

COUNTY OF HAWAII - STATE OF HAWAII

ORDINANCE NO. 85 34

AN ORDINANCE AMENDING SECTION 25-115 (PAPAIKOU-ONOMEA ZONE MAP), ARTICLE 3, CHAPTER 25 (ZONING CODE) OF THE HAWAII COUNTY CODE, BY CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-20a) TO SINGLE FAMILY RESIDENTIAL (RS-15) AT WAILUA, SOUTH HILO, HAWAII, COVERED BY TAX MAP KEY 2-6-17:02.

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

SECTION 1. Section 25-115, Article 3, Chapter 25 (Zoning Code) of the Hawaii County Code, is amended to change the district classification of property described hereinafter as follows:

The district classification of the following area situated at Wailua, South Hilo, Hawaii, shall be Single Family Residential (RS-15):

(PARCEL 1)

Beginning at a rebar in concrete at the Southeast corner of this parcel of land, being also the Southwest corner of a portion of Grant 959, Apana 1 to Laepuni and on the Northerly side of Kaiwiki Road, the coordinates of said point of beginning referred to Government Survey Triangulation Station "HALAI" being 8,130.17 feet North and 503.63 feet East and thence running by azimuths measured clockwise from True South:

1. Along the Northerly side of Kaiwiki Road, on a curve to the right with a radius of 3,780.39 feet, the chord azimuth and distance being:

109° 15' 16" 850.37 feet to a rebar in concrete;

2. 187° 00' 99.00 feet along the Easterly boundary of Grant 1938 to Iaea to the middle of Mokuhonua Stream and passing over a rebar in concrete at 25.12 feet;

Thence following along the middle of Mokuhonua Stream for the next twelve (12) courses, the direct azimuths and distances between points on said stream being:

- |     |          |   |
|-----|----------|---|
| 3.  | 263° 09' | 23.93 feet;   |
| 4.  | 284° 21' | 51.00 feet;   |
| 5.  | 351° 23' | 79.00 feet;   |
| 6.  | 298° 15' | 52.00 feet;   |
| 7.  | 254° 21' | 81.00 feet;   |
| 8.  | 250° 00' | 120.00 feet;  |
| 9.  | 225° 40' | 27.00 feet;   |
| 10. | 254° 17' | 32.00 feet;   |
| 11. | 280° 22' | 52.00 feet;   |
| 12. | 298° 09' | 159.00 feet;  |
| 13. | 240° 42' | 107.00 feet;  |
| 14. | 260° 01' | 73.00 feet;   |
| 15. | 349° 30' | 343.00 feet along a portion of Grant 959, Apana 1 to Laepuni to the point of beginning and containing an area of 3.34 Acres, more or less. (Refer to Parcel 1 as shown on Exhibit "A".) |

The district classification of the following area situated at Wailua, South Hilo, Hawaii, shall be Single Family Residential (RS-15):

(PARCEL 2)

Beginning at a rebar in concrete at the Southwest corner of this parcel of land, being also the Southeast corner of a portion of Grant 961 to Iaea and on the Northerly side of Kaiwiki Road, the coordinates of said point of beginning referred to Government Survey Triangulation

Station "HALAI" being 8,130.17 feet North and 503.63 feet East and thence running by azimuths measured clockwise from True South:

1. 169° 30' 343.00 feet along the Easterly boundary of a portion of Grant 961 to Iaea to the middle of Mokuhonua Stream;

Thence following along the middle of Mokuhonua Stream for the next six (6) courses, the direct azimuths and distances between points on said stream being:

2. 260° 01' 77.00 feet;
3. 294° 27' 114.00 feet;
4. 246° 37' 228.00 feet;
5. 342° 59' 146.00 feet;
6. 250° 51' 140.00 feet;
7. 349° 26' 30" 135.21 feet;
8. 50° 45' 94.00 feet along Lots 13-A and 16, being portions of Grant 959, Apana 1 to Laepuni to a 3/4" pipe (found) and passing over an old 1" pipe (found) at 90.31 feet;
9. 356° 25' 87.70 feet along Lot 16, being a portion of Grant 959, Apana 1 to Laepuni to a 1/2" pipe (found);
10. 02° 23' 160.00 feet along Lot 16, being a portion of Grant 959, Apana 1 to Laepuni to a rebar in concrete;
11. 67° 33' 119.19 feet along a 30 ft. road reserve, being a portion of Grant 959, Apana 1 to Laepuni to a rebar in concrete;
12. Thence along the Northerly side of Kaiwiki Road, on a curve to the right with a radius of 170.00 feet, the chord azimuth and distance being:  
121° 25' 108.35 feet to a rebar in concrete;

13. Thence along the Northerly side of Kaiwiki Road, on a curve to the left with a radius of 345.65 feet, the chord azimuth and distance being:

121° 17'                    221.83 feet to a rebar in concrete;

14. 102° 34'                    46.27 feet along the Northerly side of Kaiwiki Road to a rebar in concrete;

15. Thence along the Northerly side of Kaiwiki Road, on a curve to the right with a radius of 3,780.39 feet, the chord azimuth and distance being:

102° 40' 54"            15.18 feet to the point of beginning and containing an area of 4.91 Acres, more or less. (Refer to Parcel 2 as shown on Exhibit "A".)

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

SECTION 2. These changes in district classification are conditioned upon the following: (A) the petitioner, its successors or assigns shall be responsible for complying with all of the stated conditions of approval; (B) subdivision plans shall be submitted for tentative approval within one year from the effective time of the change of zone. Final subdivision approval shall be secured within one year from the date of receipt of tentative subdivision approval; (C) single family dwellings shall be constructed on four of the lots proposed within three years from the date of receipt of Final Subdivision Approval; (D) a drainage system in accordance with the requirements of the Department of Public Works shall be installed; (E) the method of sewage disposal shall meet with

the approval of the appropriate governmental agencies;  
(F) access(es) to the proposed subdivision as well as any  
improvements to Kaiwika Road, shall meet with the approval of  
the Department of Public Works; and, (G) all other applicable  
rules, regulations, and requirements shall be complied with.  
Should any of the foregoing conditions not be met, rezoning of  
the area to its original or more appropriate designation may be  
initiated.

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

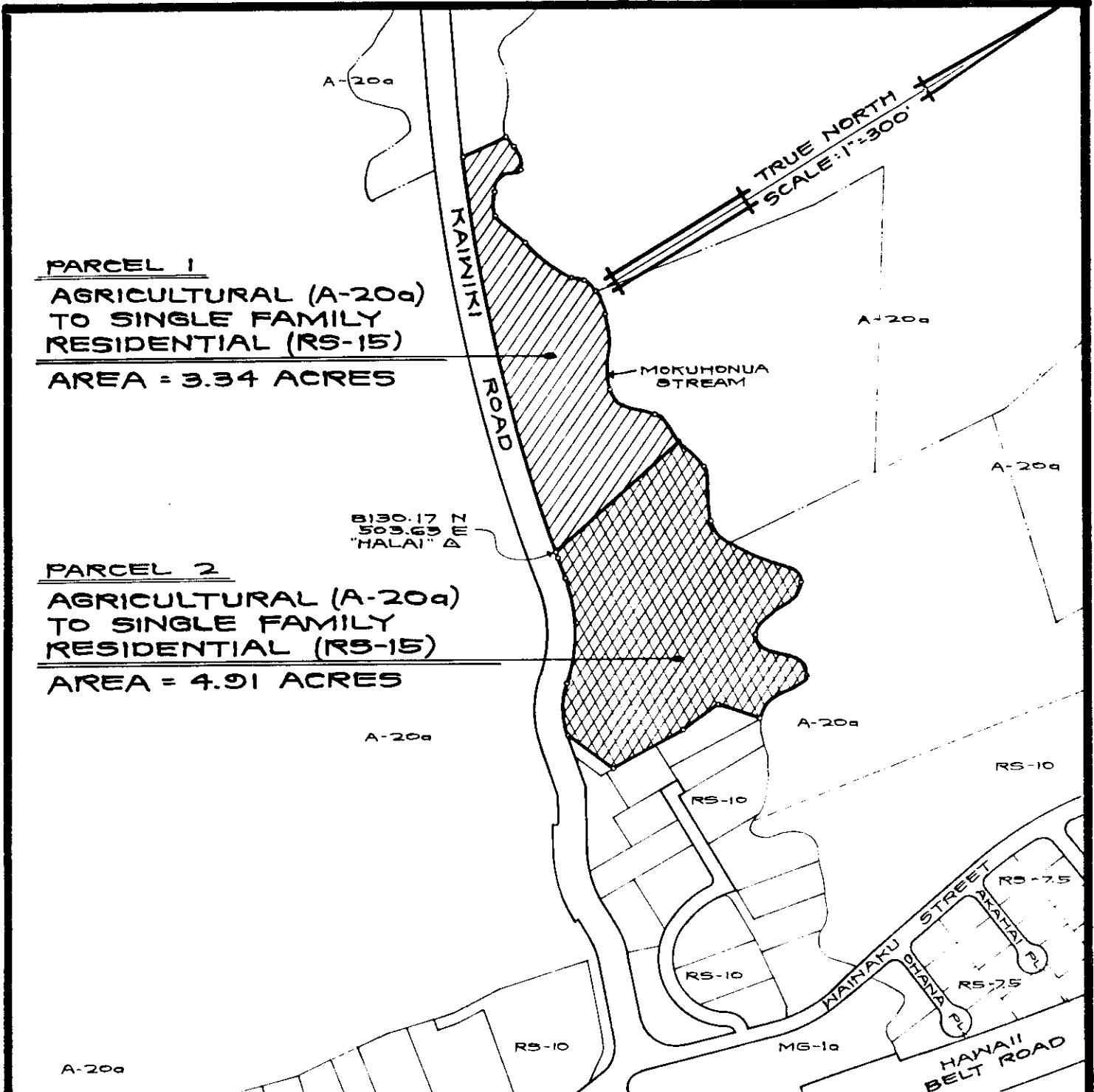
SECTION 4. This ordinance shall take effect upon its  
approval.

INTRODUCED BY:

  
COUNCIL MEMBER, COUNTY OF HAWAII

Hilo, Hawaii

Date of Introduction: April 3, 1985  
Date of 1st Reading: April 3, 1985  
Date of 2nd Reading: April 17, 1985  
Effective Date: April 22, 1985



**AMENDMENT TO THE ZONING CODE**

AMENDING SECTION 25-115 (PAPAIIKOU-ONOMEA ZONE MAP) ARTICLE 3, CHAPTER 25 (ZONING CODE) OF THE HAWAII COUNTY CODE, BY CHANGING THE DISTRICT CLASSIFICATION FROM AGRICULTURAL (A-20a) TO SINGLE FAMILY RESIDENTIAL (RS-15) AT WAILUA, SOUTH HILO, HAWAII.

PREPARED BY : PLANNING DEPARTMENT  
 COUNTY OF HAWAII

TMK : 2-6-17 : 02

FEB. 11, 1985

EXHIBIT "A"