

DEPARTMENT OF LAND UTILIZATION
90/SMA-6(DEB)
January 19, 1990

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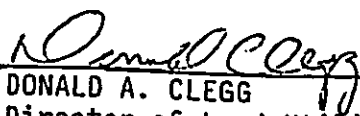
SPECIAL MANAGEMENT AREA ORDINANCE
CHAPTER 33, ROH
Environmental Assessment/Determination
Negative Declaration

Recorded Owner : Herbert K. and Alice L. Kimura
Applicant : Teruya Brothers, Ltd.
Agent : Tyrone T. Kusao, Inc.
Location : 84-1130 Farrington Highway, Makaha, Oahu
Tax Map Key : 8-4-11: 1 and 23
Request : Demolish existing structure and develop new Fastop *Makaha*
convenience store
Determination : Environmental Impact Statement (EIS) Not Required

Attached and incorporated by reference is the environmental assessment prepared by the applicant for the project.

On the basis of the environmental assessment, we have determined that an Environmental Impact Statement is not required.

APPROVED


DONALD A. CLEGG
Director of Land Utilization
City and County of Honolulu
State of Hawaii

DAC:s1
0251N/44

1990-02-08-0A-FEA

FILE COPY

ENVIRONMENTAL ASSESSMENT REPORT
FOR PROPOSED MAKAHA FASTOP CONVENIENCE STORE
TMK 8-4-11: 1 and 23
MAKAHA, OAHU.

TERUYA BROTHERS, LTD.
1276 YOUNG STREET
HONOLULU, HAWAII 96814
APPLICANT

Tyrone T. Kusao, Inc.
1188 Bishop Street, Suite 2507
Honolulu, Hawaii 96813
Agent

DECEMBER, 1989

TYRONE T. KUSAO, INC.
Planning and Zoning Consultant

1188 BISHOP STREET, SUITE 2507
HONOLULU, HAWAII 96813

BUS. (808) 538-6652
RES. (808) 395-1338
FAX (808) 521-4292

December 13, 1989

Mr. John P. Whalen, Director
Department of Land Utilization
650 S. King Street, 7th Floor
Honolulu, Hawaii 96813

Attention: Environmental Affairs Branch

Subject: Special Management Area Use Permit Application/
Environmental Assessment For Proposed Commercial
Development In Makaha, Oahu - TMK 8-4-11: 1 & 23.

Dear Mr. Whalen:

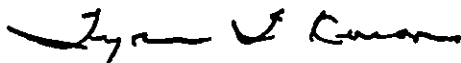
Enclosed herein are the following material for the subject application:

- 1 - Completed DLU Master Application Form.
- 2 - Five copies of the environmental assessment report.
- 3 - Filing fee in the amount of \$200.00.
- 4 - Set of project drawings.

Please be advised that the State Department of Transportation and the Department of Public Works (2nd request) have not responded to our request for review and comment as yet. As soon as their comments are received, we will promptly forward them to your office.

Your assistance in processing this application is sincerely appreciated. Should there be questions, please contact me.

Very truly yours,



Tyrone T. Kusao

TTK:afk
enc.

cc: Teruya Brothers, Ltd.
Fastop
GACI

ENVIRONMENTAL ASSESSMENT REPORT
FOR PROPOSED MAKAHA FASTOP CONVENIENCE STORE
TMK 8-4-11: 1 and 23
MAKAHA, OAHU.

TERUYA BROTHERS, LTD.
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Agent

DECEMBER, 1989

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ENVIRONMENTAL ASSESSMENT REPORT
FOR PROPOSED MAKAHA FASTOP CONVENIENCE STORE
TMK 8-4-11: 1 and 23
MAKAHA, OAHU.

GENERAL INFORMATION

Applicant: Teruya Brothers, Ltd.
1276 Young Street
Honolulu, Hawaii 96803
Telephone: 521-6946

**Recorded
Fee Owner:** Herbert and Alice Kimura
84-1005 Lahaina Street
Waianae, Hawaii 96792
Telephone: 695-8366

Agent: Tyrone T. Kusao, Inc.
1188 Bishop St., Suite 2507
Honolulu, Hawaii 96813
Telephone: 538-6652

Tax Map Key: 8-4-11: 1 and 23.

Lot Area: 19,807 square feet

**Agencies Consulted
In Preparing Assessment:**

City and County of Honolulu:

Department of Public Works
Board of Water Supply

State of Hawaii:

Department of Transportation

Utilities:

Hawaiian Electric Co.
Gasco, Inc., PRI.

DESCRIPTION OF THE PROPOSED ACTION

GENERAL DESCRIPTION

The proposed project calls for the demolition of two older buildings (one an abandoned service station structure and the other a neighborhood market) which will be replaced by a new convenience store known as "Fastop". See Exhibit "A" for subject property map. As is the case with all outlying Fastop stores, gasoline dispensing pumps will be provided as part of this project. The required number of parking and loading spaces will be installed.

The site is located entirely within the Special Management Area. However due to its location on the "mauka" side of Farrington Highway (approximately 75' right-of-way at this location), and Mauna Lailahi Beach Park, we find that the property lies outside of the shoreline setback area.

The property is situated at the easterly corner of Orange Street and Farrington Highway in Makaha. The Cornet Store complex adjoins the property on its easterly side with the Mauna Lailahi Beach Park located across Farrington Highway on the makai side. Prominent land uses and features nearby are Waianae High School/Waianae Regional Park in the Honolulu direction with Lailahi Point and Makaha Beach towards Kaena Point. Please refer to Exhibit B, Location Map, which is also the Development Plan Land Use Map for this area.

With the exception of the Special Management Area (SMA) Use permit, all of the required land use approvals for the proposed development are already in place.

Technical Characteristics

Please refer to Exhibits C, D and E for site plan and elevation drawings for the proposed structure. As noted earlier, the project will consist of a convenience store and attendant gasoline pump islands with a total of four gasoline pumps. The store will be one-story in height with floor area of 4,200 square feet. The gasoline pump islands will be provided with a canopy for protection from the elements. Appropriate landscaping will be provided. The property containing 19,807 square feet is flat with grade at approximately 1%. The elevation reading is 9 feet across the Farrington Highway frontage and increasing to 10 feet

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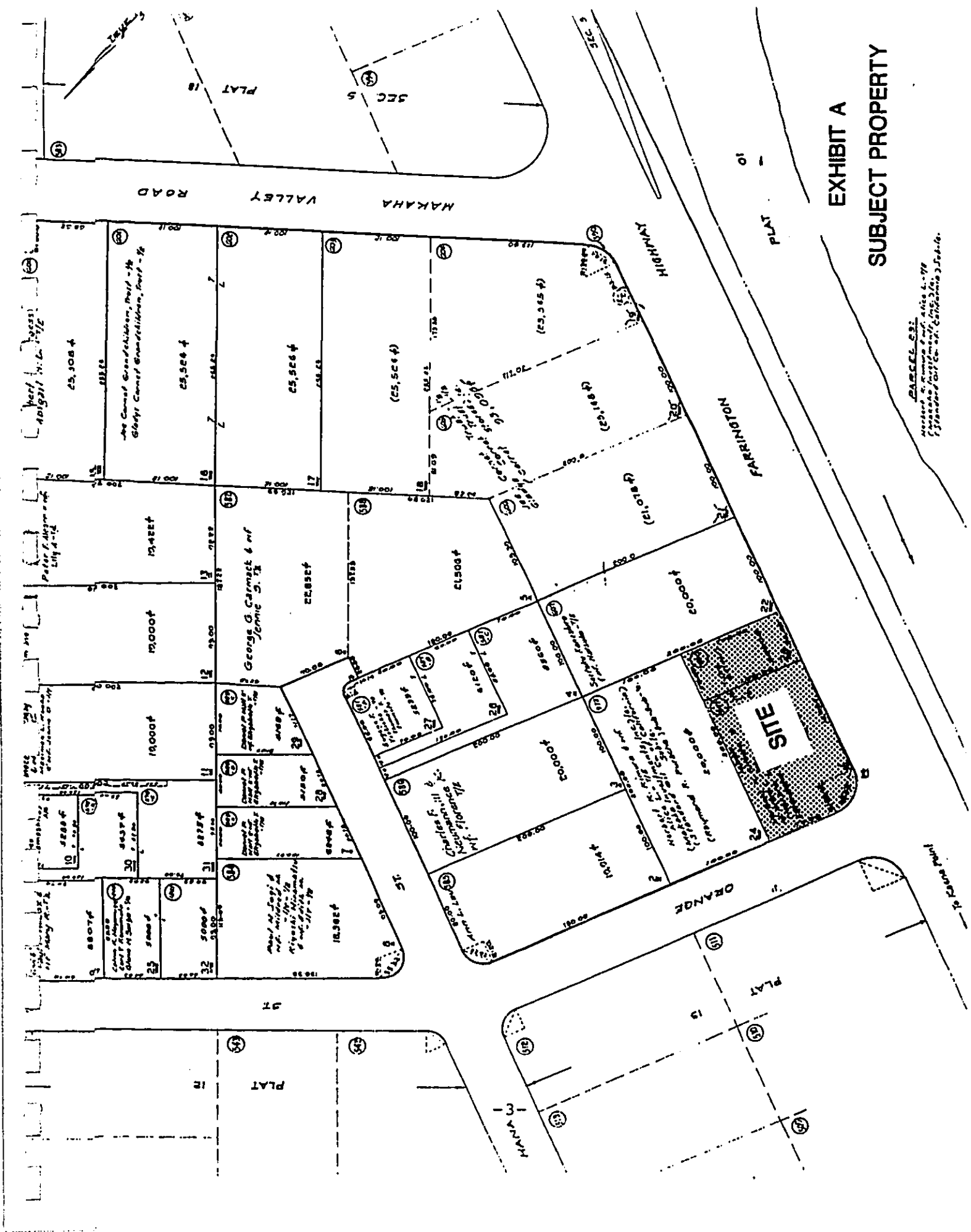


EXHIBIT A
SUBJECT PROPERTY

PARCEL 23:
Mortgage of \$100,000.00
Standard Oil Co. of California 3/15/46.

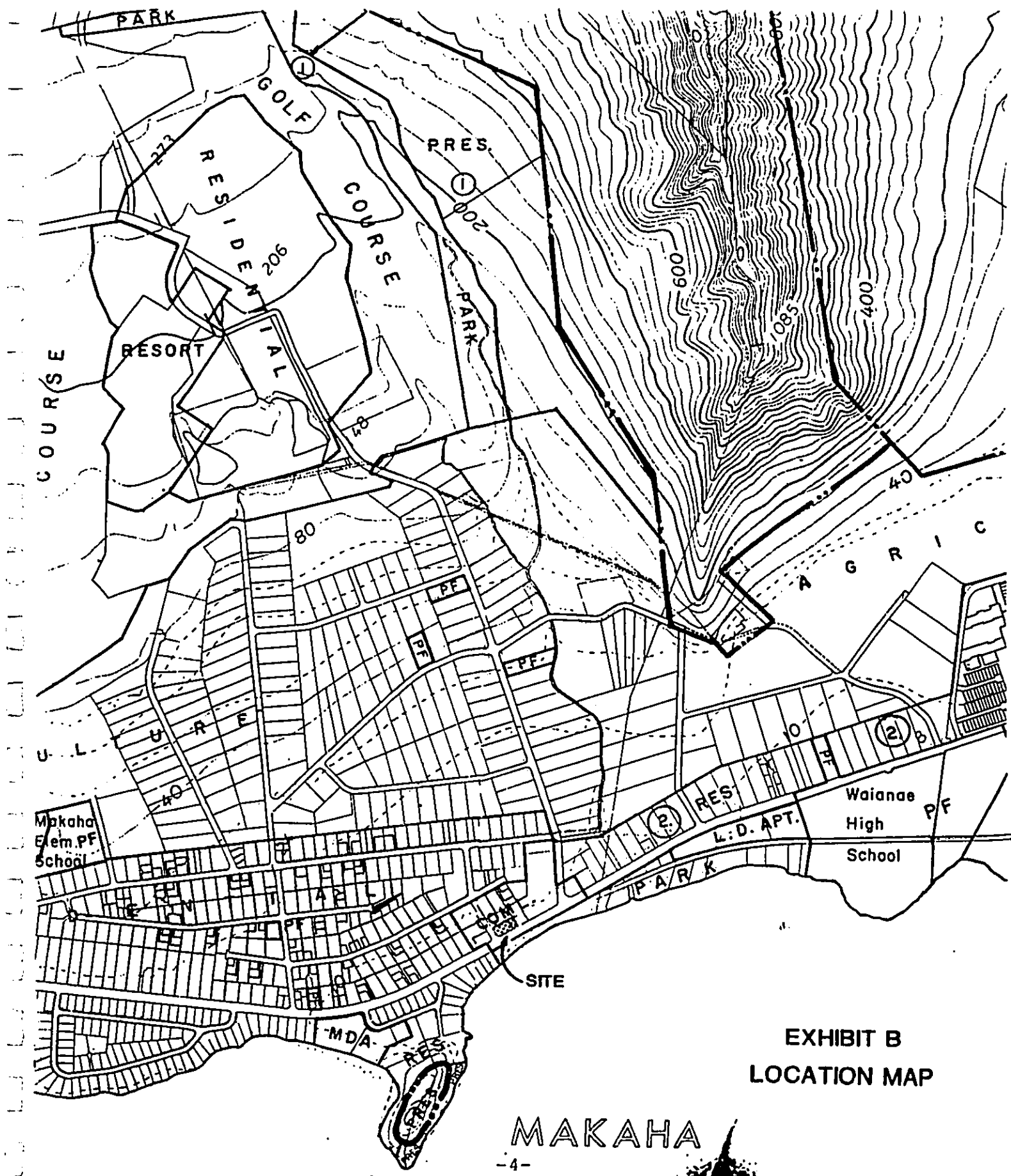
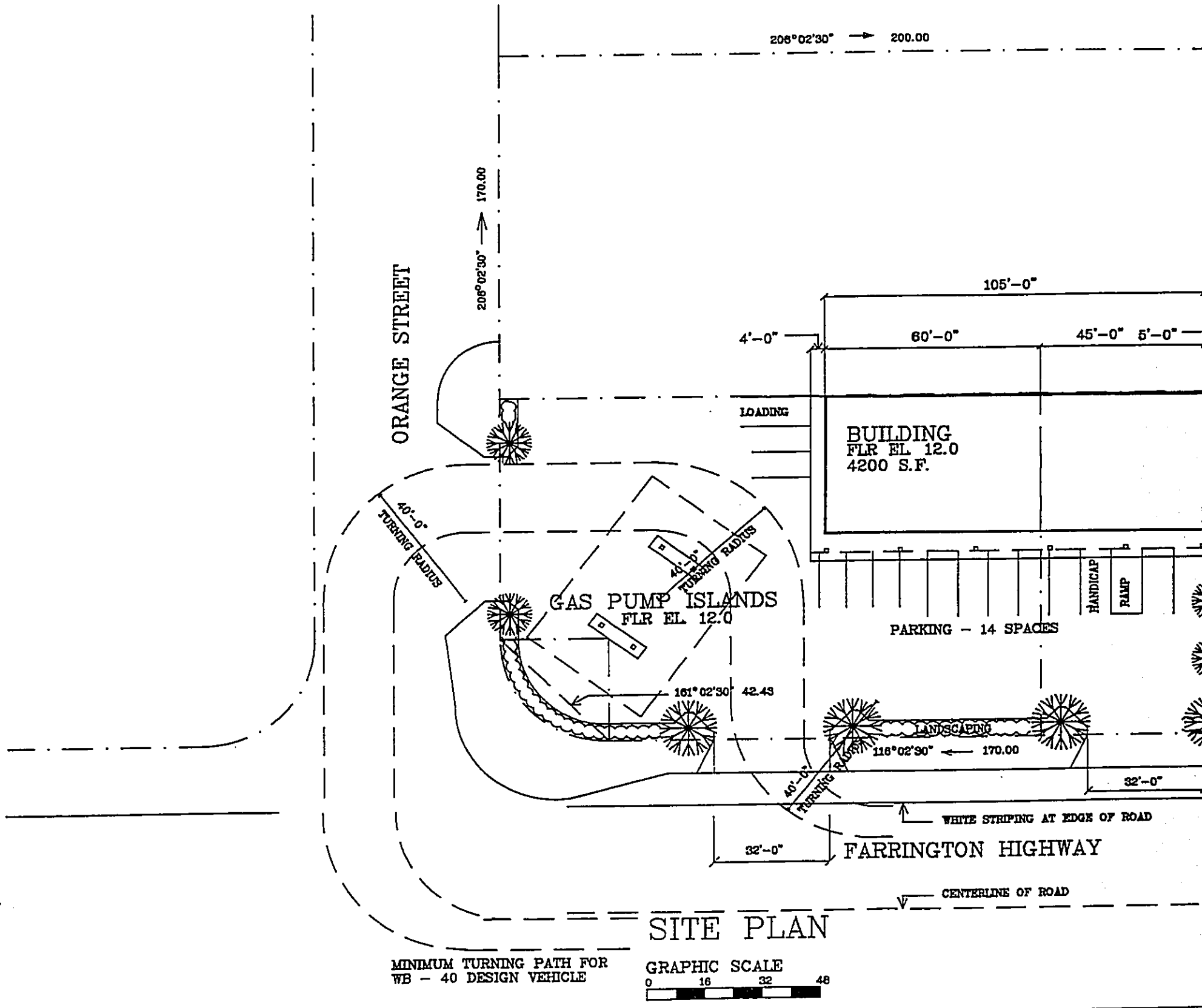


EXHIBIT B
LOCATION MAP



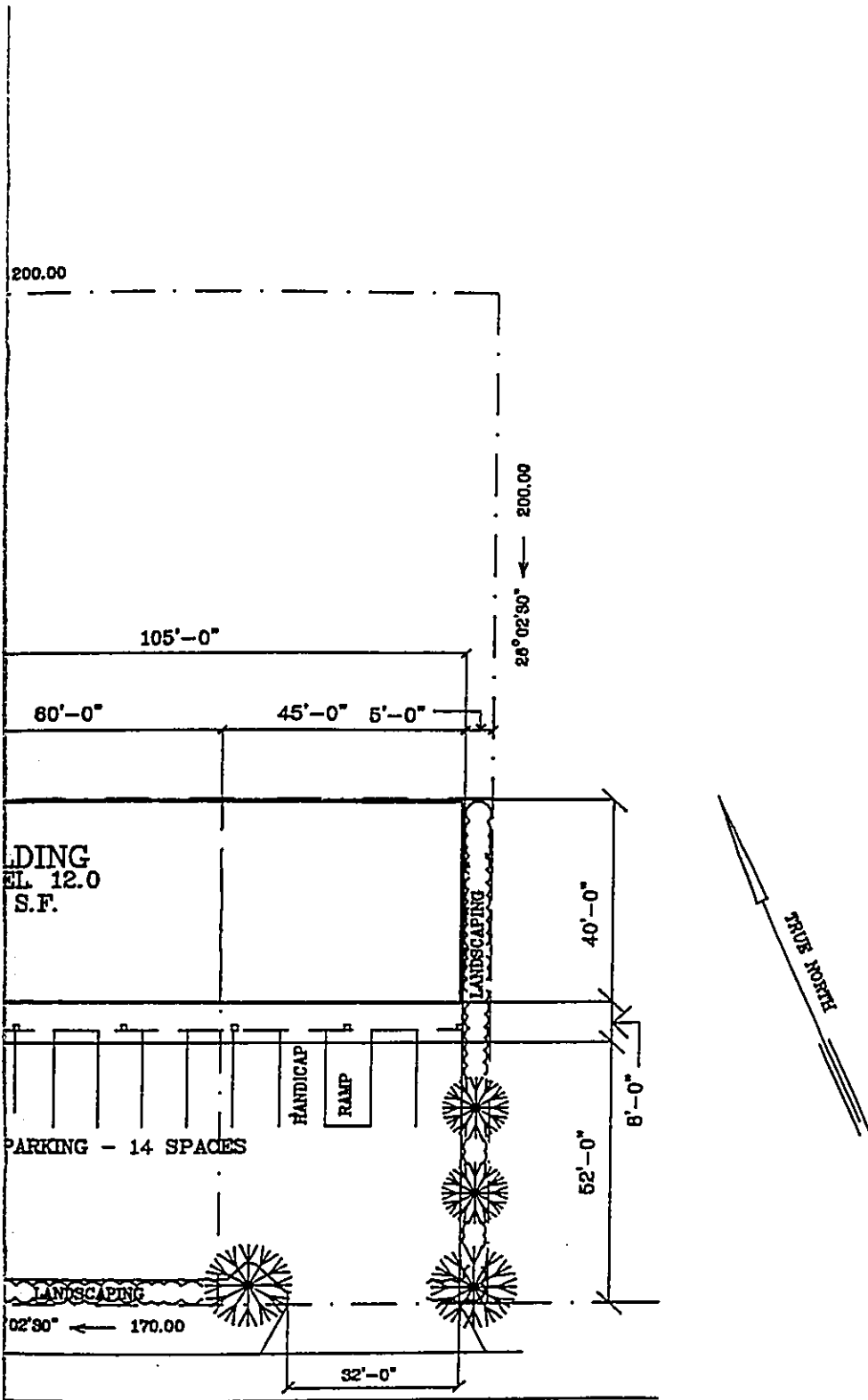


EXHIBIT C
SITE PLAN

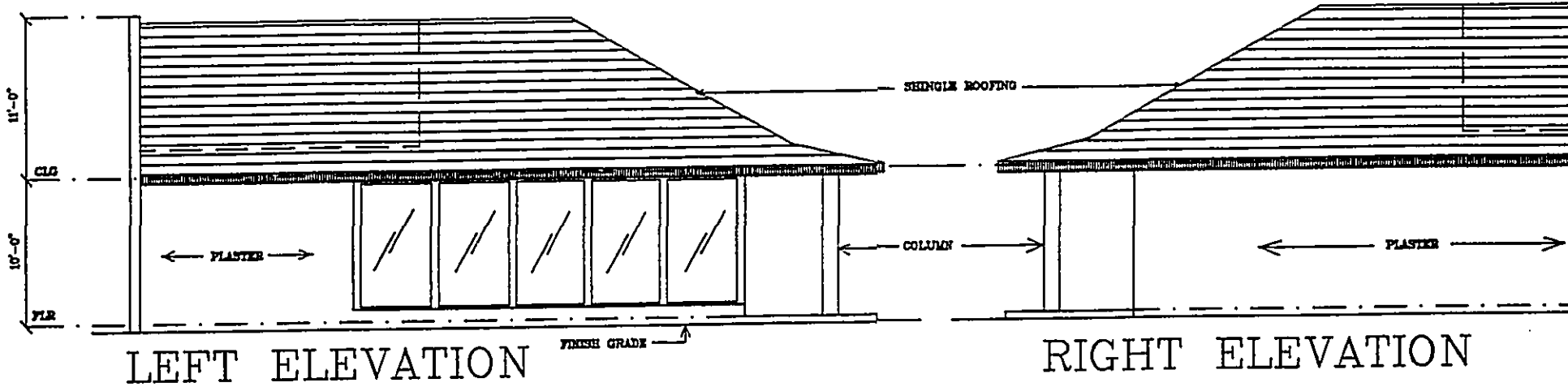
↑ WHITE STRIPING AT EDGE OF ROAD

← FARRINGTON HIGHWAY

↓ CENTERLINE OF ROAD

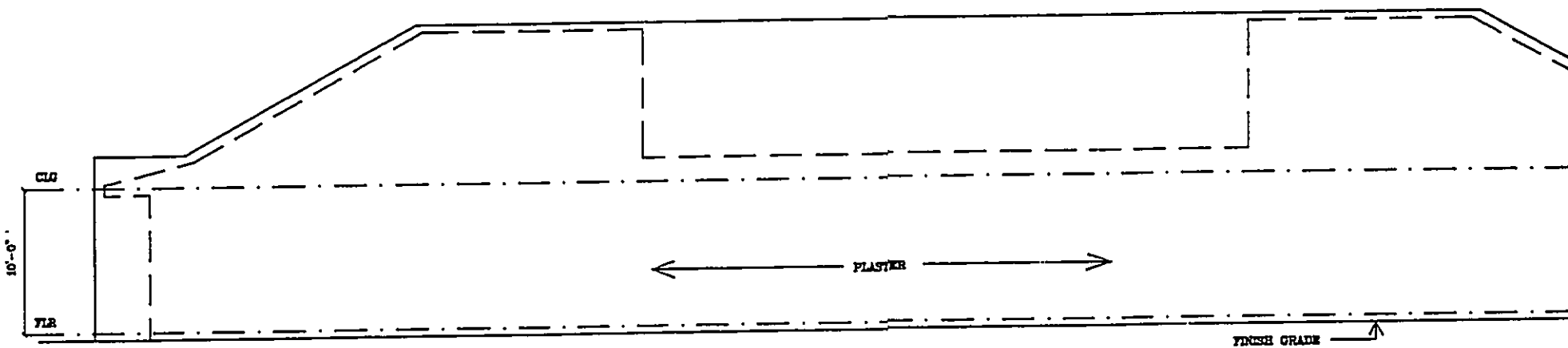
PROPOSED BUILDING FOR
FASTOP CONVENIENCE STORES, INC.

FARRINGTON HIGHWAY AND ORANGE STREET
MAKAHA, OAHU, HAWAII
TMK: 8-4-11:1, 23 & 24
GACI, INC. - ARCHITECT
NOVEMBER 14, 1989
REVISED DECEMBER 4, 1989

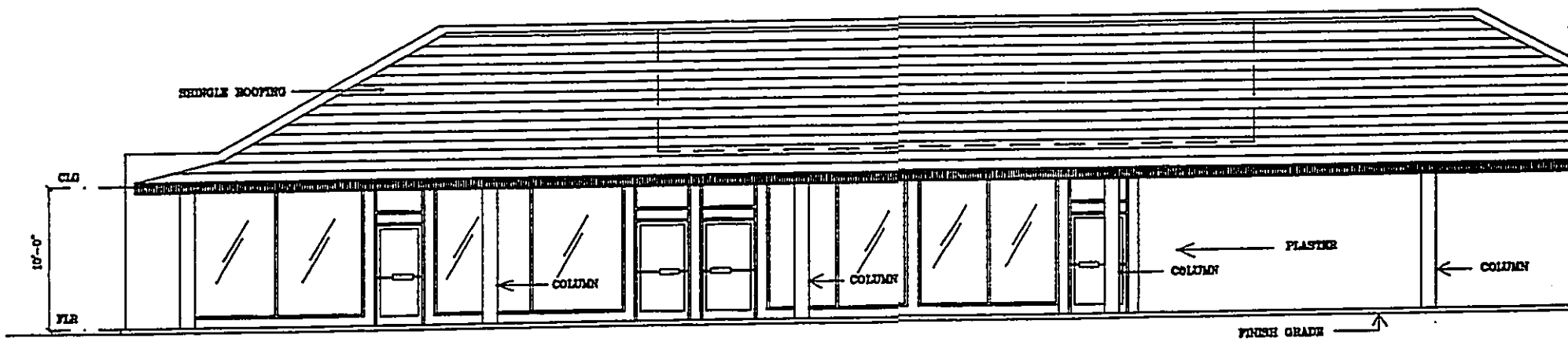


LEFT ELEVATION

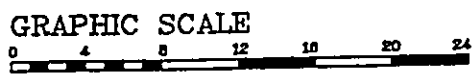
RIGHT ELEVATION



REAR ELEVATION

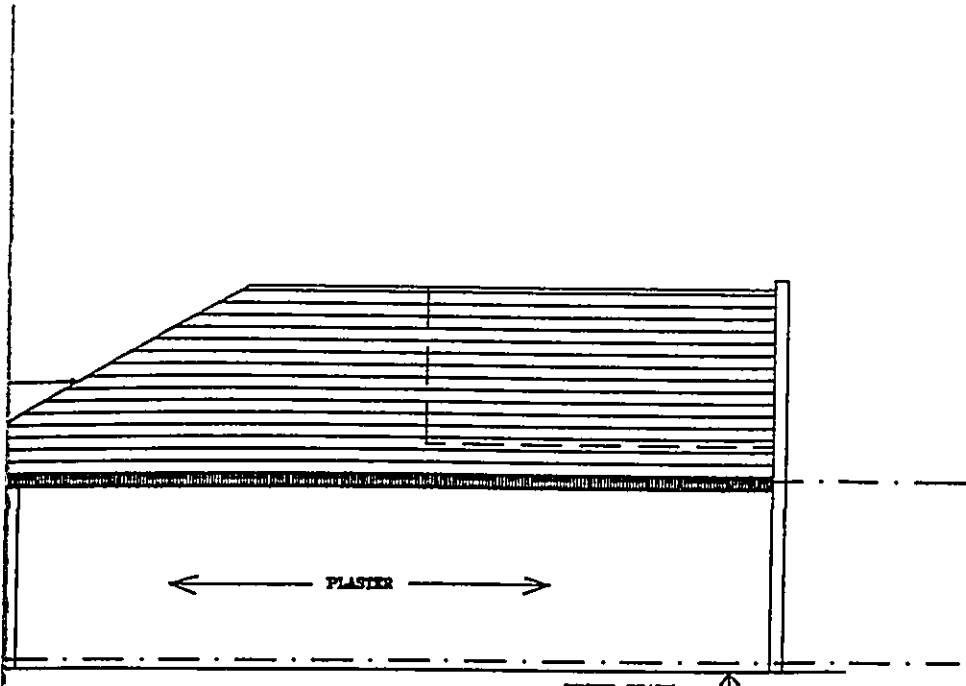


FRONT ELEVATION

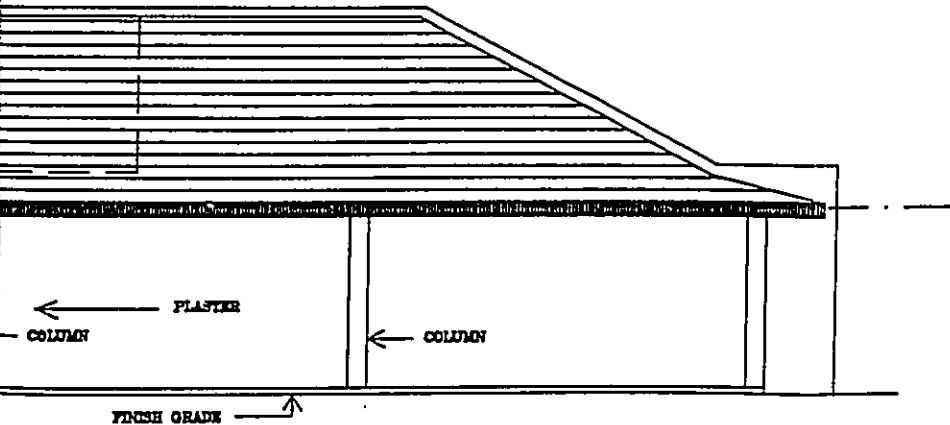
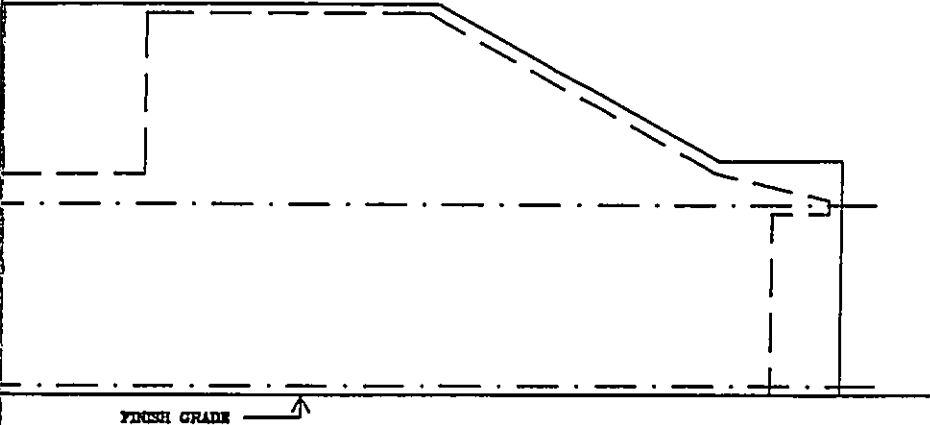


PROPOSED BUILDING FOR
FASTOP CONVENIENCE ST

REVISED DECEMBER 11, 1989

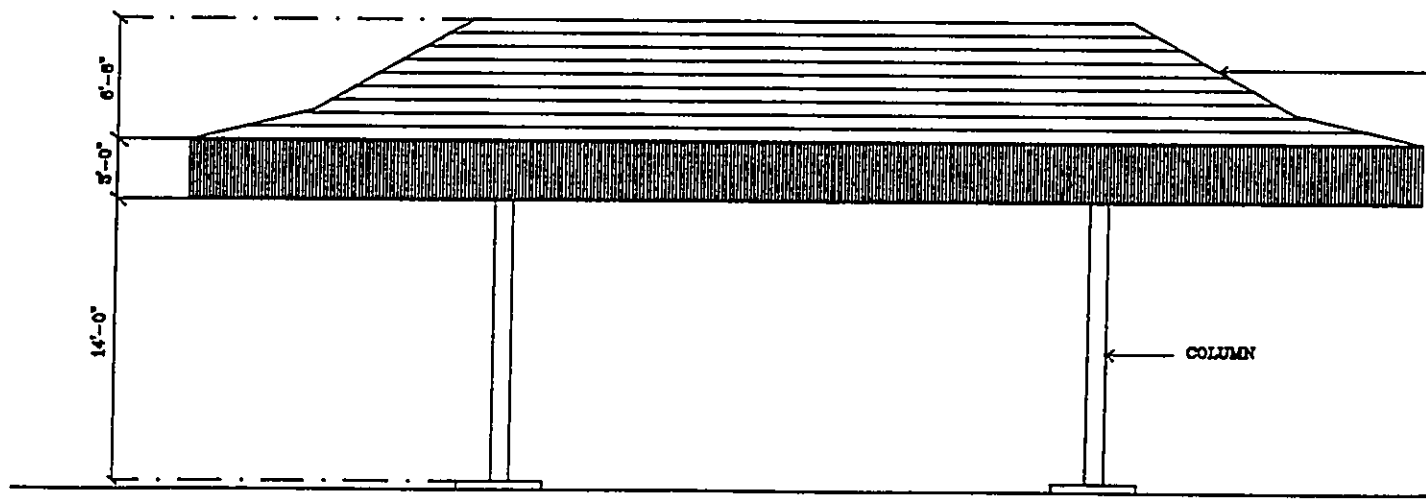


HT ELEVATION

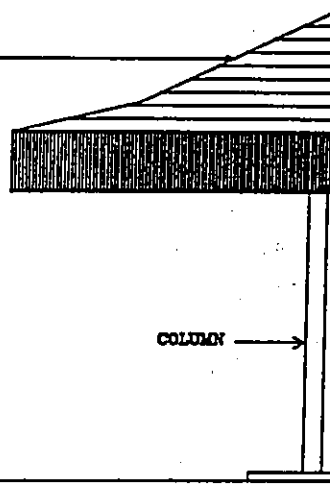


BUILDING FOR
 CONVENIENCE STORES, INC.

EXHIBIT D
 STORE ELEVATION

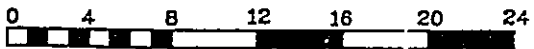


FRONT ELEVATION

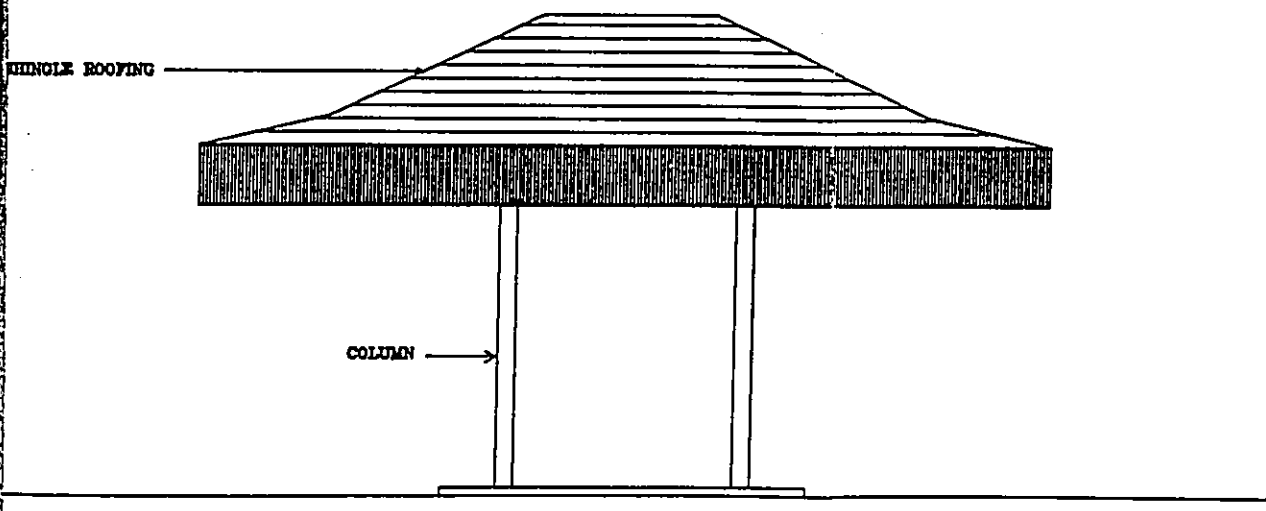


SIDE ELE

GRAPHIC SCALE



CANOPY



SIDE ELEVATION
CANOPY BUILDING

EXHIBIT E
CANOPY ELEVATION

DEC 16 1988

across the rear property line. Applicant is aware of the need for joint development application or a consolidation map since the subject property is comprised of 2 separate lots. The appropriate application will be submitted prior to filing for the building permit.

The two existing structures on the site will be demolished in redeveloping this site. There will be some fill work estimated at about two feet, the difference between the existing elevation and the flood elevation requirement of 12 feet at the building sites. The height of the convenience store will be 19.5 feet while the canopy structure over the gasoline pump will be 24 feet high. It is noted that the height limit imposed by the zoning map for this location is 40 feet.

Based on our contacts with the appropriate agencies, the required utilities, i.e., water, electricity and gas are presently available to service the project. Please refer to Appendices I, II and III for responses from the Board of Water Supply, Hawaiian Electric Co. and Gasco, Inc., respectively.

Existing City and County sewer lateral is available for the project. Please refer to Appendix IV, the approved application for sewer connection which was issued by the Department of Public Works. As this will be a commercial operation, refuse pick-up will be provided by a private hauling service.

Access to the site is presently provided from both Farrington Highway and Orange Street. It is pointed out that curbs, gutters and sidewalks are not provided along these streets.

Economic and Social Characteristics

Construction cost for this project is estimated to be \$800,000. Applicant intends to proceed with construction as soon as all required permits (subject SMA and building permits) are obtained. Estimated time for construction is 8 months.

Based on applicant's experience with other comparable "Fastop" stores, this store will hire a total of 15 employees, 4 to 5 will be full time with the remainder being part time. Being a 24 hour day, 7 days a week operation, three shifts will be involved in manning this outlet.

Environmental Characteristics

The soil in this area is classified as Hanalei silty clay (HnA) by the Soil Conservation Services, U.S. Department of Agriculture. The following soil characteristics were extracted from their publication:

"This soil is on stream bottoms and flood plains. Included in the areas mapped on Kauai along the Waimea River and in Waipaoiki Valley are small areas where the surface layer is 8 to 10 inches of reddish-brown silty clay. Included in the areas mapped on Oahu were small areas of very deep, well-drained alluvial soils and small areas of very poorly drained to poorly drained clay soils that are strongly mottled and are underlain by peat, muck, or massive marine clay.

In a representative profile the surface layer, about 10 inches thick, is dark-gray and very dark gray silty clay that has dark-brown and reddish mottles. The subsurface layer is very dark gray and dark-gray silty clay about 3 inches thick. The subsoil, about 13 inches thick, is mottled, dark-gray and dark grayish-brown silty clay loam that has angular blocky structure. The substratum is stratified alluvium. The soil is strongly acid to very strongly acid in the surface layer and neutral in the subsoil.

Permeability is moderate. Runoff is very slow, and the erosion hazard is no more than slight. The available moisture capacity is about 2.1 inches per foot of soil. Roots penetrate to the water table. Flooding is a hazard."

The principal topographic feature in this vicinity is Mount Lahilahi located a short distance away in the Kaena Point direction from this property. The only stream in this vicinity is Makaha Stream located on the Honolulu side of Makaha Valley Road.

There is no municipal storm drainage system serving this area. Based on the topographic survey of the site and nearby areas, the surface run-off is in the westerly direction across Orange Street and into the adjoining vacant property and Farrington Highway. The amount of run-off

after project completion would be similar to the present situation as the physical configuration of the site will remain unchanged.....replacement of two structures with the ground areas completely paved over. The only difference is that the new project will be provided with more landscaped areas.

As seen on Exhibit F, Flood Map, on the following page, the property is in Zone AE with regulatory flood elevation of 12 feet. In terms of the Land Use Ordinance flood hazard district classification, it is within the Flood Fringe District.

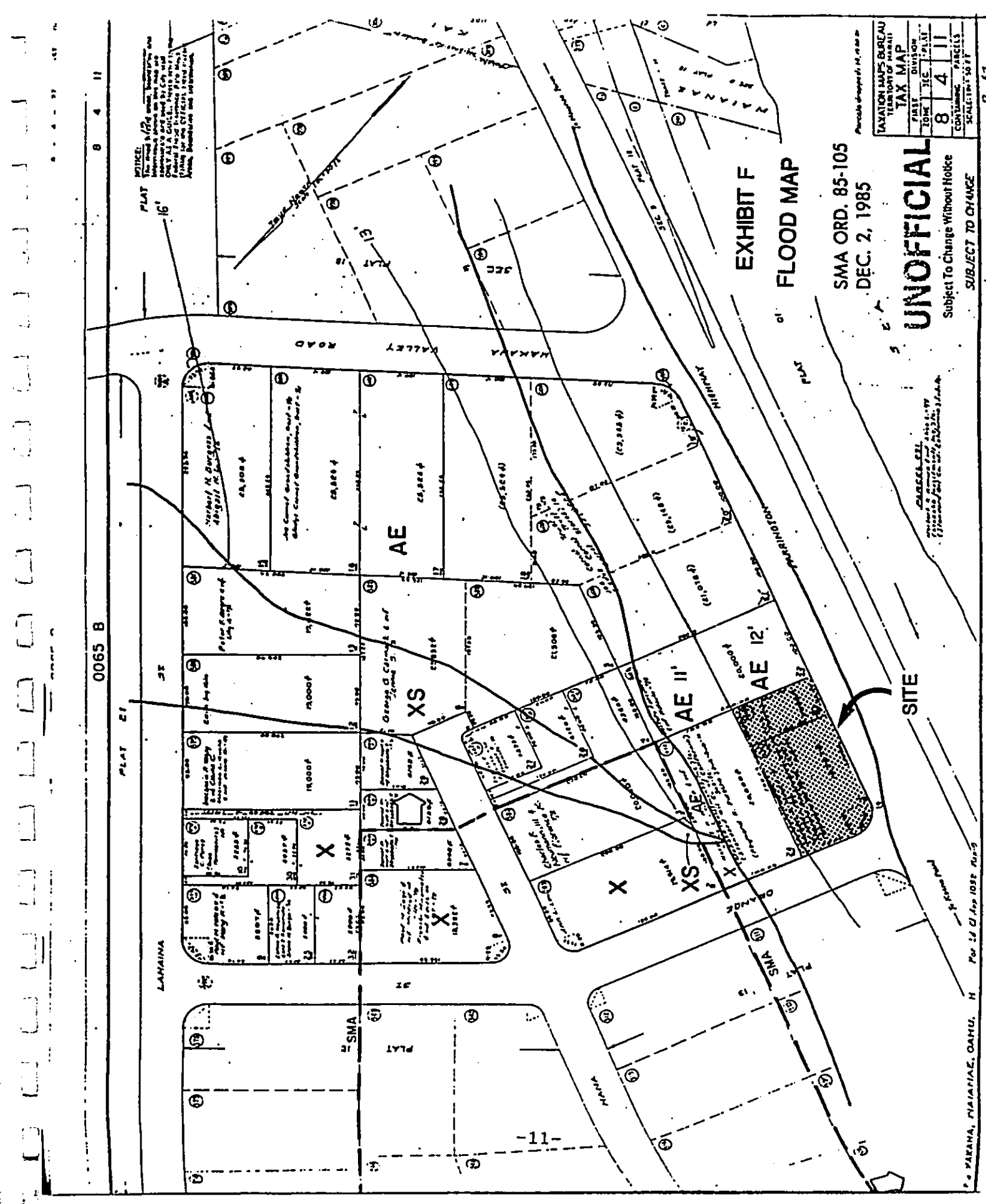
AFFECTED ENVIRONMENT

Exhibit G is the zoning map for this area. By and large, the existing developments in this area conform with the underlying zoning districts. Immediately "mauka" of the site is the Fogcutter Restaurant with one of the parcels mauka of it being vacant and the other developed with a 2-story apartment building. The area on the Kaena Point side of Orange street is vacant. The Makaha Drive Inn occupies the lot on the Honolulu side of the site with the Cornet Neighborhood Shopping Center occupying the area beyond it and partially along Makaha Valley Road. As noted earlier a public park and the ocean is located immediately across the site on the makai side of Farrington Highway. Please refer to photographs of the subject property and nearby areas.

The action proposed herein will not hamper access to or impact public recreation areas, wildlife preserve or other coastal/natural resources since the subject property is located on the Mauka side of Farrington Highway and is already developed for urban use. We note that the Mauna Lahilahi Beach Park is located in proximity to this site but for reasons mentioned above, this project will not interfere with the use of that facility. On the contrary, park users may find the proposed convenience outlet useful for their purposes.

Based on the use of the property and surrounding areas for urban purposes over the years, we are of the opinion that the likelihood of the site containing historic or archaeologically significant resources appear unlikely. However, should work on this property indicate otherwise, applicant will immediately contact the State Historic Preservation Office for guidance.

DOCUMENT CAPTURED AS RECEIVED



SMA ORD. 85-105
DEC. 2, 1985

EXHIBIT F
FLOOD MAP

| | | | |
|----------------------|--------------|---------------------|--------------|
| TAXATION MAPS BUREAU | | TERRITORY OF HAWAII | |
| TAX MAP | | | |
| FIRST SHEET | TOTAL SHEETS | COUNTING SHEETS | TOTAL SHEETS |
| 8 | 4 | 11 | 11 |
| CONTAINING PARCELS | | SCALE: 1" = 50 FT | |

UNOFFICIAL
Subject To Change Without Notice
SUBJECT TO CHANGE

CANCELLED
THIS MAP IS VOID FOR THE PURPOSES OF THE HAWAIIAN WATER SUPPLY ACT.

P.O. PARAKA, PUNAHONA, OAHU, HI Per 14 C for 1985 Rev. 5

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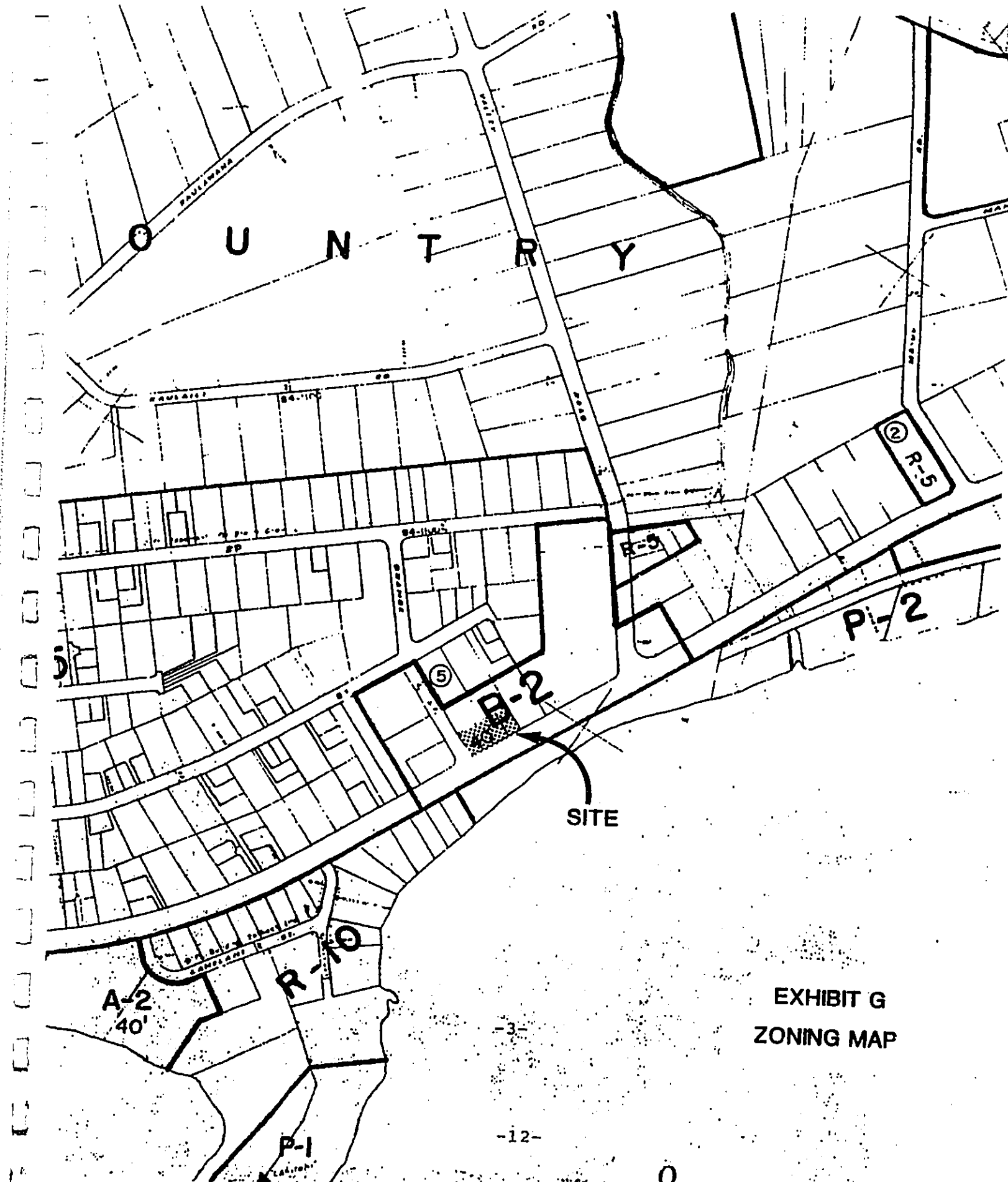
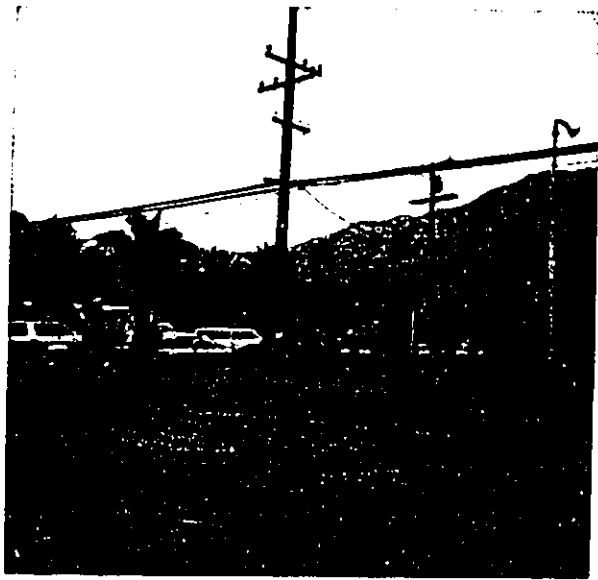


EXHIBIT G
ZONING MAP

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-12-

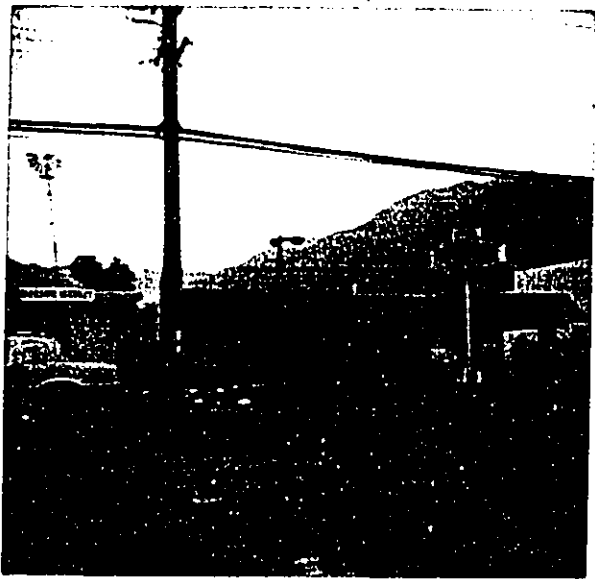
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Intersection of Farrington Highway
and Orange Street.



Existing structures (abandoned
service station & Makaha Market)
on subject property.



Makaha Drive-In on Honolulu
side of subject property.



Park and Mount Lahilahi beyond.

Owing to its location, the project will in no way disturb views of the ocean from Farrington Highway. Insofar as coastal view from the surrounding areas is concerned, the subject development would be no more detrimental than the existing situation.

PROJECT IMPACTS

We have examined this action in terms of Section 33-3.2, ROH, Special Management Area review guidelines and find that the project is consistent with those guidelines applicable to this project.

On the positive side, the redevelopment of this site will result in employment opportunities for those in the Leeward area. Further, the neighborhood as well as park users will be provided with a convenience store to serve their needs. The proposed development represents replacement of those uses which have existed on the site for a number of years. The new convenience store will replace the Makaha Market with the gasoline pump islands taking the place of the service station. Viewed in this context, the status quo in terms of uses will be maintained.

The negative impacts will be mainly during the construction period which will be short-term in duration. These will be dust, noise and carbon emissions normally associated with construction activities. The contractor will minimize such impacts by observing applicable Health Department regulations supplemented by proper scheduling of work activities.

Other alternatives for the use of this site would be a "no project" option or some other commercial use(s) utilizing a different building configuration as the height limit established by the zoning code is 40 feet at this location.

In view of the limited amount of commercially zoned property in this area, the "no project" approach would appear unrealistic. Another potential commercial use of the site is for the owner of the Cornet Shopping Center to acquire the subject property to expand his operation.

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APPENDICES

BOARD OF WATER SUPPLY

CITY AND COUNTY OF HONOLULU

630 SOUTH BERETANIA STREET

HONOLULU, HAWAII 96843



QM
KS

FRANK F. FASI, Mayor
DONNA B. GUTH, Chairman
JOHN K. TSUI, Vice Chairman
SISTER M. DAVILYN AH CHICK, O.S.F.
SAM CALLEJO
EDWARD Y. HIRATA
WALTER O. WATSON, JR.
MAJINICE H. YAMASATO
KAZU HAYASHIDA
Manager and Chief Engineer

July 3, 1989

Mr. Kelvin Sato
Richard Sato & Associates, Inc.
2065 South King Street, Room 303
Honolulu, Hawaii 96826

Dear Mr. Sato:

Subject: Your Letter of June 9, 1989 Concerning the Proposed Convenience Store and Gas Station in Makaha, TMK: 8-4-11: 1 and 23, Farrington Highway

Thank you for your letter concerning the proposed development.

The existing water system is presently adequate to accommodate the proposed development.

The availability of additional water will be determined when the building permit is submitted for our review and approval. If the development plan requires action by the Department of Land Utilization, the plan should first be approved by that department before we take action on the proposed development. If additional water is made available, the applicant will be required to pay our Water Systems Facilities Charges for source-transmission and daily storage.

We no longer conduct fire flow tests on fire hydrants. We have suspended this practice as a water conservation measure.

You may, however, use the following calculated data for Fire Hydrant L-32 on Farrington Highway. The data are based on the minimum fire flow at the existing water system.

RECEIVED
JUL - 7 1989

RICHARD M. SATO & ASSOC. INC.

CORRECTION

THE PRECEDING DOCUMENT(S) HAS
BEEN REPHOTOGRAPHED TO ASSURE
LEGIBILITY
SEE FRAME(S)
IMMEDIATELY FOLLOWING

XEROX COPY WITH NON-REMOVABLE ATTACHMENT

BOARD OF WATER SUPPLY
CITY AND COUNTY OF HONOLULU
630 SOUTH BERETANIA STREET
HONOLULU, HAWAII 96843



DM
KS

FRANK F. FASI, Mayor
DONNA B. GUIN, Chairman
JOHN K. TSUI, Vice Chairman
SISTER M. DAVILYN A. CHICK, O.S.F.
SAM CALLEJO
EDWARD Y. HIKATA
WALTER O. WATSON, JR.
MAURICE H. YAMASATO
KAZU HAYASHIDA
Manager and Chief Engineer

July 3, 1989

Mr. Kelvin Sato
Richard Sato & Associates, Inc.
2065 South King Street, Room 303
Honolulu, Hawaii 96826

Dear Mr. Sato:

Subject: Your Letter of June 9, 1989 Concerning the Proposed Convenience Store and Gas Station in Makaha, TMK: 8-4-11: 1 and 23, Farrington Highway

Thank you for your letter concerning the proposed development.

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The availability of additional water will be determined when the building permit is submitted for our review and approval. If the development plan requires action by the Department of Land Utilization, the plan should first be approved by that department before we take action on the proposed development. If additional water is made available, the applicant will be required to pay our Water Systems Facilities Charges for source-transmission and daily storage.

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You may, however, use the following calculated data for Fire Hydrant L-32 on Farrington Highway. The data are based on the minimum fire flow at the existing water system.

RECEIVED
JUL - 7 1989

RICHARD M. SATO & ASSOC. INC.



Mr. Kelvin Sato
Page 2
July 3, 1989

| | |
|-----------------------------|-----------|
| Static Pressure | 98 psi |
| Residual Pressure | 20 psi |
| Flow | 4,000 gpm |

Attached are maps showing the location of the existing water facilities in the area.

If you have any questions, please contact Albert Koga at 527-6123.

Very truly yours,

KAZU HAYASHIDA
Manager and Chief Engineer

Attachments



June 19, 1989

Richard M. Sato & Associates
2065 South King Street, Room 303
Honolulu, Hawaii 96826

Attention: Mr. Kelvin S. Sato

Gentlemen:

Re: Convenience Store and Gas Station
Makaha, Oahu, Hawaii
HECO Request No. P166796

This letter is in reply to your letter dated June 9, 1989 concerning the proposed subject project.

Please be advised that HECO has power within the area to serve the proposed Convenience Store and Gas Station.

When it is known, please provide us with any information you may have concerning a proposed service date and provide us with project plans when they are available.

You are reminded that the materials and equipment required for this project have a minimum of 6 to 8 months delivery time after an order is placed. Also, this project requires a rough lead time of three months to do the engineering which includes design, drafting and cost estimating.

Please feel free to contact me at 543-7514 should you have any questions.

Very truly yours,

Clarence L. Gouveia
Customer Engineering Supervisor
Distribution Engineering Department

CLG:0639w

RECEIVED

JUN 21 1989

HAWAIIAN ELECTRIC COMPANY, INC.

An HEI Company

APPENDIX II



Gasco, Inc.

515 Kamakee Street
PO Box 3379 Honolulu, Hawaii 96842
Telephone 808 547-3333 Telex (ITT) 7430292

June 19, 1989

Richard M. Sato & Associates, Inc.
2065 South King Street
Room 303
Honolulu, Hawaii 96826

Attention: Mr. Kelvin S. Sato

Gentlemen:

Subject: Proposed Convenience Store and Gas Station
Makaha, Oahu, Hawaii
Tax Map Key: 8-4-11: 01 and 23

We refer to your letter of June 9, 1989, concerning the availability of gas service for the subject project. Although underground gas utility service is currently not available in this section of Makaha, our non-utility propane gas service is available for this project, subject to the developer's execution of a supply contract with us.

As your plans are developed for the project, we will be happy to work with your staff and the other design consultants in the specification of the gas system. Should there be any questions, or if additional information is desired, please call me at 547-3574.

Very truly yours,

David Y. Morikawa
Manager, Construction

DYM:nsd

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JUN 21 1989
HONOLULU, HAWAII

DIVISION OF WASTEWATER MANAGEMENT
City and County of Honolulu

RECEIVED
APPLICATION FOR SEWER CONNECTION
(Allow at least three weeks for processing of application)

JUN 13 2 33 PM '89

9/26
JUN 13 1989

PART A - TO BE FILLED BY APPLICANT

1. Project Name: Makaha Convenience Store
2. Address or Location: Farrington Highway and Orange Street
3. Tax Map Key: 8-4-11: 1 and 23
4. Type Development: PD-H Cluster Subdiv.
Apt. Other: Commercial 3,000 s.f. and Gas Pumps
5. Total No. of Units (Give breakdown below)
Studio 1 Bdrm. 2 Bdrm. 3 Bdrm.
4 Bdrm. Other:
6. Sewer Connection Work Desired: (Give length, size, depth, etc.)
Connect to existing sewer lateral.
7. Approximate Date Connection is Required:
8. Number and Type of Existing Structures on Property:
One - existing one story building
(Check One: Structures to Remain To be Demolished X)
9. Remarks:
10. Information provided By:
Name: Kelvin Sato Date: June 9, 1989
Firm: Richard M. Sato & Assoc., Inc. Phone: 955-4441
Address: 2065 South King Street, #303 Honolulu 96826
Street City Zip Code

PART B - TO BE FILLED BY DIVISION OF WASTEWATER MANAGEMENT

1. Present Zoning: General Plan:
2. Sewers: Adequate ✓ Inadequate Not Available
Other:
3. Charges: Yes NO ✓ sq. ft.... \$
a. Sewer Assessment Rate Area
b. Sewer Connection \$
c. Total Estimated Charge \$
4. Remarks:
5. Application:
Approved: Imamura Date 6/30/89
(Valid for One Year After Date of Approval)
Not Approved: Date

APPENDIX IV

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100

APPENDIX V

Reduced Copy of DLU Master Application Form

CITY AND COUNTY OF HONOLULU
 DEPARTMENT OF LAND UTILIZATION
 850 South King Street, 7th Floor
 Honolulu, Hawaii 96813

DLU MASTER APPLICATION FORM

Additional data, drawing/plans, and fee requirements are listed on a separate sheet titled "Instructions for Filing."
PLEASE ASK FOR THESE INSTRUCTIONS.

All specified materials and fees must accompany this form; incomplete applications could delay processing. You are encouraged to consult with department staff in completing the application. Please call the appropriate phone number given in the "Instructions for Filing" sheet.
 Please print legibly or type the required information.

PERMIT REQUESTED (Check one or more as appropriate):

- | | | |
|---|--|---|
| <input type="checkbox"/> Clusters: | <input type="checkbox"/> Park Dedication | <input checked="" type="checkbox"/> Special Management Area Permit/Assessment |
| <input type="checkbox"/> Agricultural Cluster | <input type="checkbox"/> Plan Review Use | <input type="checkbox"/> State Special Use Permit |
| <input type="checkbox"/> Cluster Housing | <input type="checkbox"/> Planned Development-Housing | <input type="checkbox"/> Subdivision |
| <input type="checkbox"/> Country Cluster | <input type="checkbox"/> Shoreline Setback Variance | <input type="checkbox"/> Sunlight Reflection |
| | <input type="checkbox"/> Site Plan Review | <input type="checkbox"/> Variance from LUO Sec.(s): |
| Conditional Use Permits: | | |
| <input type="checkbox"/> Type 1 <input type="checkbox"/> Type 2 | <input type="checkbox"/> Site Development Plan | <input type="checkbox"/> Waiver (public uses/utilities) |
| <input type="checkbox"/> Existing Use | <input type="checkbox"/> Special District: | <input type="checkbox"/> Zero Lot Line |
| <input type="checkbox"/> Flood Hazard Variance | _____ (Indicate District) | <input type="checkbox"/> Zone Change, From _____ to _____ |
| | | <input type="checkbox"/> Zoning Adjustment, LUO Sec.(s): |

TAX MAP KEY(S): 8-4-11: 1 & 23.
 LOT AREA: 19,807 square feet
 ZONING DISTRICT: B-2, Community Business District STATE LAND USE DISTRICT: Urban District
 STREET ADDRESS/LOCATION OF PROPERTY: Property at easterly corner of Farrington Highway and Orange Street, Makaha, Oahu.

RECORDED FEE OWNER:
 Name: See attached sheet
 Mailing Address: _____
 Phone Number: _____
 Signature: _____

APPLICANT:
 Name: Teruya Brothers, Ltd.
 Mailing Address: 1276 Young Street
Honolulu, Hawaii 96814
 Phone Number: 521-6946
 Signature: Roy T. Uyehara
Roy T. Uyehara, Treasurer

PRESENT USE OF PROPERTY/BUILDING: Abandoned service station and Makaha Market.

AUTHORIZED AGENT/CONTACT PERSON:
 Name: Tyrone T. Kusao, Inc.
 Mailing Address: 1188 Bishop St. Suite 2507
Honolulu, Hawaii 96813
 Phone Number: 538-6652
 Signature: Tyrone T. Kusao
Tyrone T. Kusao, AICP

PROJECT NAME (if any): Makaha "Fastop"

PROJECT PROPOSAL (Briefly describe the proposed activity or project): Demolish existing structures and develop new Fastop convenience store with gasoline pump islands and surface parking stalls.

FOR DEPARTMENT USE ONLY FILE NO. _____
 Submitted Fee Amount: \$ _____
 Date Application Accepted: _____ Accepted By: _____
 Date of Public Hearing: _____
 Approved Denied for reason(s) given below.
 Approved with conditions indicated below. Exempt project.

THIS COPY, WHEN SIGNED BELOW, IS NOTIFICATION OF THE ACTION TAKEN.

 Signature Title Date

The above approval does not constitute approval of any other required permits, such as building permits.

Mr. John P. Whalen
Director
Department of Land Utilization
650 S. King Street, 7th Floor
Honolulu, Hawaii 96813

Subject: Fee Owners' Authorization To File
Special Management Area Use Permit
Application With The Department of
Land Utilization Involving TMK: 8-4-
11: 1 and 23, Makaha, Oahu.

Dear Mr. Whalen:

We as fee owners of the subject property hereby authorize
Teruya Brothers, Ltd., the applicant, to file the Special
Management Area Use permit application required for their
development.

Very truly yours,

Herbert K. Kimura
Herbert K. Kimura

Alice L. Kimura
Alice L. Kimura

84-1005 Lahaina Street
Waianae, Hawaii 96792

Telephone: 695-8366