

COUNTY OF HAWAII - STATE OF HAWAII

ORDINANCE NO. 194

AN ORDINANCE AMENDING SECTION 7.01, THE NORTH & SOUTH KONA DISTRICTS ZONE MAP CHAPTER 8 (ZONING CODE), ARTICLE 2, HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-20a) TO AGRICULTURAL (A-3a) AT KALOKO, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-3-24:13.

BE IT ORDAINED BY THE COUNCIL OF THE COUNTY OF HAWAII:

SECTION 1. Section 7.01 of Chapter 8 (Zoning Code), Article 2, Hawaii County Code, as amended, is hereby further amended by adding thereto the following subsection:

"7.01(b). The district classification of the following area situated at Kaloko, North Kona, Hawaii, shall be Agricultural (A-3a):

Beginning at the southeasterly corner of this parcel of land, on the northwesterly side of Road "A" of the Kaloko Mauka Subdivision - Increment 1 (File Plan 994), the coordinates of said point of beginning referred to Government Survey Triangulation Station "Moanuaieha" being 14,274.24 feet South and 4,509.29 feet West, and running by azimuths measured clockwise from true South:

1. 268° 10' 113.04 feet along the northerly line of Lot 1-B of Kaloko Mauka Subdivision to the southwesterly corner of Lot 1-A, thence;
2. 162° 00' 2,058.19 feet along remainder of R.P. 8214, L.C. Aw. 7715, Ap. 11 to Lota Kamehameha to the northwesterly corner of Lot 1-A, thence;
3. 252° 30' 948.03 feet easterly along the southerly line of Grant 4177 to Kainoakahu to the northeasterly corner of Lot 1-A, being also the westerly line of Road "D", thence;
4. 345° 00' 113.71 feet southerly along said line to a curve to the left of radius 342.11 feet with a chord azimuth and distance of:
5. 314° 40' 345.55 feet, thence continuing along said westerly line of Road "D" on a curve to the right of radius 50.00 feet with a chord azimuth and distance of:
6. 329° 20' 70.71 feet, thence;
7. 14° 20' 1,883.99 feet along the northwesterly side of said Road "A" to the point of beginning, and containing an area of 33.612 acres.

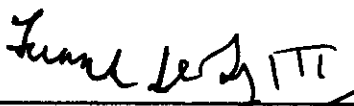
"All as outlined in red on the map attached hereto, marked Exhibit 'A' and by reference made a part hereof."

SECTION 2. Section 1 of this ordinance shall take effect forthwith upon the conditions that (A) the area be zoned in two (2) increments. The first increment shall consist of a maximum of six (6) lots, and the second, the remaining lots. The effective date of zoning for the second increment shall be after development has occurred in the first increment. Development is defined as the actual use of the land for agricultural purposes and in accordance with the State Land Use Commission's definition of agriculture on three (3) of the six (6) proposed lots in the first increment; (B) the applicant, Kona Coast Company, submit a subdivision plan for the first increment within one (1) year from the effective date of approval of the change of zone, and also be responsible for securing final subdivision approval. The applicant shall also be responsible for securing final subdivision approval of the second increment; (C) a park fee, using the guidelines of the Park Dedication Code, shall be assessed; and (D) all other applicable rules and regulations be complied with. Should any of the foregoing conditions not be met, rezoning of the area to its original zoning designation may be initiated.

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:

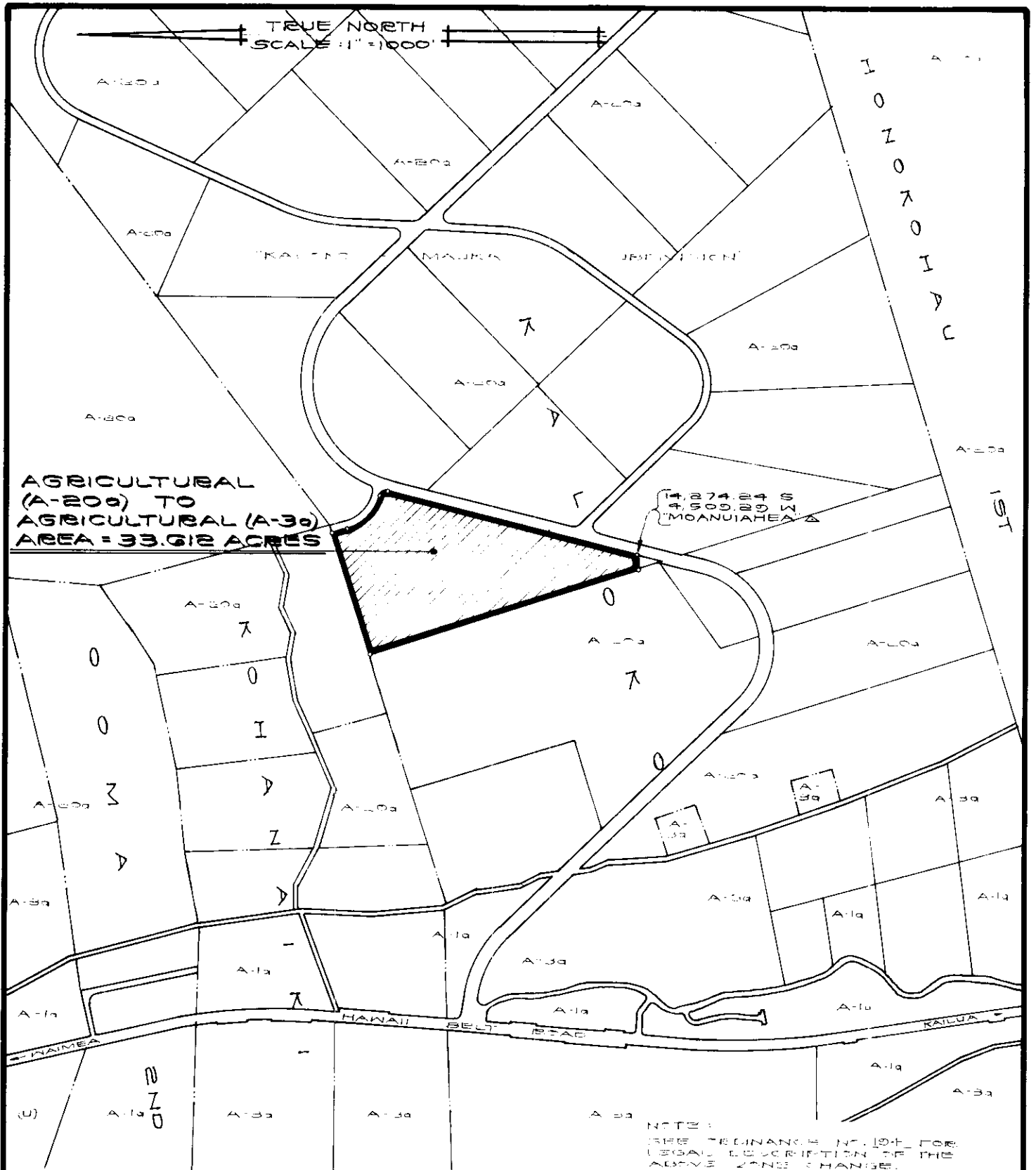

COUNCILMAN, COUNTY OF HAWAII

Hilo, Hawaii

Date of Introduction: February 6, 1976

Date of Adoption: February 18, 1976

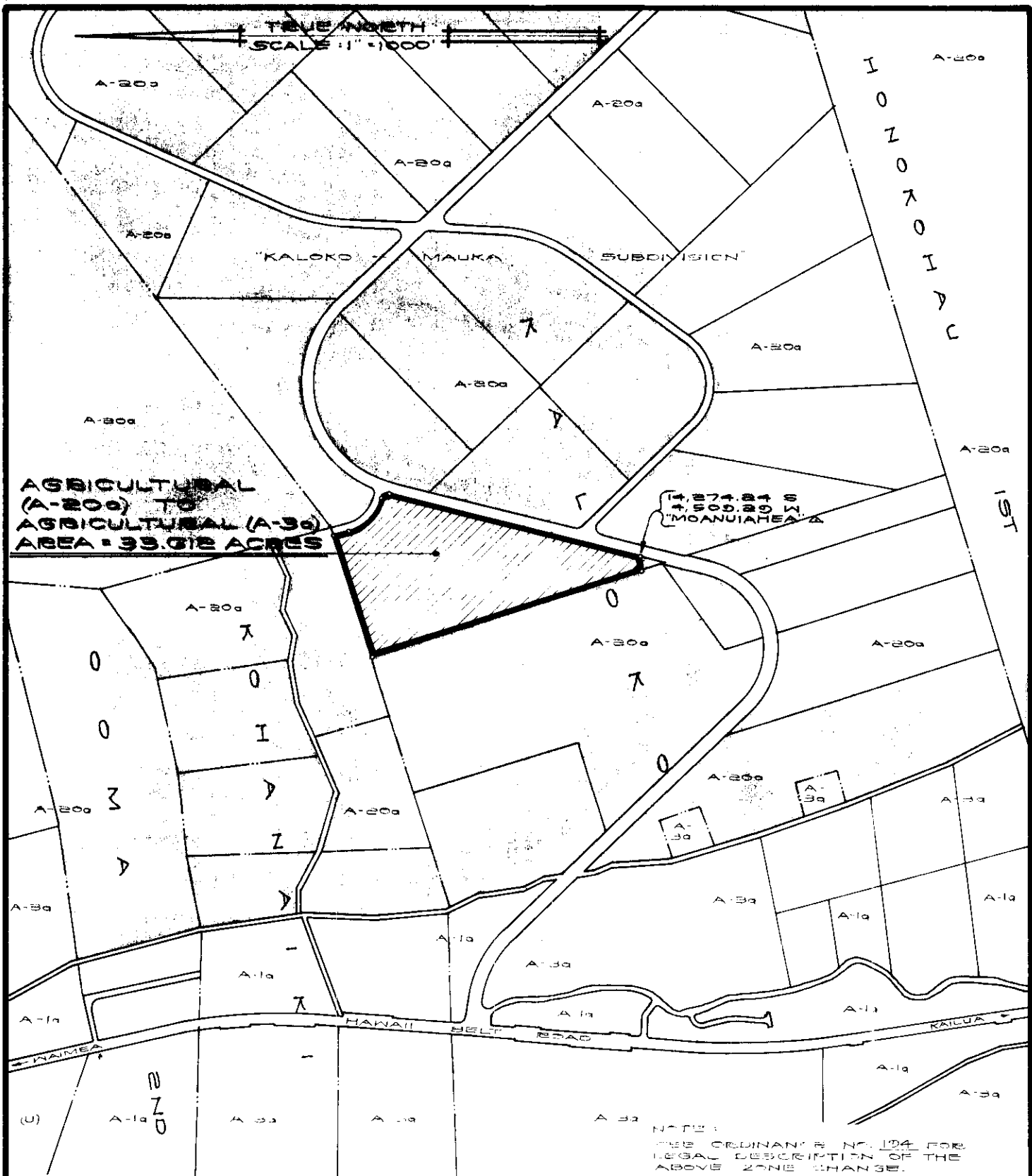
Effective Date: March 3, 1976



AMENDMENT TO THE ZONING CODE

AMENDMENT NO. 2 OF CHAPTER 8 (ZONING CODE), ARTICLE 2, SECTION 7.01, THE NORTH AND SOUTH KONA DISTRICTS ZONE MAP, CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-200a) TO AGRICULTURAL (A-30a) AT KALOKO, NORTH KONA, HAWAII.

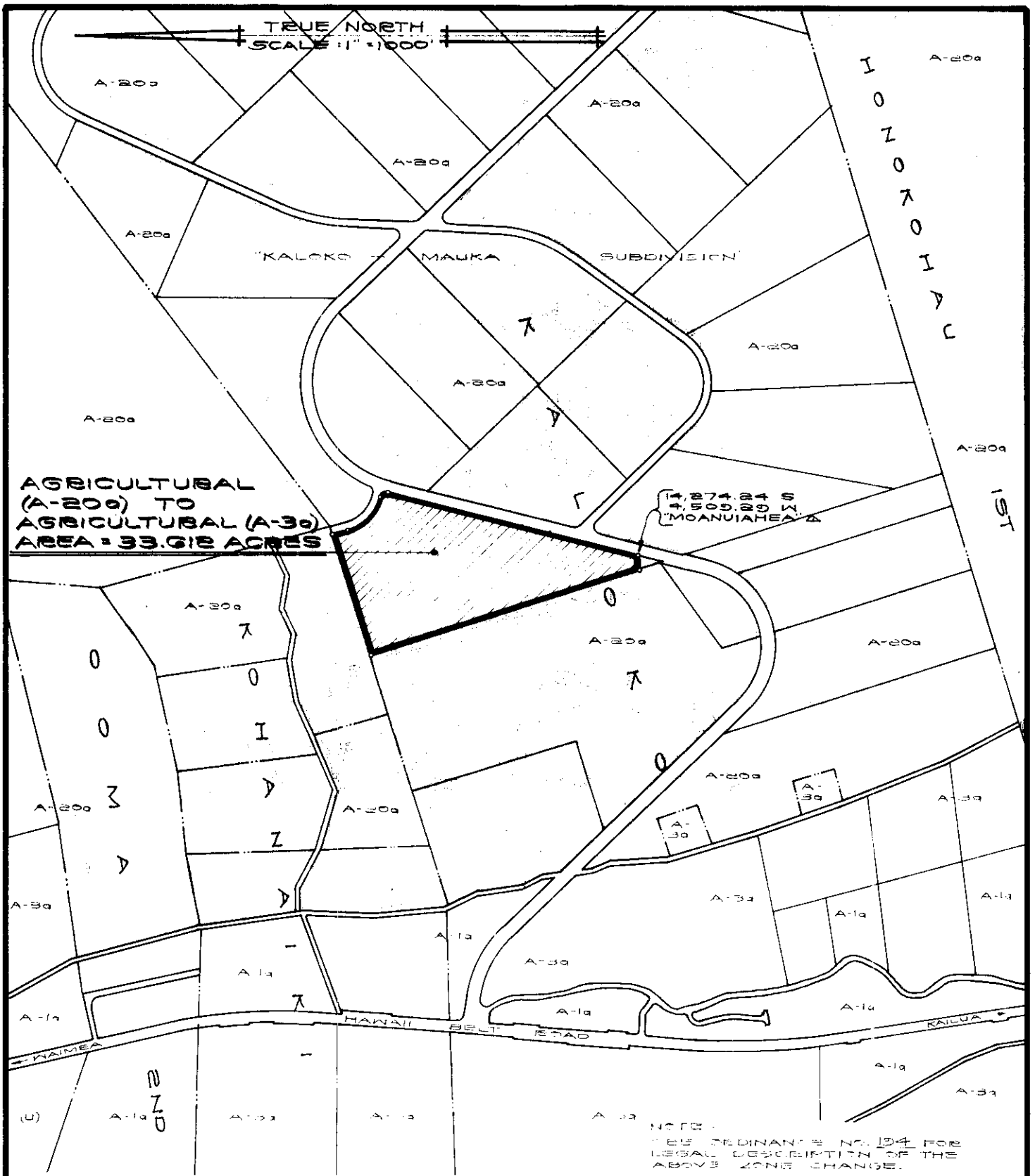
DATE OF PUBLIC HEARING : DEC. 4, 1975
 DATE OF APPROVAL : MARCH 3, 1976
 ORDINANCE NO. 194
 PREPARED BY : PLANNING DEPARTMENT
 COUNTY OF HAWAII



AMENDMENT TO THE ZONING CODE

AMENDMENT NO. 2 OF CHAPTER 8 (ZONING CODE), ARTICLE 2, SECTION 7.01, THE NORTH AND SOUTH KONA DISTRICTS ZONE MAP, CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-200) TO AGRICULTURAL (A-30) AT KALOKO, NORTH KONA, HAWAII.

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 ORDINANCE NO. 194
 PREPARED BY : PLANNING DEPARTMENT
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DATE OF PUBLIC HEARING : DEC. 4, 1975
DATE OF APPROVAL : MARCH 3, 1976
ORDINANCE NO. 194
PREPARED BY : PLANNING DEPARTMENT
COUNTY OF HAWAII

Hilo, Hawaii
Date: February 6, 1976

FIRST READING			
	AYES	NOES	A/E
Carpenter			X
De Luz	X		
Fujii	X		
Hisaoka	X		
Kawahara	X		
Lai	X		
Levin		X	
Yadao	X		
Yamada	X		
	7	1	1

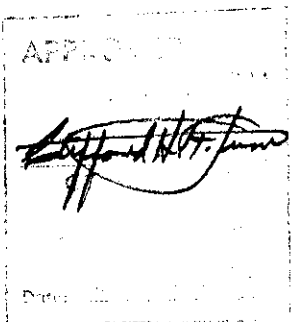
Publication Date: Feb. 12, 1976

Hilo, Hawaii
Date: February 18, 1976

SECOND & FINAL READING			
	AYES	NOES	A/E
Carpenter		X	
De Luz	X		
Fujii	X		
Hisaoka	X		
Kawahara	X		
Lai	X		
Levin		X	
Yadao	X		
Yamada		X	
	6	3	

Publication Date: Feb. 18, 1976

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



Robert M. Yamada

Council Chairman

Ted Suzuki

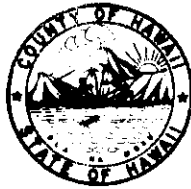
County Clerk

Approved/Disapproved this 3rd day of March, 1976

Kuhio Kameyoshi

Mayor, County of Hawaii

Bill No. 207
Reference C-1704/PRDLC-68
M.B. No. 1976
Ord. No. 104



OFFICE OF THE COUNTY CLERK

HAWAII COUNTY BUILDING
COUNTY OF HAWAII
HILO, HAWAII 96720

February 6, 1976

Refer: Bill 207

To: SECRETARY TO COUNCIL COMMITTEES

Re: Bill 207 - Zoning Request of Kona Coast Company

The following is the action of the Hawaii County Council adopted at its meeting held today:

Adopt Bill 207 on first reading and refer back to Planning, Research, Development and Legislative Committee.

COUNTY CLERK

Bill No. 207 - 1976

AN ORDINANCE AMENDING SECTION 7.01, THE NORTH & SOUTH KONA DISTRICTS ZONE MAP CHAPTER 8 (ZONING CODE), ARTICLE 2, HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-20a) TO AGRICULTURAL (A-3a) AT KALOKO, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-3-24:13.

This Bill amends The North & South Kona Districts Zone Map of the Zoning Code.

Date Introduced: February 6, 1976

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

I hereby certify that the foregoing Bill passed first reading at the meeting of the County Council on February 6, 1976, by the following aye and no vote:

AYES: Councilmen De Luz, Fujii, Hisaoka, Kawahara, Lai, Yadao and Chairman Yamada - 7.

NOES: Councilman Levin - 1.

ABSENT AND EXCUSED: Councilman Carpenter - 1.



COUNTY CLERK
COUNTY OF HAWAII

Bill No. 207 - 1976
AN ORDINANCE AMENDING SECTION 7.01, THE NORTH & SOUTH KONA DISTRICTS ZONE MAP CHAPTER 8 (ZONING CODE), ARTICLE 2, HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-20a) TO AGRICULTURAL (A-3a) AT KALOKO, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-3-24:13.

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TED T. SUZUKI
COUNTY CLERK
COUNTY OF HAWAII

ORDINANCE NO. 194
(Bill No. 207-1976)

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Date Approved: February 18, 1976
Date Effective: March 3, 1976

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


I hereby certify that the foregoing Ordinance passed second and final reading at the meeting of the County Council on February 17, 1976, by the following aye and no vote:

AYES: Councilmen De Luz, Fujii, Hisaoka, Kawahara, Lai and Yadao - 6.

NOES: Councilmen Carpenter, Levin and Chairman Yamada - 3.



COUNTY CLERK
COUNTY OF HAWAII



DISTRICTS ZONE MAP CHAPTER 8
(ZONING CODE) ARTICLE 2, HAWAII
COUNTY CODE AS AMENDED BY
ORDINANCE NO. 194 (BILL NO. 207-1976)
CHANGING THE DISTRICT
CLASSIFICATION FROM
AGRICULTURAL (A-20a) TO
AGRICULTURAL (A-3a) AT KALOKO,
NORTH KONA, HAWAII, COVERED BY
TAX MAP KEY 7-3-24:13.

Date Approved: February 18, 1976
Date Effective: March 3, 1976

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NOES: Councilmen Carpenter, Levin and Chairman Yamada - 3.

TED S. SUZUKI
COUNTY CLERK
COUNTY OF HAWAII

Ted T. Suzuki
COUNTY CLERK



Robert Shioii
DEPUTY COUNTY CLERK

OFFICE OF THE COUNTY CLERK

COUNTY OF HAWAII
HILO, HAWAII 96720

Mayor Herbert T. Matayoshi
County of Hawaii
Hilo, Hawaii

I hereby transmit Ordinance Bill No. 207
passed by the County Council on second and final
reading.

Ted T. Suzuki
COUNTY CLERK

Encl.

Dated: FEB 20 1976