

Bobby Jean Leithead-Todd  
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Dominic Yagong

**HAWAI'I COUNTY COUNCIL  
COMMITTEE ON PLANNING  
31st Session**

**DATE:** August 13, 2002 (Tuesday)  
**PLACE:** Councilroom  
**TIME:** 2:30 p.m.

**(Note: Please turn cell phones, pagers, and other mobile communication devices on silent mode.)**

**CALL TO ORDER**

**STATEMENTS FROM THE PUBLIC ON ITEMS ON THE AGENDA**

**UNFINISHED BUSINESS:**

Comm. 674: AN ORDINANCE AMENDING THE STATE LAND USE BOUNDARIES  
(Bill 231) MAP, H-7 FOR THE COUNTY OF HAWAI'I, BY CHANGING THE  
DISTRICT CLASSIFICATION FROM THE AGRICULTURAL TO THE  
URBAN DISTRICT AT HIENALOLI 2<sup>ND</sup>, NORTH KONA, HAWAI'I,  
COVERED BY TAX MAP KEY 7-5-10:PORTION OF 65. (Approximately:  
9.746 acres) and

**RECOMMENDS BILL 231 PASS 1<sup>ST</sup> READING. Close file on  
Comm. 674.**

(Bill 232) AN ORDINANCE AMENDING SECTION 25-8-3 (NORTH KONA ZONE  
MAP), ARTICLE 8, CHAPTER 25 (ZONING CODE) OF THE HAWAI'I  
COUNTY CODE, BY CHANGING THE DISTRICT CLASSIFICATION FROM  
AGRICULTURAL (A-5a) TO SINGLE FAMILY RESIDENTIAL (RS-20) AT  
HIENALOLI 2<sup>ND</sup>, NORTH KONA, HAWAI'I, COVERED BY TAX MAP KEY  
7-5-10:PORTION OF 65.  
(Approximately 9.746 acres) Applicant: Gomes Family Limited Partnership  
From Mayor Harry Kim, dated June 6, 2002, transmitting a letter and the above  
bills from Planning Commission Chair Geraldine M. Giffin.

Comm. 674.1: From Joseph Hebert, dated July 15, 2002, expressing his concern regarding the  
traffic problem at the intersection of Aloha Kona Drive and Welo, and requests  
that Bill 232 not be approved.

Comm. 674.2: From Darrell & Kay Boyd, dated July 14, 2002, expressing their concerns on the

traffic at the corner of Welo and Aloha Kona, Nani Kailua and other cut-through streets which access the Kealoha Subdivision and stating their opposition to Bill 232.

- Comm. 674.3: From Pamela Allegretto Franz and Ron A. Franz, stating their opposition of the proposed development to be accessed through Kailua View Estates on Nani Kailua Drive (Bill 232) because of traffic concerns.
- Comm. 674.4: From PC Chair Bobby Jean Leithead-Todd, dated July 29, 2002, (Bill 232, Draft 2) transmitting Bill 232, Draft 2, with the proposed amendments stated in her letter.
- Comm. 674.5: From Paul & Moana Karnuth dated July 20, 2002, stating their opposition of the proposed development to use Nani Kailua Drive, Welo Street, and Aloha Kona Drive as access streets for a proposed subdivision by the Gomes Family Limited Partnership (Bill 232).
- Comm. 674.6: From Bill and Barbara Fowler, dated July 22, 2002, and Carla M. Brown, dated July 18, 2002, strongly protesting the proposal (Bill 232) to use their existing roads in Kona Heights and Kailua View Estates for access rather than providing their own outlet for the development.
- Comm. 674.7: From Ann C. Peterson, Chair, Kona Traffic Safety Committee, dated July 22, 2002, expressing their concerns on the proposed development (Bill 232), as stated in their letter, and requesting that conditions of development on the project or other such action that will properly handle the traffic created from a full built-out of the land, be placed on the zoning request.
- Comm. 674.8: From Daniel & Patricia Olson, dated July 23, 2002, stating their opposition to the rezoning request (Bill 232), for reasons as stated in their letter.
- Comm. 674.9: From Harlene & Nanette Hee, Donna & Kenneth Kapeller and Greg & Roxanne Benson, dated July 28, 2002, strongly protesting the proposed development to use their existing roads in Kona Heights and Kailua View Estates, rather than providing their own outlet for their development. States the new subdivision must have its own outlet.

(NOTE: Bill 232, Draft 3, was circulated at the meeting)

**RECOMMENDS BILL 232, AS AMENDED TO DRAFT 3, PASS 1<sup>ST</sup> READING. Close file on all related communications.**

Comm. 690: AN ORDINANCE AMENDING SECTION 25-8-3 (NORTH KONA ZONE

(Bill 244) MAP), ARTICLE 8, CHAPTER 25 (ZONING CODE) OF THE HAWAI'I COUNTY CODE, BY CHANGING THE DISTRICT CLASSIFICATION FROM OPEN (O) TO INDUSTRIAL-COMMERCIAL MIXED DISTRICT (MCX-1a) AT KALOKO, NORTH KONA, HAWAI'I, COVERED BY TAX MAP KEY 7-3-51:60 (Approximately 102.272 Acres) Applicant: TSA Corporation

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From Mayor Harry Kim, dated July 11, 2002, transmitting a letter and the above bill from Planning Commission Chair Geraldine M. Giffin.

NOTE: Bill 244, Draft 2, was circulated at the meeting.

**RECOMMENDS BILL 244, AS AMENDED TO DRAFT 2, PASS 1<sup>st</sup> READING. Close file on Comm. 690.**

Comm. 701: PLANNING DIRECTOR INITIATED AMENDMENT TO THE COUNTY OF  
(Bill 195) HAWAII GENERAL PLAN, SECTION 6 OF ORDINANCE NO. 89 142, AS  
(1998) AMENDED BY ORDINANCE NO. 90-71, RELATING TO THE GENERAL  
PLAN AMENDMENT PROCEDURES

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From Mayor Stephen K. Yamashiro, dated January 29, 1998, transmitting a letter and the above bill from Planning Commission Chairman Kevin M. Balog.

The purpose of this bill is to make the amendment procedures more understandable and also to amend the procedures to make it consistent with the County Charter.

**RECOMMENDS BILL 195 (1998) BE FILED. Close file on Comm. 701 (1998).**

#### STATEMENTS FROM THE PUBLIC/ADJOURNMENT

The meeting place is accessible for persons with physical disabilities. Persons who need special accommodations to attend this meeting should call 961-8245 by **August 9, 2002**. Persons using TDDs may call 961-8521.

(Copies of this agenda and the communications are posted and filed at the County Clerk's Office, 25 Aupuni St., Hilo; the Office of the Mayor, 75-5706 Kuakini Highway, Suite 103, Kailua-Kona; and the Kona Councilmembers' Office, 77-6399 Nalani St., Suite 104, Kailua-Kona. For further information, please call 961-8245. Those wishing to testify, please register with the County Clerk's staff prior to the convening of the meeting. If possible, submit fifteen (15) written copies of testimony to staff prior to the convening of the meeting.)

VIEWING OF MEETINGS ON GOVERNMENT ACCESS TELEVISION – Channel 52 (Hilo/Kona)  
Public Works & Intergovernmental Relations Committee and Finance Committee – Tuesday, August 20

and 27, 2002, at 8:30 p.m.; Parks & Environmental Management Committee and Planning Committee – Thursdays, August 22 and 29, 2002, at 8:30 p.m.; and all four meetings – Sunday, September 1, 2002, at 10:30 a.m.

Office of the County Clerk  
25 Aupuni Street  
Room 209  
Hilo, Hawai'i 96720

Address Correction Requested