

## COUNTY OF HAWAII - STATE OF HAWAII

ORDINANCE NO. 468

AN ORDINANCE AMENDING SECTION 7.02, THE NORTH KONA ZONE MAP, ORDINANCE NO. 63 (ZONING ORDINANCE), REVISED ORDINANCES OF THE COUNTY OF HAWAII 1967, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-1a) TO SINGLE FAMILY RESIDENTIAL (RS-10) IN KEALAKEHE HOMESTEADS, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-4-09:71.

BE IT ORDAINED BY THE COUNCIL IN AND FOR THE COUNTY OF HAWAII:

SECTION 1. Section 7.02 of Ordinance No. 63 (Zoning Ordinance), Revised Ordinances of the County of Hawaii 1967, as amended, is hereby further amended by adding thereto the following subsection:

"7.02 (q). The district classification of the following area situated at Kealakehe Homesteads, North Kona, Hawaii, shall be Single Family Residential (RS-10):

Beginning at the Northwest corner of this parcel of land on the East side of Lot 20, Grant 6274, the coordinates of said point of beginning referred to Government Survey Station "KALIHI" being 142.04 feet North and 903.13 feet West and running by azimuths measured clockwise from true South:

1. 245° 35' 30" 480.95 feet along Parcel B;
2. 333° 21' 30" 511.72 feet along Parcel D and Parcel C;
3. 66° 05' 343.13 feet along L.C. Aw. 8452, Ap. 12 to L. Kamehameha;
4. 67° 57' 157.93 feet along same;.
5. 155° 35' 30" 501.85 feet along Lot 20, Grant 6274 to the point of beginning and containing an area of 5.729 Acres, more or less.

"All as shown on the map attached hereto, marked Exhibit "A" and by reference made a part hereof."

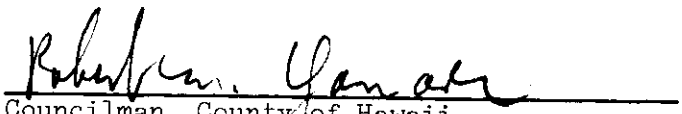
SECTION 2. Section 1 of this ordinance shall take effect forthwith upon the condition that (A) the subject area be zoned in three (3) increments, the first two (2) increments consisting of seven (7) lots with the third (3rd) increment consisting of the remaining lots. The effective date of zoning of the next increment shall be after development has occurred in the previous zoning increment or increments. Development is defined as building permits issued for residential

dwelling units and construction partially completed - partially completed in the sense of having roofs - on twenty five (25) percent of the permanent structures of the previous increment or increments; and (B) the owner or lessee of the subject parcel submit subdivision plans no later than one (1) year from the date of approval of the change of zone, should such be granted. Should this condition not be met, the Commission shall reserve the right to reconsider the request and initiate a change of zone to the original zoning designation.

SECTION 3. In the event that any portion of this ordinance is declared invalid, such invalidity shall not affect the other parts of this ordinance.

SECTION 4. This ordinance shall take effect upon its approval.

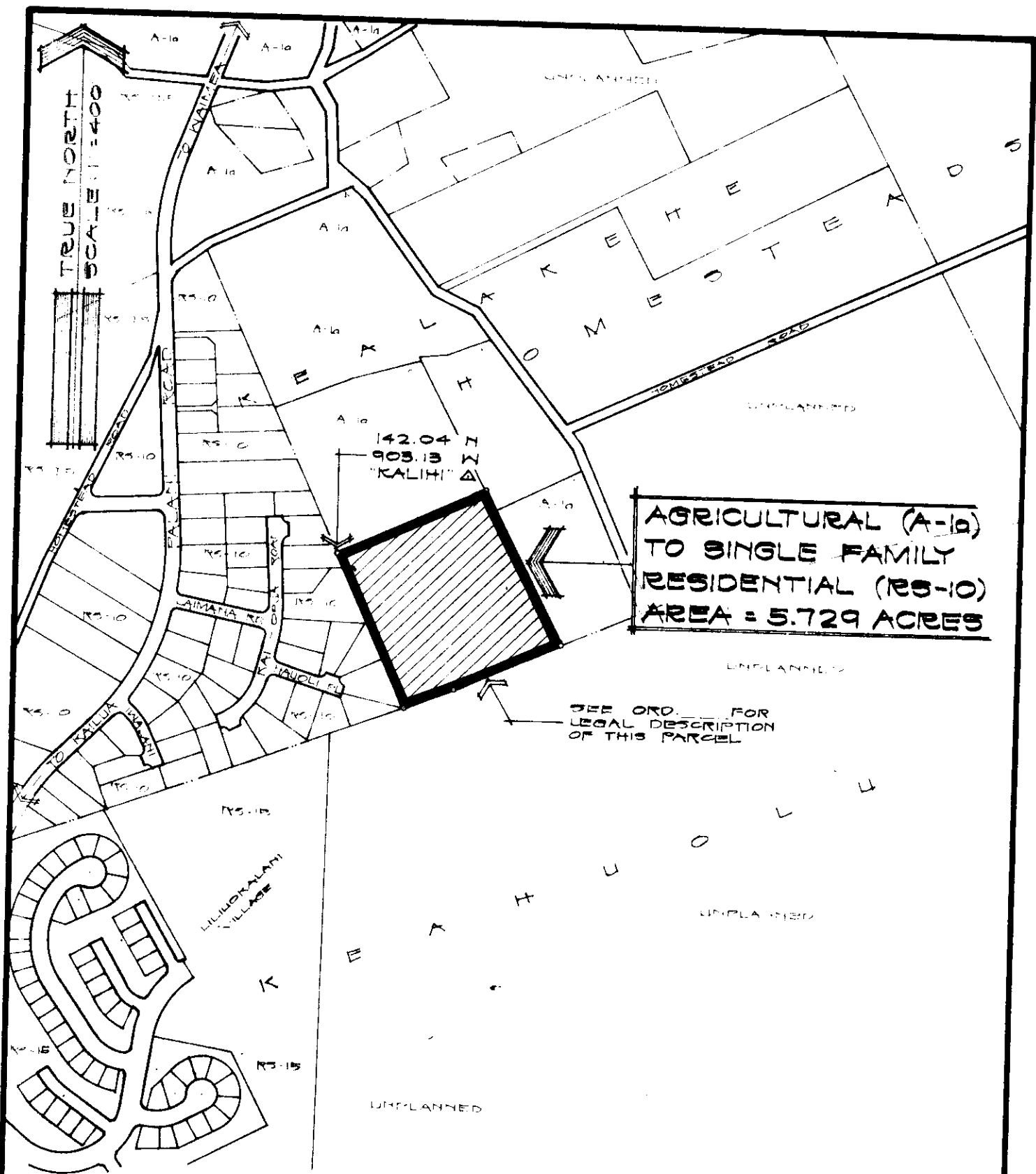
INTRODUCED BY:

  
Councilman, County of Hawaii

Hilo, Hawaii

Date of Introduction: April 19, 1972

Date of Adoption: May 3, 1972



**AGRICULTURAL (A-1a)  
TO SINGLE FAMILY  
RESIDENTIAL (RS-10)  
AREA = 5.729 ACRES**

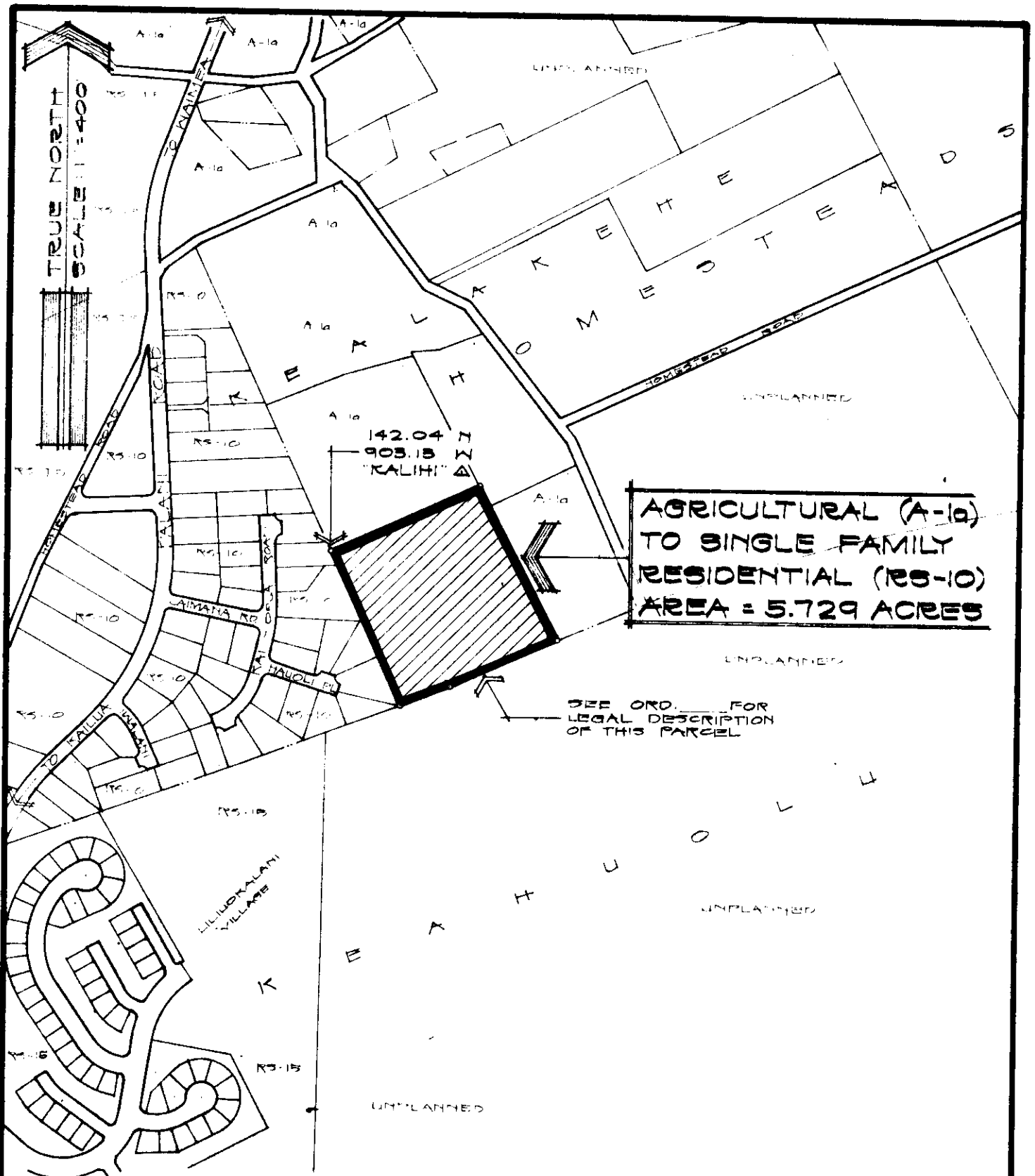
SEE ORD. FOR  
LEGAL DESCRIPTION  
OF THIS PARCEL

**AMENDMENT TO THE COUNTY ZONING ORDINANCE**

AMENDMENT NO. 17 OF SECTION 7.02, NORTH KONA  
ZONE MAP, PORTION OF ORDINANCE NO. 74, CHANGING  
THE DISTRICT CLASSIFICATION FROM AGRICULTURAL  
(A-1a) TO SINGLE FAMILY RESIDENTIAL (RS-10) IN  
KEALAKEHE HOMESTEADS, NORTH KONA, HAWAII.

DATE OF PUBLIC HEARING: MARCH 24, 1972  
DATE OF APPROVAL:  
ORDINANCE NO.  
PREPARED BY: PLANNING DEPARTMENT  
COUNTY OF HAWAII





**AGRICULTURAL (A-1a)  
TO SINGLE FAMILY  
RESIDENTIAL (RS-10)  
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**AMENDMENT TO THE COUNTY ZONING ORDINANCE**

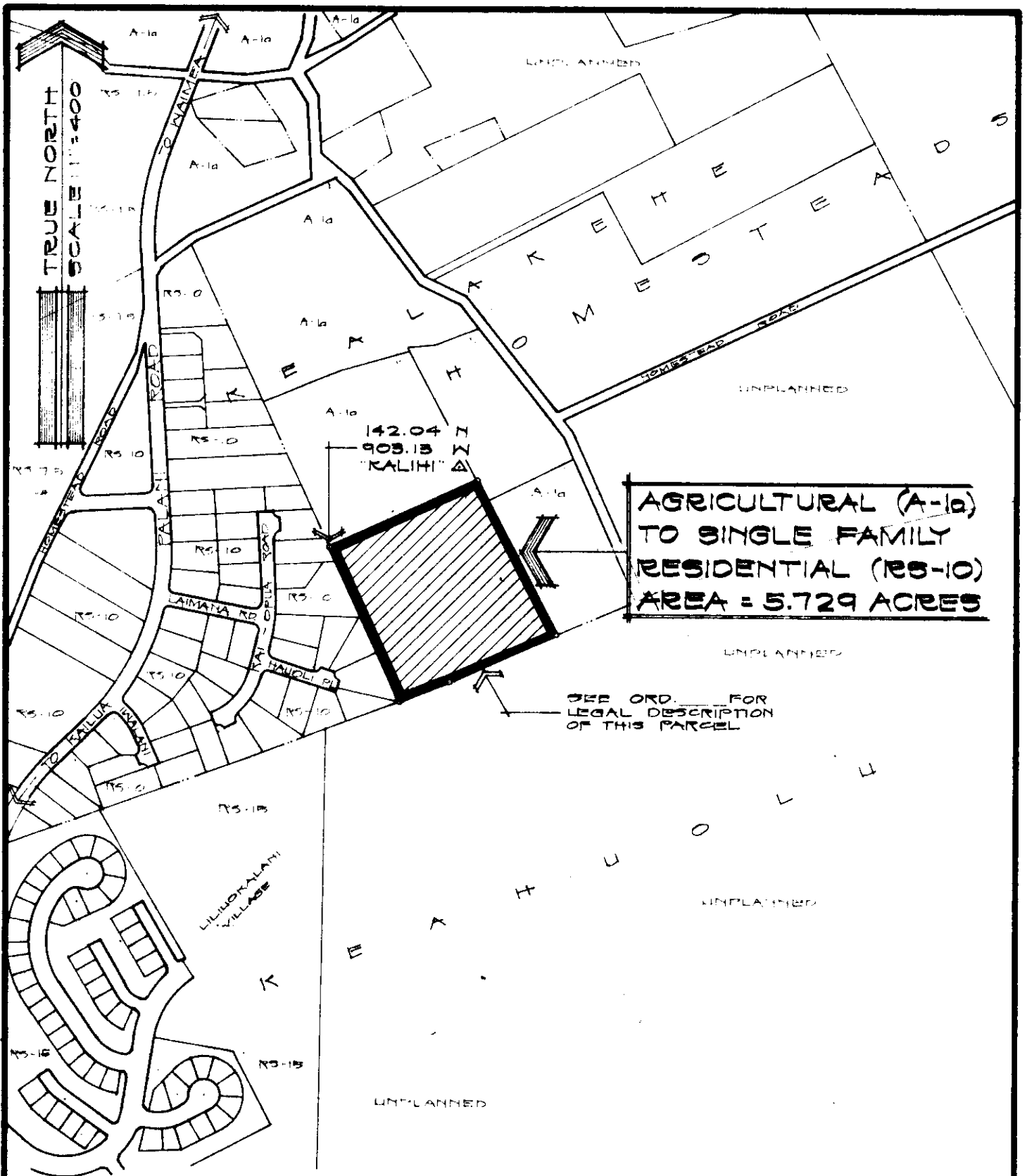
AMENDMENT NO. 17 OF SECTION 7.02, NORTH KONA  
ZONE MAP, PORTION OF ORDINANCE NO. 74, CHANGING  
THE DISTRICT CLASSIFICATION FROM AGRICULTURAL  
(A-1a) TO SINGLE FAMILY RESIDENTIAL (RS-10) IN  
KEALAKEHE HOMESTEADS, NORTH KONA, HAWAII.

DATE OF PUBLIC HEARING: MARCH 24, 1972  
DATE OF APPROVAL:  
ORDINANCE NO.  
PREPARED BY: PLANNING DEPARTMENT  
COUNTY OF HAWAII

TMK: 7-4-09:71

28 MARCH 1972

EXHIBIT "A"



## AMENDMENT TO THE COUNTY ZONING ORDINANCE

AMENDMENT NO. 17 OF SECTION 7.02, NORTH KONA ZONE MAP, PORTION OF ORDINANCE NO. 74, CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-1a) TO SINGLE FAMILY RESIDENTIAL (RS-10) IN REALAKEHE HOMESTEADS, NORTH KONA, HAWAII.

DATE OF PUBLIC HEARING: MARCH 24, 1972

DATE OF APPROVAL:

ORDINANCE NO.

PREPARED BY: PLANNING DEPARTMENT  
COUNTY OF HAWAII

TMK: 7-4-09:71

28 MARCH 1972

EXHIBIT 'A'

Hilo, Hawaii  
 Date: April 19, 1972

FIRST READING			
	AYES	NOES	A/E
Carpenter	X		
De Luz	X		
Edwards	X		
Greenwell	X		
Hisaoka	X		
Souza	X		
Yadao	X		
Yamada	X		
Chr Matayoshi	X		
	9	0	0

Publication Date: APR 26 1972

Hilo, Hawaii  
 Date: May 3, 1972

SECOND & FINAL READING			
	AYES	NOES	A/E
Carpenter	X		
De Luz	X		
Edwards	X		
Greenwell	X		
Hisaoka	X		
Souza	X		
Yadao	X		
Yamada	X		
Chr Matayoshi	X		
	9	0	0

Publication Date: MAY 14 1972

We do hereby certify that the foregoing BILL was adopted by the County Council and published as indicated above.

*Arthur Matayoshi*  
 Council Chairman

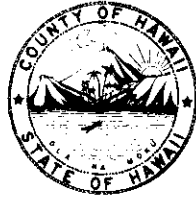
*Tadashi Suzuki*  
 County Clerk

Approved/~~Disapproved~~ this 8<sup>th</sup> day of May, 1972

*Junichi Kimura*  
 Mayor, County of Hawaii

Bill No. 867  
 Reference: C-1904/PEDIC-76  
 M.B. No. 1714, 1737  
 ORD. Bill No. 1618

Tadashi Suzuki  
COUNTY CLERK



Robert Shioji  
DEPUTY COUNTY CLERK

**OFFICE OF THE COUNTY CLERK**

COUNTY OF HAWAII  
HILO, HAWAII 96720

May 3, 1972

Mayor Shunichi Kimura  
County of Hawaii  
Hilo, Hawaii

I hereby transmit Ordinance Bill No. 867 passed by  
the County Council on second and final reading.

A handwritten signature in cursive script that reads "Tadashi Suzuki".

COUNTY CLERK

Encl.

Dated: May 3, 1972

CLERK  
MAY 3 1972



Bill No. 867 - 1972

AN ORDINANCE AMENDING SECTION 7.02, THE NORTH KONA ZONE MAP, ORDINANCE NO. 63 (ZONING ORDINANCE), REVISED ORDINANCES OF THE COUNTY OF HAWAII 1967, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-1a) TO SINGLE FAMILY RESIDENTIAL (RS-10) IN KEALAKEHE HOMESTEADS, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-4-09:71.

This Bill proposes to amend the North Kona Zone Map by changing the district classification from Agricultural (A-1a) zone to a Single Family Residential (RS-10) in Kealakehe Homesteads, North Kona, containing an area of 5.729 acre parcel located adjacent to and east of the Hale Palani Subdivision.

Date Introduced: April 19, 1972

Copies of the foregoing Bill, in full, are on file in the Office of the County Clerk for use and examination by the public.

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I hereby certify that the foregoing Bill passed first reading at the meeting of the County Council on April 19, 1972, by the following aye and no vote:

AYES: Councilmen Carpenter, De Luz, Edwards, Greenwell, Hisaoka, Souza, Yadao, Yamada and Chairman Matayoshi - 9.

NOES: None

*Tadashi Suzuki*

COUNTY CLERK  
COUNTY OF HAWAII

1972 APR 26 10 17 AM  
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NOES: None

Tadashi Suzuki  
COUNTY CLERK  
COUNTY OF HAWAII

ORDINANCE NO. 468  
(Bill No. 867-1972)

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Date Approved: May 3, 1972  
Date Effective: May 8, 1972

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I hereby certify that the foregoing Ordinance passed second and final reading at the meeting of the County Council on May 3, 1972, by the following aye and no vote:

AYES: Councilmen Carpenter, De Luz, Edwards, Greenwell, Hisaoka, Souza, Yadao, Yamada and Chairman Matayoshi - 9.

NOES: None.



COUNTY CLERK  
COUNTY OF HAWAII



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NOES: None.

TADASHI SUZUKI  
COUNTY CLERK  
COUNTY OF HAWAII

(146—Hawaii Tribune-Herald:  
May 14, 1972)