

July 5, 1974

Mr. Robert T. Fukuda, Director
Dept. of Parks & Recreation
County of Hawaii
Hilo, Hawaii

Re: State Land Use Special Permit Application
Keei, South Kona, Hawaii
Tax Map Key 8-3-04: Portion of 9

The Planning Commission at a duly advertised public hearing on August 3, 1972 and in regular session of July 1, 1974, discussed your request for a special permit from Act 205, Part II, Sub-Part E, Land Use Regulation of the State of Hawaii to allow development of a municipal golf course in Keei, South Kona, Hawaii.

The Commission voted to deny the special permit as it was determined that the public interest and general welfare would not be served nor would the request be in accordance with the Land Use Regulations. When evaluated against the guidelines established by the State Land Use Commission in determining whether the proposed development would constitute an "unusual and reasonable" use within the Agricultural District, the Planning Commission found that the guidelines were not met. The Commission further found that:

1. The granting of the special permit request would foster urban development of the surrounding areas;
2. The proposed golf course site is deemed unfeasible for the area; and
3. There were many public testimonies voicing opinions against the development of a golf course.

A denial by the Commission of the desired use is appealable to the Third Circuit Court and shall be made pursuant to the Hawaii Rules of Civil Procedure.

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Should there be further questions on this matter, please do not
hesitate to contact the Planning Department.



Arthur W. Martin
Chairman

NH:lat

cc State Land Use Commission
Corporation Counsel