

NOTICE OF PUBLIC MEETING AND HEARINGS

PLANNING COMMISSION COUNTY OF HAWAII

NOTICE IS HEREBY GIVEN of the following matters to be considered by the Planning Commission of the County of Hawaii in accordance with the provisions of Chapters 91 and 92, Hawaii Revised Statutes, Section 6-4.3 of the Charter of the County of Hawaii, and the Planning Commission's Rules of Practice and Procedure.

DATE: Thursday, March 6, 2008

TIME: 9:00 a.m.

PLACE: County of Hawaii Aupuni Center Conference Room
101 Pauahi Street, Hilo, HI 96720

NEW BUSINESS – 9:00 a.m.

1. **APPLICANT: MINIPRO CONSTRUCTION, INC. (SPP NO. 998)**
Amendment to Condition No. 2 (construction time requirement) of Special Permit No. 998, which allowed the construction of a self-storage facility and related improvements on 1 acre of land situated within the State Land Use Agricultural District. The property is located in the Kona-South Estate Subdivision situated on the south (makai) side of Highway 11, approximately 1 and ¼ miles west of the Ocean View Post Office, Kahuku, Ka'u, Hawaii, TMK: 9-2-150: portion of 51.
2. **APPLICANT: NANI MAU INC. (REZ 792)**
Amendments to Condition B of Change of Zone Ordinance No. 95-55 (REZ 792), which rezoned 37.247 acres of land from an Agricultural-10 acres (A-10a) to an Agricultural-1 acre (A-1a) zoned district and 4.502 acres from an Agricultural-3 acres (A-3a) to an Agricultural-1 acre (A-1a) zoned district. The request is for a 5-year time extension to secure Final Subdivision Approval and to delete the portion of Condition B that limits the maximum number of lots to 22. The project site is located at the Nani Mau Gardens, bordered by Railroad Avenue, Makalika Street, Awa Street and the Flood Control Channel, Panaewa Farm Lots, Waiakea, South Hilo, TMK: 2-2-48: Portions of 13 and 93.

NEW BUSINESS – 9:30 a.m.

3. **APPLICANT: CORAL WIRELESS LLC dba MOBI PCS (USE 07-000011)**
Use Permit to allow the development of telecommunication antennas and ground equipment on the Mauna Loa Shores Condominium building situated within the Single-Family Residential 10,000-square foot (RS-10) zoned district. The Mauna Loa Shores Condominium is located along the north side of Kalaniana'ole Street, Waiakea, Keaukaha, South Hilo, Hawaii, TMK: 2-1-17:20.

4. **APPLICANT: HILO FARMERS MARKET LLC (SMA 07-000026)**
Special Management Area (SMA) Use Permit application for the construction of a 3-story commercial building at the current Farmers Market site at the corner of Kamehameha Avenue and Mamo Street, downtown Hilo, South Hilo, Hawaii, TMK: 2-3-8:20.

The purpose of the public hearings is to afford all interested persons a reasonable opportunity to be heard on the above matter.

Pursuant to Rule 4, Contested Case Procedure, of the County of Hawaii Planning Commission Rules of Practice and Procedure, any person seeking to intervene as a party to a contested case hearing on the items 1, 3 and 4 above is required to file a written request which must be received in the office of the Planning Department no later than seven (7) calendar days prior to the Planning Commission's first public meeting on the matter. Such written request shall be in conformity with Rule 4, in a form as provided in Rule 4 Appendix A "Petition for Standing in a Contested Case Hearing." The written petition/request shall be filed with the Planning Commission at Aupuni Center, 101 Pauahi Street, Suite 3, Hilo, Hawaii 96720, and accompanied by a filing fee of \$100 payable to the Director of Finance. Any party may retain counsel if that person so desires. Rule 4 may be inspected or purchased (\$2.50) at the above-cited location. Rule 4 may also be viewed at the County of Hawaii website (<http://www.co.hawaii.hi.us>).

Submitting Testimony: According to Rule 1 (General Rules) of the Planning Commission, a person desiring to submit oral or written testimony shall indicate her/his name; residence address; and whether the testimony is on her/his behalf or as a representative of an organization or individual. If testimony is being submitted on behalf of an organization, documentation showing membership ratification should accompany the testimony. Written testimony shall be submitted with an original and nine copies prior to testifying. The Commission would appreciate timely submittal to the Planning Department at least one week prior to the hearing date to allow for mailing and thorough Commission review. Testimony that is irrelevant or unduly repetitious may be limited by the Chairperson pursuant to Rule 1.

Notice to Lobbyists: If you are a lobbyist, you must register with the Hawaii County Clerk within five days of becoming a lobbyist {Article 15, Section 2-91.3(b), Hawaii County Code}. A lobbyist means "any individual engaged for pay or other consideration who spends more than five hours in any month or \$275 in any six-month period for the purpose of attempting to influence legislative or administrative action by communicating or urging others to communicate with public officials." {Article 15, Section 2-91.3(a)(6), Hawaii County Code} Registration forms and expenditure report documents are available at the Office of the County Clerk, 333 Kilauea Avenue, 2nd Floor, Hilo, Hawaii 96720.

Maps showing the general locations and boundaries of the areas under consideration and/or plans of the proposed developments are on file and open to inspection during office hours at the Planning Department, Aupuni Center, 101 Pauahi Street, Suite 3, Hilo, Hawaii and at the Kona office of the Planning Department, 75-5706 Kuakini Highway, Suite 109, Kailua-Kona, Hawaii.

Any disabled person requiring special assistance or person requiring auxiliary aid and/or services to participate in the hearing should contact the Planning Department at 961-8288 five (5) working days prior to the hearing so that appropriate arrangements can be made.

Hawai'i County is an Equal Opportunity Provider and Employer.

PLANNING COMMISSION
Rodney Watanabe, Chair
Rene Siracusa, 1st Vice Chair
Alvin Rho, 2nd Vice Chair

(Hawaii Tribune Herald: February 15, 2008)

(West Hawaii Today: February 15, 2008)