final Subdivision Plat in CAD, TIFF and PDF formats
2) Site Description in PDF format
3) Laupahoehoe Construction Project Final EA in PDF format

Dear Ms. Leithead Todd,

The Institute of Pacific Islands Forestry respectfully requests the withdrawal of the Application for Subdivision dated 3/4/2009 for 20 acres from a 110 acre parcel of land belonging to the State of Hawaii as referenced above, and withdrawal of the subsequent variance requests submitted April through November 2009. Planned development for the 20 acre parcel was significantly modified and a three acre subdivision is desired. This subdivision request is presented as an agriculture development suitable for consideration/processing under Section 23-13, large scale developments of the Subdivision Code.

The Institute herein submits the attached Application for Subdivision requesting subdivision of the same State owned 110 acres (TMK: 3-6-006:46) into two parcels (See attached map).

- Parcel One - 3 acres; used as the Laupahoehoe Field Education Site.
- Parcel Two - 107 acres; to remain in its current status.

We have received the Approval in Principle of Direct Lease for Parcel One (Reference No. 08HD-071) from the Board of Land and Natural Resources (BLNR).

The Field Education Site is a vital component of the Laupahoehoe Unit of the Hawaii Experimental Tropical Forest (HETF) which also includes 55 acres owned by the Forest Service in Laupahoehoe for education, research, and accommodation facilities, a portion of the Hilo



Forest Reserve and the Laupahoehoe Natural Area Reserve (NAR). Development on the 3 acre Field Education Site adjacent to the NAR boundary will be limited to a vault toilet, a covered pavilion, and parking. The Field Education Site would be fenced and used as a staging area for research and educational trips into the HETF. There would be no power or water catchment system at the site.

Access to the Field Education Site would be via County roads including .2 miles of reconstruction and 0.7 miles of new construction on existing County right-of-way and Kamehameha Schools (KS) land; then 1 mile on existing roads on KS lands; then .2 miles on existing roads on State land. The road standard has been approved by Hawaii County Public Works (see attached memorandum). The final Laupahoehoe Construction Project Environmental Assessment, Decision Notice and Findings of No Significant Impact were published on September 23, 2011 and the appeal period ended on November 15, 2011 (final EA included on CD).


This project supports the HETF goals to learn how to better restore, preserve, and sustainably manage native ecosystems; as well as to demonstrate, educate, train and provide outreach information about tropical forestry, conservation biology and natural resource management and sustainability. Immediate benefits of the project include enhanced education opportunities for local students, teachers and school programs, student exposure to career possibilities in natural resources, construction employment, and economic benefits to local businesses from workers, researchers, and students working in the forest, with the added benefit of road improvements and safety. Long term benefits will be continued opportunities for employment and enhanced opportunities for research and education.

Your review of our application is appreciated.

For additional information please contact:

Melissa Dean
HETF Coordinator
808-854-2651, mkdean@fs.fed.us

Thank you very much,



Dr. Patricia Manley, Program Manager
Pacific Southwest Research Station
Institute of Pacific Islands Forestry
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Hilo, HI 96720
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Fax: (808) 933-8120
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