

COUNTY OF HAWAII - STATE OF HAWAII

ORDINANCE NO. 566

AN ORDINANCE AMENDING SECTION 7.04 (THE KAILUA URBAN ZONE MAP), ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM VILLAGE COMMERCIAL (CV-10) AND RESORT-HOTEL (V-1.25) TO GENERAL COMMERCIAL (CG-20) AT LANIHOU 1ST AND 2ND, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-5-04:10 AND 28.

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

SECTION 1. Section 7.04, Article 2, Chapter 8 (Zoning Code) of the Hawaii County Code, as amended, is hereby further amended by adding thereto the following subsections:

"7.04 (s-1). The district classification of the following area situated at Lanihou 1st, North Kona, Hawaii, shall be General Commercial (CG-20):

Beginning at the Northwest corner of this parcel of land, being also the Northeast corner of Lot B (Tax Map Key: 7-5-04:34) and on the Southeasterly side of Palani Road, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KAILUA" being 78.51 feet South and 548.88 feet West and running by azimuths measured clockwise from true South:

Following along the Southeasterly side of Palani Road on a curve to the left with a radius of 5,779.60 feet, the chord azimuth and distance being:

1. 211° 37' 50.3" 168.24 feet to a 1/2 inch pipe in concrete;

Thence following along the Southeasterly side of Palani Road on a curve to the left with a radius of 5,779.60 feet, the chord azimuth and distance being:

2. 209° 06' 54" 339.22 feet to a 1/2 inch pipe in concrete;
3. 207° 26' 296.93 feet along the Southeasterly side of Palani Road to a 1/2 inch pipe in concrete;
4. 232° 56' 30" 442.71 feet along R. P. 6851, L. C. Aw. 8452, Apana 12 to A. Kehokalole (Certificate of Boundaries No. 45) to a 1/2 inch pipe in concrete;
5. 294° 11' 496.20 feet along the remainder of R.P. 7456, L. C. Aw. 8559-B, Apana 11 to Wm. C. Lunalilo (Certificate of Boundaries No. 25) to a 1/2 inch pipe in concrete;
6. 57° 36' 146.00 feet along Grant 2035 to J. L. Waiau to a 1/2 inch pipe in concrete;
7. 45° 56' 507.91 feet along Grant 2035 to J. L. Waiau and portion of Grant 1861, Apana 2 to Kahiamoe to a 1/2 inch pipe;
8. 46° 25' 30" 297.29 feet along Parcel B and along the Southerly side of the Old Honokohau-Kailua Road and Grant 1861, Apana 2 to Kahiamoe to a spike in concrete;
9. 43° 59' 228.92 feet along the Southerly side of the Old Honokohau-Kailua Road and Grant 1861, Apana 2 to Kahiamoe to a 1/2 inch pipe in concrete;
10. 36° 29' 31.83 feet along the Southerly side of the Old Honokohau-Kailua Road and Grant 1861, Apana 2 to Kahiamoe to a 3/4 inch pipe in concrete;
11. 131° 56' 20.02 feet crossing over the Old Honokohau-Kailua Road and along the remainder of R. P. 7456, L. C. Aw. 8559-B, Apana 11 to Wm. C. Lunalilo (Certificate of Boundaries No. 25);

12. 43° 55' 44.73 feet along the Northerly side of the Old Honokohau-Kailua Road;
13. 46° 04' 30" 118.62 feet along the Northerly side of the Old Honokohau-Kailua Road;
14. 131° 20' 30" 243.98 feet along Lot C and B and along the remainder of R. P. 7456, L. C. Aw. 8559-B, Apana 11 to Wm. C. Lunailo (Certificate of Boundaries No. 25) to the point of beginning and containing an area of 11.822 Acres.

7.04 (s-2). The district classification of the following area situated at Lanihau 2nd, North Kona, Hawaii, shall be General Commercial (CG-20):

Beginning at the South corner of this parcel of land, being also the East corner of Parcel B and on the North boundary of Grant 1854 to Ipunui, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KAILUA" being 55.95 feet South and 392.10 feet East and running by azimuths measured clockwise from true South:

1. 150° 14' 250.37 feet along Parcel B and remainder of Grant 1861, Apana 2 to Kahiamoe;
2. 131° 11' 30" 144.69 feet along remainder of Grant 1861, Apana 2 to Kahiamoe;
3. 225° 56' 395.21 feet along L. C. Aw. 8559-B, Apana 11 to Wm. C. Lunailo (Certificate of Boundaries No. 25);
4. 342° 00' 453.10 feet along Grant 2035 to Waiiau;
5. 50° 38" 246.81 feet along Grant 1854 to Ipunui to the point of beginning and containing an area of 2.814 Acres.

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

Subsections 7.04 (s-1) and 7.04 (s-2) shall take effect upon the conditions that (A) the petitioner or its authorized representative shall submit plans for and secure final plan approval

for any proposed development for the subject area within one (1) year from the effective date of approval of the change of zone; (B) construction of the proposed development shall commence within one (1) year from the date of receipt of final plan approval and be completed within two (2) years thereafter; (C) the petitioner or its author representative shall be responsible for improving Ololi Road from the intersection with Kuakini Highway to the subject property in accordance with the requirements of the Department of Public Works; (D) the maximum height limit of any proposed structure(s) shall be three stories but not higher than 45 feet; and (E) all other applicable rules, regulations, and requirements, including those of the Department of Water Supply and the State Department of Health, shall be complied with. Should any of the foregoing conditions not be met, rezoning of the area to its original or more appropriate zoning designation may be initiated."

SECTION 2. In the event that any portion of this ordinance is declared invalid, such invalidity shall not affect the other parts of this ordinance.

SECTION 3. This ordinance shall take effect upon its approval.

INTRODUCED BY:

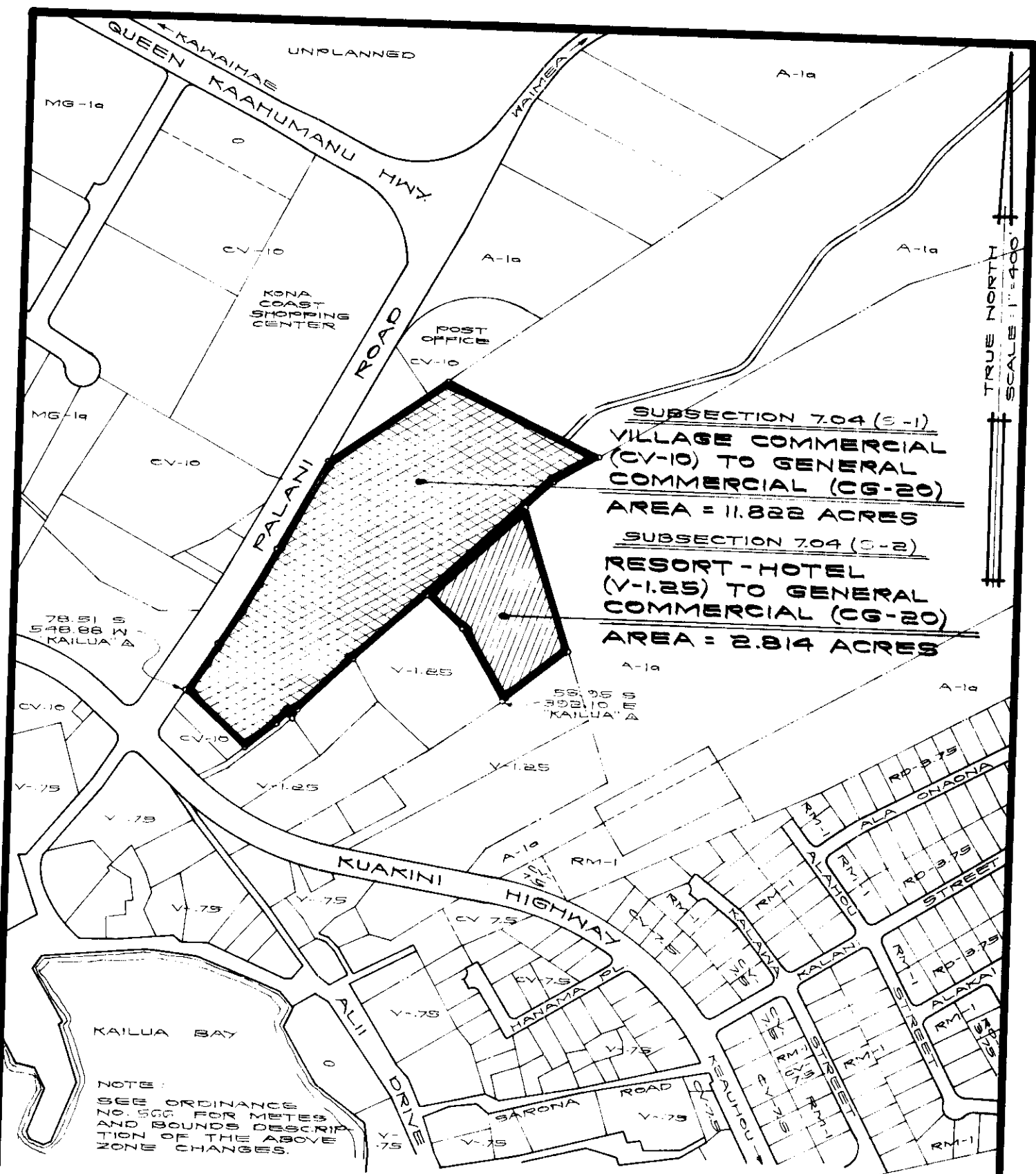

COUNCIL MEMBER, COUNTY OF HAWAII

Hilo, Hawaii

Date of Introduction: April 16, 1980

Date of Adoption: May 7, 1980

Effective Date: May 12, 1980



TRUE NORTH
SCALE 1"=400'

AMENDMENT TO THE ZONING CODE

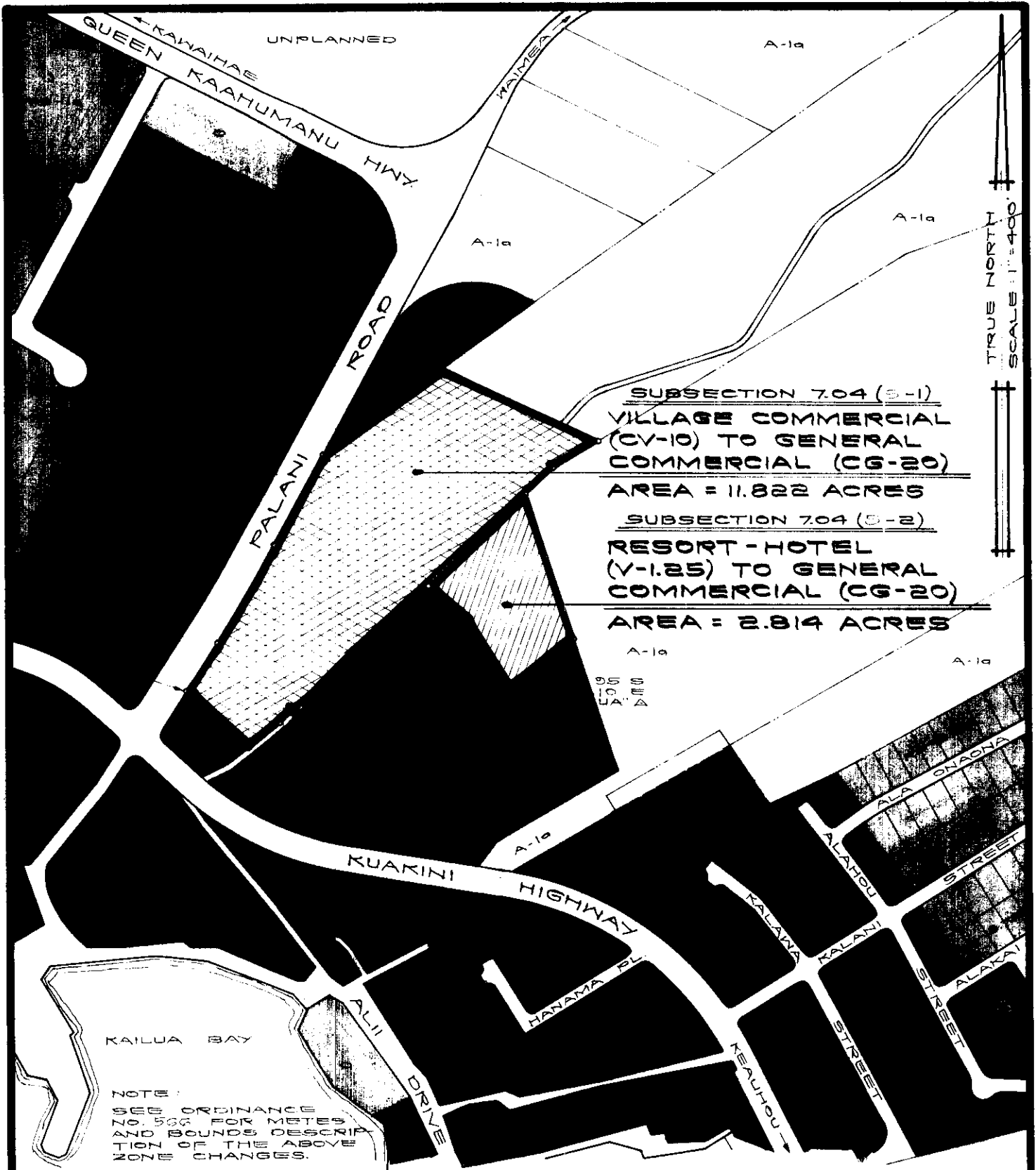
AMENDMENT NO. 19 TO SECTION 704, THE KAILUA URBAN ZONE MAP, ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM VILLAGE COMMERCIAL (CV-10) AND RESORT-HOTEL (V-1.25) TO GENERAL COMMERCIAL (CG-20) AT LANIHAU 1ST AND 2ND, NORTH KONA, HAWAII.

DATE OF PUBLIC HEARING: FEB. 13, 1980
 EFFECTIVE DATE: MAY 12, 1980
 ORDINANCE NUMBER: 566
 PREPARED BY: PLANNING DEPARTMENT
 COUNTY OF HAWAII

TMK: 7-5-04:10 # 28

FEB. 14, 1980

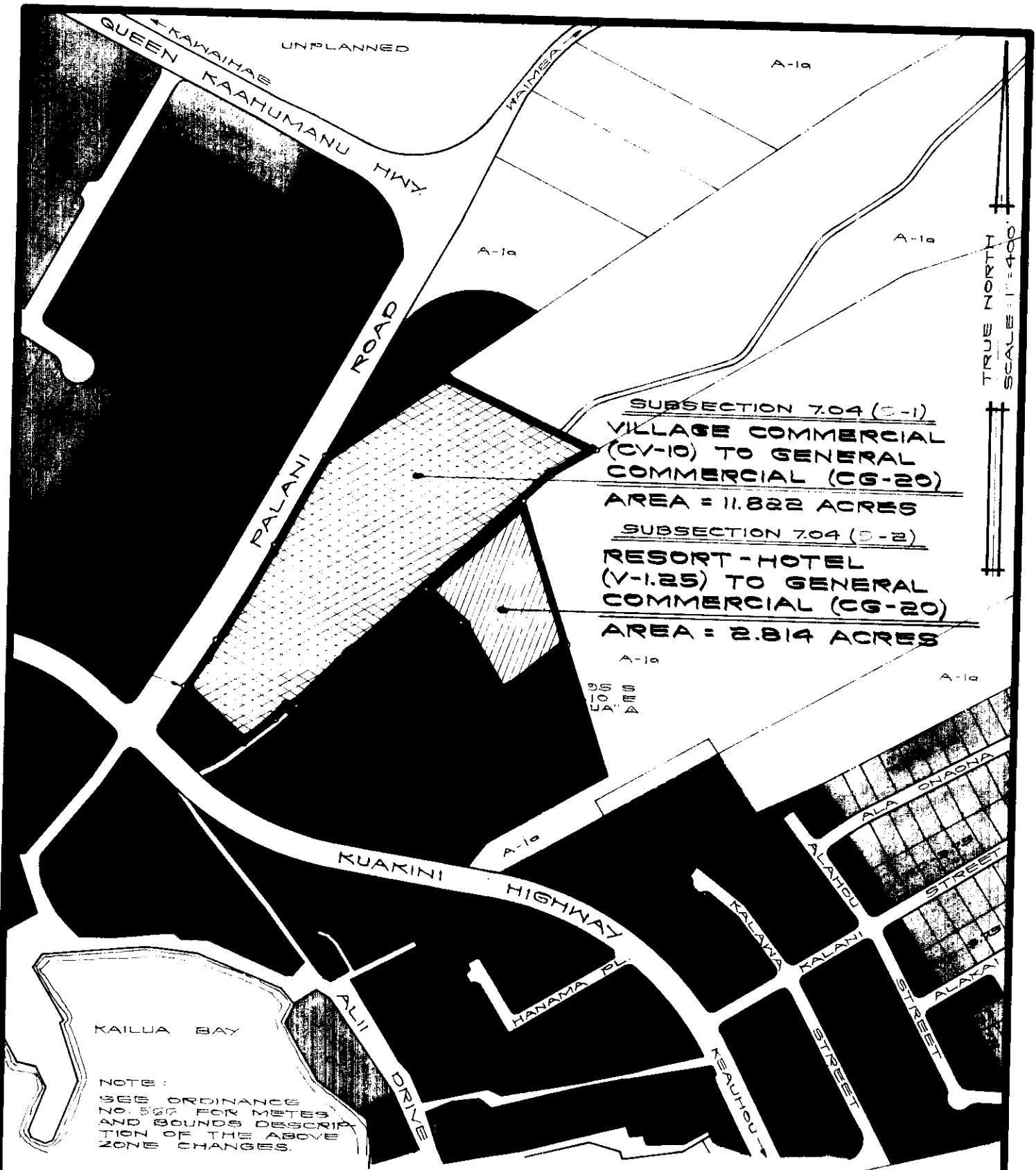
EXHIBIT "A"



AMENDMENT TO THE ZONING CODE

AMENDMENT NO. 19 TO SECTION 7.04, THE KAILUA URBAN ZONE MAP, ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM VILLAGE COMMERCIAL (CV-10) AND RESORT-HOTEL (V-1.25) TO GENERAL COMMERCIAL (CG-20) AT LANIHAU 1ST AND 2ND, NORTH KONA, HAWAII.

DATE OF PUBLIC HEARING: FEB. 13, 1980
 EFFECTIVE DATE: MAY 12, 1980
 ORDINANCE NUMBER: 536
 PREPARED BY: PLANNING DEPARTMENT
 COUNTY OF HAWAII



AMENDMENT TO THE ZONING CODE

AMENDMENT NO. 19 TO SECTION 704, THE KAILUA URBAN ZONE MAP, ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM VILLAGE COMMERCIAL (CV-10) AND RESORT-HOTEL (Y-1.25) TO GENERAL COMMERCIAL (CG-20) AT LANIHOU 1ST AND 2ND, NORTH KONA, HAWAII.

DATE OF PUBLIC HEARING: FEB. 13, 1980
 EFFECTIVE DATE: MAY 12, 1980
 ORDINANCE NUMBER: 566
 PREPARED BY: PLANNING DEPARTMENT
 COUNTY OF HAWAII

TMK: 7-5-04:10 & 28

FEB. 14, 1980

EXHIBIT "A"

Hilo, Hawaii
 Date: April 16, 1980

FIRST READING			
	AYES	NOES	A/E
Dahlberg	X		
Domingo	X		
Fujii	X		
Garcia	X		
Kawahara	X		
Lai	X		
Sameshima	X		
Tajiri	X		
Chr. Yamashiro	X		
	9	0	0

Publication Date: April 21, 1980

Hilo, Hawaii
 Date: May 7, 1980

SECOND & FINAL READING			
	AYES	NOES	A/E
Dahlberg	X		
Domingo	X		
Fujii	X		
Garcia	X		
Kawahara	X		
Lai	X		
Sameshima	X		
Tajiri	X		
Chr. Yamashiro	X		
	9	0	0

Publication Date: MAY 20 1980

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

APPROVED as to
 FORM AND CONTENT
P. Ben Pulayali
 Date: 9 May 80

[Signature]
 Council Chairman

[Signature]
 County Clerk

Approved/Disapproved this 12th day of
May, 1980

[Signature]
 Mayor, County of Hawaii

Bill No. 601
 Reference: C-1505/PC-152
 M.B. No. _____
 Ord. No. 566

Bill No. 601 - 1980

AN ORDINANCE AMENDING SECTION 7.04 (THE KAILUA URBAN ZONE MAP), ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM VILLAGE COMMERCIAL (CV-10) AND RESORT-HOTEL (V-1.25) TO GENERAL COMMERCIAL (CG-20) AT LANIHAU 1ST AND 2ND, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-5-04:10 AND 28.

This Bill amends The Kailua Urban Zone Map, as amended, by changing the district classification from Village Commercial (CV-10) and Resort-Hotel (V-1.25) to General Commercial (CG-20) at Lanihau 1st and 2nd, N. Kona.

Date Introduced: April 16, 1980

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 April 16, 1980, by the following aye and no vote:

ES: Councilmen Dahlberg, Domingo, Fujii, Garcia, Kawahara, Lai, Sameshima, Tajiri and Chairman Yamashiro - 9.

ES: None.

ABSENT & EXCUSED: None.

ORDINANCE AMENDING SECTION 7.04 (THE KAILUA URBAN ZONE MAP), ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM VILLAGE COMMERCIAL (CV-10) AND RESORT-HOTEL (V-1.25) TO GENERAL COMMERCIAL (CG-20) AT LANIHAU 1ST AND 2ND, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-5-04:10 AND 28.

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AYES: Councilmen Dahlberg, Domingo, Fujii, Garcia, Kawahara, Lai, Sameshima, Tajiri and Chairman Yamashiro—9.

NAYS: None.

ABSENT & EXCUSED: None.

R. S. Leepapi
County Clerk
County of Hawaii

R. S. Leepapi
COUNTY CLERK
COUNTY OF HAWAII

ORDINANCE NO. 566
(Bill No. 601-1980)

AN ORDINANCE AMENDING SECTION 7.04 (THE KAILUA URBAN ZONE MAP), ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM VILLAGE COMMERCIAL (CV-10) AND RESORT-HOTEL (V-1.25) TO GENERAL COMMERCIAL (CG-20) AT LANIHAU 1ST AND 2ND, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-5-04:10 AND 28.

Date Approved: May 7, 1980
Date Effective: May 12, 1980

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 May 7, 1980, by the following aye and no vote:

AYES: Councilmen Dahlberg, Domingo, Fujii, Garcia, Kawahara, Lai, Sameshima, Tajiri and Chairman Yamashiro - 9.

NOES: None.

R. B. Leyonopi
COUNTY CLERK
COUNTY OF HAWAII

ORDINANCE NO. 566
AMENDING SECTION 7.04 (THE KAILUA URBAN ZONE MAP), ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATION FROM VILLAGE COMMERCIAL (CV-10) AND RESORT-HOTEL (V-1.25) TO GENERAL COMMERCIAL (CG-20) AT LANIHAU 1ST AND 2ND, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY 7-5-04:10 AND 28.

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AYES: Councilmen Dahlberg, Domingo, Fujii, Garcia, Kawahara, Lai, Sameshima, Tajiri and Chairman Yamashiro - 9.
NOES: None.

R. B. Leyonopi
COUNTY CLERK
COUNTY OF HAWAII
May 28, 1980