

COUNTY OF HAWAII STATE OF HAWAII

BILL NO. 202

ORDINANCE NO. 86 80

AN ORDINANCE AMENDING SECTION 25-88, (SOUTH KONA ZONE MAP), ARTICLE 3, CHAPTER 25 (ZONING CODE) OF THE HAWAII COUNTY CODE, BY CHANGING THE DISTRICT CLASSIFICATION FROM SINGLE FAMILY RESIDENTIAL (RS-10) TO SINGLE FAMILY RESIDENTIAL (RS-7.5) AT KEALAKEKUA, SOUTH KONA, HAWAII, COVERED BY TAX MAP KEY 8-2-15:27 (PORTION) AND 28.

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

SECTION 1. Section 25-88, 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 Kealakekua, South Kona, Hawaii, shall be Single Family Residential (RS-7.5):

Beginning at the Southeasterly corner of this parcel of land, being also the Southeasterly corner of Lot 36-C-2-A and the Southwesterly corner of Lot 36-C-1, the coordinates of said point of beginning referred to Government Survey Triangulation Station "PUU OHAU" being 8,717.26 feet South and 15,113.50 feet East and running by azimuths measured clockwise from True South:

Thence, for the next six (6) courses following along stonewall and along Grant 867 to Preston Cummings:

- 1. 48° 45' 89.28 feet to a point;
2. 51° 25' 109.39 feet to a point;
3. 49° 24' 135.79 feet to a point;
4. 40° 30' 30" 127.13 feet to a point;
5. 45° 20' 268.49 feet to a point;
6. 52° 11' 68.57 feet to a point;

Thence, for the next five (5) courses following along stonewall, along Lot 22 and along the remainder of Royal Patents 3607 and 7533, Land Commission Award 8452, Apana 9 to A. Keohokalole;

7. 136° 37' 45.98 feet to a point;
8. 128° 35' 73.80 feet to a point;
9. 140° 20' 30" 159.90 feet to a point;
10. 137° 10' 30" 103.48 feet to a point;
11. 46° 04' 27.41 feet to a point;
12. 144° 04' 30" 163.93 feet along proposed Lot 48, the remainders of Lot 23 and Royal Patents 3607 and 7533, Land Commission Award 8452, Apana 9 to A. Keohokalole to a point;

Thence, for the next four (4) courses following along the Southerly side of proposed Road "C":

Thence, following on a curve to the right with a radius of 225.00 feet, the chord azimuth and distance being:

13. 263° 16' 30" 95.29 feet to a point;
14. 275° 30' 108.81 feet to a point;

Thence, following on a curve to the left with a radius of 275.00 feet the chord azimuth and distance being:

15. 250° 03' 236.35 feet to a point;
16. 224° 36' 411.14 feet to a point;

Thence, following the next three (3) courses following along the remainder of Royal Patents 3607 and 7533, Land Commission Award 8452, Apana 9 to A. Keohokalole:

17. 301° 43' 30" 163.83 feet along Lot 36-E to a point;
18. 31° 43' 30" 60.00 feet along Lot 36-B-1 to a point;

19. 301° 43' 30" 163.93 feet along Lots 36-B-1 and 36-C-1 to the point of beginning and containing an area of 6.443 Acres.

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

SECTION 2. This change in district classification is conditioned upon the following: (A) within 90 days of final action by Council on the subject rezoning, the applicant shall submit the required water commitment payment to the Department of Water Supply in accordance with its "Water Commitment Guidelines Policy." The zoning for the property shall become effective concurrently with the formal approval of the water commitment by the Department of Water Supply; (B) the applicant, its successors or assigns shall be responsible for complying with all of the stated conditions of approval; (C) subdivision plans shall be submitted within one year from the effective date of the change of zone. Final subdivision approval shall be secured within one year from the date of receipt of tentative subdivision approval; (D) curbs, gutters and sidewalks shall be provided within the roadways in the proposed subdivision meeting with the requirements of the Department of Public Works; (E) a drainage system shall be installed meeting with the requirements of the Department of Public Works; and (F) all other applicable rules, regulations and requirements shall be complied with. The Planning Director may administratively grant extensions to the foregoing time

conditions. Further, should any of the foregoing conditions not be met or substantially complied with in a timely fashion, the Planning Director may initiate rezoning of the property to its original or more appropriate designation.

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

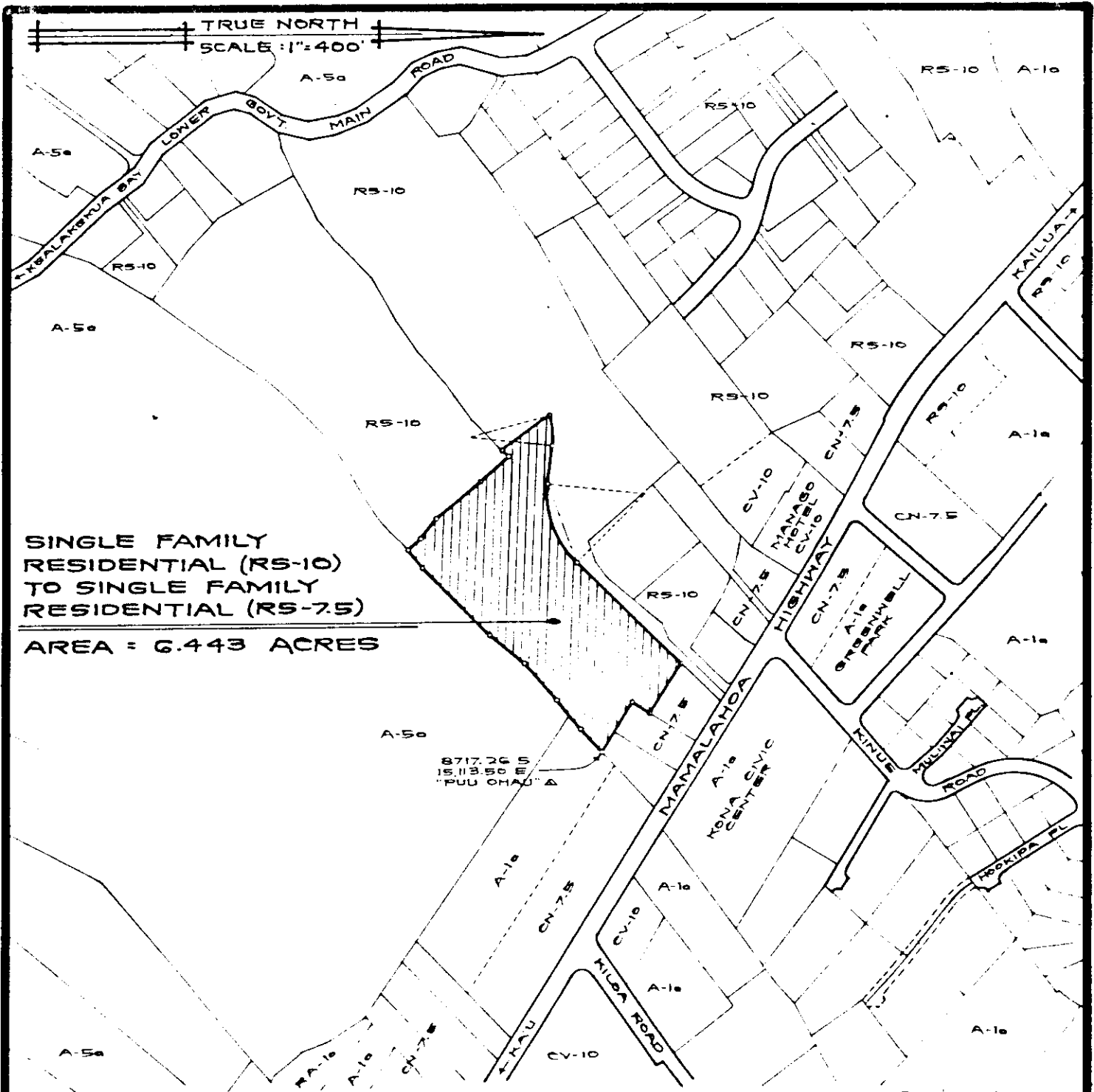
SECTION 4. This ordinance shall take effect upon its approval.

INTRODUCED BY:


COUNCIL MEMBER, COUNTY OF HAWAII

Hilo, Hawaii

Date of Introduction:	July 2, 1986
Date of 1st Reading:	July 2, 1986
Date of 2nd Reading:	July 16, 1986
Effective Date:	July 22, 1986



SINGLE FAMILY
RESIDENTIAL (RS-10)
TO SINGLE FAMILY
RESIDENTIAL (RS-7.5)
AREA = 6.443 ACRES

8717.26 S
15,113.50 E
"PUU OHAU" Δ

AMENDMENT TO THE ZONING CODE

AMENDING SECTION 25-88 (SOUTH KONA ZONE MAP) ARTICLE 3, CHAPTER 25 (ZONING CODE) OF THE HAWAII COUNTY CODE, BY CHANGING THE DISTRICT CLASSIFICATION FROM SINGLE FAMILY RESIDENTIAL (RS-10) TO SINGLE FAMILY RESIDENTIAL (RS-7.5) AT KEALAKEKUA, SOUTH KONA, HAWAII.

PREPARED BY: PLANNING DEPARTMENT
COUNTY OF HAWAII

TMK: 8-2-15:27 (PORTION) AND 28

MAY 15, 1986

EXHIBIT "A"