

January 19, 1982

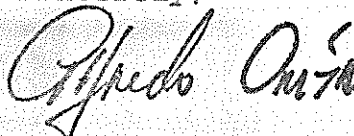
Mr. Doug Anderson  
c/o Liberty House, Ala Moana Center  
P. O. Box 2690  
Honolulu, HI 96815

Dear Mr. Anderson:

Special Management Area (SMA) Use Permit No. 107  
Tax Map Key 7-5-06:20, 21, 24 & 32

The Planning Commission at its regular meeting on January 14, 1982, voted to nullify Special Management Area (SMA) Use Permit No. 107 as a result of non-compliance with performance time condition. The permit allowed the construction of an addition to the existing Liberty House Store and related improvements at the Hotel King Kamehameha, Kailua Village, North Kona, Hawaii.

Sincerely,



ALFREDO ORITA  
CHAIRMAN, PLANNING COMMISSION

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cc: Mr. Felix Madera  
Building Division, Public Works  
Kona Services Office

JAN 22 1982

PLANNING COMMISSION

Planning Department  
County of Hawaii  
Hilo, Hawaii

Application for )  
SPECIAL MANAGEMENT AREA )  
USE PERMIT )  
By )  
ISLAND HOLIDAYS, LTD. dba ) SMA USE PERMIT NO. 107  
HOTEL KING KAMEHAMEHA )  
For )  
A 7,364+ SQUARE FOOT ADDITION )  
TO THE LIBERTY HOUSE STORE )  
AND RELATED IMPROVEMENTS )  
In )  
Kailua Village, North Kona, )  
Hawaii )

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SPECIAL MANAGEMENT AREA USE PERMIT

The County Planning Commission at a duly held public hearing on July 26, 1979, considered the application of ISLAND HOLIDAYS, LTD., dba HOTEL KING KAMEHAMEHA for a Special Management Area Use Permit in accordance with Rule No. 9, Rules and Regulations Relating to Environmental Shoreline Protection, to allow a 7,364+ square foot addition to the existing Liberty House Store and related improvements at the Hotel King Kamehameha, Kailua Village, North Kona, Hawaii, Tax Map Key 7-5-06:20, 21, 24 and 32.

The Commission has found:

That the proposed development is not expected to have significant adverse environmental or ecological impacts on the Special Management Area. The purpose of this request is to allow the expansion of an existing commercial facility and related improvements within the Hotel King Kamehameha site. These improvements will involve the construction of a 7,364 square foot addition within the existing courtyard of the hotel. This area has been extensively developed and landscaped. Consequently, the proposed improvements are not expected to significantly increase the degree of environmental impact which presently exists. Furthermore, this prior development has already altered any important habitats or natural ecosystems which may have existed in the area.

That the proposed addition will not alter or affect any existing viewplanes or scenic resources associated with the subject area. The proposed addition is surrounded on three sides by the existing hotel complex and by the parking area to the north. The petitioner is also proposing to replant the courtyard area along the west side of the proposed structure.

That the proposed improvements are consistent with the Resort Element of the General Plan and Economic Development Objectives and Policies of Chapter 205-A, HRS, Relating to Coastal Zone Management, which encourage the utilization and improvement of existing Resort areas. The proposed improvements will tend to strengthen the existing support facilities of the Hotel King Kamehameha in particular, as well as those of the Village of Kailua-Kona.

Based on the above, it is determined that the granting of this request will not be contrary to the purpose and intent of Rule 9 of the Planning Commission or to Chapter 205-A, HRS, Relating to Coastal Zone Management.

Therefore, the Commission hereby grants to the petitioner a Special Management Area Use Permit to allow a 7,364+ square foot addition to the existing Liberty House Store and related improvements at the Hotel King Kamehameha, Kailua Village, North Kona, Hawaii, pursuant to the authority vested in it by Rule No. 9, Rules and Regulations Relating to Environmental Shoreline Protection, subject to the following conditions:

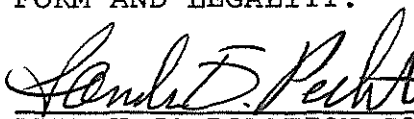
1. That the proposed improvements shall conform substantially to the plans submitted and the representations made by the petitioner.
2. That the petitioner, or its authorized representative, shall secure final plan approval within one (1) year from the effective date of the Special Management Area Use Permit.
3. That construction of the proposed improvements shall commence within one (1) year from the date of receipt of final plan approval and shall be completed within two (2) years thereafter.
4. That all other applicable rules, regulations and requirements shall be complied with.

Should any of the foregoing conditions not be met, the Special Management Area Use Permit may be deemed null and void by the Planning Commission.

The effective date of the permit shall be July 26, 1979.

Dated at Hilo, Hawaii, this 23rd day of August, 1979.

APPROVED AS TO  
FORM AND LEGALITY:

  
DEPUTY CORPORATION COUNSEL  
COUNTY OF HAWAII

  
William F. Mielcke  
Chairman, Planning Commission

Date: AUG 20 1979