

COUNTY OF HAWAII - STATE OF HAWAII

ORDINANCE NO. 820

AN ORDINANCE AMENDING SECTION 7.02 (THE NORTH KONA ZONE MAP) AND SECTION 7.05 (THE KAILUA-HONALO URBAN ZONE MAP), ARTICLE 2, CHAPTER 8 (ZONING CODE) OF THE HAWAII COUNTY CODE, AS AMENDED, BY CHANGING THE DISTRICT CLASSIFICATIONS FOR LANDS AT KAHALUU, KEAUHOU 1 AND KEAUHOU 2, NORTH KONA, HAWAII, COVERED BY TAX MAP KEY: PORTIONS OF PLATS 7-8-10, 7-8-11 AND 7-8-12.

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

SECTION 1. Section 7.02, Article 2, Chapter 8 (Zoning Code) of the Hawaii County Code, as amended, is further amended to add new subsections, to read as follows:

"7.02(ggg -1). The district classification of the following area situated at Kaha-luu, North Kona, Hawaii, shall be Multiple Family Residential (RM-3.5):

Beginning at the West corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 11,614.02 feet North and 37.96 feet East, thence running by azimuths measured clockwise from True South:

1. 260° 44' 09" 553.16 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

2. Thence along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu on a curve to the left with a radius of 9,950.00 feet, the chord azimuth and distance being: 347° 27' 16" 854.92 feet;
3. 344° 59' 32" 414.90 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
4. 117° 10' 134.93 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
5. 146° 27' 26" 1,301.30 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu to the point of beginning and containing an area of 8.73 Acres.

7.02(ggg-2). The district classification of the following area situated at Kahaluu and Keauhou I, North Kona, Hawaii, shall be Single Family Residential (RS-15):

Beginning at the North corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 10,403.90 feet North and 3,546.38 feet East, thence running by azimuths measured clockwise from True South:

1. 321° 12' 96.62 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
2. Thence along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu, on a curve to the right with a radius of 1,030.00 feet, the chord azimuth and distance being: 335° 38' 513.46 feet;
3. 350° 04' 550.72 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
4. Thence along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu, on a curve to the left with a radius of 970.00 feet, the chord azimuth and distance being: 327° 32' 743.45 feet;

5. 305° 00' 292.28 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
6. 35° 00' 161.64 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
7. Thence along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu, on a curve to the left with a radius of 270.00 feet, the chord azimuth and distance being: 15° 11' 30" 182.99 feet;
8. 355° 23' 835.02 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
9. Thence along the remainders of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the right with a radius of 1,530.00 feet, the chord azimuth and distance being: 4° 17' 473.41 feet;
10. 13° 11' 368.65 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
11. Thence along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the right with a radius of 1,230.00 feet, the chord azimuth and distance being: 14° 19' 22" 48.92 feet;
12. 102° 30' 779.29 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
13. 147° 40' 540.00 feet along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
14. 193° 10' 217.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
15. 187° 40' 550.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

16. 219° 25' 335.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
17. 178° 10' 765.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
18. 143° 25' 340.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
19. 117° 19' 40" 287.68 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
20. 195° 42' 151.08 feet along the Easterly side of Kamehameha III Road;
21. 169° 26' 88.34 feet along the Easterly side of Kamehameha III Road;
22. 182° 23' 360.00 feet along the Easterly side of Kamehameha III Road;
23. Thence along the Easterly side of Kamehameha III Road, on a curve to the right with a radius of 425.00 feet, the chord azimuth and distance being: 187° 17' 51" 72.81 feet;
24. 102° 12' 42" 20.00 feet along the Easterly side of Kamehameha III Road;
25. Thence along the Easterly side of Kamehameha III Road, on a curve to the right with a radius of 445.00 feet, the chord azimuth and distance being: 211° 42' 21" 297.00 feet;
26. 231° 12' 270.05 feet along the Easterly side of Kamehameha III Road to the point of beginning and containing an area of 68.68 Acres.

7.02(ggg-3). The district classification of the following area situated at Keauhou 1, North Kona, Hawaii, shall be Multiple Family Residential (RM-3.5):

Beginning at the North corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 6,672.44 feet North and 3,586.47 feet East, thence running by azimuths measured clockwise from True South:

1. 282° 30' 779.29 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
2. Thence along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the right with a radius of 1,230.00 feet, the chord azimuth and distance being: 23° 28' 52" 343.17 feet;
3. 31° 30' 928.11 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
4. 111° 50' 354.72 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
5. 186° 00' 475.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
6. 191° 50' 685.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu to the point of beginning and containing an area of 16.42 Acres.

7.02(999-4). The district classification of the following area situated at Kahaluu and Keauhou 1, North Kona, Hawaii, shall be Open (O):

Beginning at the North corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 9,313.59 feet North and 3,150.48 feet East, thence running by azimuths measured clockwise from True South:

1. 297° 19' 40" 287.68 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
2. 323° 25' 340.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
3. 358° 10' 765.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
4. 39° 25' 335.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

5. 7° 40' 550.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
6. 13° 10' 217.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
7. 327° 40' 540.00 feet along the remainders of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
8. 11° 50' 685.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
9. 6° 00' 475.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
10. 291° 50' 293.86 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
11. 31° 30' 182.11 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
12. Thence along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; L.C. Aw. 9697, Apana 2 to Nauki and R.P. 4575, L.C. Aw. 9700, Apana 2 to Kaaukelemoku, on a curve to the left with a radius of 630.00 feet, the chord azimuth and distance being: 13° 50' 382.38 feet;
13. 356° 10' 178.90 feet along the remainders of R.P. 4575, L.C. Aw. 9700, Apana 2 to Kaaukelemoku and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
14. Thence along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the right with a radius of 230.00 feet, the chord azimuth and distance being: 41° 41' 38" 328.25 feet;

15. 349° 10' 560.70 feet along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 4436, L.C. Aw. 7487 to Keomohuli;
16. 74° 29' 30" 656.12 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
17. 172° 59' 30" 643.62 feet along the Easterly side of Alii Highway;
18. Thence along the Easterly side of Alii Highway, on a curve to the left with a radius of 1,260.00 feet, the chord azimuth and distance being: 157° 02' 11" 692.72 feet;
19. 229° 43' 75.38 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
20. Thence along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the right with a radius of 220.00 feet, the chord azimuth and distance being: 262° 41' 30" 239.48 feet;
21. 205° 40' 195.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
22. 175° 07' 40" 441.20 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
23. 202° 30' 335.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
24. 179° 50' 225.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
25. 155° 45' 245.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
26. 177° 10' 1,010.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
27. 126° 30' 165.42 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

28. 189° 17' 320.54 feet along the Easterly side of Kamehameha III Road;
29. 99° 17' 5.00 feet along the Easterly side of Kamehameha III Road;
30. 189° 17' 183.00 feet along the Easterly side of Kamehameha III Road;
31. 279° 17' 5.00 feet along the Easterly side of Kamehameha III Road;
32. 189° 17' 261.34 feet along the Easterly side of Kamehameha III Road;
33. Thence along the Easterly side of Kamehameha III Road, on a curve to right with a radius of 440.00 feet, the chord azimuth and distance being: 205° 50' 250.67 feet;
34. 222° 23' 262.43 feet along the Easterly side of Kamehameha III Road;
35. Thence along the Easterly side of Kamehameha III Road, on a curve to left with a radius of 560.00 feet, the chord azimuth and distance being: 202° 23' 383.06 feet;
36. 182° 23' 205.00 feet along the Easterly side of Kamehameha III Road to the point of beginning and containing a Gross Area of 89.50 Acres and a Net Area of 88.81 Acres after excluding and deducting Lot 1 of 0.69 Acre described as follows:

Being a portion of Royal Patent 4475, Land Commission Award 7713, Apana 7 to V. Kamamalu situated at Keauhou 1, North Kona, Hawaii:

Beginning at the East corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 4,924.04 feet North and 2,860.24 feet East, thence running by azimuths measured clockwise from True South:

1. 65° 11' 30" 45.08 feet along R.P. 4575, L.C. Aw. 9700, Apana 2 to Kaaukelemoku;

2. 32° 31' 30" 167.24 feet along R.P. 4575, L.C. Aw. 9700, Apana 2 to Kaaukelemoku;
3. 142° 31' 30" 161.47 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
4. 212° 31' 110.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
5. 245° 30' 100.34 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
6. 322° 31' 30" 129.26 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu to the point of beginning and containing an area of 0.69 Acre.

7.02(ggg-5). The district classification of the following area situated at Keauhou 1 and Keauhou 2, North Kona, Hawaii, shall be Open (O):

Beginning at the West corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 1,436.48 feet South and 2,597.67 feet East, thence running by azimuths measured clockwise from True South:

1. 204° 59' 30" 511.39 feet along the Easterly side of Alii Highway;
2. Thence along the Easterly side of Alii Highway, on a curve to the left with a radius of 1,060.00 feet, the chord azimuth and distance being:
188° 59' 30" 584.35 feet;
3. 172° 59' 30" 357.86 feet along the Easterly side of Alii Highway;
4. 250° 45' 356.53 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
5. 219° 30' 215.00 feet along the remainders of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;

6. 183° 20' 805.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
7. 254° 29' 30" 173.00 feet along R.P. 4436, L.C. Aw. 7487 to Keomohuli;
8. 245° 29' 30" 263.00 feet along L.C. Aw. 11046, Apana 1 to Molale;
9. 356° 35' 595.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
10. 0° 00' 500.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
11. 3° 40' 355.00 feet along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
12. 285° 50' 140.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
13. 323° 45' 595.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
14. 311° 20' 935.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
15. 332° 10' 260.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
16. 303° 15' 520.22 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
17. 356° 12' 414.08 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
18. Thence along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha on a curve to the right with a radius of 1,470.00 feet, the chord azimuth and distance being: 8° 04' 604.57 feet;
19. 19° 56' 192.39 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;

20.	61° 30'	100.10 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
21.	4° 25'	990.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
22.	50° 50'	140.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
23.	85° 10'	120.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
24.	143° 10'	50.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
25.	86° 25'	190.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
26.	162° 50'	915.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
27.	174° 50'	730.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
28.	199° 35'	375.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
29.	168° 00'	305.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
30.	147° 40'	1,005.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
31.	96° 50'	185.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
32.	13° 15'	890.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
33.	49° 35'	290.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
34.	144° 42'	82.06 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;

35. Thence along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha, on a curve to the left with a radius of 530.00 feet, the chord azimuth and distance being:
133° 32' 30" 205.13 feet;
36. 122° 23' 213.19 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
37. Thence along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha, on a curve to the right with a radius of 470.00 feet, the chord azimuth and distance being:
131° 05' 30" 142.32 feet;
38. 139° 48' 204.43 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
39. Thence along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha, on a curve to the left with a radius of 330.00 feet, the chord azimuth and distance being:
127° 23' 45" 141.77 feet;
40. 114° 59' 30" 72.02 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha to the point of beginning and containing an area of 121.71 Acres."

SECTION 2. Section 7.05, Article 2, Chapter 8 (Zoning Code) of the Hawaii County Code, as amended, is further amended to add new subsections, to read as follows:

"7.05(aa -1). The district classification of the following area situated at Kahaluu, North Kona, Hawaii, shall be Multiple Family Residential (RM-3.5):

Beginning at the North corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 11,614.02 feet North and 37.96 feet East, thence running by azimuths measured clockwise from True South:

1. 326° 27' 26" 1,301.30 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

2. 297° 10' 134.93 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
3. 344° 59' 32" 700.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
4. Thence along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu, on a curve to the right with a radius of 3,209.76 feet, the chord azimuth and distance being:
345° 35' 38" 67.41 feet;
5. 84° 23' 22" 501.55 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
6. 183° 45' 30" 39.38 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
7. 228° 35' 20" 40.56 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
8. 202° 18' 20" 54.78 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
9. 155° 57' 47.42 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
10. 115° 54' 30" 33.11 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
11. 163° 06' 9.09 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
12. 271° 11' 30" 100.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
13. 161° 52' 30" 251.06 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
14. 78° 44' 30" 100.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
15. 167° 37' 30" 112.30 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

16. 128° 25' 154.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
17. 139° 30' 163.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
18. 141° 15' 293.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
19. 139° 15' 186.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
20. 115° 35' 108.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
21. 105° 13' 40" 145.96 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
22. 154° 40' 22" 265.50 feet along Lots 23, 22, 21 and 20 of Kahaluu Beach Lots, along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
23. Thence along Lots 20, 19, 18, 17, 16, 15 and 14 of Kahaluu Beach Lots, along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu, on a curve to the left with a radius of 1,607.70 feet, the chord azimuth and distance being: 146° 07' 22" 478.04 feet;
24. 260° 44' 09" 719.25 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu to the point of beginning and containing an area of 26.81 Acres.

7.05(aa -2). The district classification of the following area situated at Kahaluu and Keauhou 1, North Kona, Hawaii, shall be Multiple Family Residential (RM-3):

Beginning at the Northeast corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 9,134.09 feet North and 1,045.79 feet East, thence running by azimuths measured clockwise from True South:

1. 359° 59' 30" 2,285.37 feet along the Westerly side of Alii Highway;
2. Thence along the Westerly side of Alii Highway, on a curve to the left with a radius of 1,560.00 feet, the chord azimuth and distance being: 358° 51' 12" 61.98 feet;
3. 42° 16' 28" 16.97 feet along the Westerly side of Alii Highway;
4. Thence along the Westerly side of Alii Highway, on a curve to the left with a radius of 1,572.00 feet, the chord azimuth and distance being: 353° 10' 14" 225.00 feet;
5. Thence along Alii Drive, on a curve to the right with a radius of 76.43 feet, the chord azimuth and distance being: 29° 37' 15" 99.38 feet;
6. 177° 40' 15.00 feet along Alii Drive;
7. Thence along the Northeasterly side of Alii Drive, on a curve to the right with a radius of 305.00 feet, the chord azimuth and distance being: 104° 55' 180.89 feet;
8. 122° 10' 330.38 feet along the Northeasterly side of Alii Drive;
9. 32° 10' 15.00 feet along the Northeasterly side of Alii Drive;
10. 122° 10' 114.44 feet along the Northeasterly side of Alii Drive;
11. Thence along the Northeasterly side of Alii Drive, on a curve to the right with a radius of 370.00 feet, the chord azimuth and distance being: 129° 19' 30" 92.21 feet;
12. 180° 35' 222.18 feet along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

13.	169° 45'	65.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
14.	178° 10'	169.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
15.	201° 45'	235.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
16.	200° 55'	178.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
17.	184° 20'	112.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
18.	193° 00'	208.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
19.	198° 50'	288.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
20.	189° 30'	112.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
21.	178° 20'	243.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
22.	174° 50'	510.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
23.	264° 47'	415.56 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu, along Lots 4, 5, 6 and 7 of Makolea Subdivision to the point of beginning and containing an area of 29.38 Acres.

7.05(aa -3). The district classification of the following area situated at Kahaluu, North Kona, Hawaii, shall be Resort-Hotel (V-4):

Beginning at the Northwest corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 9,070.32 feet North and 181.95 feet East, thence running by azimuths measured clockwise from True South:

1. 267° 20' 30" 337.10 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu, along Lots 1, 2 and 3 of Makolea Subdivision;
2. 264° 47' 113.74 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
3. 354° 50' 510.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
4. 358° 20' 87.29 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
5. 69° 00' 188.05 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
6. 10° 30' 34.70 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
7. 88° 30' 123.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
8. 168° 00' 30.89 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
9. 110° 30' 190.34 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
10. 179° 06' 52" 577.12 feet along the East side of Alii Drive to the point of beginning and containing an area of 6.92 Acres.

7.05(aa -4). The district classification of the following area situated at Keauhou 1, North Kona, Hawaii, shall be Village Commercial (CV-7.5):

Beginning at the Northwest corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 6,365.29 feet North and 1,249.76 feet East, thence running by azimuths measured clockwise from True South:

1. 250° 22' 30" 407.78 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;

2. 289° 48' 20" 308.05 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
3. 7° 53' 535.00 feet along the Westerly side of Kamehameha III Road;
4. Thence along the Westerly side of Kamehameha III Road, on a curve to the right with a radius of 247.50 feet, the chord azimuth and distance being: 26° 11' 15" 155.46 feet;
5. 44° 29' 30" 12.92 feet along the Westerly side of Kamehameha III Road;
6. Thence along the North side of the intersection of Kamehameha III Road and Alii Highway, on a curve to the right with a radius of 50.00 feet, the chord azimuth and distance being: 89° 29' 30" 70.71 feet;
7. 134° 29' 30" 147.16 feet along the Easterly side of Alii Highway;
8. Thence along the Easterly side of Alii Highway, on a curve to the right with a radius of 1,440.00 feet, the chord azimuth and distance being: 147° 26' 645.00 feet to the point of beginning and containing an area of 7.64 Acres.

7.05(aa -5). The district classification of the following area situated at Kahaluu and Keauhou 1, North Kona, Hawaii, shall be Village Commercial (CV-7.5):

Beginning at the East corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 6,933.27 feet North and 2,151.99 feet East, thence running by azimuths measured clockwise from True South:

1. 37° 00' 25" 41.02 feet along the Westerly side of Kamehameha III Road;
2. Thence along the Westerly side of Kamehameha III Road, on a curve to the left with a radius of 1,050.00 feet, the chord azimuth and distance being: 22° 26' 42.5" 527.99 feet;

3. 7° 53' 14.78 feet along the Westerly side of Kamehameha III Road;
4. 109° 48' 20" 308.05 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
5. 70° 22' 30" 407.78 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
6. Thence along the Easterly side of Alii Highway, on a curve to the right with a radius of 1,440.00 feet, the chord azimuth and distance being: 170° 11' 490.62 feet;
7. 179° 59' 30" 415.00 feet along the Easterly side of Alii Highway;
8. 269° 59' 30" 547.41 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
9. 307° 00' 25" 549.15 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu to the point of beginning and containing an area of 15.26 Acres.

7.05(aa -6). The district classification of the following area situated at Kahaluu and Keauhou I, North Kona, Hawaii, shall be Open (O):

Beginning at the North corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 9,313.59 feet North and 3,150.48 feet East, thence running by azimuths measured clockwise from True South:

1. 297° 19' 40" 287.68 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
2. 323° 25' 340.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
3. 358° 10' 765.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
4. 39° 25' 335.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

5. 7° 40' 550.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
6. 13° 10' 217.00 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
7. 327° 40' 540.00 feet along the remainders of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
8. 11° 50' 685.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
9. 6° 00' 475.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
10. 291° 50' 293.86 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
11. 31° 30' 182.11 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
12. Thence along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; L.C. Aw. 9697, Apana 2 to Nauki and R.P. 4575, L.C. Aw. 9700, Apana 2 to Kaaukelemoku, on a curve to the left with a radius of 630.00 feet, the chord azimuth and distance being: 13° 50' 382.38 feet;
13. 356° 10' 178.90 feet along the remainders of R.P. 4575, L.C. Aw. 9700, Apana 2 to Kaaukelemoku and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
14. Thence along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the right with a radius of 230.00 feet, the chord azimuth and distance being: 41° 41' 38" 328.25 feet;

15. 349° 10' 560.70 feet along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 4436, L.C. Aw. 7487 to Keomohuli;
16. 74° 29' 30" 656.12 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
17. 172° 59' 30" 643.62 feet along the Easterly side of Alii Highway;
18. Thence along the Easterly side of Alii Highway, on a curve to the left with a radius of 1,260.00 feet, the chord azimuth and distance being: 157° 02' 11" 692.72 feet;
19. 229° 43' 75.38 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
20. Thence along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the right with a radius of 220.00 feet, the chord azimuth and distance being: 262° 41' 30" 239.48 feet;
21. 205° 40' 195.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
22. 175° 07' 40" 441.20 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
23. 202° 30' 335.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
24. 179° 50' 225.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
25. 155° 45' 245.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
26. 177° 10' 1,010.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;
27. 126° 30' 165.42 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu;

28. 189° 17' 320.54 feet along the Easterly side of Kamehameha III Road;
29. 99° 17' 5.00 feet along the Easterly side of Kamehameha III Road;
30. 189° 17' 183.00 feet along the Easterly side of Kamehameha III Road;
31. 279° 17' 5.00 feet along the Easterly side of Kamehameha III Road;
32. 189° 17' 261.34 feet along the Easterly side of Kamehameha III Road;
33. Thence along the Easterly side of Kamehameha III Road, on a curve to right with a radius of 440.00 feet, the chord azimuth and distance being: 205° 50' 250.67 feet;
34. 222° 23' 262.43 feet along the Easterly side of Kamehameha III Road;
35. Thence along the Easterly side of Kamehameha III Road, on a curve to left with a radius of 560.00 feet, the chord azimuth and distance being: 202° 23' 383.06 feet;
36. 182° 23' 205.00 feet along the Easterly side of Kamehameha III Road to the point of beginning and containing a Gross Area of 89.50 Acres and a Net Area of 88.81 Acres after excluding and deducting Lot 1 of 0.69 Acre described as follows:

Being a portion of Royal Patent 4475, Land Commission Award 7713, Apana 7 to V, Kamamalu situated at Keauhou I, North Kona, Hawaii:

Beginning at the East corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 4,924.04 feet North and 2,860.24 feet East, thence running by azimuths measured clockwise from True South:

1. 65° 11' 30" 45.08 feet along R.P. 4575, L.C. Aw. 9700, Apana 2 to Kaaukelemoku;

2. 32° 31' 30" 167.24 feet along R.P. 4575, L.C. Aw. 9700, Apana 2 to Kaaukelemoku;
3. 142° 31' 30" 161.47 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
4. 212° 31' 110.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
5. 245° 30' 100.34 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
6. 322° 31' 30" 129.26 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu to the point of beginning and containing an area of 0.69 Acre.

7.05(aa-7). The district classification of the following area situated at Kahaluu and Keauhou 1, North Kona, Hawaii, shall be Multiple Family Residential (RM-3):

Beginning at the West corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 6,569.34 feet North and 2,064.73 feet East, thence running by azimuths measured clockwise from True South:

1. Along the Easterly side of Kamehameha III Road, on a curve to the right with a radius of 950.00 feet, the chord azimuth and distance being: 202° 26' 28" 131.82 feet;
2. 296° 25' 10" 10.00 feet along the Easterly side of Kamehameha III Road;
3. Thence along the Easterly side of Kamehameha III Road, on a curve to the right with a radius of 940.00 feet, the chord azimuth and distance being: 211° 42' 47.5" 173.45 feet;
4. 217° 00' 25" 391.02 feet along the Easterly side of Kamehameha III Road;
5. Thence along the Easterly side of Kamehameha III Road, on a curve to the left with a radius of 560.00 feet, the chord azimuth and distance being: 203° 08' 42.5" 268.33 feet;

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| 6. | 189° 17' | 189.46 feet along the Easterly side of Kamehameha III Road; |
| 7. | 306° 30' | 165.42 feet along the remainder of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu; |
| 8. | 357° 10' | 1,010.00 feet along the remainders of R.P. 6856, L.C. Aw. 7713, Apana 6 to V. Kamamalu and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 9. | 335° 45' | 245.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 10. | 359° 50' | 225.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 11. | 22° 30' | 335.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 12. | 162° 50' | 380.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 13. | 143° 25' | 385.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 14. | 118° 25' | 382.27 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu to the point of beginning and containing an area of 14.24 Acres. |

7.05(aa -8). The district classification of the following area situated at Keauhou I, North Kona, Hawaii, shall be Multiple Family Residential (RM-3):

Beginning at the North corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 6,569.34 feet North and 2,064.73 feet East, thence running by azimuths measured clockwise from True South:

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| 1. | 298° 25' | 382.27 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 2. | 323° 25' | 385.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |

3. 342° 50' 380.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
4. 21° 20' 340.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
5. 37° 45' 420.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
6. Thence along the Easterly side of Alii Highway, on a curve to the left with a radius of 1,260.00 feet, the chord azimuth and distance being: 136° 25' 19" 84.88 feet;
7. 134° 29' 30" 642.84 feet along the Easterly side of Alii Highway;
8. Thence along the Easterly side of Alii Highway and Kamehameha III Road, on a curve to the right with a radius of 50.00 feet, the chord azimuth and distance being: 179° 29' 30" 70.71 feet;
9. 224° 29' 30" 12.92 feet along the Easterly side of Kamehameha III Road;
10. Thence along the Easterly side of Kamehameha III Road, on a curve to the left with a radius of 347.50 feet, the chord azimuth and distance being: 206° 11' 15" 218.27 feet;
11. 187° 53' 549.78 feet along the Easterly side of Kamehameha III Road;
12. Thence along the Easterly side of Kamehameha III Road, on a curve to the right with a radius of 950.00 feet, the chord azimuth and distance being: 193° 10' 23" 175.16 feet to the point of beginning and containing an area of 18.49 Acres.

7.05(aa -9). The district classification of the following area situated at Keauhou 1, North Kona, Hawaii, shall be Multiple Family Residential (RM-3):

Beginning at the West corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 5,066.41 feet North and 2,361.73 feet East, thence running by azimuths measured clockwise from True South:

1. 217° 45' 420.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
2. 201° 20' 340.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
3. 355° 07' 40" 441.20 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
4. 25° 40' 195.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
5. Thence along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the left with a radius of 220.00 feet, the chord azimuth and distance being: 82° 41' 30" 239.48 feet;
6. 49° 43' 75.38 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
7. Thence along the Easterly side of Alii Highway, on a curve to the left with a radius of 1,260.00 feet, the chord azimuth and distance being: 139° 43' 60.01 feet to the point of beginning and containing an area of 2.32 Acres.

7.05(aa -10). The district classification of the following area situated at Keauhou 1, North Kona, Hawaii, shall be Multiple Family Residential (RM-5.5):

Beginning at the Southwest corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 3,919.43 feet North and 3,381.56 feet East, thence running by azimuths measured clockwise from True South:

1. 169° 10' 560.70 feet along the remainders of R.P. 4436, L.C. Aw. 7487 to Keomohuli and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;

2. Thence along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu, on a curve to the left with a radius of 230.00 feet, the chord azimuth and distance being: 221° 41' 38" 328.25 feet;
3. 176° 10' 128.43 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
4. 253° 52' 105.10 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
5. 343° 21' 30" 425.60 feet along L.C. Aw. 9702 to Pimoe;
6. 340° 54' 30" 389.32 feet along L.C. Aw. 7327 to Keohulu and the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and L.C. Aw. 11046, Apana 1 to Molale;
7. 65° 29' 30" 316.34 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
8. 74° 29' 30" 173.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu to the point of beginning and containing an area of 6.68 Acres.

7.05(aa -11). The district classification of the following area situated at Keauhou 1 and Keauhou 2, North Kona, Hawaii, shall be Open (O):

Beginning at the West corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 1,436.48 feet South and 2,597.67 feet East, thence running by azimuths measured clockwise from True South:

1. 204° 59' 30" 511.39 feet along the Easterly side of Alii Highway;
2. Thence along the Easterly side of Alii Highway, on a curve to the left with a radius of 1,060.00 feet, the chord azimuth and distance being: 188° 59' 30" 584.35 feet;

3.	172° 59' 30"	357.86 feet along the Easterly side of Alii Highway;
4.	250° 45'	356.53 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
5.	219° 30'	215.00 feet along the remainders of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
6.	183° 20'	805.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
7.	254° 29' 30"	173.00 feet along R.P. 4436, L.C. Aw. 7487 to Keomohuli;
8.	245° 29' 30"	263.00 feet along L.C. Aw. 11046, Apana 1 to Molale;
9.	356° 35'	595.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
10.	0° 00'	500.00 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
11.	3° 40'	355.00 feet along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
12.	285° 50'	140.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
13.	323° 45'	595.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
14.	311° 20'	935.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
15.	332° 10'	260.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
16.	303° 15'	520.22 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;

17. 356° 12' 414.08 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
18. Thence along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha on a curve to the right with a radius of 1,470.00 feet, the chord azimuth and distance being: 8° 04' 604.57 feet;
19. 19° 56' 192.39 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
20. 61° 30' 100.10 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
21. 4° 25' 990.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
22. 50° 50' 140.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
23. 85° 10' 120.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
24. 143° 10' 50.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
25. 86° 25' 190.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
26. 162° 50' 915.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
27. 174° 50' 730.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
28. 199° 35' 375.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
29. 168° 00' 305.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
30. 147° 40' 1,005.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;

31. 96° 50' 185.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
32. 13° 15' 890.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
33. 49° 35' 290.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
34. 144° 42' 82.06 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
35. Thence along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha, on a curve to the left with a radius of 530.00 feet, the chord azimuth and distance being:
133° 32' 30" 205.13 feet;
36. 122° 23' 213.19 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
37. Thence along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha, on a curve to the right with a radius of 470.00 feet, the chord azimuth and distance being:
131° 05' 30" 142.32 feet;
38. 139° 48' 204.43 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
39. Thence along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha, on a curve to the left with a radius of 330.00 feet, the chord azimuth and distance being:
127° 23' 45" 141.77 feet;
40. 114° 59' 30" 72.02 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha to the point of beginning and containing an area of 121.71 Acres."

7.05(aa -12). The district classification of the following area situated at Keauhou 1, North Kona, Hawaii, shall be Resort-Hotel (VH-4):

Beginning at the Southeast corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 3,459.24 feet North and 2,206.92 feet East, thence running by azimuths measured clockwise from True South:

1. 104° 35' 492.64 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
2. 165° 17' 15" 100.73 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
3. 76° 13' 30" 106.11 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and along R.P. 8023, L.C. Aw. 7362, Apana 2 to Kaanoano;
4. 177° 41' 11.22 feet along L.C. Aw. 11046, Apana 2 to Molale;
5. 89° 53' 18.06 feet along L.C. Aw. 11046, Apana 2 to Molale;
6. 180° 07' 30" 59.10 feet along the Easterly side of Kamehameha III Road;
7. Thence along the Easterly side of Kamehameha III Road, on a curve to the right with a radius of 275.00 feet, the chord azimuth and distance being: 188° 35' 30" 80.98 feet;
8. 197° 03' 30" 139.49 feet along the Easterly side of Kamehameha III Road;
9. Thence along the Easterly side of Kamehameha III Road, on a curve to the left with a radius of 325.00 feet, the chord azimuth and distance being: 187° 53' 45" 103.50 feet;
10. 178° 44' 16.34 feet along the Easterly side of Kamehameha III Road;
11. Thence along the Easterly side of Kamehameha III Road, on a curve to the left with a radius of 598.70 feet, the chord azimuth and distance being: 172° 23' 05" 132.41 feet;
12. 187° 50' 62.83 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;

13.	180°	53'		64.51 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
14.	186°	20'	30"	10.62 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
15.	264°	55'	30"	172.88 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
16.	330°	03'	30"	144.54 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
17.	356°	38'	40"	101.30 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
18.	325°	42'		171.31 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
19.	327°	27'	15"	204.99 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
20.	332°	51'	45"	188.30 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
21.	353°	12'	46"	175.56 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu to the point of beginning and containing an area of 7.039 Acres.

7.05(aa-13). The district classification of the following area situated at Keauhou I, North Kona, Hawaii, shall be Resort-Hotel (VH-4):

Beginning at the Southwest corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 3,621.59 feet North and 1,582.91 feet East, thence running by azimuths measured clockwise from True South:

1.	180°	07'	30"	45.02 feet along the Easterly side of Kamehameha III Road;
2.	269°	53'		18.06 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu;
3.	357°	41'		11.22 feet along R.P. 6367, L.C. Aw. 7361, Apana 2 to Kapuipui;

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| 4. | 256° 13' 30" | 106.11 feet along R.P. 6367, L.C. Aw. 7361, Apana 2 to Kapuipui and the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 5. | 345° 17' 15" | 100.73 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 6. | 104° 35' | 152.15 feet along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; R.P. 8023, L.C. Aw. 7362, Apana 2 to Kaanoano and L.C. Aw. 11046, Apana 2 to Molale to the point of beginning and containing an area of 0.200 Acre. |

7.05(aa -14). The district classification of the following area situated at Keauhou 1, North Kona, Hawaii, shall be Resort-Hotel (VH-1.25):

Beginning at the Northwest corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 3,621.59 feet North and 1,582.91 feet East, thence running by azimuths measured clockwise from True South:

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| 1. | 284° 35' | 152.15 feet along the remainders of L.C. Aw. 11046, Apana 2 to Molale; R.P. 8023, L.C. Aw. 7362, Apana 2 to Kaanoano and R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 2. | 345° 17' 15" | 26.73 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 3. | 70° 43' 40" | 163.46 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 4. | 180° 07' 30" | 118.12 feet along the Easterly side of Kamehameha III Road to the point of beginning and containing an area of 0.250 Acre. |

7.05(aa -15). The district classification of the following area situated at Keauhou 1 and Keauhou 2, North Kona, Hawaii, shall be Resort-Hotel (VH-1.25):

Beginning at the South corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 1,973.95 feet North and 1,647.83 feet East, thence running by azimuths measured clockwise from True South:

1. 129° 59' 30" 66.13 feet along the
Northeasterly side of
Kaleopapa Road;
2. Thence along the Northeasterly side of Kaleopapa Road,
on a curve to the right
with a radius of
370.00 feet, the chord
azimuth and distance being:
158° 23' 45" 352.01 feet;
3. 244° 37' 30" 38.80 feet along the remainder of
R.P. 7844, L.C. Aw. 7715,
Apana 12 to L. Kamehameha;
4. 199° 37' 30" 185.89 feet along the remainder of
R.P. 7844, L.C. Aw. 7715,
Apana 12 to L. Kamehameha;
5. 208° 30' 31.84 feet along the remainder of
R.P. 7844, L.C. Aw. 7715,
Apana 12 to L. Kamehameha;
6. 222° 14' 20" 25.11 feet along the remainder of
R.P. 7844, L.C. Aw. 7715,
Apana 12 to L. Kamehameha;
7. 187° 57' 05" 37.87 feet along the remainder of
R.P. 7844, L.C. Aw. 7715,
Apana 12 to L. Kamehameha;
8. 255° 00' 55" 30.95 feet along the remainders
of R.P. 7844, L.C. Aw.
7715, Apana 12 to
L. Kamehameha and R.P.
6842, L.C. Aws. 5903 and
10734, Apana 2 to Paiki;
9. 216° 33' 10" 149.36 feet along the remainders
of R.P. 6842, L.C. Aws.
5903 and 10734, Apana 2 to
Paiki and R.P. 7844, L.C.
Aw. 7715, Apana 12 to
L. Kamehameha;
10. 192° 44' 45" 85.54 feet along the remainder of
R.P. 7844, L.C. Aw. 7715,
Apana 12 to L. Kamehameha;
11. 179° 19' 10" 102.93 feet along the remainder of
R.P. 7844, L.C. Aw. 7715,
Apana 12 to L. Kamehameha;

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| 12. | 130° 35' 15" | 17.74 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha; |
| 13. | 160° 44' 30" | 33.48 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha; |
| 14. | 83° 20' 30" | 56.05 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha; |
| 15. | 162° 17' 30" | 22.00 feet along the Easterly side of Old Government Road; |
| 16. | 171° 43' 30" | 105.00 feet along the Easterly side of Old Government Road; |
| 17. | 163° 24' 30" | 44.10 feet along the Easterly side of Old Government Road; |
| 18. | 155° 22' 30" | 140.20 feet along the Easterly side of Old Government Road; |
| 19. | 160° 59' 30" | 61.10 feet along the Easterly side of Old Government Road; |
| 20. | 238° 08' 30" | 15.51 feet along the Easterly side of Old Government Road; |
| 21. | 174° 54' 30" | 49.32 feet along the Easterly side of Old Government Road; |
| 22. | Thence along the Easterly side of Kamehameha III Road, on a curve to the left with a radius of 45.00 feet, the chord azimuth and distance being: 212° 04' 13" 89.97 feet; | |
| 23. | Thence along the Easterly side of Kamehameha III Road, on a curve to the right with a radius of 45.00 feet, the chord azimuth and distance being: 151° 59' 58" 42.43 feet; | |
| 24. | 180° 07' 30" | 9.61 feet along the Easterly side of Kamehameha III Road; |
| 25. | 250° 43' 40" | 163.46 feet along L.C. Aw. 11046, Apana 2 to Molale and the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 26. | 165° 17' 15" | 26.73 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |

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| 27. | 284° 35' | 492.64 feet along the remainder of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu; |
| 28. | 353° 12' 46" | 389.89 feet along the remainders of R.P. 4475, L.C. Aw. 7713, Apana 7 to V. Kamamalu and R.P. 6842, L.C. Aws. 5903 and 10734, Apana 3 to Paiki; |
| 29. | 9° 00' 05" | 378.23 feet along the remainders of R.P. 6842, L.C. Aws. 5903 and 10734, Apana 3 to Paiki and R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha; |
| 30. | 37° 00' | 907.25 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha to the point of beginning and containing an area of 17.284 Acres. |

7.05(aa -16). The district classification of the following area situated at Keauhou 2, North Kona, Hawaii, shall be Resort-Hotel (VH-1.25):

Beginning at the West corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 2,654.72 feet North and 1,561.68 feet East, thence running by azimuths measured clockwise from True South:

1. Along the Easterly side of Old Government Road, on a curve to the right with a radius of 151.28 feet, the chord azimuth and distance being: 234° 36' 12" 14.01 feet;
2. 237° 15' 30" 47.78 feet along the Easterly side of Old Government Road;
3. Thence along the Easterly side of Old Government Road, on a curve to the left with a radius of 145.66 feet, the chord azimuth and distance being: 205° 17' 30" 154.23 feet;
4. 173° 17' 30" 118.10 feet along the Easterly side of Old Government Road;
5. 269° 59' 30" 60.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;

6.	310° 35' 15"	17.74 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
7.	359° 19' 10"	102.93 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
8.	12° 44' 45"	85.54 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
9.	96° 33' 10"	149.36 feet along the remainders of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha and R.P. 6842, L.C. Aws. 5903 and 10734, Apana 2 to Paiki;
10.	75° 00' 55"	30.95 feet along the remainders of R.P. 6842, L.C. Aws. 5903 and 10734, Apana 2 to Paiki and R.P. 7844, L.C. Aw. 7715, Apana 2 to L. Kamehameha;
11.	7° 57' 05"	37.87 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
12.	42° 14' 20"	25.11 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
13.	208° 30'	29.43 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
14.	183° 00'	37.59 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
15.	147° 15' 30"	12.79 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
16.	57° 15' 30"	14.00 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
17.	147° 15' 30"	29.35 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha to the point of beginning and containing an area of 0.466 Acre.

7.05(aa -17). The district classification of the following area situated at Keauhou 2, North Kona, Hawaii, shall be Resort-Hotel (VH-1.75):

Beginning at the East corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 1,970.49 feet North and 1,558.61 feet East, thence running by azimuths measured clockwise from True South:

1. 58° 00' 554.88 feet along Lot 3 of Holua at Keauhou (File Plan 1684);
2. 153° 30' 508.76 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
3. 249° 33' 30" 83.55 feet along the Southerly side of Ehukai Street;
4. Thence along the Southerly side of Ehukai Street, on a curve to the right with a radius of 475.00 feet, the chord azimuth and distance being: 258° 47' 30" 152.43 feet;
5. 268° 01' 30" 303.69 feet along the Southerly side of Ehukai Street;
6. Thence along the Southerly side of Ehukai Street, on a curve to the right with a radius of 30.00 feet, the chord azimuth and distance being: 305° 52' 38" 36.82 feet;
7. Thence along the Westerly side of Kaleopapa Road on a curve to the left with a radius of 430.00 feet, the chord azimuth and distance being: 326° 51' 38" 249.56 feet to the point of beginning and containing an area of 4.949 Acres.

7.05(aa -18). The district classification of the following area situated at Keauhou 2, North Kona, Hawaii, shall be Resort-Hotel (VH-1.75):

Beginning at the Southwest corner of this parcel of land, the coordinates of said point of beginning referred to Government Survey Triangulation Station "KEAUHOU COAST" being 2,237.59 feet North and 1,001.83 feet East, thence running by azimuths measured clockwise from True South:

1. 249° 33' 30" 139.14 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
2. 167° 11' 30" 135.90 feet along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;

3. 172° 04' 30" 139.50 feet along L.C. Aw. 5785, Apana 2 to Keahualaaumoku and the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha;
- Thence along Highwater mark at Seashore for the next two (2) courses, the direct azimuths and distances between points being:
4. 246° 07' 30" 214.56 feet;
5. 222° 23' 182.44 feet;
- Thence along stonewall, along the remainder of R.P. 7844, L.C. Aw. 7715, Apana 12 to L. Kamehameha, for the next two (2) courses, the direct azimuths and distances between points being:
6. 331° 24' 30" 111.40 feet;
7. 353° 39' 30" 75.70 feet;
8. 278° 34' 30" 22.86 feet along the remainder of R.P. 7844, L. C. Aw. 7715, Apana 12 to L. Kamehameha;
9. Thence along the Westerly side of Old Government Road, on a curve to the left with a radius of 181.28 feet, the chord azimuth and distance being:
20° 34' 43.5" 6.03 feet;
10. 19° 37' 30" 161.45 feet along the Westerly side of Old Government Road and Kaleopapa Road;
11. Thence along the Westerly side of Kaleopapa Road, on a curve to the left with a radius of 430.00 feet, the chord azimuth and distance being: 8° 36' 06"
164.44 feet;
12. Thence along the Northerly side of Ehukai Street, on a curve to the right with a radius of 30.00 feet, the chord azimuth and distance being: 42° 48' 06"
42.59 feet;
13. 88° 01' 30" 374.80 feet along the Northerly side of Ehukai Street to the point of beginning and containing an area of 3.38 Acres.

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

These subsections are conditioned upon the following:

(A) that the petitioner or its authorized representative shall be responsible for complying with all of the stated conditions of approval; (B) that with regards to the Single Family Residential (RS) zoned area, the following shall be complied with: (1) that the area shall be zoned in two (2) increments. The first increment shall consist of a maximum of forty (40) contiguous acres, and the second, the remaining area. The effective date of zoning for the second increment shall be after development has occurred in the first increment. "Development" means that building permits have been issued for single family residential dwelling units and construction has been partially completed to the extent that roofs have been constructed on a minimum of twenty-five percent (25%) of the number of units proposed for the entire [63+ acres] first increment; [provided that, in view of such development], the petitioner may enter into an agreement with the [Planning Department] Hawaii County Housing Agency [which would] for a bond to [and] assure the County that the dwellings will be constructed within a given period. Such agreement shall meet with the approval of the Corporation Counsel and the [Planning Director] Hawaii County Housing Agency. Upon final execution of such agreement, development of the second increment may proceed prior to the actual construction of the dwellings in the first increment; (2) that a Special Management Area (SMA) Use Permit application be submitted for the development of the first increment within one (1) year from the effective

shall commence within one (1) year from the date of receipt of Final Plan Approval and be completed within two (2) years thereafter; (E) that a Special Management Area (SMA) Use Permit application for the mauka 18-hole golf course and club house improvements be submitted within one (1) year from the effective date of approval of the change of zone; (F) that [all developments] the siting and development of all projects shall be in compliance with the guidelines outlined in the report entitled Comprehensive Design Principles for Keauhou Kona, [dated] December 1980, and identified as Exhibit B [on file with the Planning Department;] attached hereto [(G) that the view corridors of the ocean from Alii Drive and Alii Highway shall be maximized and enhanced through the proper siting of buildings and landscaping materials. Every attempt shall be made to avoid placing the long axes of buildings parallel to these roadways. The impact of projects upon views, historic preserves, and site planning shall be integral considerations during project design and development; (H)](G) that the method of sewage disposal shall meet with the approval of the appropriate governmental agencies; [(I)] (H) that the section of the Alii Drive realignment located at the northern portion of the development area shall be constructed in accordance with the standards of the Department of Public Works. Such improvements shall be constructed in increments commensurate with the development of the areas fronting the proposed roadway or upon construction of the segment of the highway within the adjacent property(ies) to the north or upon the determination for the construction of the entire roadway by

date of the change of zone; and (3) that subdivision plans shall be submitted [and tentative approval be secured] for the first increment within one (1) year from the effective date of the SMA Use Permit; (C) that with regards to the Multiple Residential (RM) zoned areas, the following shall be complied with: (1) that a Special Management Area (SMA) Use Permit shall be submitted for the development of [fifteen (15)] twenty-five (25) percent of the proposed multiple residential units within one (1) year from the effective date of approval of the Change of Zone; (2) that [plans] final Plan Approval for the development of the units as determined under Condition (C)(1) shall be submitted to the Planning Department [and Final Plan Approval, in accordance with Chapter 8 (Zoning Code), Hawaii County Code, secured] within one (1) year from the effective date of the SMA Use Permit; and (3) that construction of the proposed units as determined under Condition (C)(1) shall commence within one (1) year from the date of receipt of Final Plan Approval; (D) that with regards to the Village Commercial (CV) zoned area, the following shall be complied with: (1) that a Special Management Area (SMA) Use Permit application shall be submitted for the development of a portion of the area within one (1) year from the effective date of the change of zone; (2) that plans for the proposed development as determined under Condition (D)(1) shall be submitted to the Planning Department [and Final Plan Approval, in accordance with Chapter 8 (Zoning Code), Hawaii County Code, secured] within one (1) year from the effective date of the SMA Use Permit; and (3) that construction of the proposed development as determined under Condition (D)(1)

the County, whichever occurs first. All accesses from this highway shall meet with the approval of the Department of Public Works; [(J)] (I) that a twelve-foot wide [public road] easement shall be granted to provide access on the existing jeep road from the properties located south of the subject properties to Alii Drive. [The easement shall be granted with the following restrictions: maintenance of the roadway shall be allowed only with the prior consent of the County and the petitioner; access rights shall be limited to uses allowed by existing zoning; and, the] The easement shall not be considered as sufficient access for future development on properties to the south of the subject properties whenever such development would require any improvement of the easement area; [(K)] (J) that all other public roadways within the proposed development shall be constructed with curbs, gutters, sidewalks and underground utilities meeting with the [approval] requirements of the Department of Public Works. [The purpose of these improvements are for reasons of aesthetics, drainage, pedestrian/vehicular segregation, and maintenance. These standards may be lessened if it can be demonstrated to the Planning Director and Chief Engineer that other alternative improvements would serve the stated intent; (L)] (K) that suitable land area shall be set aside and subsequently dedicated to the County for the future development of a new fire station. The location and amount of land to be reserved shall meet with the requirements of the Fire Department [and Planning Department];

[(M)] (L) that a public access to the shoreline shall be provided at the southern end of the petitioner's property. [A public parking area shall also be provided.] Such public access shall be provided in perpetuity and by recorded covenant running with the land. An off-street public parking area containing fifteen (15) stalls shall also be provided. Plans for the general location of the public access and public parking area shall be submitted to the Planning Department for review and approval within one (1) year from the effective date of approval of the change of zone; [(N) that as recommended by the State Department of Land and Natural Resources, Historic Sites Section, the midden site to the south of the Kamehameha III Birthsite Memorial be test-excavated prior to any grubbing in the area. Further that an intensive archaeological survey shall be conducted in the area of the Kaleopapa heiau ruins. The reports shall be submitted to the State Historic Sites Section and the Planning Department prior to final Plan Approval; (O) with the advice and review of the Daughters of Hawaii, the petitioner shall submit a plan for the treatment and interpretation of the open space area surrounding the Kamehameha III Birthsite Memorial to include Moikeha Cave, Ahu-ula Cliff and Pit, Kamoho ali'i heiau and the Ka-opa Springs. Improvements to the area shall be completed prior to the issuance of the occupancy permit for Increment I of the proposed hotel; (P) that the following minimum setbacks for all proposed structures, including the swimming pool and bar, from the limits of the Kamehameha III Birthsite Memorial shall be adhered to: (1) forty (40) feet from the edge of the cliff provided that any portion of the proposed

buildings will be screened from view by landscaping from the Birthsite Memorial; and (2) one hundred fifty (150) feet on the north and south sides; (Q) that the following in reference to other archaeological/historical features and/or sites be complied with: (1) that an overall archaeological/historic interpretive management plan shall be submitted to the Planning Department for review and approval within one (1) year from the effective date of the change of zone. The plan shall address: (a) archaeological areas/sites recommended for preservation in the petitioner's archaeological survey dated October 1980 and titled Archaeological Survey (Phase A): Portions of Keauhou-Kona Resort, Keauhou and Kahaluu, Kona, Hawaii Island, and prepared by Archaeological Research Center Hawaii, Inc., identified as Exhibit C on file with the Planning Department. These sites/areas recommended for preservation, including the Hale Laau Heiau and Kuamo'o Burial Grounds, shall be set aside in historic preserves and/or incorporated within open space preserves; (b) provision of public accesses and/or public parking areas to these preserves and open spaces, including the Holua Slide and the Keahiolo Heiau; (c) program for restoration of the archaeological areas/sites; and (d) treatment and integration of the Holua Slide in relation to the Keauhou Resort and golf course development; (2) that the petitioner, in conjunction with its archaeological consultant(s) implement a program for further archaeological work on other sites not included in the preservation areas prior to development of the respective sites. This program shall consist of the following three (3) phases: (a) test excavations of

selected sites as identified by the petitioner and its archaeological consultants, and also the Planning Department. A report based on an analysis of the test excavations, reconnaissance survey and ethnographic information shall be submitted to the Planning Department and the State Department of Land and Natural Resources, Historic Sites Section, for review and approval prior to any grading or grubbing in areas affecting archaeological sites. The report shall provide research guidelines, recommendations and a data recovery program for further archaeological work and which shall include among other items guidelines for the treatment and/or removal of burials; (b) archaeological field work following guidelines established in the first phase report. The field work may be done on a project by project basis and/or in conjunction with the development of specific parcels. However, in all instances, the field work and appropriate reports shall be conducted in conjunction with the Special Management Area (SMA) Use Permit application or any other permit prior to development of area; (c) upon completion of the archaeological work as recommended under the data recovery program, the petitioner in conjunction with its archaeological consultants shall submit a cumulative analysis of the archaeological salvage work to the Planning Department and the State Department of Land and Natural Resources, Historic Sites Section; (3) (M) that an overall archaeological/historic interpretive management plan shall be submitted to the Planning Department and the State Department of Land and Natural Resources within one (1) year from the effective date of the change of zone. The

management plan shall address: (1) those areas/sites recommended for preservation in the Archaeological Survey (Phase A), October 1980, attached hereto. These sites/areas, including the Hale Laau Heiau and Kuamo'o Burial Grounds, shall be set aside as historic and/or open space preserves; (2) the provision for five (5) public accesses and a total maximum of thirty-five (35) public parking stalls to these preserves; (3) a restoration program of these areas/sites; (4) treatment and integration of the Holua Slide relative to the Keauhou Resort and golf course development; (N) that a three-phase archaeological salvage program shall be implemented prior to development of those sites not included in the preservation areas determined under Condition (M) (1). Phase 1: Conduct test excavations of selected sites identified by the petitioner, his archaeological consultants and the Planning Department. An excavation report shall be submitted to the Planning Department and State Department of Land and Natural Resources for review and approval prior to any grading or grubbing in the site areas. This report shall provide research guidelines, recommendations and an archaeological salvage program which includes guidelines for burial treatment and removal. Phase 2: Archaeological salvage work shall be conducted using Phase 1 guidelines. Salvage work and appropriate reports shall be conducted in conjunction with the Special Management Area (SMA) Use permit application or other permits prior to area development. Phase 3: A cumulative analysis of the archaeological salvage work shall be submitted to the Planning Department and the State Department of Land and

Natural Resources; (O) that, in reference to the Kamehameha III Birthsite Memorial area, the following shall be complied with: (1) The midden site to the south of the Memorial be test-excavated prior to any grubbing in the area. An intensive archaeological survey shall be conducted in the area of the Kaleopapa Heiau ruins. The excavation report and survey shall be submitted to the Planning Department and the State Department of Land and Natural Resources prior to Final Plan Approval; (2) with the advice and review of the Daughters of Hawaii, a treatment/interpretation plan of the open space area surrounding the Memorial shall be submitted. Improvements to the area shall be completed prior to the issuance of any occupancy permits for the proposed hotel; (3) minimum setbacks for all proposed structures from the limits of the Memorial shall be adhered to: (a) forty (40) feet from the edge of the cliff. Landscaping shall be provided to screen structures from the Memorial viewpoint; (b) one hundred fifty (150) feet on the north and south sides; (P) that significant segments of the Great Wall of Kuakini found within the project boundaries shall be preserved and restored; (Q) that the petitioner shall attach covenants to property lease or sales documents, where applicable, noting possible constraints to development due to historical remains located within project boundaries. Evidence of such covenants shall be submitted to the Planning Department prior to the development of the affected development site(s); [(4) that notwithstanding the guidelines outlined in the data recovery program,] (R) all prehistoric burials affected by the development shall be reinterred, in

accordance with Chapter [734, HRS, in appropriate locations preferably within the same ahupua'a as originally found; (5) that the petitioner shall preserve and restore significant segments of the Great Wall of Kuakini which occur within the project boundaries in conjunction with development of the sites affected by the Wall; and (6)] 338-25.5, HRS, (S) that should any grading and/or grubbing uncover any unanticipated sites, including lava tubes which show evidence of human occupation and/or use, work shall cease immediately and the Planning Department notified. Work shall not resume until an approval has been granted by the Planning Department. Such approval shall be granted within thirty (30) days unless there is a showing of significant archaeological remains by the Director; [(R)] (T) an annual progress report shall be submitted to the [Planning Department] County Council within thirty (30) days of the anniversary of the effective date of approval of the change of zone until the entire development affected by this rezoning action is completed. The annual report shall include but not be limited to a listing of work completed and in progress, the manner in which the stipulated conditions of approval of the change of zone and subsequent permits are being met and any programs initiated which related directly to the overall development; [(S)] (U) that prior to development of a specific site, the requirements of Rule No. 9, "Special Management Area Rules and Regulations of the County of Hawaii," and/or all other applicable permit approvals, rules, regulations, and requirements shall be complied with; and [(T)] (V) that the petitioner shall be responsible for satisfying a basic housing requirement by

providing or causing the provision of affordable housing units to meet the direct and indirect resort hotel employee housing demand generated by the resort hotel development. For the purpose of this condition, "affordable" means a unit whose total monthly housing cost to the buyer/renter does not exceed either 25% of the income of families earning 80% or less of the median income for Hawaii County or 30% of the income of families earning 81 - 120% of the median income for Hawaii County. "Median income" means the median family income as established annually by U.S. Department of Health and Human Resources for the County of Hawaii and updated on an annual basis. The petitioner is required to provide the necessary affordable housing at a ratio of 0.10 affordable units for each hotel unit; provided, that the petitioner shall receive a credit of twenty (20) units applicable towards this requirement in recognition of its contributions toward the development of the Ka Hale Kahaluu project on its lands. At the time of application for necessary development permits for subsequent increment(s) to the proposed hotel development, the petitioner [may at his own discretion,] shall prepare and submit affordable housing need studies to the Hawaii County Housing Agency [estimate] estimating the resort hotel housing demand generated by those additions. The [Planning Director] Hawaii County Housing Agency may adjust the resort hotel employee housing requirement based on the findings contained in the report and any other applicable information. In addition, in complying with this condition, the petitioner shall make every effort to provide

rental units at a cost affordable to households earning 100 percent or less than the median income as defined above. However, the requirement for the provision of such rental units shall be contingent upon the availability of a public housing investment program, including any locally administered Federal, State, or County funds or funds generated by the sale of government issued bonds which contribute to reducing the land, on-site or off-site infrastructural, financing, or construction costs of the developer, and/or rent of the consumer. The absence of such public housing investment programs, however, shall not relieve the petitioner from meeting the basic housing requirement, as described above in this condition. The manner in which the required affordable employee housing are to be provided shall meet with the approval of the [Planning Director and with the concurrence of the] Hawaii County Housing Agency. Furthermore, the requirements of this condition shall be complied with prior to the issuance of the occupancy permit for the respective increments of the resort hotel development. Should any of the foregoing conditions not be met, rezoning of the areas to the original or more appropriate designations may be initiated."


SECTION 3. Standards for public roadways and other conditions of zoning may be modified by resolutions of the County Council after giving the Department of Planning and the Department of Public Works thirty (30) days for recommendations.

SECTION [3.] 4. Material to be repealed is bracketed. New material is underscored. In printing this ordinance, the brackets, bracketed material and underscoring need not be included.

SECTION [4.] 5. In the event that any portion of this ordinance is declared invalid, such invalidity shall not affect the other parts of this ordinance.

SECTION [5.] 6. This ordinance shall take effect upon its approval.

INTRODUCED BY:


COUNCIL MEMBER, COUNTY OF HAWAII

Hilo, Hawaii

Date of Introduction: July 7, 1982

Date of Adoption: September 1, 1982

Effective Date: September 8, 1982

Hilo, Hawaii
Date: July 7, 1982

FIRST READING			
	AYES	NOES	A/E
Dahlberg	X		
De Luz			X
Domingo	X		
Fujii	X		
Hale	X		
Kawahara	X		
Lai			X
Schutte	X		
Chr. Yamashiro	X		
	7	0	2

Publication Date: _____

Hilo, Hawaii
Date: September 1, 1982

SECOND & FINAL READING			
	AYES	NOES	A/E
Dahlberg	X		
De Luz	X		
Domingo	X		
Fujii	X		
Hale	X		
Kawahara	X		
Lai	X		
Schutte	X		
Chr. Yamashiro	X		
	9	0	0

Publication Date: SEP 13 1982

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

<p>APPROVED as to FORM and LEGALITY</p> <p><i>[Signature]</i></p> <p>CORPORATION COUNSEL COUNTY OF HAWAII</p> <p>Date <u>SEP 3 1982</u></p>
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[Signature]
Council Chairman

[Signature]
County Clerk

Approved/~~Disapproved~~ this 8th day of September, 1982.

[Signature]
Mayor, County of Hawaii

Bill No. 864
Reference: C-862/PC-127
M.B. No. _____
Ord. No. 820