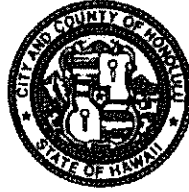


DEPARTMENT OF PLANNING AND PERMITTING
CITY AND COUNTY OF HONOLULU

650 SOUTH KING STREET, 7TH FLOOR • HONOLULU, HAWAII 96813
PHONE: (808) 766-8000 • FAX: (808) 766-6041
DEPT. WEB SITE: www.honolulu.gov • CITY WEB SITE: www.honolulu.gov



KIRK CALDWELL
MAYOR



GEORGE I. ATTA, FAICP
DIRECTOR
ARTHUR D. CHALLACOMBE
DEPUTY DIRECTOR

2015/SMA-61(GT)

MINOR PERMIT:	SPECIAL MANAGEMENT AREA (SMA)
File Number:	2015/SMA-61 (<i>SUPERSEDES 2015/SMA-8</i>)
Project:	59-712 Kamehameha – Office and Retail Buildings and Parking Lot
Valuation:	(\$498,000)
Landowners:	Hanapohaku, LLC
Applicant/Agent:	Gregory A. Quinn, Architect
Location:	59-712 and 59-712A Kamehameha Highway - Haleiwa
Tax Map Key:	5-9-11: 68
Zoning:	B-1 Neighborhood Business District
Date Received:	November 13, 2015

We have reviewed the SMA Permit (Minor) application (received November 13, 2015, December 21, 2015 and January 4, 2016), requesting to construct a new retail building, conversion of existing structures to an eating and drinking establishment with outdoor dining, and site improvements at the above site (Exhibits A-1 to A-6), and find that it lies within the Special Management Area (SMA) established in Revised Ordinances of Honolulu (ROH) Chapter 25. We further find that the proposed development has a stated valuation of less than \$500,000 and will have no significant effect on the SMA. Therefore, a minor permit is hereby **APPROVED**, subject to the conditions listed below.

1. Development shall be in general conformance with application documents (labeled as Exhibits A-1 to A-6), which are now the approved plans for the project, and have been made a part of the file. Any modification to the project and/or approved plans shall be subject to the prior review of and approval by the Director of the Department of Planning and Permitting (DPP). Minor modifications shall be processed in accordance with ROH Chapter 25. Major modifications shall require a new SMA Permit (Minor).
2. If the actual valuation of the proposed work ultimately exceeds \$500,000, then the project shall be returned to the Department of Planning and Permitting for further review under ROH Chapter 25.
3. If, during construction, any previously unidentified archaeological sites or remains (such as artifacts, shell, bone, or charcoal deposits, human burials, rock, or coral alignments, pavings, or walls) are encountered, the Applicant shall stop work and contact the State

Department of Land and Natural Resources, State Historic Preservation Division (SHPD) immediately. Work in the immediate area shall be stopped until the SHPD is able to assess the impact and make recommendations for mitigative activity.

4. This application has only been reviewed and approved pursuant to the provisions of ROH Chapter 25 (Special Management Area), and its approval shall not constitute compliance with the requirements of other governmental agencies. These are subject to separate review and approval. The Applicant shall be responsible for insuring that the final plans for the project approved under this permit comply with all applicable provisions and requirements of other government agencies, including compliance with the provisions of the Land Use Ordinance (LUO).
5. This SMA Permit shall supersede the previous approved SMA Permit No. 2015/SMA-8.
6. The Director may modify the conditions of this approval by imposing additional conditions, modifying existing conditions, or deleting conditions deemed satisfied upon a finding that circumstances related to the approved project have significantly changed so as to warrant a modification to the conditions of approval.
7. In the event of the noncompliance with any of the conditions set forth herein, the Director may terminate all uses approved under this permit or halt their operation until all conditions are met or may declare this permit null and void or seek civil enforcement.

The project site is located along Kamehameha Highway across from Pupukea Beach Park and adjacent to Foodland on the south. The Applicant is seeking approval to: (1) construct a one-story retail building (820 square feet) behind the existing real estate office building; (2) add a deck to the existing real estate office building (240 square feet); (3) convert an existing dental clinic building (596 square feet) into an eating and drinking establishment with a deck for outdoor dining (240 square feet); (4) convert an existing carport into a covered dining area (356 square feet) with two outdoor dining areas (front and back); and (5) site improvements, which include 19 parking stalls, one loading stall and landscaping. The proposed one-story retail building will be of wood construction with concrete slab on-grade and shed roof. The proposed wood decks will have post and pier foundations.

On March 19, 2015, SMA Permit No. 2015/SMA-8 was approved for new retail building, conversion of existing structures to an eating and drinking establishment with outdoor dining, and site improvements, as noted above. On November 13, 2015, the Applicant submitted revised plans to relocate the new retail building approximately 40 feet further mauka on the property and next to the extended driveway along the north side of the property; revise the new parking lot from three separate single-loaded parking lots into one 19-stall double-loaded parking lot located on the mauka side of the new retail building and increase the number of parking from 14 to 19 stalls.

Given the particular circumstances and conditions of this case, the proposed improvements should not have any substantial adverse land use impacts for the surrounding neighborhood. The proposed valuation of the development is less than \$500,000 and will have no significant effect on the SMA.

Any person who is specifically, personally, and adversely affected by the Director's action (in this case) and wants to appeal any part or requirement of the action may submit a written request for a contested case hearing to the DPP within 30 calendar days from the date of mailing, personal service, or publication of the action of the Director of the DPP. Contested case hearings shall be conducted pursuant to Chapter 12 of the DPP Part 2 Rules Relating to Shoreline Setbacks and the Special Management Area. Essentially, these Rules require that a petitioner show that the Director of the Department of Planning and Permitting based his action on an erroneous finding of a material fact, and/or that the Director otherwise acted in an arbitrary or capricious manner, or there are extenuating circumstances. The filing fee for the contested case hearing is \$400 (payable to the City & County of Honolulu).

We have enclosed receipts for the application fees. Please contact Gerald Toyomura of our staff at 768-8056 if you have any questions.

Enclosure: Receipt Nos. 105906 and 105907
Exhibits A-1 to A-6

cc: Office of Planning (Shichao Li)

Doc 1311656

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

 *FOR* Director January 13, 2016
SIGNATURE TITLE DATE

This approval does not constitute approval of any other required permits, such as building or sign permits.

PROJECT: MAJOR SMA DEVELOPMENT FOR
 59-712 KAMEHAMEHA HWY
 HALEIWA, HAWAII 96712
 DATE: 5-9-01-058


ARCHITECT:
 Gregory A. Quinn
 45-627 KUALAPUA LOOP
 MOLOKAI, HAWAII 96741
 TEL: 808-459-8330

DATE: 05/09/01
 SHEET: 102 OF 102
 FLOOR PLAN

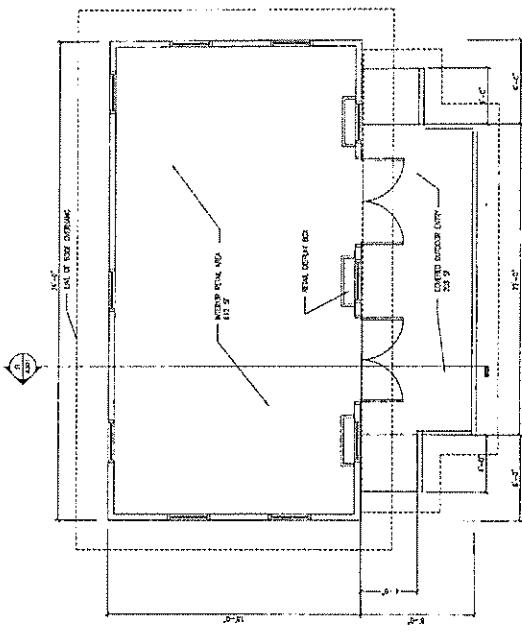
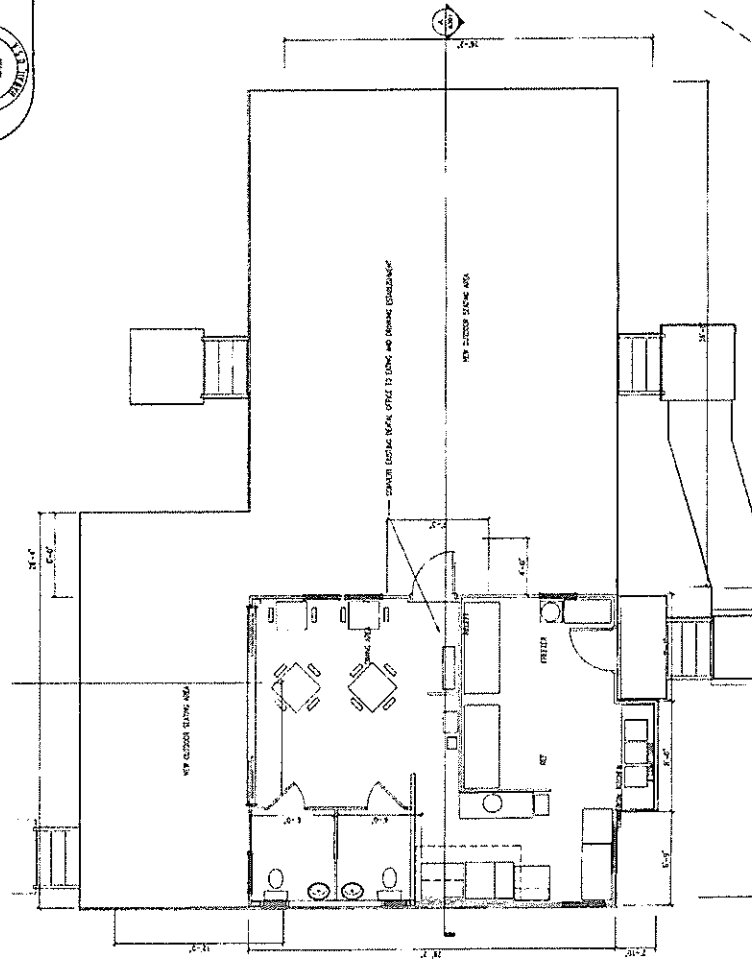
DATE: 05/09/01
 SHEET: 102 OF 102
 FLOOR PLAN

DATE: 05/09/01
 SHEET: 102 OF 102
 FLOOR PLAN

EXP 4/15 03



PROFESSIONAL ENGINEER
 STATE OF HAWAII
 LICENSE NO. 10000



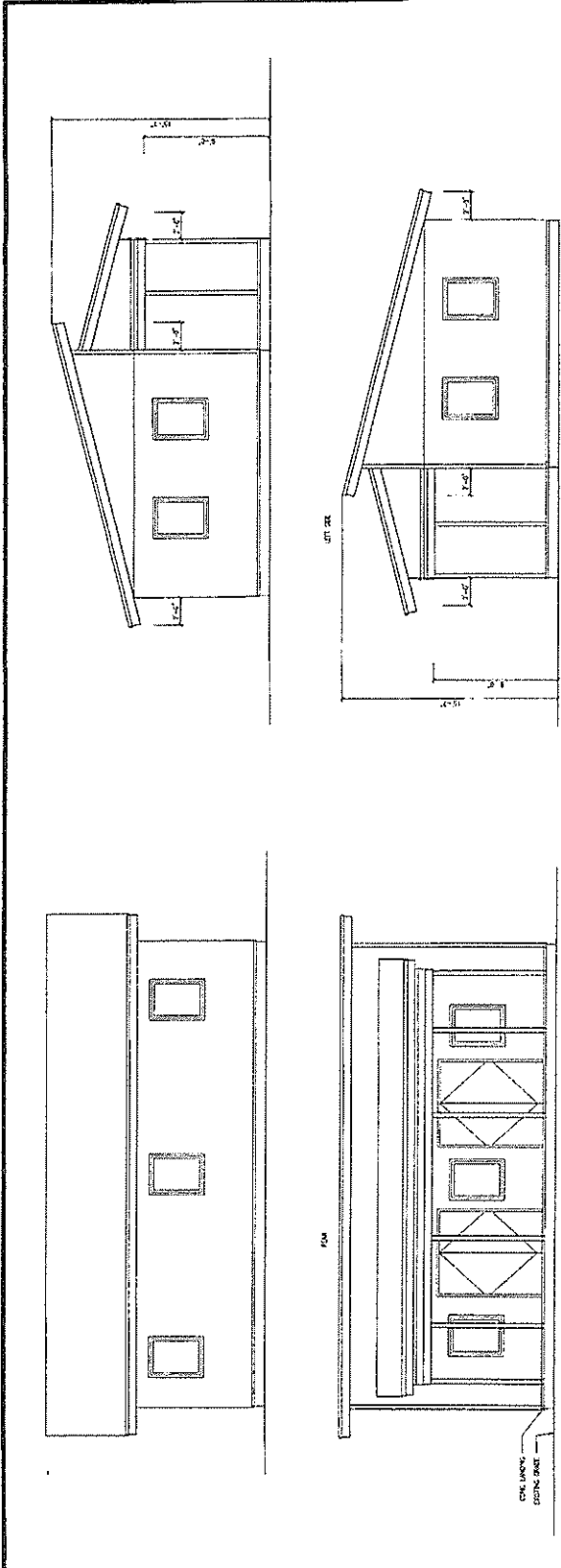
1 FLOOR PLAN - EXISTING AND DRINKING EST AND OUTDOOR SEATING
 SCALE: 1/4" = 1'-0"

2 FLOOR PLAN - RETAIL BUILDING
 SCALE: 1/4" = 1'-0"

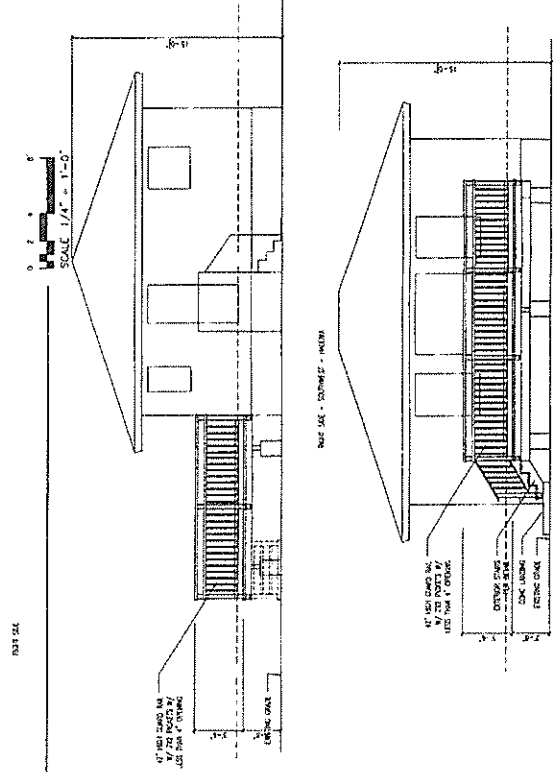
3 FLOOR PLAN - RETAIL BUILDING
 SCALE: 1/4" = 1'-0"

59-712 Kamehameha
 ARCHITECT
 Gregory A. Quinn
 440-437 Kalia Road, Suite 201
 Honolulu, Hawaii 96814
 TEL: 832-8021
 FAX: 832-8259

PROPOSED MAJOR SIA DEVELOPMENT FOR
 59-712 KAMEHAMEHA HWY
 HONOLULU, HAWAII 96814
 SHEET NUMBER: A-201
 DATE: 04/11/15
 PROJECT: EXTERIOR ELEVATIONS
 DRAWN BY: [Signature]
 CHECKED BY: [Signature]
 DATE: 4/16/15



1 EXTERIOR ELEVATIONS @ RETAIL BUILDING NO. 1
 SCALE: 1/4" = 1'-0"




1 EXTERIOR ELEVATIONS @ REAL ESTATE OFFICE
 SCALE: 1/4" = 1'-0"

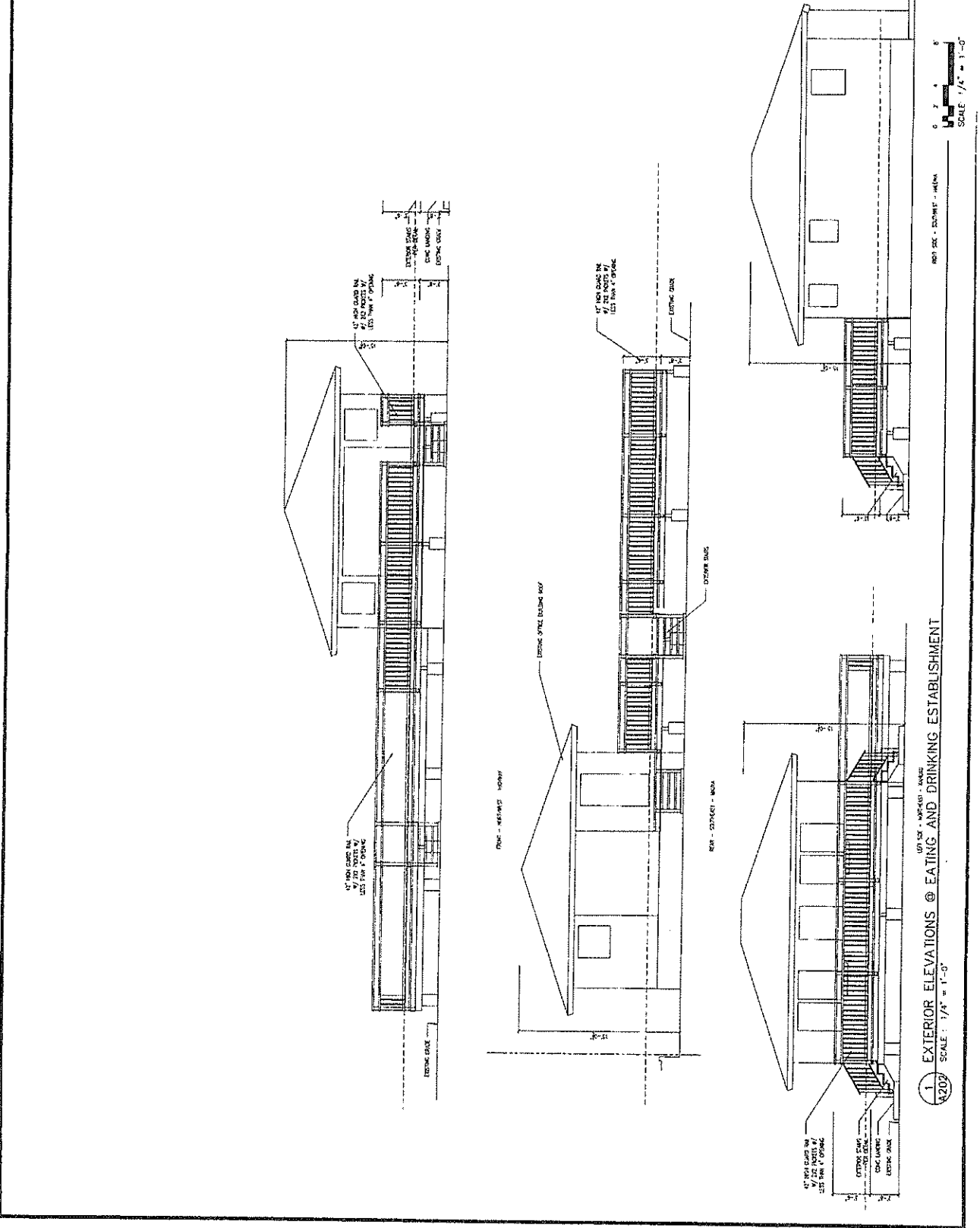
1 EXTERIOR ELEVATIONS @ REAL ESTATE OFFICE
 SCALE: 1/4" = 1'-0"

<p>Gregory A. Quinn ARCHITECT</p> <p>63-877 KAMEHAMEHA LOOP HONOLULU, HAWAII 96812 PH 808-932-1221 FAX 808-932-1222</p>	<p>PROPOSED MAJOR SMA DEVELOPMENT FOR 59-712 KAMEHAMEHA HONOLULU, HAWAII 96812 PRJ. 5-9-011085</p>	<p>A-202 DATE: 05/11/15 SCALE: 1/4" = 1'-0"</p>
--	---	--

EXP. 4/16



I, the undersigned, being a duly Licensed Professional Engineer in the State of Hawaii, do hereby certify that I am the author of the above design and that it was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer in the State of Hawaii.

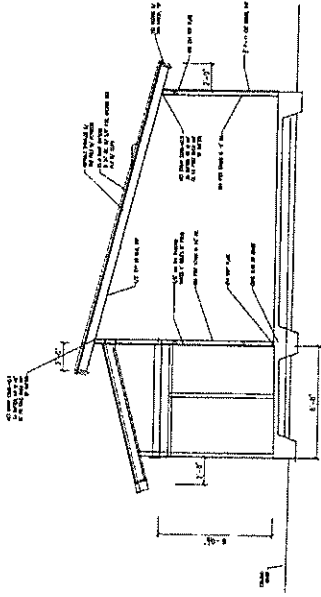


<p>59-712 Kamehameha HALEIYA, HAWAII 96712</p> <p>PROPOSED MAJOR SVA DEVELOPMENT FOR</p> <p>TNC 5-9-011.058</p>	<p>REVISIONS</p> <table border="1"> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> </table>											<p>59-712 Kamehameha HALEIYA, HAWAII 96712</p> <p>PROPOSED MAJOR SVA DEVELOPMENT FOR</p> <p>TNC 5-9-011.058</p>	<p>DATE: 07/11/11 SCALE: 1/4" = 1'-0"</p> <p>PROJECT NO. 11-001</p> <p>DATE: 07/11/11 SCALE: 1/4" = 1'-0"</p>

Gregory A. Quinn
ARCHITECT

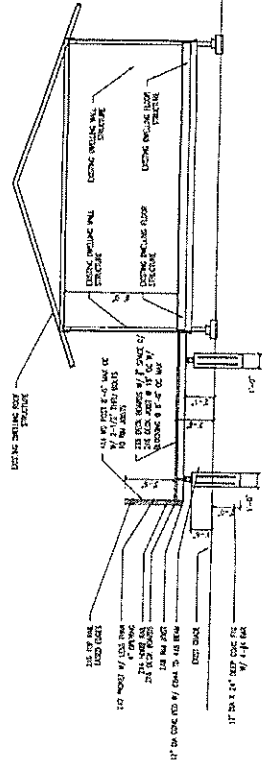
40-429 Keolu Loop
Honolulu, Hawaii 96815
PH: 832-9621
FAX: 832-4293

1/11/11



B SECTION THRU RETAIL BUILDING
SCALE: 1/4" = 1'-0"

0 2 4
SCALE: 1/4" = 1'-0"



A SECTION THRU REAL ESTATE BUILDING - EATING AND DRINKING SIMILAR
SCALE: 1/4" = 1'-0"

0 2 4
SCALE: 1/4" = 1'-0"

A-301
DATE: 07/11/11

DEPARTMENT OF PLANNING & PERMITTING
DIRECTOR'S REVIEW MEETING

Date: January 5, 2016
Time: 1:30 p.m., 7th Floor CR

Division: LUPD

Contact: Ardis

Name of Project: Shark Cove Commercial Development

Location: 3 lots next to Pupukea Foodland, across Sharks Cove See attached.

2015/SMA-24 (NI)

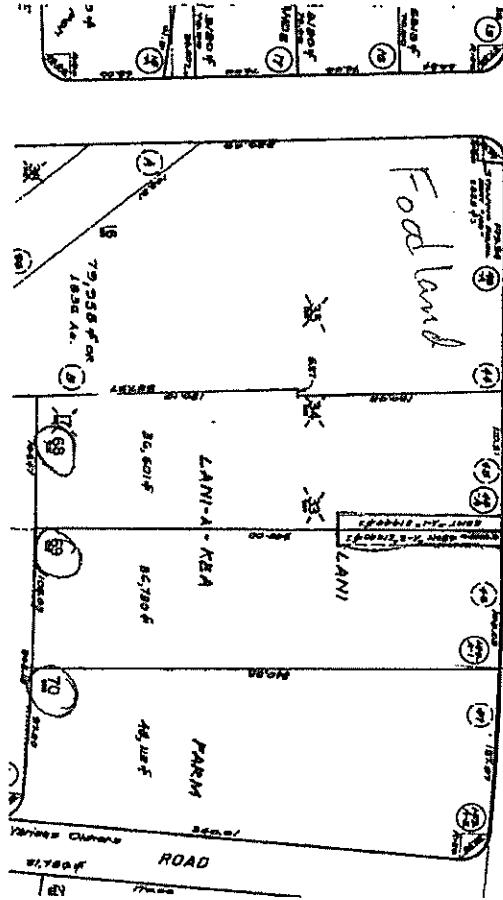
Project:	Various Commercial Developments
Valuation:	around 490,000 for each lot
Applicant/Agent:	Gregory A. Quinn, Architect
Tax Map Keys:	5-9-11: 68, 69, and 70
Zoning:	B-1 Neighborhood Business District

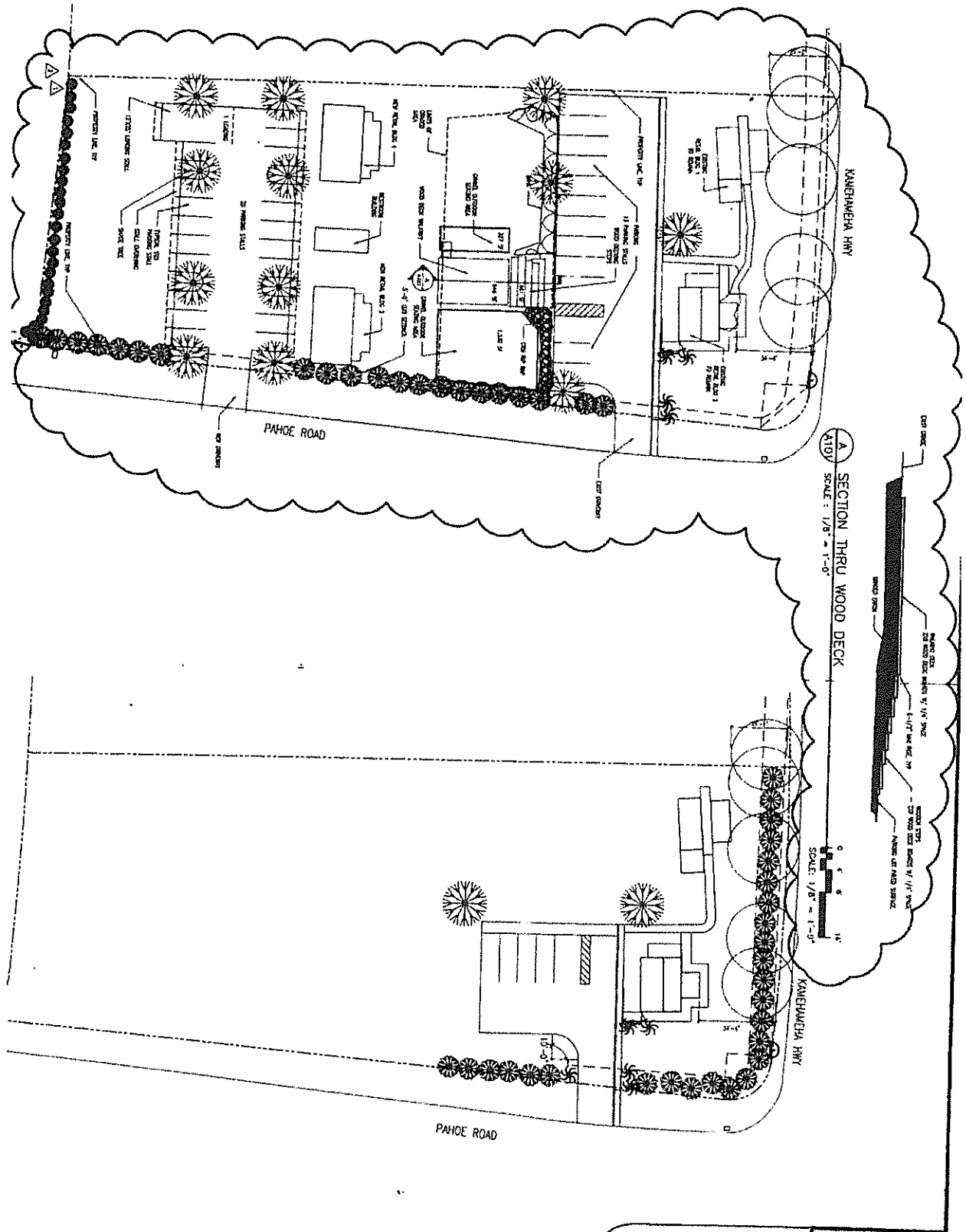
Request: Minor SMPs for modification/addition to retail businesses including site work, additional retail, new waste water treatment, parking and landscaping.

Back ground: There was an old SMP application for Shark Cove Shopping Center that was withdrawn. The property was subdivided into 3 lots. The new owners are leasing land to different enterpreners for various commercial endeavors primary food trucks. SMP minor permits were issued for each of the three lots in early 2015. Two of the site plans have changed and two new SMP (revisions) minor applications have been submitted. There are a number of pending violations.

Purpose of D Review? FYI

KANEHAMEHA






53-063 PAHOE ROAD
 HALOHA, HAWAII 96712
 HANAPOHAKU, LLC

HANAPOHAKU, LLC

PROPOSED WOODEN SIA PERMIT FOR PER

TK. 5-9-01:070

NO.	REVISIONS	DATE
1		
2		
3		


 EXP. 4/16
Gregory A. Quinn
 ARCHITECT
 15-437 Kaliahuan Loop
 Honolulu, Hawaii 96714
 PH: 420-6201
 FAX: 535-4230

RECEIVED

'16 JAN -7 P2:26

DEPT OF PLANNING
AND PERMITS
CITY OF HONOLULU



■ CONSTRUCTION COST CONSULTANTS



PROJECT NAME:	MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY
LOCATION:	59-712 KAM HWY HALEIWA, OAHU, HAWAII
TMK:	5-9-011:068
DATE:	1/5/2016
PROJECT NO:	15-042
PREPARED FOR:	GREGORY QUINN
SUBMITTAL:	PERMIT STUDY

C O S T A N A L Y S I S



PROJECT:	MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY	ESTIMATE NO.:	
LOCATION:	59-712 KAM HWY HALEIWA, OAHU, HAWAII	PROJECT NO.:	15-042
ARCHITECT:	GREGORY QUINN	DATE:	1/5/2016
QUANTITIES BY:	T. UNO	SUBMITTAL:	PERMIT STUDY
		PRICES BY:	J. UNO
		CHECKED BY:	
		DATE CHECKED:	

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL

PROJECT SUMMARY

PROJECT ASSUMPTIONS AND CONDITIONS

The quantity takeoffs and resulting cost estimate were made including, but not limited to, the following assumptions:

- 1.) Kitchen equipment by others.
- 2.) Lead wall lining at existing dental office to be abated.
- 3.) Existing waste line to cesspool.
- 4.) Existing overhead electrical service sufficient. Assume 200A to rear building.

<u>1. CIVIL/ SITEWORK</u>	1560	SY	\$92.20	\$143,829
<u>2. EXISTING REAL ESTATE OFFICE</u>	580	SF	\$36.82	\$21,353
<u>3. COVERED DINING AREA RENOVATION</u>	381	SF	\$26.61	\$10,138
<u>4. EATING & DRINKING ESTABLISHMENT RENOVATION</u>	587	SF	\$361.63	\$212,277
<u>5. NEW RETAIL BUILDING</u>	612	SF	\$179.98	\$110,149
TOTAL, PROJECT				\$497,746
ROUNDED,				\$498,000

C O S T A N A L Y S I S

	PROJECT: MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY	ESTIMATE NO.:	
	LOCATION: 59-712 KAM HWY HALEIWA, OAHU, HAWAII	PROJECT NO.: 15-042	DATE: 1/5/2016
	ARCHITECT: GREGORY QUINN	SUBMITTAL: PERMIT STUDY	CHECKED BY:
	QUANTITIES BY T. UNO	PRICES BY: J. UNO	DATE CHECKED:

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL
1. CIVIL/SITWORK				
Clear & Grub	1560	sy	\$7.00	\$10,920
Parking Lot Paving, Incl. Base Course	760	sy	\$60.85	\$46,246
Parking Lot Striping	19	stalls	\$50.00	\$950
<u>Site Utilities</u>				
New 2" Copper Water Line	190	lf	\$45.00	\$8,550
Backflow Preventer	1	ea	\$3,000.00	\$3,000
Water Line Connection	1	ea	\$2,500.00	\$2,500
New Septic System	1	ea	\$20,000.00	\$20,000
Grease Interceptor	1	ls	\$25,000.00	\$25,000
SUBTOTAL, CIVIL/SITWORK	1560	SY	\$75.11	\$117,166
GENERAL CONDITIONS,	10%			\$11,717
PRIME CONTRACTORS MARK UP,	5%			\$6,444
BONDS & INSURANCE,	1.5%			\$2,030
G.E. TAX,	4.712%			\$6,472
TOTAL ESTIMATED COST,				\$143,829
ROUNDED,	1	LS		\$144,000
2. EXISTING REAL ESTATE OFFICE				
Concrete Stair Landing	1	cy	\$675.00	\$675
Wood Deck, Railing & Stairs	246	sf	\$55.00	\$13,530
Paint Exterior	961	sf	\$2.80	\$2,691
SUBTOTAL, REAL ESTATE OFFICE	580	SF	\$29.13	\$16,896
GENERAL CONDITIONS,	10%			\$1,959
PRIME CONTRACTORS MARK UP,	5%			\$1,077
BONDS & INSURANCE,	1.5%			\$339
G.E. TAX,	4.712%			\$1,082
TOTAL ESTIMATED COST,				\$21,353
ROUNDED,	1	LS		\$22,000
3. COVERED DINING AREA RENOVATION				
Concrete Slab On Grade	8	cy	\$675.00	\$5,400
Paint Exterior	640	sf	\$2.80	\$1,792
Paint Ceiling	381	sf	\$2.80	\$1,067
SUBTOTAL, COVERED DINING AREA	381	SF	\$21.68	\$8,259
GENERAL CONDITIONS,	10%			\$826
PRIME CONTRACTORS MARK UP,	5%			\$454
BONDS & INSURANCE,	1.5%			\$143
G.E. TAX,	4.712%			\$456
TOTAL ESTIMATED COST,				\$10,138
ROUNDED,	1	LS		\$11,000

C O S T A N A L Y S I S



PROJECT: MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY	ESTIMATE NO.:
LOCATION: 59-712 KAM HWY HALEIWA, OAHU, HAWAII	PROJECT NO.: 15-042
ARCHITECT: GREGORY QUINN	DATE: 1/5/2016
QUANTITIES BY T. UNO	SUBMITTAL: PERMIT STUDY
	CHECKED BY:
	PRICES BY: J. UNO
	DATE CHECKED:

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL

4. EATING & DRINKING ESTABLISHMENT RENOVATION

Demolition

Demolish & Remove Dental Office Interior	587	sf	\$8.00	\$4,696
Demolish & Abate Lead-Lined Walls	120	sf	\$20.00	\$2,400
Demolish & Remove Existing Exterior Stair & Landing	49	sf	\$15.00	\$735

Renovation

Concrete Stair Landings	1	cy	\$675.00	\$675
Wood Deck, Railing & Stairs	1310	sf	\$55.00	\$72,050
Paint Exterior	1030	sf	\$2.80	\$2,884
Commercial Kitchen Interior, Finishes only	279	sf	\$95.00	\$26,505
Dining Room Interior	213	sf	\$45.00	\$9,585
Restroom Interior	80	sf	\$100.00	\$8,000
Mechanical, Plumbing	7	fixtures	\$4,000.00	\$28,000
Electrical	587	sf	\$25.00	\$14,675

SUBTOTAL, EATING & DRINKING ESTABLISHMENT	587	SF	\$289.96	\$170,205
GENERAL CONDITIONS,	10%			\$18,488
PRIME CONTRACTORS MARK UP,	5%			\$10,168
BONDS & INSURANCE,	1.5%			\$3,203
G.E. TAX,	4.712%			\$10,213
TOTAL ESTIMATED COST,				\$212,277
ROUNDED,	1	LS		\$213,000

5. NEW RETAIL BUILDING

New Wood Framed Building On Concrete Slab	612	sf	\$112.00	\$68,544
Covered Deck, SOG	208	sf	\$60.00	\$12,480
Electrical	612	sf	\$12.00	\$7,344

SUBTOTAL, RETAIL BUILDING	612	SF	\$144.39	\$88,368
GENERAL CONDITIONS,	10%			\$9,571
PRIME CONTRACTORS MARK UP,	5%			\$5,264
BONDS & INSURANCE,	1.5%			\$1,658
G.E. TAX,	4.712%			\$5,287
TOTAL ESTIMATED COST,				\$110,149
ROUNDED,	1	LS		\$111,000

Gregory A. Quinn

ARCHITECT

December 21, 2015

City and County of Honolulu
Director, Building Division, Department of Planning and Permitting
650 So. King St.
Honolulu, Hawaii 96816

Re: '59-712 Kamehameha"
TMK: 5-9-011:068
59-063 Kamehameha Hwy
Haleiwa, Hawaii 96712

Items delivered:

One Master application for a minor SMA permit
One full size; one half size copies drawings of proposed development including grading plan
One revised written narrative including current photographs of site and existing structures
One Revised and updated cost estimate
One copy various documents describing wastewater system to be used

Comments:

45-427 Keikikane Loop
Kaneohe, Hawaii 96744

Ph. 236-3408
Fax 235-4289

2015 ELOG-2699

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DEPT OF PLANNING
AND PERMITTING
CITY & COUNTY OF HONOLULU

**CITY AND COUNTY OF HONOLULU
DEPARTMENT OF PLANNING & PERMITTING**
650 South King Street, 7th Floor
Honolulu, Hawaii 96813

LAND USE PERMITS DIVISION MASTER APPLICATION FORM

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

All specified materials described in the "Instructions for Filing" and required fees must accompany this form; incomplete applications will delay processing. You are encouraged to consult with Zoning Division staff in completing the application. Please call the appropriate phone number given in the "Instructions for Filing."

Please print legibly or type the required information.

SUBMITTED FEE: \$400.00 + \$200.00

PERMIT/APPROVAL REQUESTED (Check one or more as appropriate):

<p>Cluster:</p> <p><input type="checkbox"/> Agricultural</p> <p><input type="checkbox"/> Country</p> <p><input type="checkbox"/> Housing</p> <p>Conditional Use Permit:</p> <p><input type="checkbox"/> Minor <input type="checkbox"/> Major</p> <p><input type="checkbox"/> Existing Use:</p> <p>_____</p> <p style="text-align: center;">(Indicate Type of Use)</p> <p>Environmental Document:</p> <p><input type="checkbox"/> Environmental Impact Statement</p> <p><input type="checkbox"/> Environmental Assessment</p> <p><input type="checkbox"/> Supplemental</p> <p><input type="checkbox"/> Minor Shoreline Structure</p>	<p><input type="checkbox"/> Modify Approved Permit:</p> <p>_____</p> <p style="text-align: center;">(Indicate Reference File No.)</p> <p><input type="checkbox"/> Plan Review Use</p> <p>Planned Development:</p> <p><input type="checkbox"/> Housing</p> <p><input type="checkbox"/> Commercial (WSD Only)</p> <p><input type="checkbox"/> Resort (WSD Only)</p> <p><input type="checkbox"/> Interim Transit (IPD-T)</p> <p><input type="checkbox"/> Shoreline Setback Variance</p> <p>Special District Permit:</p> <p><input type="checkbox"/> Minor <input type="checkbox"/> Major</p> <p>_____</p> <p style="text-align: center;">(Indicate District)</p> <p><input type="checkbox"/> Downtown Height >350 Feet</p>	<p>Special Management Area Use Permit:</p> <p><input checked="" type="checkbox"/> Minor <input type="checkbox"/> Major</p> <p><input type="checkbox"/> Temporary Use Approval</p> <p><input type="checkbox"/> Variance from LUO Section(s):</p> <p>_____</p> <p><input type="checkbox"/> Waiver from LUO Section(s):</p> <p>_____</p> <p><input type="checkbox"/> Zoning Adjustment, LUO Section(s):</p> <p>_____</p> <p><input type="checkbox"/> HRS Section 201H-38 Project</p>
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TAX MAP KEY(S): 5-9-011:068

LOT AREA: 36,601 sf

ZONING DISTRICT(S): B-1

STATE LAND USE DISTRICT: Urban

STREET ADDRESS/LOCATION OF PROPERTY: 59-712 Kamehameha Hwy

RECORDED FEE OWNER:

Name (& title, if any) Hanapohaku, LLC

Mailing Address 526 Ahina Street

Honolulu, Hawaii 96816

Phone Number 808-888-9954

Signature [Signature]

PRESENT USE(S) OF PROPERTY/BUILDING:

Real Estate Office, Dental Office

PROJECT NAME (if any): 59-712 Kamehameha

APPLICANT:

Name Gregory A. Quinn

Mailing Address 45-427 Keikikane Loop

Kaneohe Hawaii 96744

Phone Number 808-620-8021

Signature _____

AUTHORIZED AGENT/CONTACT PERSON:

Name Gregory A. Quinn

Mailing Address 45-427 Keikikane Loop

Kaneohe, Hawaii 96744

Phone Number 808-620-8021

Signature _____

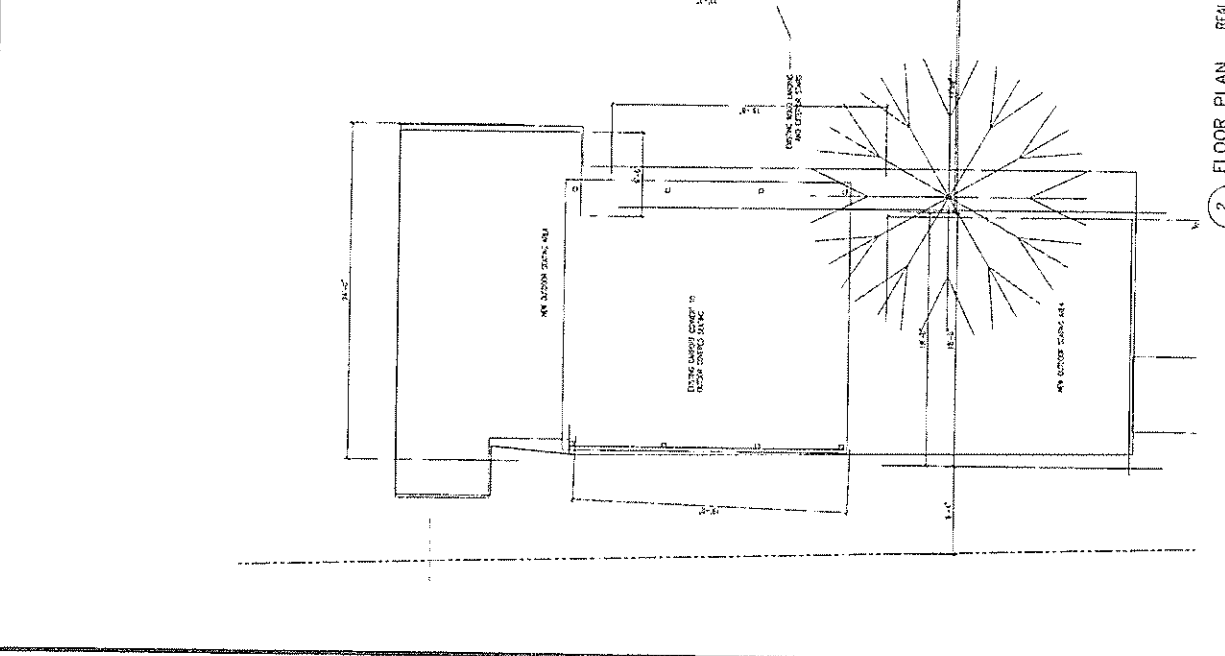
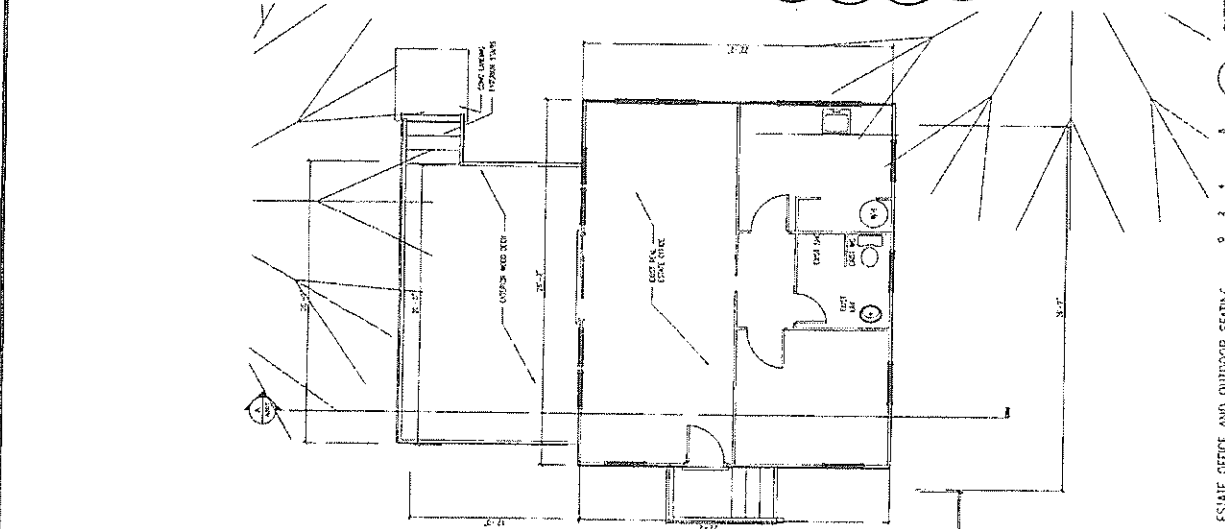
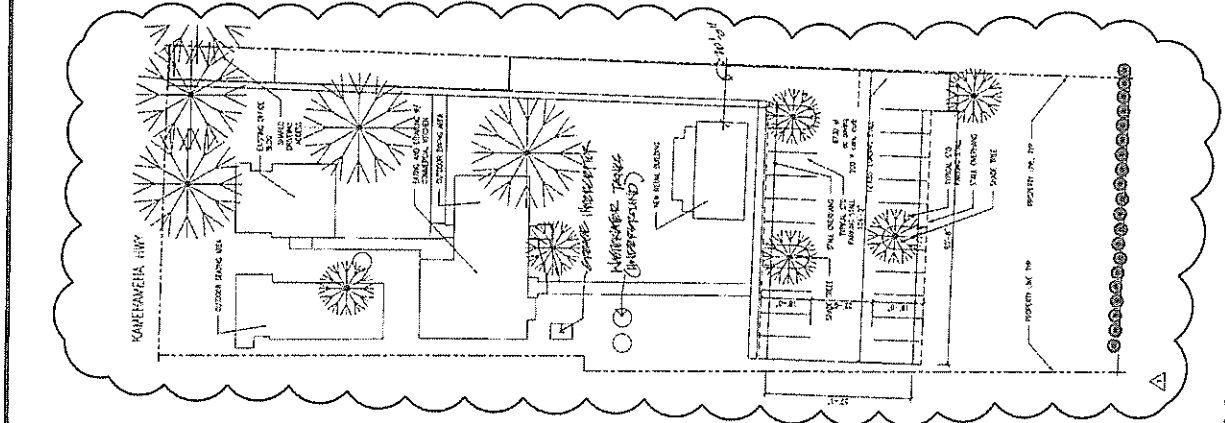
REQUEST/PROPOSAL (Briefly describe the nature of the request, proposed activity or project):

The project consists of an alteration to an existing dental office converting it to a restaurant with newly constructed decks for outdoor dining. An additional retail building along with new parking and loading with required landscaping.

POSSE JOB NO. _____

<p>Gregory A. Quinn ARCHITECT</p> <p>49-427 Kamehameha Loop P.O. Box 4024 Honolulu, Hawaii 96814</p>	<p>PROPOSED HAWAII SVA DEVELOPMENT FOR TKC 5-5-011-029</p>	<p>59-712 Kamehameha HALENA, HAWAII 96712</p>	<p>DATE: FEBRUARY 23, 2015 DRAWN BY: J. J. JENSEN CHECKED BY: J. J. JENSEN PROJECT NO.: 59-712</p>	<p>A-101</p> <p>SCALE: 1" = 20'-0"</p>
---	--	---	--	---

<p>DATE: FEBRUARY 23, 2015 DRAWN BY: J. J. JENSEN CHECKED BY: J. J. JENSEN PROJECT NO.: 59-712</p>	<p>PROPOSED HAWAII SVA DEVELOPMENT FOR TKC 5-5-011-029</p>	<p>59-712 Kamehameha HALENA, HAWAII 96712</p>	<p>DATE: FEBRUARY 23, 2015 DRAWN BY: J. J. JENSEN CHECKED BY: J. J. JENSEN PROJECT NO.: 59-712</p>	<p>A-101</p> <p>SCALE: 1" = 20'-0"</p>
--	--	---	--	---



1 SITE PLAN
SCALE: 1" = 20'-0"

2 FLOOR PLAN
SCALE: 1/4" = 1'-0"

3 FLOOR PLAN
SCALE: 1/4" = 1'-0"

4 OUTDOOR SEATING
SCALE: 1/4" = 1'-0"

5

6

7

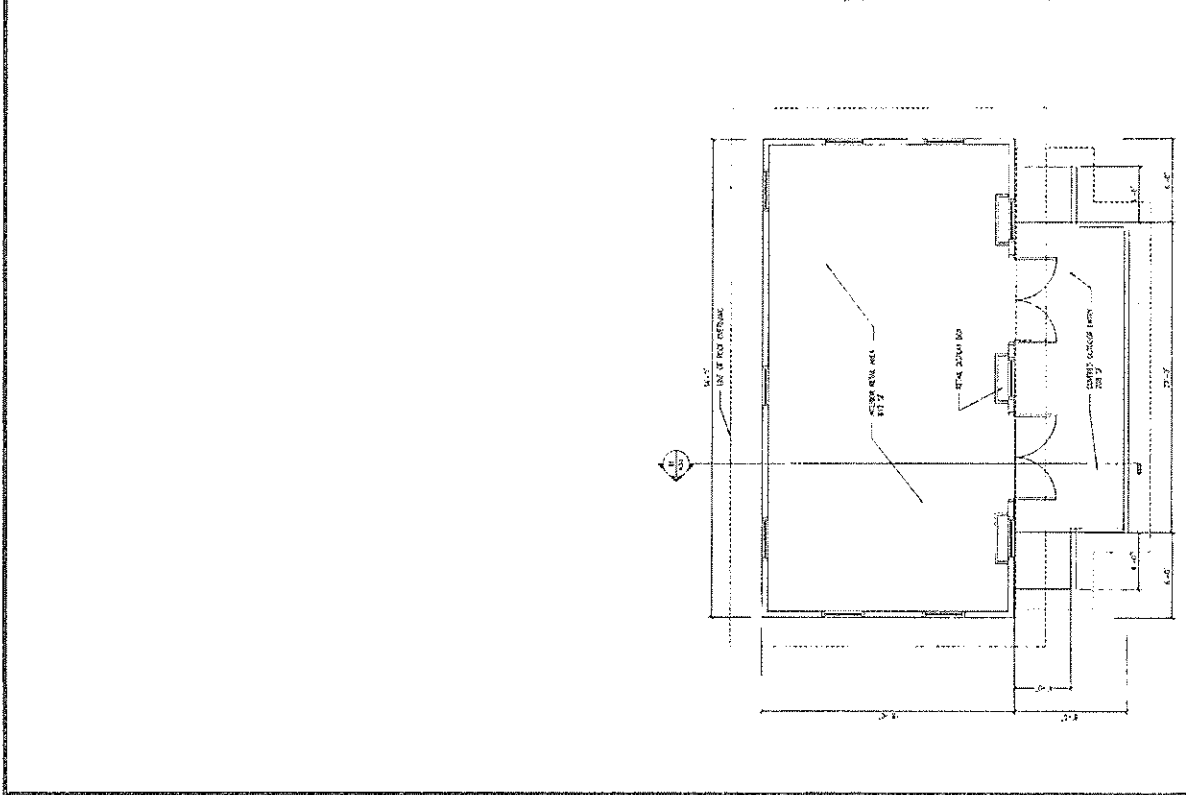
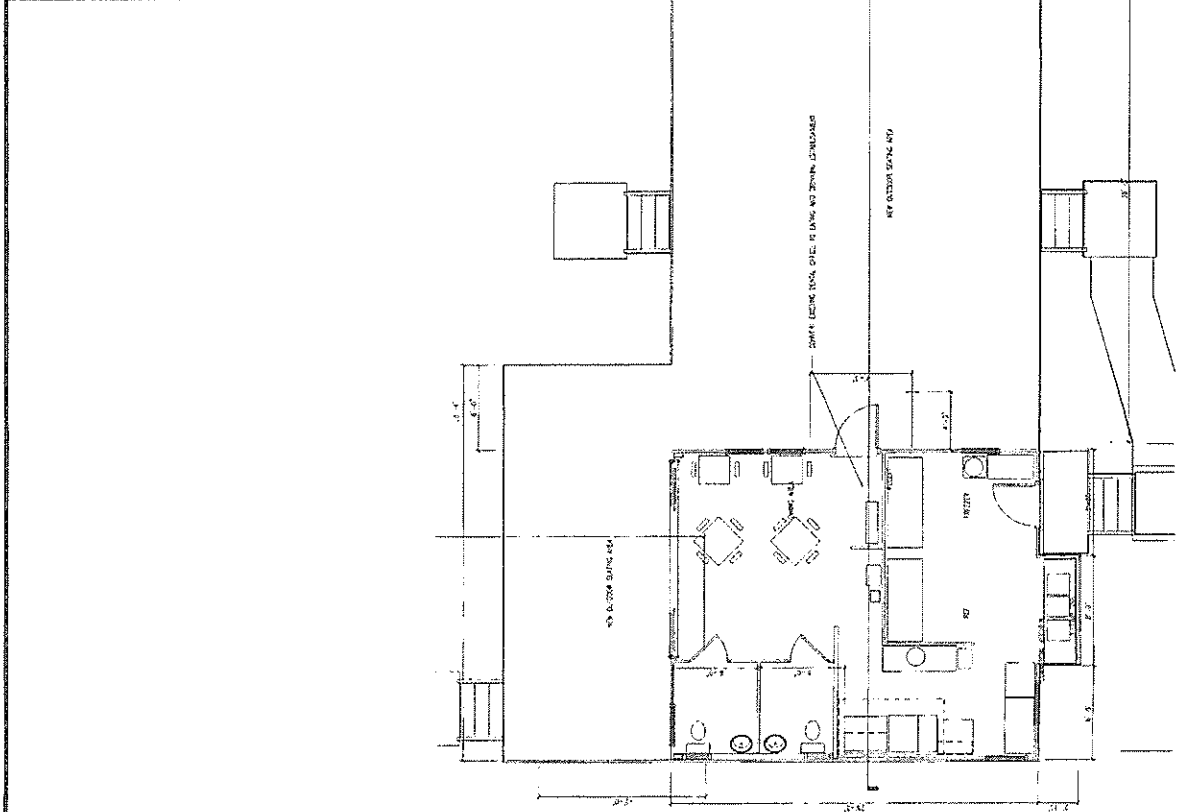
59-712 KAMEHAMEHA HWY
 HAWAII, HAWAII 96712
 PROJECTED W/DRG SVA DEVELOPMENT FOR

PROFESSIONAL ARCHITECT
 GREGORY A. QUINN
 ARCHITECT
 45-427 KAHALANUI RD
 HONOLULU, HAWAII 96816
 PH 808-551-1234
 FAX 808-551-1235

REVISIONS
 1
 2
 3

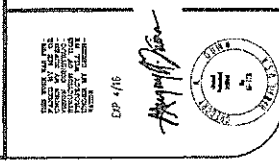
DATE: 05/16/07
 DRAWING NO.: 59-712-01
 SHEET NO.: 102
 SHEET NAME: INTERIORS
 SHEET MARK: A-102

A-102
 PAGE 1 OF 1 SHEET



0 1 2 3 4
 SCALE: 1/4" = 1'-0"

0 1 2 3 4
 SCALE: 1/4" = 1'-0"

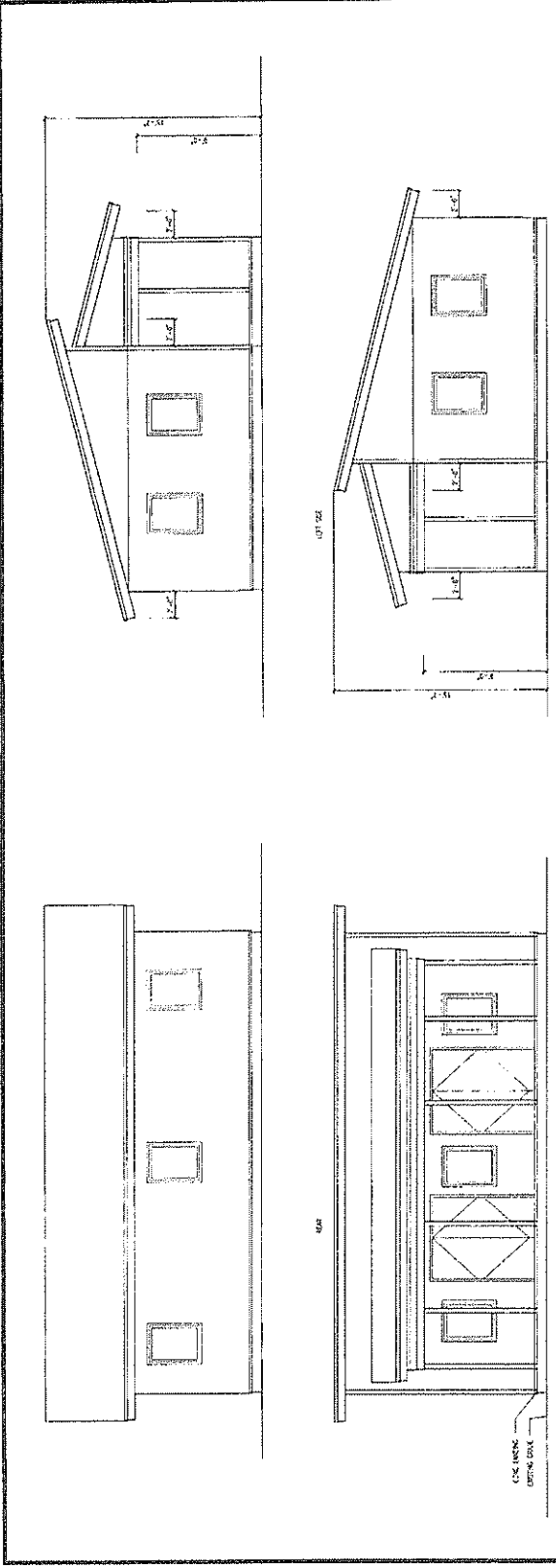


Gregory A. Quinn
 ARCHITECT

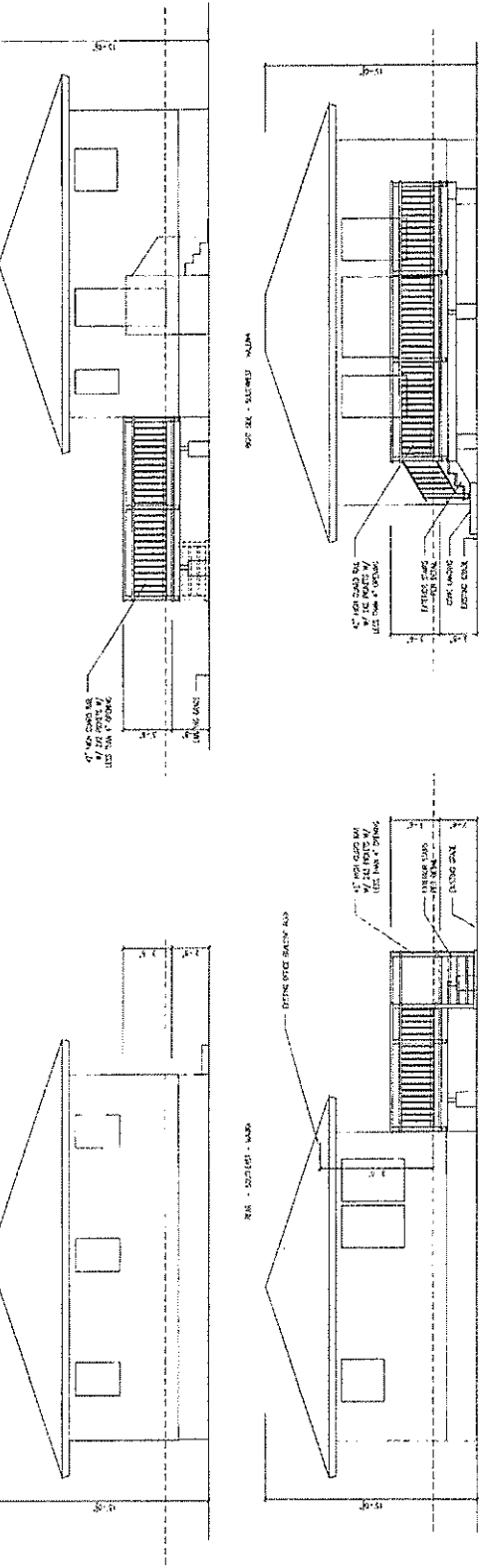
45 KAY KUKUNAHO LOOP
 KAPOHANE, HAWAII 96741
 PH: 808-922-1201
 FAX: 808-922-0205

REGISTERED ARCHITECT
 STATE OF HAWAII
 NO. 10000

1/7/13



1 EXTERIOR ELEVATIONS @ RETAIL BUILDING NO. 1
 SCALE 1/4" = 1'-0"



1 EXTERIOR ELEVATIONS @ REAL ESTATE OFFICE
 SCALE 1/4" = 1'-0"

Gregory A. Quinn

ARCHITECT

February 20, 2015

The following written narrative describes improvements requiring a Special Management Area permit (minor) for a parcel on the north shore of Oahu at 59-712 Kamehameha Hwy, Haleiwa, Hawaii, 96712 TMK: 5-9-011:068.

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The proposed work involves converting the dental clinic into an eating and drinking establishment and creating decks for outdoor dining. The carport will be converted to covered outdoor dining area. The real estate office will add a small deck at the entry. This work has been done and a violation was issued for this deck (2014/NOV-10-229). A building permit application has been files for this work (A2014-12-0081).

The plan is to construct two small retail buildings 658 square feet each and a new restroom building (538 square feet) to service the restaurant and retail customers. Parking, loading, and associated landscaping will be provided in accordance with the LUO standards.

The development is proposed to be constructed using "country" style low budget wood frame construction. The costs are outlined in the cost estimate prepared by Joe Uno and Associates and attached here.

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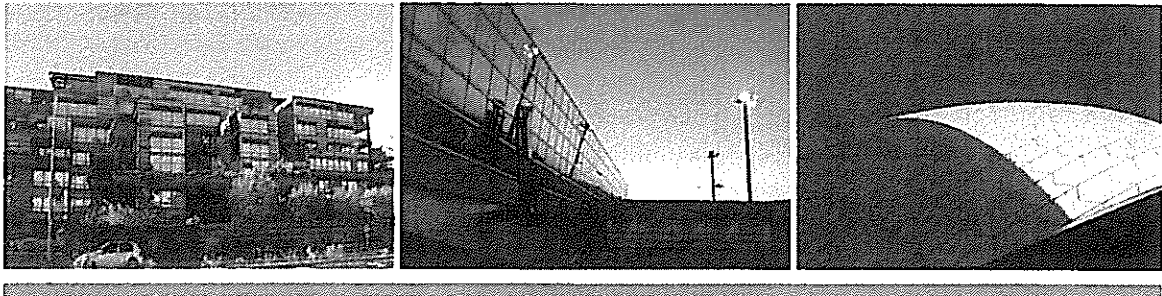
[Type here]

45-427 Keikikane Loop
Kaneohe, Hawaii 96744

Ph. 236-3408
Fax 235-4289



■ CONSTRUCTION COST CONSULTANTS



PROJECT NAME:	MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY
LOCATION:	59-712 KAM HWY HALEIWA, OAHU, HAWAII
DATE:	12/17/2015
PROJECT NO.:	JUA #15-042
PREPARED FOR:	GREGORY QUINN
SUBMITTAL:	PERMIT STUDY

C O S T A N A L Y S I S



PROJECT: MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY	ESTIMATE NO.:
LOCATION: 59-712 KAM HWY HALEIWA, OAHU, HAWAII	PROJECT NO.: JUA #15-042
ARCHITECT: GREGORY QUINN	DATE: 12/17/2015
QUANTITIES BY: T. UNO	SUBMITTAL: PERMIT STUDY
	CHECKED BY:
	PRICES BY: J. UNO
	DATE CHECKED:

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL

PROJECT SUMMARY


PROJECT ASSUMPTIONS AND CONDITIONS

The quantity takeoffs and resulting cost estimate were made including, but not limited to, the following assumptions:

- 1.) Kitchen equipment by others.
- 2.) Lead wall lining at existing dental office to be abated.
- 3.) Existing waste line to cesspool.
- 4.) Existing overhead electrical service sufficient. Assume 200A to rear building.

<u>1. CIVIL/ SITEWORK</u>	1560	SY	\$87.59	\$136,648
<u>2. EXISTING REAL ESTATE OFFICE</u>	580	SF	\$36.82	\$21,353
<u>3. COVERED DINING AREA RENOVATION</u>	381	SF	\$26.61	\$10,138
<u>4. EATING & DRINKING ESTABLISHMENT RENOVATION</u>	587	SF	\$361.63	\$212,277
<u>5. NEW RETAIL BUILDING</u>	612	SF	\$179.98	\$110,149
TOTAL, PROJECT				\$490,565
ROUNDED,				\$491,000

C O S T A N A L Y S I S

	PROJECT: MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY	ESTIMATE NO.:	
	LOCATION: 59-712 KAM HWY HALEIWA, OAHU, HAWAII	PROJECT NO.: JUA #15-042	DATE: 12/17/2015
	ARCHITECT: GREGORY QUINN	SUBMITTAL: PERMIT STUDY	CHECKED BY:
	QUANTITIES BY: T. UNO	PRICES BY: J. UNO	DATE CHECKED:

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL
<u>1. CIVIL/SITEWORK</u>				
Clear & Grub	760	sy	\$7.00	\$5,320
Parking Lot Paving, Incl. Base Course	760	sy	\$60.85	\$46,246
Parking Lot Striping	14	stalls	\$50.00	\$700
<u>Site Utilities</u>				
New 2" Copper Water Line	190	lf	\$45.00	\$8,550
Backflow Preventer	1	ea	\$3,000.00	\$3,000
Water Line Connection	1	ea	\$2,500.00	\$2,500
New Septic System	1	ea	\$20,000.00	\$20,000
Grease Interceptor	1	ls	\$25,000.00	\$25,000
SUBTOTAL, CIVIL/SITEWORK	1560	SY	\$71.36	\$111,316
GENERAL CONDITIONS,	10%			\$11,132
PRIME CONTRACTORS MARK UP,	5%			\$6,122
BONDS & INSURANCE,	1.5%			\$1,929
G.E. TAX,	4.712%			\$6,149
TOTAL ESTIMATED COST,				\$136,648
ROUNDED,	1	LS		\$137,000
<hr/>				
<u>2. EXISTING REAL ESTATE OFFICE</u>				
Concrete Stair Landing	1	cy	\$675.00	\$675
Wood Deck, Railing & Stairs	246	sf	\$55.00	\$13,530
Paint Exterior	961	sf	\$2.80	\$2,691
SUBTOTAL, REAL ESTATE OFFICE	580	SF	\$29.13	\$16,896
GENERAL CONDITIONS,	10%			\$1,959
PRIME CONTRACTORS MARK UP,	5%			\$1,077
BONDS & INSURANCE,	1.5%			\$339
G.E. TAX,	4.712%			\$1,082
TOTAL ESTIMATED COST,				\$21,353
ROUNDED,	1	LS		\$22,000
<hr/>				
<u>3. COVERED DINING AREA RENOVATION</u>				
Concrete Slab On Grade	8	cy	\$675.00	\$5,400
Paint Exterior	640	sf	\$2.80	\$1,792
Paint Ceiling	381	sf	\$2.80	\$1,067
SUBTOTAL, COVERED DINING AREA	381	SF	\$21.68	\$8,259
GENERAL CONDITIONS,	10%			\$826
PRIME CONTRACTORS MARK UP,	5%			\$454
BONDS & INSURANCE,	1.5%			\$143
G.E. TAX,	4.712%			\$456
TOTAL ESTIMATED COST,				\$10,138
ROUNDED,	1	LS		\$11,000

C O S T A N A L Y S I S

	PROJECT: MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY	ESTIMATE NO.:	
	LOCATION: 59-712 KAM HWY HALEIWA, OAHU, HAWAII	PROJECT NO.: JUA #15-042	DATE: 12/17/2015
	ARCHITECT: GREGORY QUINN	SUBMITTAL: PERMIT STUDY	CHECKED BY:
	QUANTITIES BY T. UNO	PRICES BY: J. UNO	DATE CHECKED:

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL

4. EATING & DRINKING ESTABLISHMENT RENOVATION

Demolition

Demolish & Remove Dental Office Interior	587	sf	\$8.00	\$4,696
Demolish & Abate Lead-Lined Walls	120	sf	\$20.00	\$2,400
Demolish & Remove Existing Exterior Stair & Landing	49	sf	\$15.00	\$735

Renovation

Concrete Stair Landings	1	cy	\$675.00	\$675
Wood Deck, Railing & Stairs	1310	sf	\$55.00	\$72,050
Paint Exterior	1030	sf	\$2.80	\$2,884
Commercial Kitchen Interior, Finishes only	279	sf	\$95.00	\$26,505
Dining Room Interior	213	sf	\$45.00	\$9,585
Restroom Interior	80	sf	\$100.00	\$8,000
Mechanical, Plumbing	7	fixtures	\$4,000.00	\$28,000
Electrical	587	sf	\$25.00	\$14,675

SUBTOTAL, EATING & DRINKING ESTABLISHMENT

GENERAL CONDITIONS,	10%			\$18,488
PRIME CONTRACTORS MARK UP,	5%			\$10,168
BONDS & INSURANCE,	1.5%			\$3,203
G.E. TAX,	4.712%			\$10,213
TOTAL ESTIMATED COST,				\$212,277
ROUNDED,	1	LS		\$213,000

5. NEW RETAIL BUILDING

New Wood Framed Building On Concrete Slab	612	sf	\$112.00	\$68,544
Covered Deck, SOG	208	sf	\$60.00	\$12,480
Electrical	612	sf	\$12.00	\$7,344

SUBTOTAL, RETAIL BUILDING

GENERAL CONDITIONS,	10%			\$9,571
PRIME CONTRACTORS MARK UP,	5%			\$5,264
BONDS & INSURANCE,	1.5%			\$1,658
G.E. TAX,	4.712%			\$5,287
TOTAL ESTIMATED COST,				\$110,149
ROUNDED,	1	LS		\$111,000



CITY AND COUNTY OF HONOLULU
 Department of Planning and Permitting (DPP)

Aloha. We provide services and information on building permits, development projects, and planning activities for the City and County of Honolulu.

[Permitting](#) [Searching](#) [DPP Home](#) [Sign In](#)

Building Permit Search

Application Number	Building Permit No	Issue Date	IMK	Status	Description
2014/IBP12168		mmm dd, yyyy	59011068	FOSSÉ BP subjob created	[IMK: 59011068] Hawaii Realty Professionals Building Permit
2014/IBP12594		mmm dd, yyyy	59011068	FOSSÉ BP subjob created	[IMK: 59011068] Hawaii Realty Professionals - Sign Permit
2015/IBPOB-73		mmm dd, yyyy	59011068	POSSÉ BP subjob created	[IMK: 59011068] 59-712 A Kamehameha Hwy / 59-712 A Kamehameha Alteration to existing office, change of use from dental office to food establishment - Building Permit
2015/IBP12340		mmm dd, yyyy	59011068	POSSÉ BP subjob created	[IMK: 59011068] 59-716 KAMEHAMEHA / 59-716 Kamehameha Hwy - Building Permit
A2014-240851		mmm dd, yyyy	59011068	Plans review in progress	[IMK: 59011068] Hawaii Realty Professionals New cab addition to existing Office Building
A2014-084015a		mmm dd, yyyy	59011068	Plans review in progress	[IMK: 59011068] 181441 59-712 E, 59-712/A Kamehameha - Alteration/Addition to convert ex carpet to outdoor dining area; change of use from dental office to eating/drinking establishment including alterations and a new outdoor deck dining addition
A2015-111521		mmm dd, yyyy	59011068	Start	[IMK: 59011068] 59-716 KAMEHAMEHA / 59-716 Kamehameha Hwy - Building Permit

[Submit](#) [Save as Excel](#) [Search Again](#) [Cancel](#)

City and County of Honolulu, Department of Planning & Permitting
 650 So. King St., Honolulu, HI 96813 • Fax: (808) 768-6743
 email: info@honolulu.gov

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DEPARTMENT OF PLANNING AND PERMITTING
CITY AND COUNTY OF HONOLULU
850 SOUTH KING STREET, 7TH FLOOR • HONOLULU, HAWAII 96813
PHONE: (808) 768-8000 • FAX: (808) 768-6041
DEPT. WEB SITE: www.honolulu.dpp.org • CITY WEB SITE: www.honolulu.gov

KIRK CALDWELL
MAYOR



GEORGE I. ATTA, FAICP
DIRECTOR
ARTHUR D. CHALLACOMBE
DEPUTY DIRECTOR

CERTIFIED MAIL
RETURN RECEIPT REQUESTED
7014 1200 0002 3411 0381
7014 1200 0002 3411 0398

NOTICE OF ORDER

NO.: 2015/NOO-124 DATE: May 21, 2015

TO: Owner/Contractor/Lessee/Tenant: _____
Owner: Hanapohaku LLC Owner: Hanapohaku LLC
59-712 Kamehameha Highway 526 Ahina Street
Haleiwa, Hawaii 96712 Honolulu, Hawaii 96816

Address of Violation: 59-712 Kamehameha Highway

Tax Map Key: 5-9-011: 068 (POID 491033)

Description: An approximate 10 x 20-foot wooden deck was added to an existing structure and plumbing improvements were completed without first obtaining a building permit.

The Department of Planning and Permitting (DPP) inspected the above-described structure(s) and/or premises and found a violation of one or more ordinances of the City and County of Honolulu. As a result, Notice of Violation (NOV) 2014/NOV-10-229 was issued on October 29, 2014 (copy attached). As of this date, the violation described in the NOV has not been corrected. Accordingly, pursuant to the authority granted by the Revised Ordinances of Honolulu, you are hereby ordered to:

1. Pay a fine of \$50 by June 22, 2015.
2. Correct the violation by June 22, 2015. If corrective action has not been completed by this date, a daily fine of \$50 will be assessed until the correction is completed. You are responsible for contacting the inspector, Gary Saquilon at (808) 768-8146, to verify the corrective action.

Checks (with the Notice of Order number noted on it) are payable to the City and County of Honolulu, and should be mailed or delivered to the Department of Planning and Permitting, 650 South King Street, 8th Floor, Honolulu, Hawaii 96813.

If the fine is not paid and/or the violation is not corrected by the due date, this matter may be referred to the Department of the Corporation Counsel for civil remedy and/or the Prosecuting Attorney's Office for criminal prosecution. When this order becomes final, all unpaid civil fines imposed by this order shall be added to the taxes, fees, and charges specified in Section 20-3-4 of the Department of Planning and Permitting's Rules Relating to Administration of Codes. Such taxes, fees, and charges include, but are not limited to, driver's license and vehicle registration fees, fees for permits issued under the City Land Use Ordinance (e.g., sign permits, conditional use permits, and variances) and fees for building, demolition, grading, grubbing, stockpiling, trenching, and excavation permits.

If the order is issued to more than one person, each person shall be jointly and severally liable for the full amount of any fine imposed by the order.

This order shall become final thirty (30) days after mailing. Before such time, any person affected by this order may file an administrative appeal of any provision in this order. Appeals shall include all appropriate remedies and may address the addition of unpaid fines to taxes, fees, or charges collected by the City. The failure to appeal this order within the specified time may result in a waiver of the right of appeal. An appeal does not suspend any provision of the order, including the imposition of the civil fines. Copies of the appeal rules are available at the DPP and Office of the City Clerk.

Should you have any questions regarding this order, please contact our Code Compliance Branch at (808) 768-8110.



George I. Atta, FAICP
Director

GIA:hd

Attachment

cc: Gary Saquilon, Customer Service Office,
Residential Code Enforcement Branch

[1244872]

(1) 5-9-11:34
Date 10/25 1955

Property owner E. P. Nisani
Address 59 - 71.2 (Rear) Van Alley

Island Oahu City District Kaimuki

New Construction Intended for Well

Builder or Contractor J. A. Kivota

Distance from building 11 Boundary 12 Stream or well None

Diameter (clear) - ft. 5 Depth - ft. 25 No. ft. down to water if any None

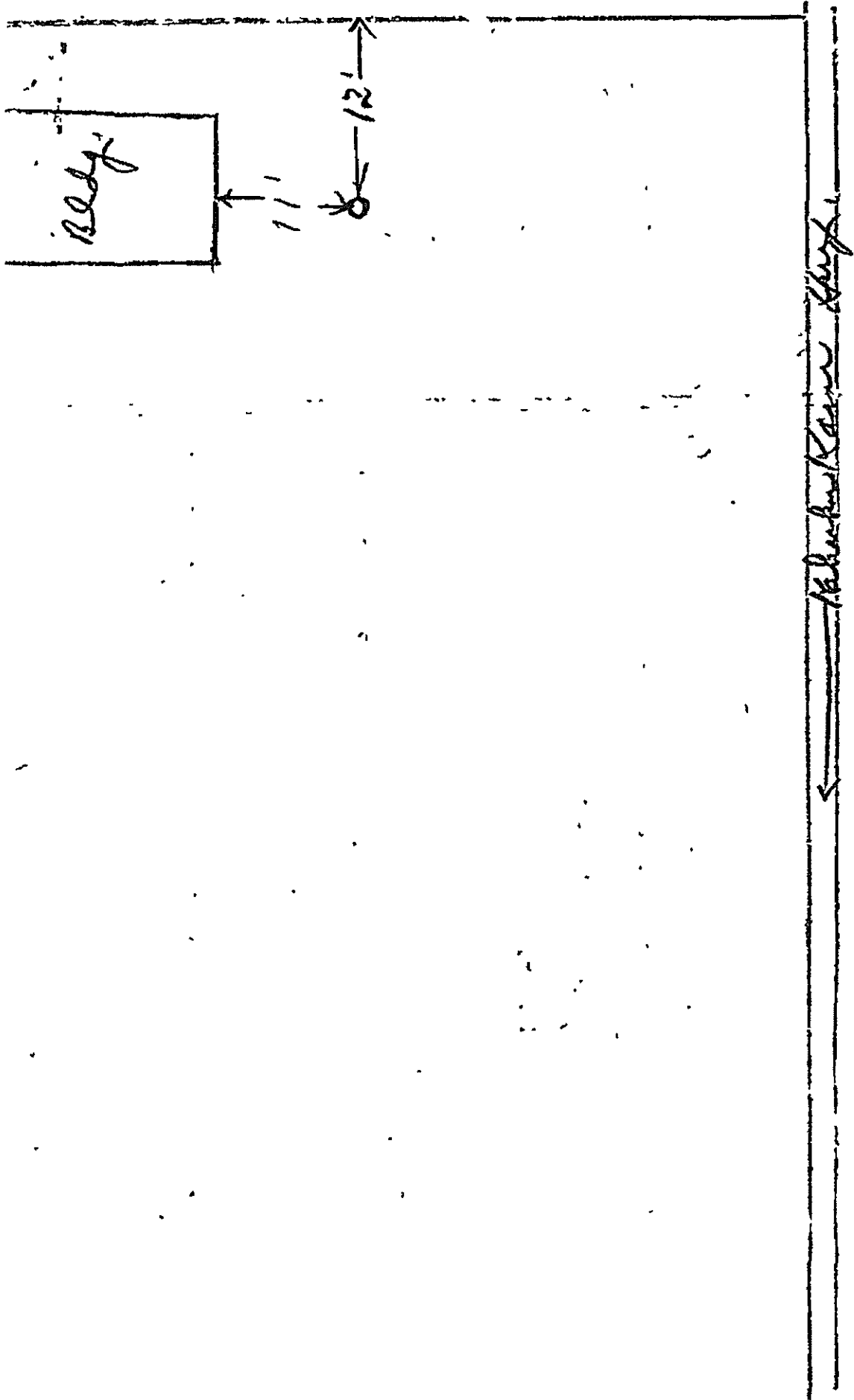
Capacity (Gallons) 5287.75 Ground slope 1-10

State soil or rock formation starting from surface 14' High Acid; 8' zone
coral; 3' sand and loose dirt

Kind of wall or curb Wall Kind of cover Concrete

Distance from surface of ground to top of cover - ft. 17.4

Approved 11/1 1955
Sanitary Inspector



Gregory A. Quinn

ARCHITECT

February 20, 2015

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[Type here]

45-427 Keikikane Loop
Kaneohe, Hawaii 96744

Ph. 236-3408
Fax 235-4289

BUILDING PERMIT INFORMATION

PERMIT NUMBER: **505722**

ISSUE DATE: **03/07/2000**

TAX MAP KEY: **5-9-011: 034**

LOT SIZE: **11,250 Sq. Ft.**

PRIMARY ADDRESS: **59-712 - KAM HWY**

Site Address (if other than primary):

PROJECT: (BP #505722) [TMK: 59011034] Elaine Niimi - upgrade existing service (same location of bldg) existing single family dwelling (replacement only - no additional meter)

Proposed Use: **Existing SFD**

Floor Level:

APPLICANT: **McLean, James**

Contact Info: **6387554**

OWNER: **Niimi, Elaine**

Contact Info: **6387554**

PLAN MAKER: **NONE**

Contact Info:

Lic. No.:

GENERAL: **NONE**

Contact Info:

Lic. No.:

ELECTRICAL: **SHORE ELECTRICAL SERVICE**

Contact Info: **6378637**

Lic. No.: **20777**

Electrical Phases: **2**

PLUMBING:

Plumbing Phases:

NATURE OF WORK: **Electrical Work Y**

RIGHT OF WAY WORK

Driveway: New: Existing: Private:

Sidewalk Types:

Curbing Types:

Driveway Types:

Linear Ft. of Sidewalk:

Linear Ft. of Curbing:

Linear Ft. of Driveway:

SEWAGE

Sewage Disposal Type:

Sewage Disposal Method:

RETROFIT

Showers to be replaced:

Faucets to be Replaced:

Urinals to be Replaced:

Toilets to be Replaced:

Major Occupancy Group:

Commercial:

Hotel:

Industrial:

Residential:

Type of Construction

No. of Stories

Flood Hazard Dist.

Floor Area (Sq. Ft.)

Minimum:

Existing:

Existing:

Actual:

Final:

Exempt:

New:

Complied:

Total:

Occupancy Group: **R-3 Dwelling**

Occupancy Class: **20 - Structure other than building & unclassified**

Structure Code: **96 - ELECTRICAL**

Ownership: **01 - Private**

Require Special Inspection:

WORK WILL

ADD DELETE

Accepted Value of Work: **\$1,000**

Require Called Inspection:

Residential Units

PERMIT FEE: **\$24.00**

Affidavit required:

Hotel Rooms

Remarks:

ZONING AND LUO DATA

TMK: 5-9-011: 034

CIVIL FINES: NONE

DEVELOPMENT PLAN AREA: NORTH SHORE

DEVELOPMENT PLAN DESIG: COMMERCIAL

FLOOD ZONE: FIRM ZONE X

HEIGHT LIMIT: 40 FEET

HISTORIC SITE REGISTER: NONE

LOT RESTRICTIONS: NONE

SMA/SHORELINE: SPECIAL MANAGEMENT AREA

SPECIAL DISTRICT: NOT IN SPECIAL DISTRICT

STATE LAND USE: URBAN DISTRICT

STREET SETBACK: NONE

ZONING (CZC): B-1 NEIGHBORHOOD BUSINESS

ZONING (LUO): B-1 NEIGHBORHOOD BUSINESS DISTRICT

NOTES

DATE CREATED: **03/07/2000**

Plan Checker: **Dora Kitabata**

Contact Info: **James G McLean 638-7554**

INSPECTIONS:

Createddate

Process Description

Outcome

Datecompleted

Assignedstaff

03/07/2000

Elec Insp conduct BP site insp

GKIHARA

BUILDING DEPARTMENT
CITY AND COUNTY OF HONOLULU
BUILDING PERMIT APPLICATION

Permit No. 20795

APPLICANT FILL IN AREA BELOW

Owner: 64-8035

Owner's Address: 59-126 KAOHOLA M. HALEWAI Tel. No. _____

Construction Site Address: _____ Apt. Room No. _____

Plan Maker: F.M. TREE GEEK Prof. Reg. No. 291-E

Address: _____ Tel. No. _____

Contractor: JEFFREY JOHNSON State Lic. No. BC-07574

Address: 59-311 KE NUI RD. HALEWAI Tel. No. _____

Electrical Contractor: Defina Inc State Lic. No. BC-1655

Address: 295-7481 Tel. No. _____

Plumbing Contractor: DEBBIE'S ANGEL'S State Lic. No. _____

Address: 12004 Tel. No. _____

FOR BUILDING DEPARTMENT USE

ZONE	SEC	PLAT	PARCEL	LOT NO	LOT AREA
<u>5</u>	<u>9</u>	<u>11</u>	<u>34</u>		<u>11,250</u> SQ. FT.
Occupancy Group	Accepted Value				Flood Hazard Dist.
<u>B-2 (OFFICE)</u>	<u>\$ 3,500</u>				<u>None</u>
Permit Fee	<u>32</u>				
TYPE OF CONSTRUCTION			NO. OF STORIES		District
MINIMUM	ACTUAL	EXISTING	FINAL		
<u>D-U</u>	<u>I-N</u>	<u>1</u>	<u>1</u>		<u>Pupukea</u>
FLOOR AREA (SQ. FT.)					
Existing	New		Total		
<u>5724</u>					
Name of Project: <u>John Dupiel - Dental Clinic</u>					
REMARKS					

DESCRIPTION OF WORK TO BE DONE

New Dental Clinic.

Proposed Use: DENTAL CLINIC

Estimated Value of Work: \$ 100,000

ZONING AND CZC DATA

ZONE (Use District): B-1 SETBACKS: _____

ROAD WIDENING: None

DP DESIGNATION: Comm SHORELINE: None

SLU DESIGNATION: Urban SMA: YES

SDD or HCSD: None STRUCTURE CODE: 11

REMARKS

NATURE OF WORK

<input type="checkbox"/> New Bldg.	5 <input type="checkbox"/> Alteration	9 <input type="checkbox"/> Retaining Wall
<input type="checkbox"/> Foundation Only	6 <input type="checkbox"/> Repair	10 <input type="checkbox"/> Electrical
<input type="checkbox"/> Shell Only	7 <input type="checkbox"/> Demolition	11 <input type="checkbox"/> Plumbing
<input checked="" type="checkbox"/> Addition	8 <input type="checkbox"/> Fence	12 <input type="checkbox"/> Other

WORK WILL ADD DELETE

RESIDENTIAL UNITS	_____ Total	_____ Total
HOTEL ROOMS	_____ Rooms	_____ Rooms

SIDEWALK, CURB, AND DROP DRIVEWAY

Construct Conc. A.C. EXISTING SIDEWALK

Reconstruct Lava Rock Conc. CURBING

R.C. A.C. DRIVEWAY

Please notify this office at least 24 hours before starting work.
 Phone 523-4276.

APPROVAL OF OTHER AGENCIES (ROUTE AS INDICATED)

AGENCY	SIGNATURE	DATE
CITY AND COUNTY	<u>[Signature]</u>	<u>9/10/84</u>
LAND UTILIZATION	<u>[Signature]</u>	<u>9/10/84</u>
DIV. OF ENGINEERING	<u>[Signature]</u>	<u>9/10/84</u>
Lot Grading	<u>[Signature]</u>	<u>9/10/84</u>
Highway	<u>[Signature]</u>	<u>9/10/84</u>
Drainage	<u>[Signature]</u>	<u>9/10/84</u>
DIV. OF WASTEWATER MGMT.	<u>None</u>	
FIRE DEPT.		
TRANSPORTATION	<u>[Signature]</u>	<u>9/11/84</u>
BD. OF WATER SUPPLY		
STATE OF HAWAII		
HEALTH DEPT.	<u>[Signature]</u>	<u>9/11/84</u>
HAWAIIAN HOME LANDS		
LAND & NATURAL RESOURCES		
LAND USE COMMISSION		
HIGHWAYS DIVISION		
DIV. OF INDUSTRIAL SAFETY		

SEWAGE DISPOSAL New Existing Not Applicable

METHOD

1 Public Sewer. 2 Aseptic Unit 3 Cesspool

4 Private Sewage Treatment Plant

5 Other (Specify) _____

I hereby acknowledge that I have read this application and state that the above is correct and agree to comply with all City and County ordinances and State laws regulating building construction.

SIGNATURE (OWNER OR AGENT): [Signature] DATE: 9/10/84

IF AGENT, PRINT NAME: _____ AGENT'S TEL. NO.: _____

REMARKS

NOTES TO APPLICANT:
 SEPARATE SIGN PERMIT SHALL BE OBTAINED AS NECESSARY.
 ELECTRICAL AND PLUMBING WORK SHALL BE DONE BY DULY LICENSED PERSONS AS REQUIRED UNDER CHAPTER 448E, HAWAII REVISED STATUTES.
 POST PERMIT PLACARD ON SITE OF WORK.
 THIS PERMIT MAY BE REVOKED IF WORK IS NOT STARTED WITHIN 180 DAYS OF DATE OF ISSUANCE OR IF WORK IS SUSPENDED OR ABANDONED FOR 120 DAYS.
 VIOLATING ANY OF THE PROVISIONS OF THE BUILDING, ELECTRICAL OR PLUMBING CODES IS PUNISHABLE BY FINE AND/OR IMPRISONMENT.

APPLICATION INDEX NO. A 84-9-239

BUILDING DEPARTMENT
CITY AND COUNTY OF HONOLULU
BUILDING PERMIT APPLICATION

Permit No. 207956

F
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 I

PLEASE PRINT - USE INK

APPLICANT FILL IN AREA BELOW				FOR BUILDING DEPARTMENT USE			
Owner <u>JOHN DOBIEL</u> <u>428-8035</u>	Zone <u>5</u>	Sec <u>9</u>	Plat <u>11</u>	Parcel <u>34</u>	Lot No.	Lot Area <u>11,250</u> sq. ft.	
Owner's Address <u>59-126 PAUMALU PL HALEIWA</u>	Tel. No.	Occupancy Group <u>B-2 (OFFICE)</u>	Flood Hazard Dist. <u>None</u>		C <input type="checkbox"/>		E <input type="checkbox"/>
Construction Site Address <u>59-712-A KAH HWY</u>	Apt. Room No.	Accepted Value <u>\$ 3,500</u>	Permit Fee <u>37</u>				
Plan Maker <u>P.M. TROEGNER</u> <u>3891-5</u>	Prof. Reg. No.	TYPE OF CONSTRUCTION		NO. OF STORIES		District	
Address	Tel. No.	INITIAL <u>I-U</u>	ACTUAL <u>I-U</u>	EXISTING <u>1</u>	FINAL <u>1</u>	<u>Pupukea</u>	
Contractor <u>LATER JEFFREY JOHNSON</u> <u>BC-07515</u>	State Lic. No.	FLOOR AREA (SQ. FT.)		Existing <u>5724</u>		New <u> </u>	
Address <u>59-311 KE NUI RD HALEIWA 638-8660</u>	Tel. No.	Name of Project <u>John Dobiél - Dental Clinic</u>		REMARKS			
Electrical Contractor <u>LATER Electrical Inc.</u> <u>BC-18555</u>	State Lic. No.	ZONING AND CZC DATA					
Address <u>PO Box 4 Haleiwa 493-9481</u>	Tel. No.	ZONE (Use District): <u>B-1</u>		SETBACKS: ROAD WIDENING <u>None</u>			
Plumbing Contractor <u>LATER DEBBIES ANGELS</u>	State Lic. No.	DESIGNATION: <u>Comm</u>		SHORELINE <u>None</u>			
Address <u>LATER - 52004</u>	Tel. No.	SLS DESIGNATION: <u>Urban</u>		SMA <u>Yes</u>			
DESCRIPTION OF WORK TO BE DONE <u>New Dental Clinic</u>		SDD or HCSD <u>None</u>		STRUCTURE CODE: <u>11</u>			
Proposed Use: <u>DENTAL CLINIC</u>		WORK WILL		ADD		DELETE	
Estimated Value of Work: \$ <u>3,000.00</u>		RESIDENTIAL UNITS		_____ Total		_____ Total	
NATURE OF WORK		HOTEL ROOMS		_____ Rooms		_____ Rooms	
1 <input type="checkbox"/> New Bldg.	5 <input checked="" type="checkbox"/> Alteration	APPROVAL OF OTHER AGENCIES (ROUTE AS INDICATED)					
2 <input type="checkbox"/> Foundation Only	6 <input type="checkbox"/> Repair	AGENCY		SIGNATURE		DATE	
3 <input type="checkbox"/> Shell Only	7 <input type="checkbox"/> Demolition	CITY AND COUNTY		<u>[Signature]</u>		<u>9/10/84</u>	
4 <input checked="" type="checkbox"/> Addition	8 <input type="checkbox"/> Fence	LAND UTILIZATION		<u>[Signature]</u>		<u>9/10/84</u>	
	9 <input type="checkbox"/> Retaining Wall	DIV. OF ENGINEERING		<u>[Signature]</u>		<u>9/10/84</u>	
	10 <input type="checkbox"/> Electrical	Lot Grading		<u>[Signature]</u>		<u>9/10/84</u>	
	11 <input type="checkbox"/> Plumbing	Highway		<u>[Signature]</u>		<u>9/10/84</u>	
	12 <input type="checkbox"/> Other	Drainage		<u>[Signature]</u>		<u>9/10/84</u>	
SIDEWALK, CURB, AND DROP DRIVEWAY		DIV. OF WASTEWATER MGMT.					
<input type="checkbox"/> Construct	<input type="checkbox"/> Conc.	FIRE DEPT.					
<input type="checkbox"/> Reconstruct	<input type="checkbox"/> R.C.	TRANSPORTATION					
EXISTING _____		SD. OF WATER SUPPLY		<u>[Signature]</u>		<u>4/14/85</u>	
Please notify this office at least 24 hours before starting work. Phone 523-4276.		STATE OF HAWAII					
SEWAGE DISPOSAL <input checked="" type="checkbox"/> New <input checked="" type="checkbox"/> Existing <input type="checkbox"/> Not Applicable		HEALTH DEPT.		<u>[Signature]</u>		<u>9/11/84</u>	
METHOD		HAWAIIAN HOME LANDS					
1 <input type="checkbox"/> Public Sewer	2 <input type="checkbox"/> Aerobic Unit	LAND & NATURAL RESOURCES					
4 <input type="checkbox"/> Private Sewage Treatment Plant	3 <input checked="" type="checkbox"/> Cesspool	LAND USE COMMISSION					
6 <input type="checkbox"/> Other (Specify) _____		HIGHWAYS DIVISION					
I hereby acknowledge that I have read this application and state that the above is correct and agree to comply with all City and County ordinances and State laws regulating building construction.		DIV. OF INDUSTRIAL SAFETY					
SIGNATURE (OWNER OR AGENT) <u>SARIC HAO</u> <u>9/10/84</u>		REMARKS					
AGENT'S TEL. NO. <u>637-6679</u>		NOTES TO APPLICANT:					
OFFICE COPY		SEPARATE SIGN PERMIT SHALL BE OBTAINED AS NECESSARY. ELECTRICAL AND PLUMBING WORK SHALL BE DONE BY DULY LICENSED PERSONS AS REQUIRED UNDER CHAPTER 448E, HAWAII REVISED STATUTES. POST PERMIT PLACARD ON SITE OF WORK. THIS PERMIT MAY BE REVOKED IF WORK IS NOT STARTED WITHIN 180 DAYS OF DATE OF ISSUANCE OR IF WORK IS SUSPENDED OR ABANDONED FOR 120 DAYS. VIOLATING ANY OF THE PROVISIONS OF THE BUILDING, ELECTRICAL OR PLUMBING CODES IS PUNISHABLE BY FINE AND/OR IMPRISONMENT.					

Permission is hereby given to do above work according to conditions hereon and according to approved plans and specifications pertaining thereto, subject to compliance with ordinances and laws of City and County of Honolulu and State of Hawaii.

This building shall not be occupied until a certificate of occupancy has been issued.

[Signature]
FOR DIRECTOR AND BUILDING SUPERINTENDENT

Please Review for Compliance

DEPARTMENT OF LAND UTILIZATION
ENVIRONMENTAL CHECK LIST

Branch/Staff Planner

File No.

84/SMA-65

(To Be Kept in Application Folder)

1 ENVIRONMENTAL IMPACT STATEMENT (EIS) COMPLIANCE CHECK FOR LUC FOLLOW-UP

APPLICABILITY:

- DOES NOT APPLY
- APPLIES* AS CHECKED.
 - STATE/COUNTY LANDS/FUNDS
 - STATE CONSERVATION LANDS
 - HISTORIC SITES
(State or National Register)
 - WAIKIKI AREA
(Section A of Development Plan)
 - GENERAL PLAN AMENDMENT
(After June 15, 1974)
 - SHORELINE SETBACK AREA

*If applies, route to LUC

DETERMINATION:

- EXEMPT CLASS (Section No. _____)

ASSESSMENT:

- Negative Declaration Published
Date _____
- EIS Prep Notice Issued
Date _____
- EIS Accepted _____
(EQC Bulletin Publication Date)

2 SPECIAL MANAGEMENT AREA (SMA) COMPLIANCE CHECK FOR LUC FOLLOW-UP

APPLICABILITY:

- NOT WITHIN SMA
- WITHIN* SMA

*If within SMA, route to LUC

DETERMINATION:

- Exemption No. _____
- Minor Permit s 28, 000
- Major Permit

ASSESSMENT:

- See EIS Assessment 1 above
- Negative Declaration Published
Date _____
- EIS Prep Notice Published
Date _____
- EIS Accepted _____
(EQC Bulletin Publication Date)

3 SHORELINE SETBACK RULES & REGULATIONS CHECK FOR LUC FOLLOW-UP

APPLICABILITY:

- DOES NOT APPLY
- APPLIES*

*If applies, route to LUC

DATE OF CERTIFIED SHORELINE _____

- 40 foot applies variance required
- 20 foot applies Exempt*

*government projects requires two public hearings

4 OTHER DLU PERMITS REQUIRED

1. _____

3. _____

2. _____

4. _____

For Environmental Affairs Branch Only

- Maps
- Mailing List
- Acknowledgement Letter

DEPARTMENT OF LAND UTILIZATION
CITY AND COUNTY OF HONOLULU
680 SOUTH KING STREET
HONOLULU, HAWAII 96813 (608) 529-4432



EILEEN R. ANDERSON
MAYOR

MICHAEL M. McELROY
DIRECTOR

ROBERT B. JONES
DEPUTY DIRECTOR

(RK)

August 9, 1984

84/SMA-65

Mr. John Dubiel
59-126 Paumalu Place
Haleiwa, Hawaii 96712

Dear Mr. Dubiel:

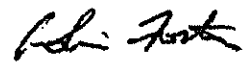
Minor Permit--Ordinance No. 84-4
Project Identification : Relocation of dwelling to be converted
to an office building (\$28,000)
Applicant : John Dubiel
Project Area : 59-712 A Kam Hwy., Haleiwa, Oahu
Tax Map Key : 5-9-11: 34
File Number : 84/SMA-65

We have reviewed your proposal and find that it lies within the Special Management Area established by Ordinance No. 84-4. We find that your proposed development has a valuation of less than \$55,000 and will have no significant effect on the Special Management Area. Therefore, a Minor Permit is hereby issued.

A copy of this letter should accompany your application for a building permit. If the accepted valuation of the proposed work on your building permit application exceeds \$55,000, the Building Department has been instructed to refer your building permit application to this department for further review.

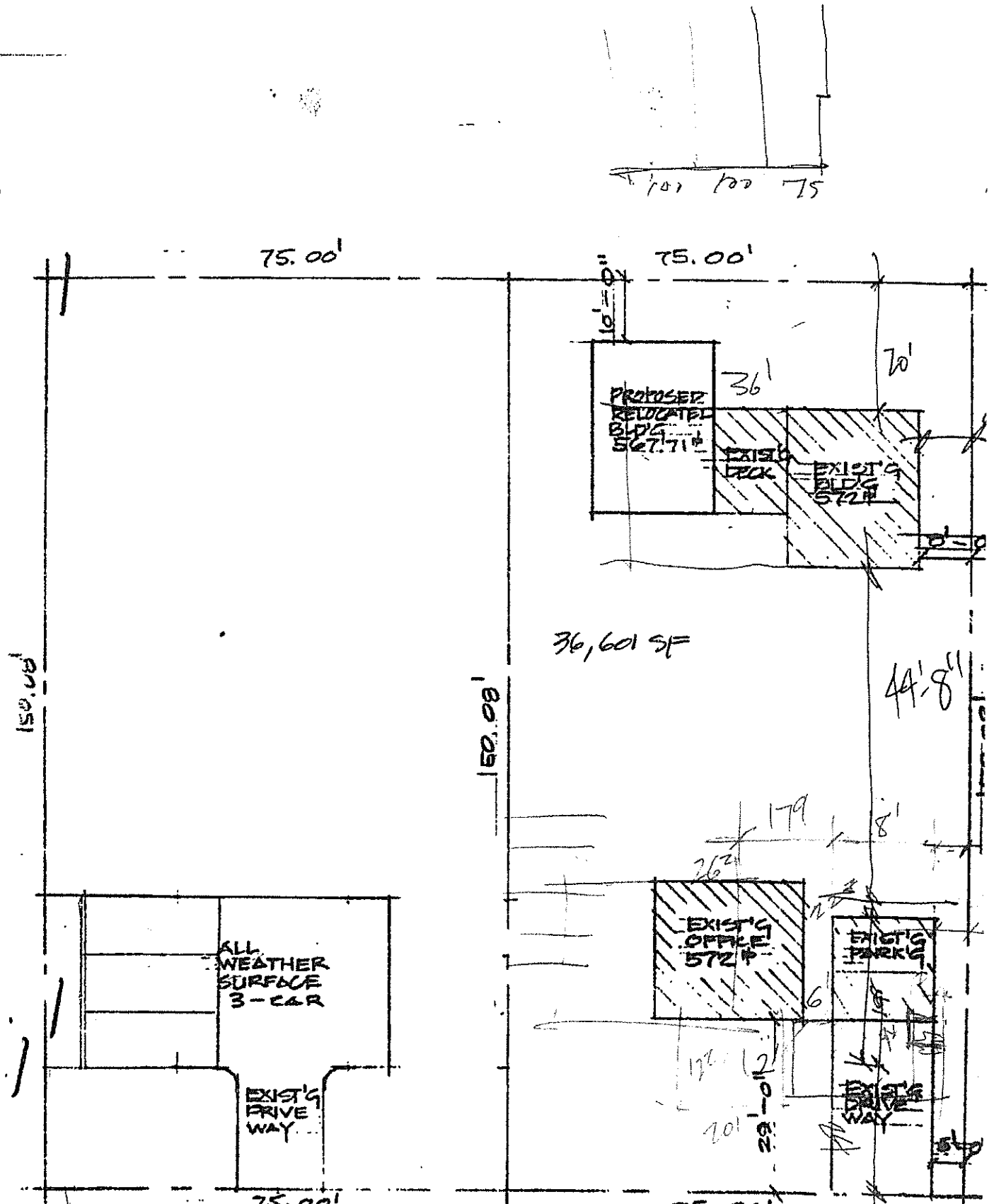
Please contact the Environmental Affairs Branch at 523-1077 if you have any questions.

Very truly yours,


MICHAEL M. McELROY
Director of Land Utilization

MMM:s1

(2/94)



PLOT PLAN
 SCALE: 1" = 20'

PROJECT MONITORING STATUS REPORT

FILE NO: 84/SMA-65 DATE APPROVED: 8/9/84
TAX MAP KEY: 5-9-11:34 DATE OF FIELD INSPECTION: _____
APPLICANT: John Dubiel _____
ADDRESS: 59-712 A Kam. Hwy _____
PHOTOS ATTACHED YES NO

CONDITIONS (Attached)

All conditions have been met; Date _____.

Condition(s) have not been met; Date _____.

<u>Date and Initial</u>	<u>Action taken (revoke, terminate, extension, etc.)</u>
<u>7/11/89 PH</u>	<u>CLO-Minor Permit</u>
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

UNIVERSITY OF MARYLAND
 INTERIOR ARCHITECTURE
 BUILDING DEPARTMENT
 FILE 6577

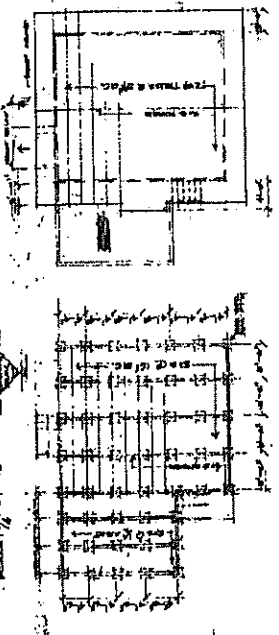
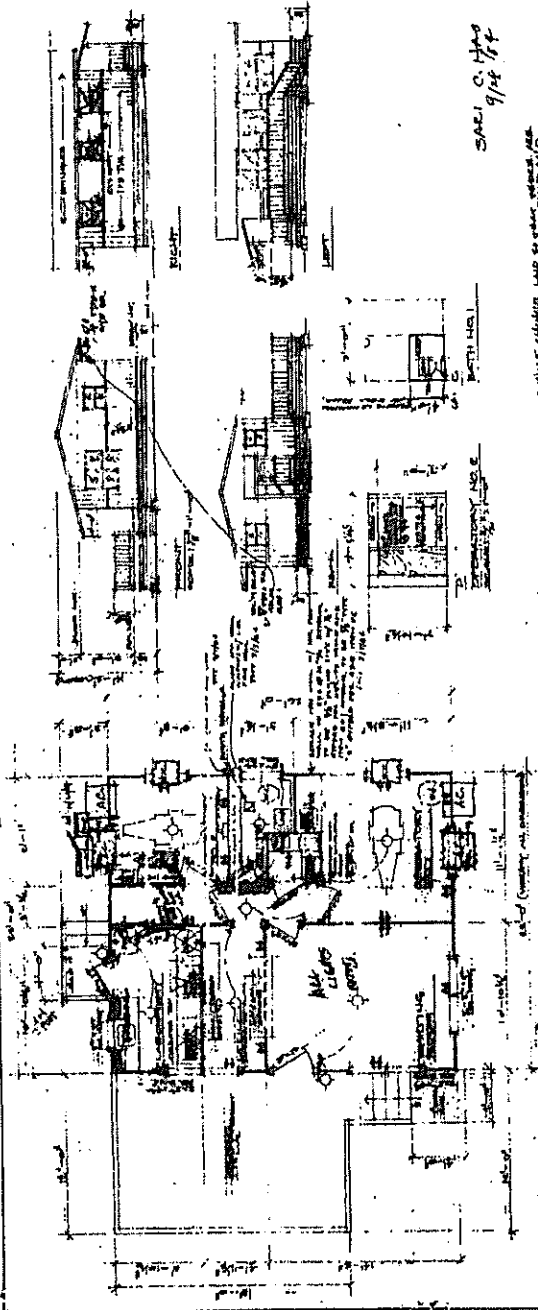
NEW YORK DEPARTMENT OF HEALTH
 BUREAU OF BUILDINGS
 RECEIVED
 1948
 10/14/48
 10/14/48
 10/14/48

APPROVED BY THE BOARD OF HEALTH
 STATE OF NEW YORK
 10/14/48
 E. L. K. B. E.

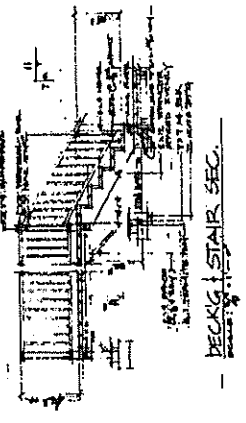
OFFICE OF THE ARCHITECT
 STATE OF NEW YORK
 10/14/48
 E. L. K. B. E.



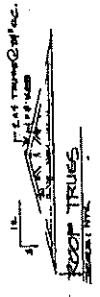
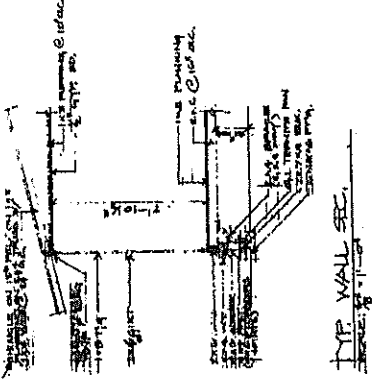
PROCESSED CENTRAL CLINICS
 JOHN P. BIRIEL
 10/14/48
 10/14/48
 10/14/48
 018



ROOF FRAMING
 10/14/48



NOTHING TO BE SHOWN IN THIS SECTION
 UNLESS SPECIFICALLY NOTED OTHERWISE



SARL C. H. H. G.
 9/14/48

SARL C. H. H. G.
 9/14/48

1. The floor plan shows the layout of the dental office, including the reception area, waiting area, examination rooms, and treatment rooms. The plumbing fixtures are indicated by symbols and labels.

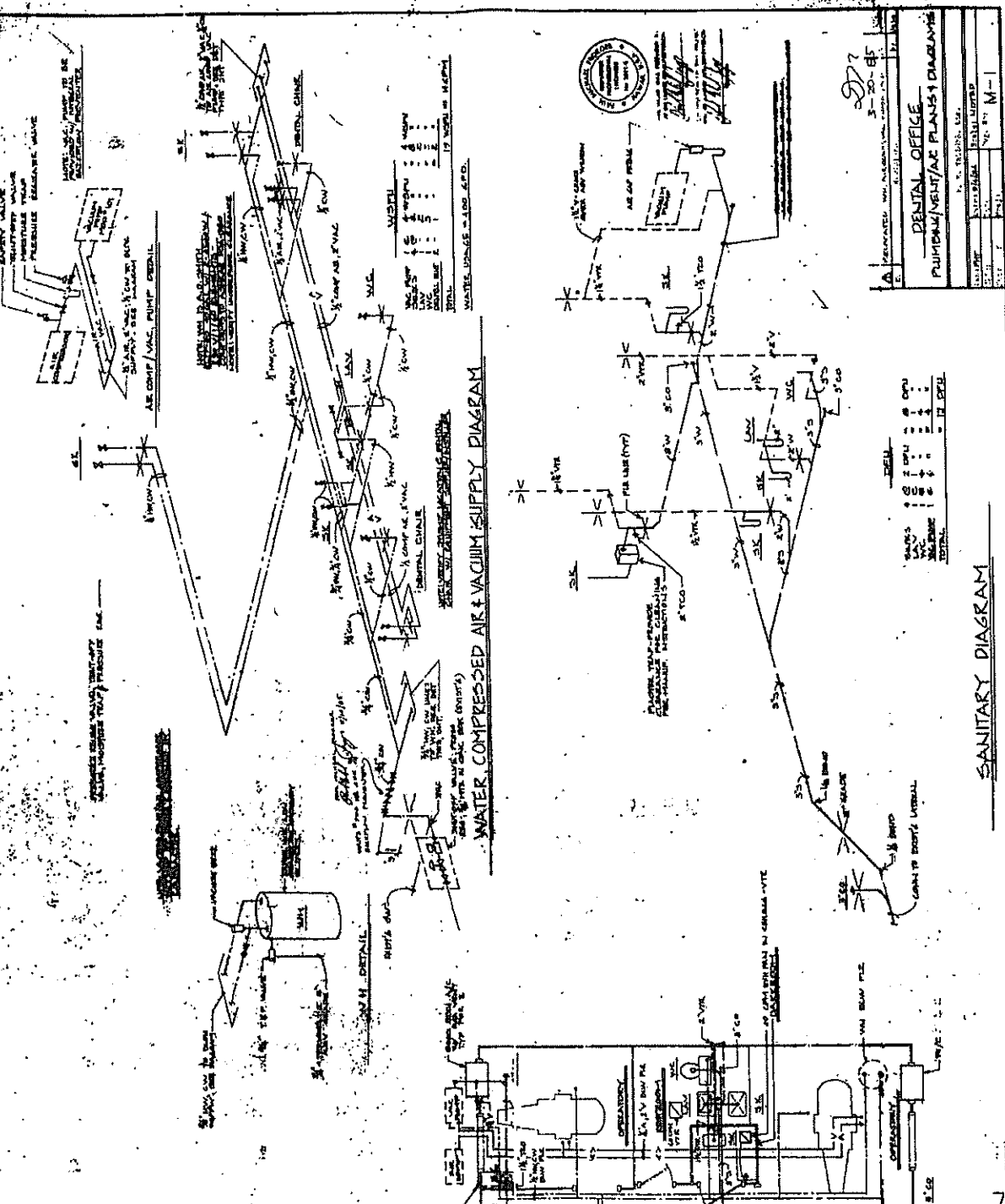
2. The sanitary diagram shows the flow of water and sewage from the fixtures to the main lines. The water supply is shown as a solid line, and the sewerage is shown as a dashed line.

3. The water, compressed air, and vacuum supply diagram shows the distribution of these utilities to the various fixtures and equipment in the office.

4. The floor plan includes labels for various rooms and fixtures, such as the reception desk, waiting area, examination rooms, and treatment rooms.

5. The sanitary diagram includes labels for various fixtures and lines, such as the sink, toilet, shower, and main lines.

6. The water, compressed air, and vacuum supply diagram includes labels for various fixtures and lines, such as the water supply, compressed air supply, and vacuum supply.



PREPARED BY: [Signature]
 DATE: 3-20-65
 PROJECT: DENTAL OFFICE
 PUMPING/NEW/RE PLANS & DIAGRAMS
 NO. BY: M-1
 SHEET NO.: 1

SANITARY DIAGRAM

FLOOR PLAN



AMP	ROLE	ITEM	WATT Lts CO	A	B	#	CO Lts	WATT ITEM	DOLEAMI
		SPARE		4500		2		4500 WATER HEATER	2
		SPARE		4500		4		1500	"
20		AIR CONDITIONER	1200	1520		6		1320 REFRIGERATOR	1
20		AIR CONDITIONER	1200	2375	8			1175 X-RAY	1
15		LIGHTS	700	1400	10			580 Pump #1	1
15		LIGHTS	900	1660	12			760 Pump #2	1
		DARK RM & RECEPT RM	600	1800	14			600 LAB	1
		CONVENIENCE OUTLETS	600	900	16		300	300 LIGHTS	1

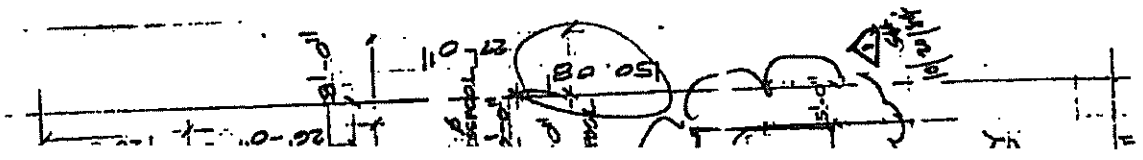
TOTALS: 9700/9935

TOTAL WATTS 19135 19.14 KW

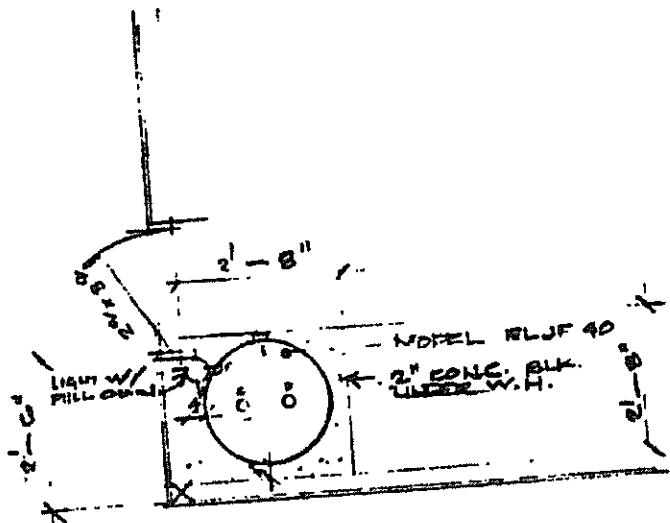
PANEL "A" SINGLE PHASE, 3 WIRE 120/240 VOLTS

100 AMP MAIN W/ 125 AMP BUS
LOCATION: LAB

5/21/68

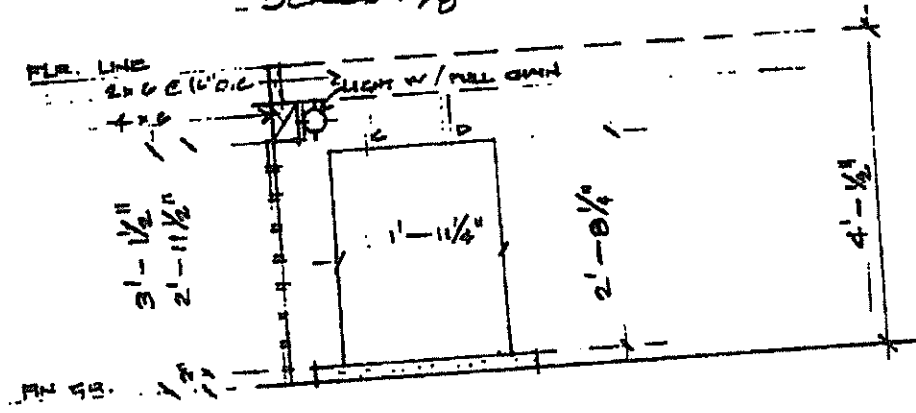


NOTE: WATER HEATER UNDER FLOOR



PLAN

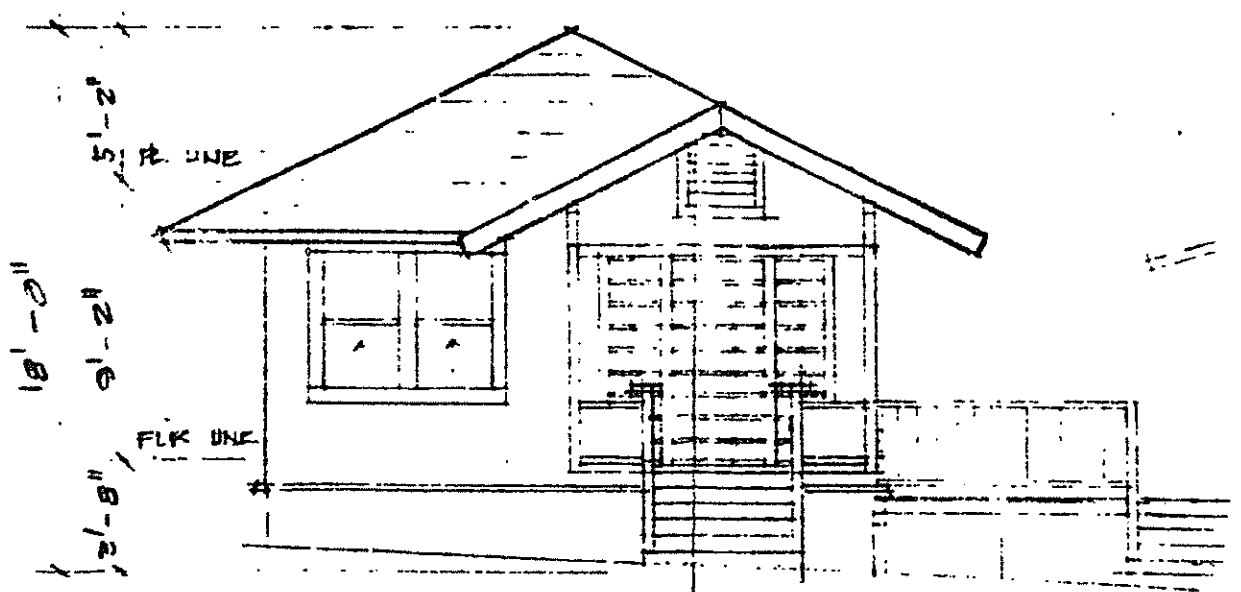
SCALE: 3/8" = 1'-0"



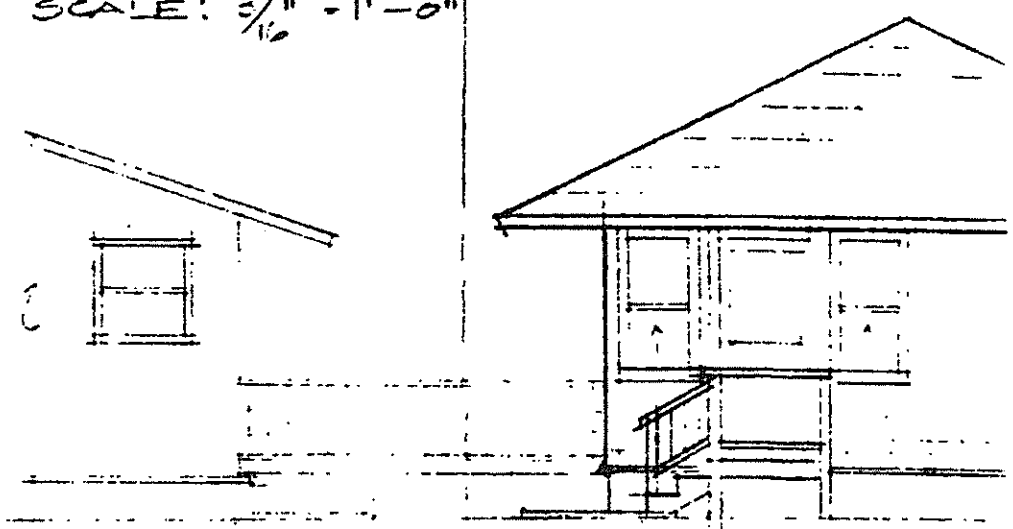
CEC.

SCALE: 1/2" = 1'-0"

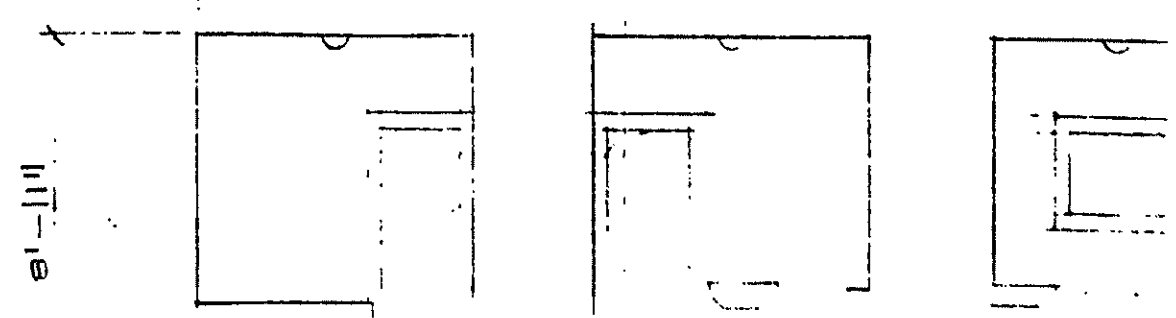
Dr
3-20-85

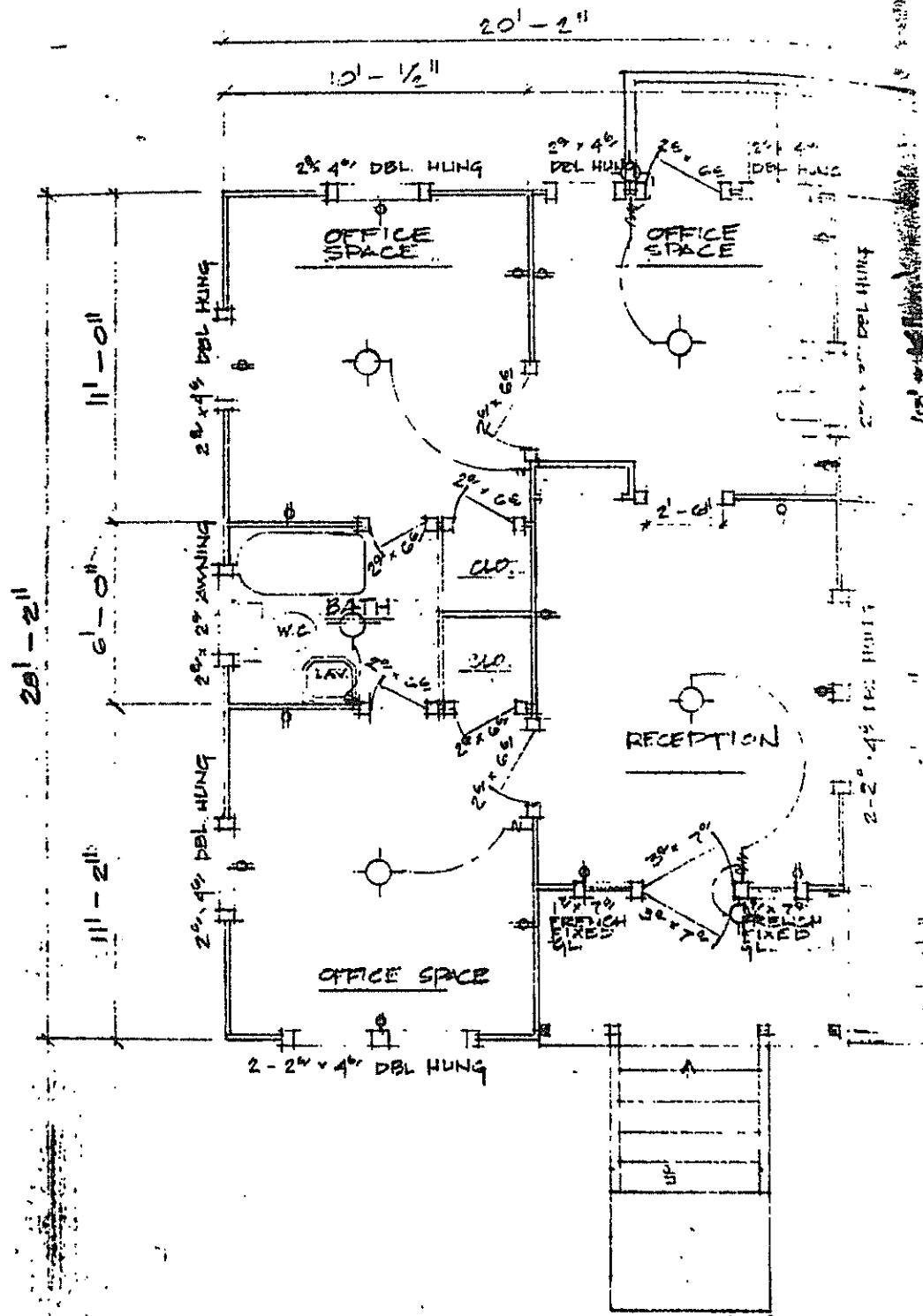
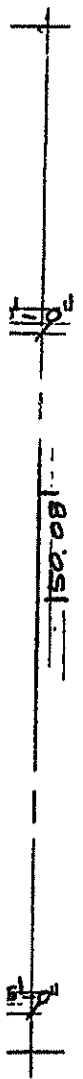


FRONT
SCALE: 3/16" = 1'-0"



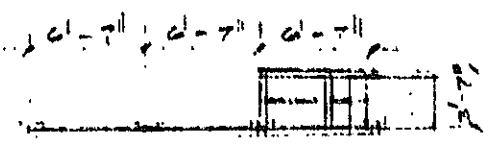
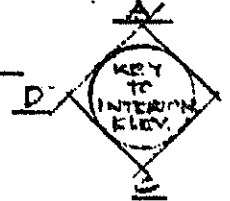
REAR





FLOOR PLAN

SCALE: 1/4" = 1'-0"



PERMIT NUMBER

DEPARTMENT OF BUILDINGS
CITY AND COUNTY OF HONOLULU
APPLICATION AND BUILDING PERMIT

Fee Received

SEE INSTRUCTIONS BELOW

WRITE IN ALL INFORMATION	KST. VALUE	PERMIT FEE	CLASS OF CONSTRUCTION	NO. OF STORIES	ZONE	SEC.	PLAT.	PARCEL	LOT NO.	DISTRICT	
	10,000	3300	32	1 1/2	1	11	2d	4/2			
CHECK BOX OR WRITE IN IF NECESSARY	NEW BLDG.	EXISTING BLDG.	FENCE WALL	OTHER STRUCTURES			ADDITION	ALTERATION	REPAIR	OTHER WORK	
	<input checked="" type="checkbox"/>			[Handwritten]			RECONSTR.	DEMOLITION	RELOCATION		

APPLICATION IS HEREBY MADE FOR PERMIT TO DO WORK AS FOLLOWS:

CLASSIFICATION OF OCCUPANCIES

SHOW NUMBER OF UNITS	SINGLE FAMILY DWELLING	DUPLEX	APARTMENT	BUSINESS	INDUSTRIAL	PUBLIC	INSTITUTIONAL	STORAGE	MIXED
2	<input checked="" type="checkbox"/>								

CLASSIFICATION OF CONSTRUCTION

CHECK PROPER BOX	FIRE PROOF	SMI FIRE PROOF	HEAVY TIMBER	ORDINARY MASONRY	NON COMBUSTIBLE	WOOD FRAME	UNPROTECTED METAL
						<input checked="" type="checkbox"/>	

FILL IN REQUIRED INFORMATION

LOCATED AT 59-712 Ka Hana Way (STREET) LOT AREA 11250 SQ. FT. USED DISTRICT

OVERALL DIMENSIONS 22 x 26 FLOOR AREA 572 SQ. FT. NO. OF STORIES 1

BASEMENT None sq. ft. TYPE OF FOUNDATION [Handwritten] TYPE OF FLOOR [Handwritten]

TYPE OF EXTERNAL WALLS [Handwritten] TYPE OF INTERNAL PARTITIONS [Handwritten] TYPE OF ROOF [Handwritten]

CONNECTION TO SEWER _____ CONNECTION TO CESSPOOL
NO PART OF THIS BUILDING WILL BE NEARER THAN 5 FT. INCHES TO NEAREST ADJOINING PROPERTY LINE AND
NO PART OF THIS BUILDING WILL BE NEARER THAN 10 FT. INCHES FROM 1ST STORY. NOR _____ FT.
_____ INCHES FROM STORIES ABOVE THE 1ST FLOOR OF ANY BUILDING ON THE SAME LOT. NO EAVE, OVERHANG, OR OTHER PROJECTION WILL PROJECT MORE THAN 80% OF THE SPACE ADJOINING A PROPERTY LINE. UNDERSIDE OF FLOOR SILLS WILL BE AT LEAST 20 INCHES ABOVE HIGHEST PART OF GROUND. CEMENT FLOOR SLABS OF BUILDINGS SHALL HAVE MARGINAL WALLS 24 INCHES BELOW GRADE WHERE REQUIRED.

NAMES AND ADDRESSES OF:

OWNER Mr. Ed [Handwritten] ADDRESS _____
GENERAL CONTRACTOR [Handwritten] ADDRESS _____
PLAN MAKER [Handwritten] ADDRESS _____
PLUMBING SUB-CONTRACTOR [Handwritten] ADDRESS _____
ELECTRICAL SUB-CONTRACTOR _____ ADDRESS _____

DATE AND SIGN

DATE OF APPLICATION _____ 195 _____ BY [Signature]

APPLICANTS WILL NOT WRITE IN THIS PART OF FORM

PERMISSION IS HEREBY GIVEN TO DO THE ABOVE WORK ACCORDING TO THE CONDITIONS HEREON AND ACCORDING TO THE APPROVED PLANS AND SPECIFICATIONS PERTAINING THERETO, SUBJECT TO COMPLIANCE WITH ORDINANCES OF THE CITY AND COUNTY OF HONOLULU, TERRITORY OF HAWAII. CONSTRUCTION TO BE COMPLETED ON OR ABOUT _____ 195 _____
DATE 10-5-195 _____ APPROVED [Signature] AGENT, BOARD OF HEALTH
DATE _____ 195 _____ APPROVED [Signature] CHIEF ENGINEER, FIRE DEPARTMENT
DATE _____ 195 _____ APPROVED [Signature] FOR SUPERINTENDENT OF BUILDINGS

WARNING! PERMIT PLACARD MUST BE POSTED ON THE SITE OF THE WORK. BE SURE YOU ARE FULLY INFORMED ON BUILDING AND ZONING LAWS BEFORE BEGINNING YOUR WORK. PLANTING HEDGES, TREES OR CONSTRUCTING FENCES BEYOND LIMITS OF YOUR PROPERTY LINE IS FORBIDDEN BY LAW. (PENALTY OF \$100.00 FINE AND/OR 30 DAYS IMPRISONMENT)

THE CITY PLANNING COMMISSION

DATE _____ 195 _____

ZONE (USED DISTRICT) _____ SUB-DIVISION PENDING _____
 SET BACK _____ ON MASTER PLAN _____
 SUB-DIVISION FILED _____ COMMISSION REPORT _____
 SUB-DIVISION APPROVED _____ RECOMMENDATION _____

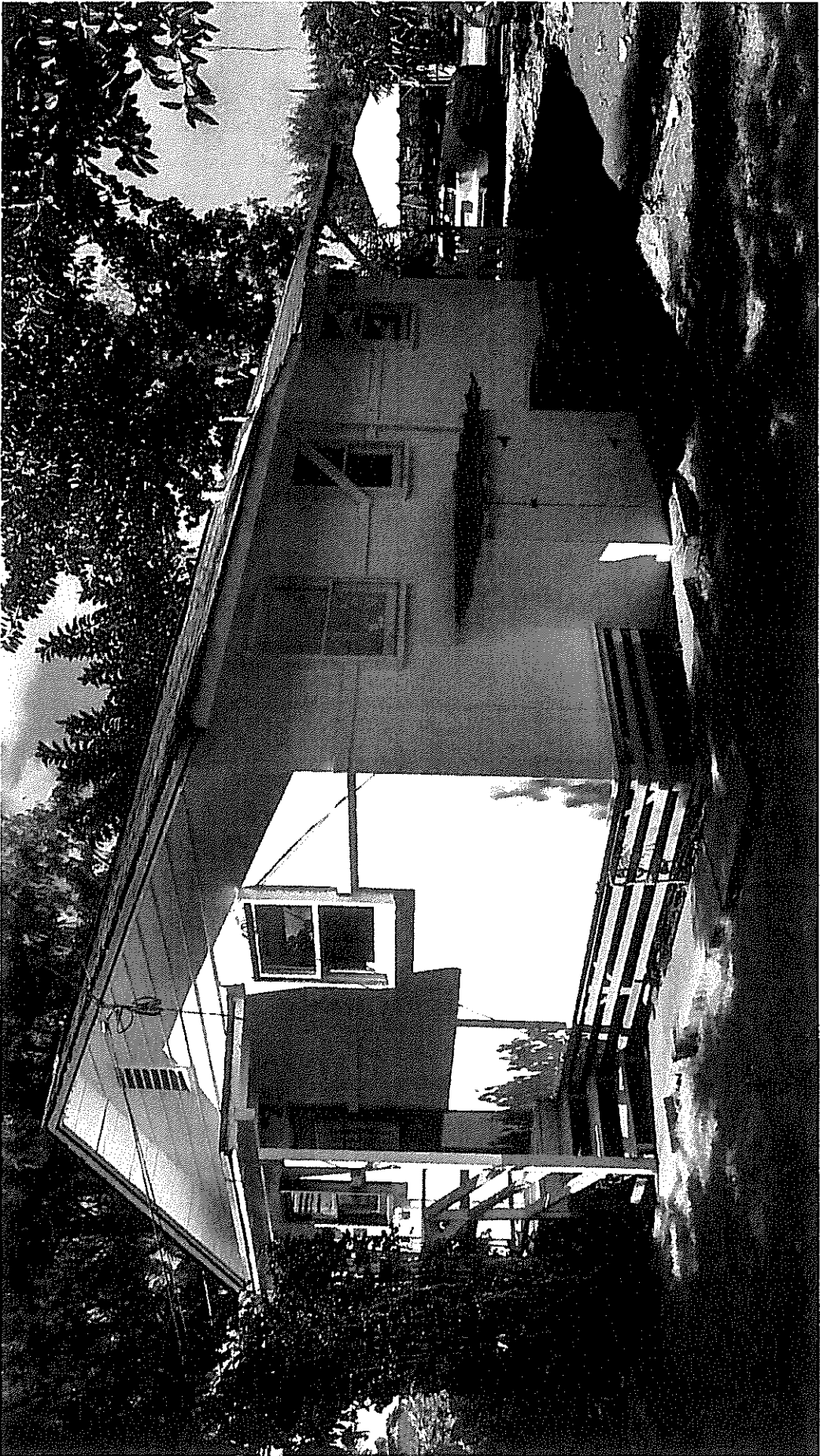
Photographs of Structures and

Site at

59-712 Kamehameha Highway

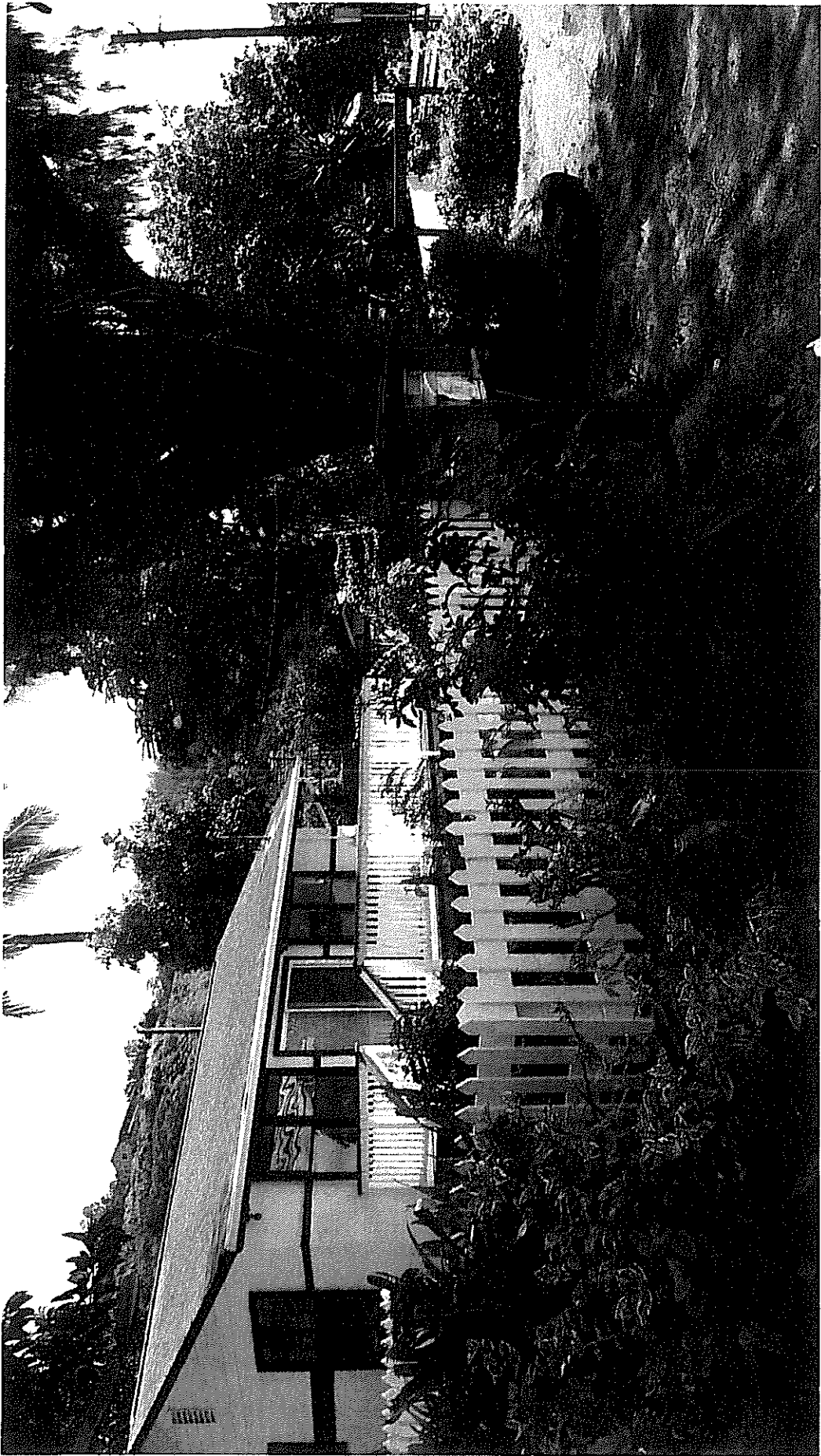
TMK: 5-9-011: 068



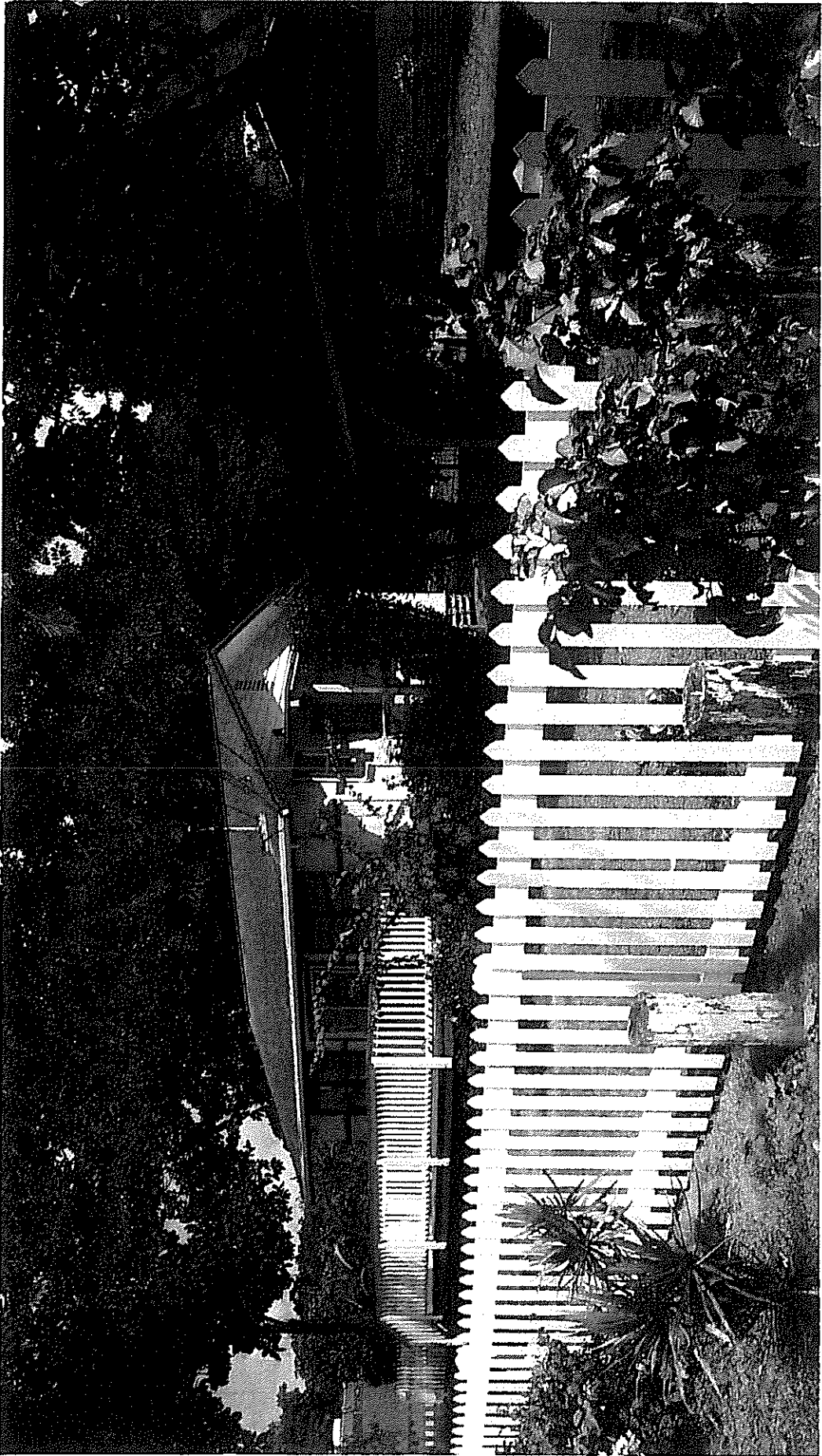


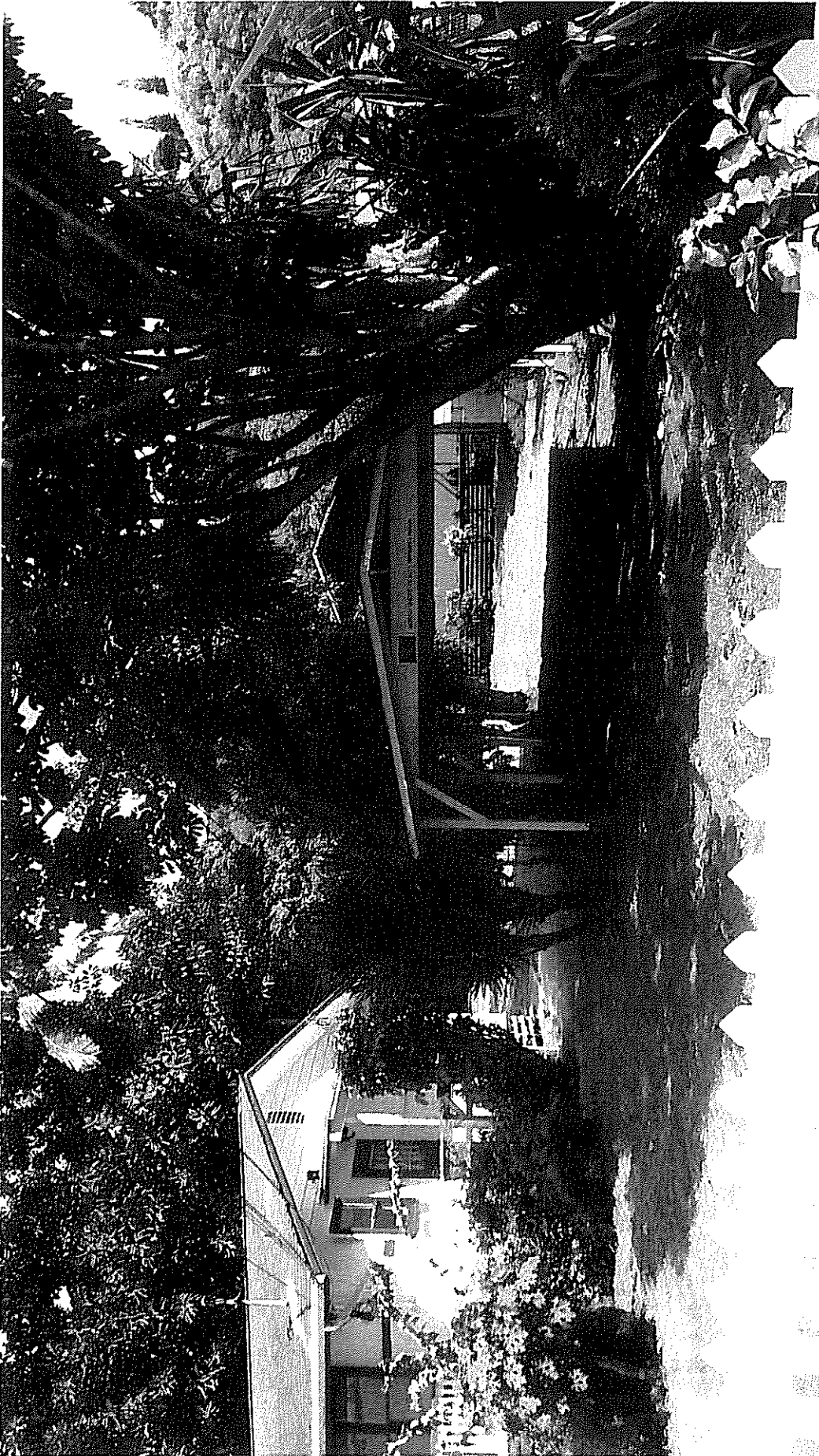






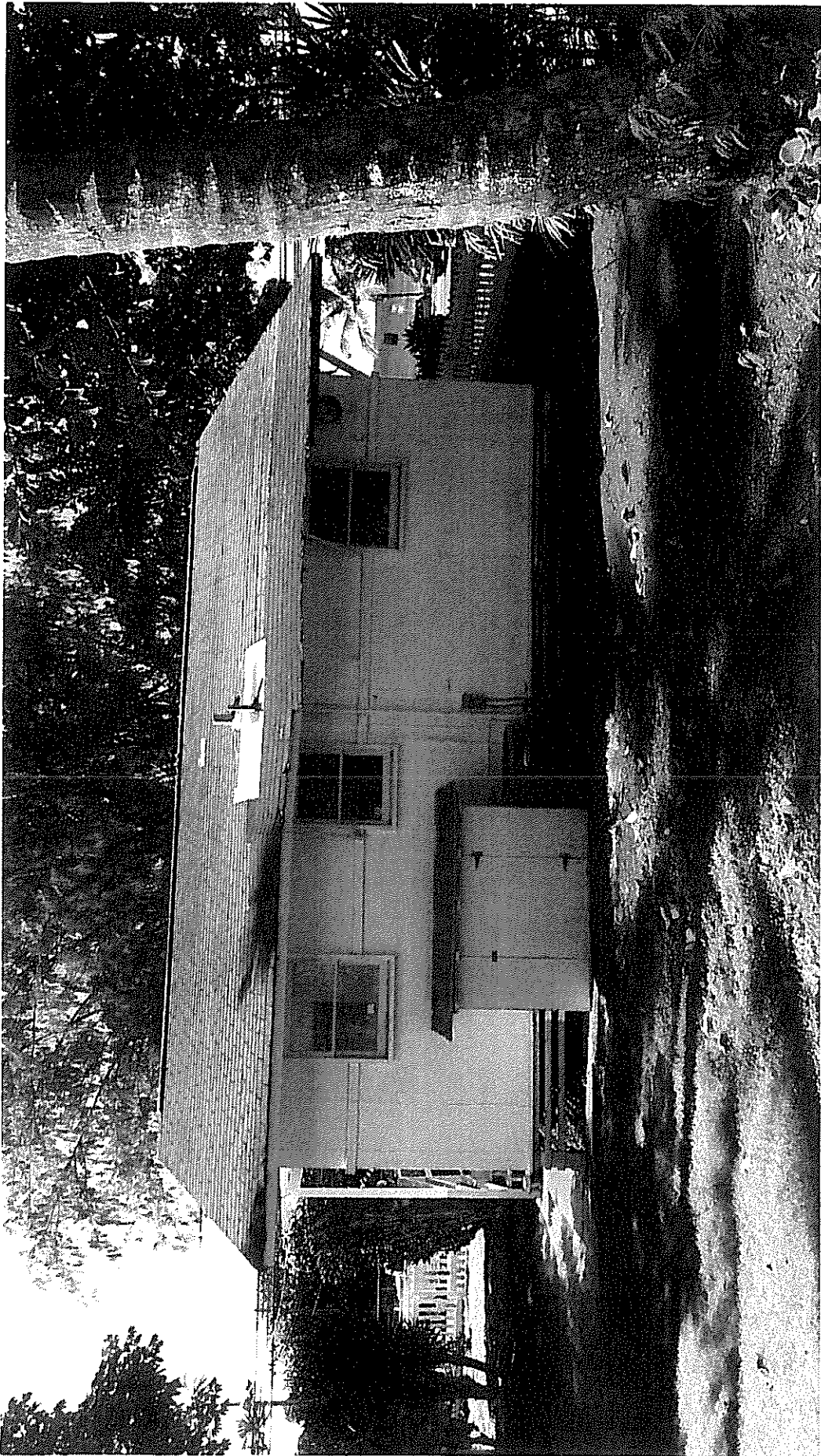


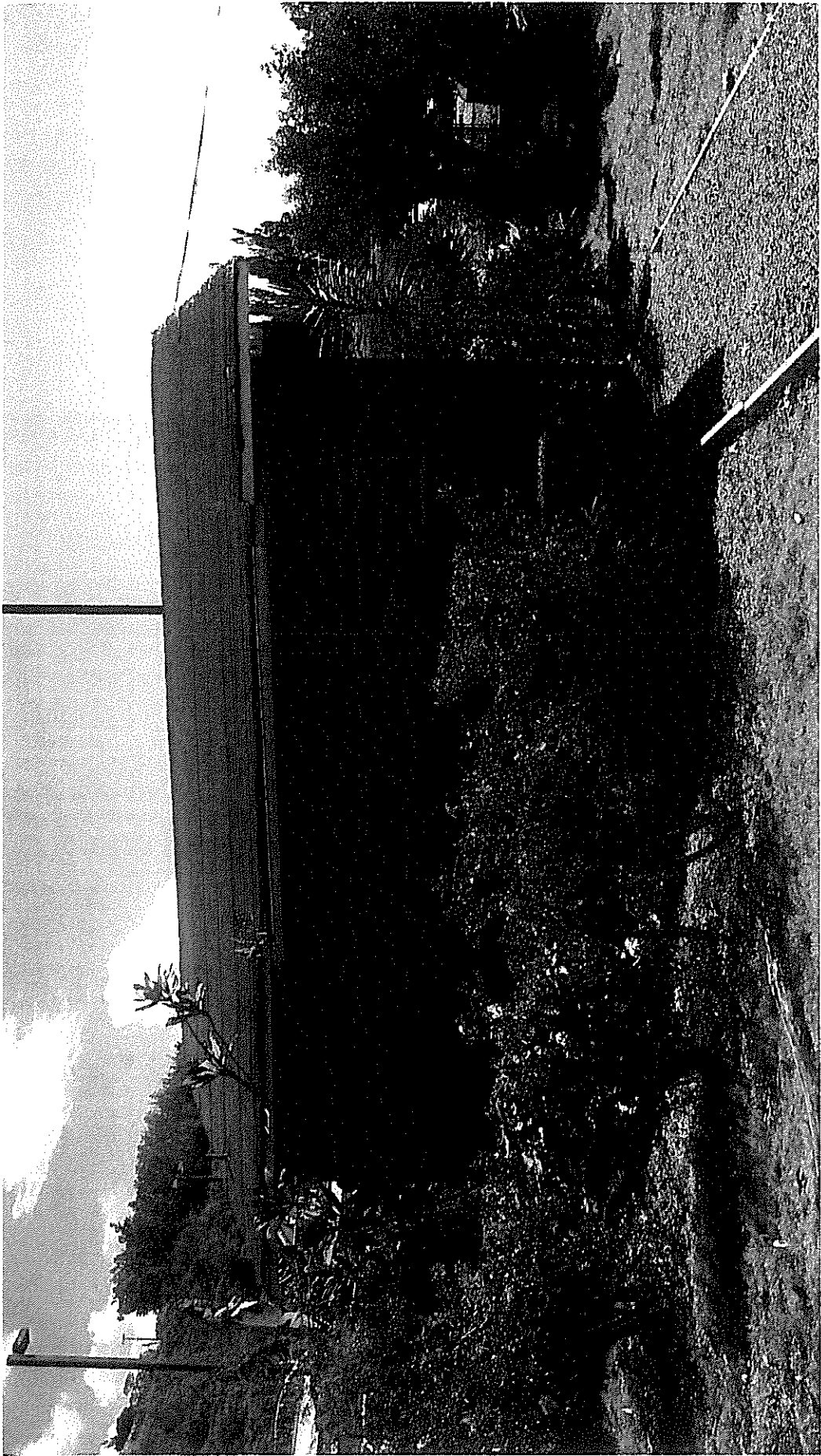


















LUO PROJECT DATA:

PROJECT NAME: '59-712 KAMEHAMEHA' MINOR SMA DEVELOPMENT
 ZONING DISTRICT: B-1 NEIGHBORHOOD BUSINESS
 EXISTING USE: EXISTING OFFICE, EXISTING DENTAL OFFICE

ADDRESS: 59-712 KAMEHAMEHA HWY
 59-712 A KAMEHAMEHA HWY

TMK: 7-3-002: 088

FAR: 1.4
 MAX ALLOWABLE FLOOR AREA: 37,500 SF
 NEW TOTAL FLOOR AREA: 5,517 SF

LOT SIZE: 36,601 SF

DESCRIPTION	FLOOR AREA	REQ'D PARKING	PROVIDED PARKING
REAL ESTATE OFFICE - 59-712 KAMEHAMEHA HWY			
REAL ESTATE OFFICE	580 SF	580/400=1.45	1.45 STALLS
EXIST INTERIOR FLOOR AREA	356 SF	356/400=0.89	0.89 STALLS
EXIST CARPORT - CONVERT TO COVERED OUTDOOR SEATING	240 SF		
PROPOSED DECK AREA (UNCOVERED - NOT COUNTED FOR PARKING)	651 SF	651/400=1.63	1.63 STALLS
PROPOSED OUTDOOR SEATING DECK AREA			
DENTAL OFFICE - 59-712A KAMEHAMEHA HWY			
EXISTING LUO USE : DENTAL OFFICE	596 SF	596/400=1.49	1.49 STALLS
PROPOSED LUO USE : EATING AND DRINKING ESTABLISHMENT	1,288 SF	1288/400=3.25	3.25 STALLS
PROPOSED LUO USE : OUTDOOR DINING			
RESTROOM BUILDING - 59-712A1 KAMEHAMEHA HWY			
PROPOSED LUO USE	538 SF	538/400=1.45	1.34 STALLS
ACCESSORY TO RETAIL AND EATING AND DRINKING			
RETAIL BUILDING 1 - 59-712B KAMEHAMEHA HWY			
PROPOSED LUO USE	658 SF	658/400=1.65	1.65 STALLS
RETAIL			
RETAIL BUILDING 2 - 59-712C KAMEHAMEHA HWY			
PROPOSED LUO USE	658 SF	658/400=1.65	1.65 STALLS
RETAIL			
TOTAL REQ'D PARKING		13.35 PKG STALLS	14 PKG STALLS

LOADING REQUIREMENTS - ONE STALL FOR LESS THAN 10,000 SF MIXED USE
 LOADING PROVIDED - ONE LOADING STALL

**CITY AND COUNTY OF HONOLULU
DEPARTMENT OF PLANNING & PERMITTING**
650 South King Street, 7th Floor
Honolulu, Hawaii 96813

2015/ELD6-2435
2015/INVO-106
RECEIVED
2015/SMA-61
PLEASE ASK

LAND USE PERMITS DIVISION MASTER APPLICATION

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

All specified materials described in the "Instructions for Filing" and required fees must accompany this form; incomplete applications will delay processing. You are encouraged to consult with Zoning Division staff in completing the application. Please call the appropriate phone number given in the "Instructions for Filing."

Please print legibly or type the required information.

15 NOV 13 P12:56
DEPT OF PLANNING
AND PERMITTING
SUBMITTED TO COUNTY OF HONOLULU

PERMIT/APPROVAL REQUESTED (Check one or more as appropriate):

Cluster: <input type="checkbox"/> Agricultural <input type="checkbox"/> Country <input type="checkbox"/> Housing Conditional Use Permit: <input type="checkbox"/> Minor <input type="checkbox"/> Major <input type="checkbox"/> Existing Use: _____ (Indicate Type of Use) Environmental Document: <input type="checkbox"/> Environmental Impact Statement <input type="checkbox"/> Environmental Assessment <input type="checkbox"/> Supplemental <input type="checkbox"/> Minor Shoreline Structure	<input checked="" type="checkbox"/> Modify Approved Permit: <u>2015/SMA-08</u> (Indicate Reference File No.) <input type="checkbox"/> Plan Review Use Planned Development: <input type="checkbox"/> Housing <input type="checkbox"/> Commercial (WSD Only) <input type="checkbox"/> Resort (WSD Only) <input type="checkbox"/> Interim Transit (IPD-T) <input type="checkbox"/> Shoreline Setback Variance Special District Permit: <input type="checkbox"/> Minor <input type="checkbox"/> Major _____ (Indicate District) <input type="checkbox"/> Downtown Height >350 Feet	Special Management Area Use Permit: <input type="checkbox"/> Minor <input type="checkbox"/> Major <input type="checkbox"/> Temporary Use Approval <input type="checkbox"/> Variance from LUO Section(s): _____ <input type="checkbox"/> Waiver from LUO Section(s): _____ <input type="checkbox"/> Zoning Adjustment, LUO Section(s): _____ <input type="checkbox"/> HRS Section 201H-38 Project
---	---	--

TAX MAP KEY(S): 5-9-011:068
 LOT AREA: 36,601 SF
 ZONING DISTRICT(S): B-1, Neighborhood Business STATE LAND USE DISTRICT: Urban
 STREET ADDRESS/LOCATION OF PROPERTY: 59-712 Kamehameha Highway

RECORDED FEE OWNER:
 Name (& title, if any) Hanapohaku, LLC
 Mailing Address 526 Ahina Street
Honolulu, Hawaii 96816
 Phone Number 808-888-9954
 Signature [Signature]
 PRESENT USE(S) OF PROPERTY/BUILDING: Office, Retail, and Eating and Drinking

APPLICANT:
 Name Gregory A. Quinn
 Mailing Address 45-427 Keikikane Loop
Kaneohe, Hawaii 96744
 Phone Number 808-620-8021
 Signature [Signature]
AUTHORIZED AGENT/CONTACT PERSON:
 Name Gregory A. Quinn
 Mailing Address 45-427 Keikikane Loop
Kaneohe, Hawaii 96744
 Phone Number 808-620-8021
 Signature [Signature]

PROJECT NAME (if any): _____

REQUEST/PROPOSAL (Briefly describe the nature of the request, proposed activity or project):
This is a request to make a minor modification to the existing SMA permit issued for this property. The intent is to revise the layout of the new parking. The added work will not result in an increase in value which will keep the value under \$500,000.00 as calculated in estimate provided with original application.

OFFICIAL RECEIPT
DEPARTMENT OF PLANNING AND PERMITTING
CITY AND COUNTY OF HONOLULU

105906

Honolulu, Hawaii, Dec. 22, 2015

Received from

Gregory Anthony Quinn, Architect

One hundred and no/100 DOLLARS

For 2015/SMA 61 app rev fee

Tax Map Key 5-9-011:068

\$ 100.⁰⁰

[Signature]
DEPARTMENT OF PLANNING AND PERMITTING

POH - ✓ # 2419

OFFICIAL RECEIPT
DEPARTMENT OF PLANNING AND PERMITTING
CITY AND COUNTY OF HONOLULU

105907

Honolulu, Hawaii, Dec. 22, 2015

Received from

Gregory Anthony Quinn, Architect

Two hundred and no/100 DOLLARS

For 2015/SMA-61 processing fee

Tax Map Key 5-9-011:068

\$ 200.⁰⁰

[Signature]
DEPARTMENT OF PLANNING AND PERMITTING

POH - ✓ # 2398

Toyomura, Gerald F.

From: kiaaina@aol.com
Sent: Monday, January 04, 2016 7:42 AM
To: Toyomura, Gerald F.
Subject: Revsied Cost Estimate-59-712 Kamehameha Hwy - 1-4-16
Attachments: 59-712 Kam Hwy Schematic Estimate C 4 Jan 2016.pdf

Hi Gerald,

Happy New Year!

Here is a revised cost estimate with corrected number of parking stalls. Thank you for your prompt attention.

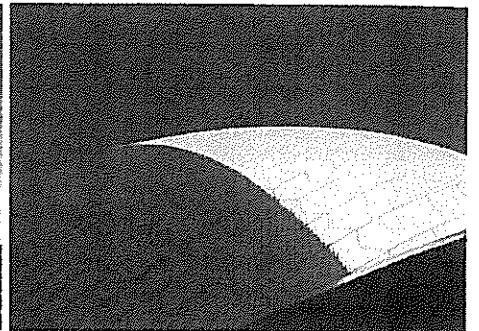
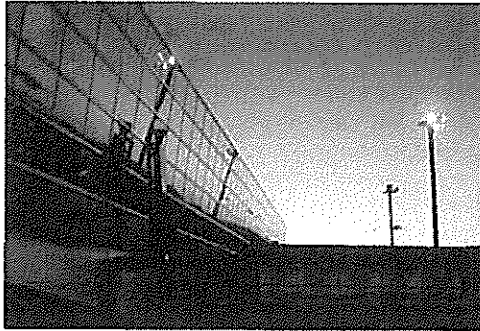
Mahalo,
Greg

Gregory A. Quinn
Architect
45-427 Keikikane Loop Ph. 620-8021
Kaneohe, Hawaii 96744 Fax 235-4289
kiaaina@aol.com

JUNO

& ASSOCIATES

■ CONSTRUCTION COST CONSULTANTS



PROJECT NAME:	MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY
LOCATION:	59-712 KAM HWY HALEIWA, OAHU, HAWAII
DATE:	1/4/2016
PROJECT NO.:	JUA #15-042
PREPARED FOR:	GREGORY QUINN
SUBMITTAL:	PERMIT STUDY

C O S T A N A L Y S I S



PROJECT: MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY
LOCATION: 59-712 KAM HWY HALEIWA, OAHU, HAWAII PROJECT NO.: JUA #15-042
ARCHITECT: GREGORY QUINN SUBMITTAL: PERMIT STUDY
QUANTITIES BY: T. UNO PRICES BY: J. UNO

ESTIMATE NO.:
DATE: 1/4/2016
CHECKED BY:
DATE CHECKED:

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL

PROJECT SUMMARY

PROJECT ASSUMPTIONS AND CONDITIONS

The quantity takeoffs and resulting cost estimate were made including, but not limited to, the following assumptions:

- 1.) Kitchen equipment by others.
- 2.) Lead wall lining at existing dental office to be abated.
- 3.) Existing waste line to cesspool.
- 4.) Existing overhead electrical service sufficient. Assume 200A to rear building.

<u>1. CIVIL/ SITEWORK</u>	1560	SY	\$92.20	\$143,829
<u>2. EXISTING REAL ESTATE OFFICE</u>	580	SF	\$36.82	\$21,353
<u>3. COVERED DINING AREA RENOVATION</u>	381	SF	\$26.61	\$10,138
<u>4. EATING & DRINKING ESTABLISHMENT RENOVATION</u>	587	SF	\$361.63	\$212,277
<u>5. NEW RETAIL BUILDING</u>	612	SF	\$179.98	\$110,149

TOTAL, PROJECT
ROUNDED,

\$497,746
\$498,000

C O S T A N A L Y S I S



PROJECT:	MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY	ESTIMATE NO.:	
LOCATION:	59-712 KAM HWY HALEIWA, OAHU, HAWAII	PROJECT NO.:	JUA #15-042
ARCHITECT:	GREGORY QUINN	SUBMITTAL:	PERMIT STUDY
QUANTITIES BY:	T. UNO	PRICES BY:	J. UNO
		DATE:	1/4/2016
		CHECKED BY:	
		DATE CHECKED:	

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL
1. CIVIL/SITWORK				
Clear & Grub	1560	sy	\$7.00	\$10,920
Parking Lot Paving, Incl. Base Course	760	sy	\$60.85	\$46,246
Parking Lot Striping	19	stalls	\$50.00	\$950
<u>Site Utilities</u>				
New 2" Copper Water Line	190	lf	\$45.00	\$8,550
Backflow Preventer	1	ea	\$3,000.00	\$3,000
Water Line Connection	1	ea	\$2,500.00	\$2,500
New Septic System	1	ea	\$20,000.00	\$20,000
Grease Interceptor	1	ls	\$25,000.00	\$25,000
SUBTOTAL, CIVIL/SITWORK	1560	SY	\$75.11	\$117,166
GENERAL CONDITIONS,	10%			\$11,717
PRIME CONTRACTORS MARK UP,	5%			\$6,444
BONDS & INSURANCE,	1.5%			\$2,030
G.E. TAX,	4.712%			\$6,472
TOTAL ESTIMATED COST,				\$143,829
ROUNDED,	1	LS		\$144,000
2. EXISTING REAL ESTATE OFFICE				
Concrete Stair Landing	1	cy	\$675.00	\$675
Wood Deck, Railing & Stairs	246	sf	\$55.00	\$13,530
Paint Exterior	961	sf	\$2.80	\$2,691
SUBTOTAL, REAL ESTATE OFFICE	580	SF	\$29.13	\$16,896
GENERAL CONDITIONS,	10%			\$1,959
PRIME CONTRACTORS MARK UP,	5%			\$1,077
BONDS & INSURANCE,	1.5%			\$339
G.E. TAX,	4.712%			\$1,082
TOTAL ESTIMATED COST,				\$21,353
ROUNDED,	1	LS		\$22,000
3. COVERED DINING AREA RENOVATION				
Concrete Slab On Grade	8	cy	\$675.00	\$5,400
Paint Exterior	640	sf	\$2.80	\$1,792
Paint Ceiling	381	sf	\$2.80	\$1,067
SUBTOTAL, COVERED DINING AREA	381	SF	\$21.68	\$8,259
GENERAL CONDITIONS,	10%			\$826
PRIME CONTRACTORS MARK UP,	5%			\$454
BONDS & INSURANCE,	1.5%			\$143
G.E. TAX,	4.712%			\$456
TOTAL ESTIMATED COST,				\$10,138
ROUNDED,	1	LS		\$11,000

C O S T A N A L Y S I S



PROJECT: MINOR SPECIAL MANAGEMENT AREA PERMIT STUDY	ESTIMATE NO.:	
LOCATION: 59-712 KAM HWY HALEIWA, OAHU, HAWAII	PROJECT NO.: JUA #15-042	DATE: 1/4/2016
ARCHITECT: GREGORY QUINN	SUBMITTAL: PERMIT STUDY	CHECKED BY:
QUANTITIES BY T. UNO	PRICES BY: J. UNO	DATE CHECKED:

DESCRIPTION	QTY	UNIT	T O T A L	
			UNIT COST	TOTAL

4. EATING & DRINKING ESTABLISHMENT RENOVATION

Demolition

Demolish & Remove Dental Office Interior	587	sf	\$8.00	\$4,696
Demolish & Abate Lead-Lined Walls	120	sf	\$20.00	\$2,400
Demolish & Remove Existing Exterior Stair & Landing	49	sf	\$15.00	\$735

Renovation

Concrete Stair Landings	1	cy	\$675.00	\$675
Wood Deck, Railing & Stairs	1310	sf	\$55.00	\$72,050
Paint Exterior	1030	sf	\$2.80	\$2,884
Commercial Kitchen Interior, Finishes only	279	sf	\$95.00	\$26,505
Dining Room Interior	213	sf	\$45.00	\$9,585
Restroom Interior	80	sf	\$100.00	\$8,000
Mechanical, Plumbing	7	fixtures	\$4,000.00	\$28,000
Electrical	587	sf	\$25.00	\$14,675


SUBTOTAL, EATING & DRINKING ESTABLISHMENT	587	SF	\$289.96	\$170,205
GENERAL CONDITIONS,	10%			\$18,488
PRIME CONTRACTORS MARK UP,	5%			\$10,168
BONDS & INSURANCE,	1.5%			\$3,203
G.E. TAX,	4.712%			\$10,213
TOTAL ESTIMATED COST,				\$212,277
ROUNDED,	1	LS		\$213,000

5. NEW RETAIL BUILDING

New Wood Framed Building On Concrete Slab	612	sf	\$112.00	\$68,544
Covered Deck, SOG	208	sf	\$60.00	\$12,480
Electrical	612	sf	\$12.00	\$7,344

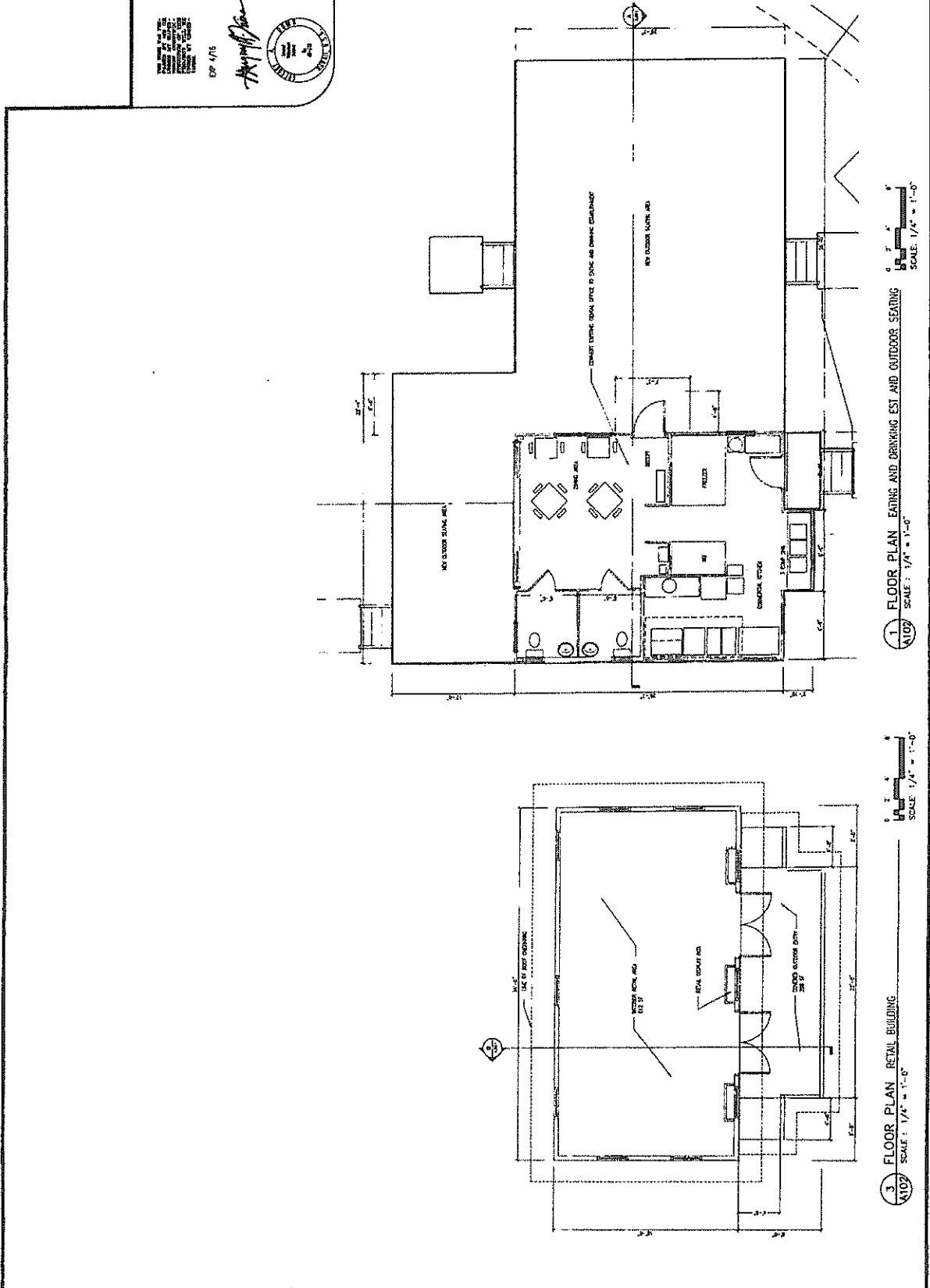
SUBTOTAL, RETAIL BUILDING	612	SF	\$144.39	\$88,368
GENERAL CONDITIONS,	10%			\$9,571
PRIME CONTRACTORS MARK UP,	5%			\$5,264
BONDS & INSURANCE,	1.5%			\$1,658
G.E. TAX,	4.712%			\$5,287
TOTAL ESTIMATED COST,				\$110,149
ROUNDED,	1	LS		\$111,000

Gregory A. Quinn
 ARCHITECT
 14-127 Middleburg Hwy
 Middleburg, Vermont 05753
 TEL: 802-248-1234
 FAX: 802-248-1234


S/U 4/23


PROPOSED MINOR SHAW REVISIONS FOR
 59-712 Kamehameha
 59-712 KAMEHAMEHA HWY
 MADISON, VERMONT 05715
 TEL: 802-248-1234
 FAX: 802-248-1234
 DATE: 4/23/23

A-102
 SHEET NUMBER

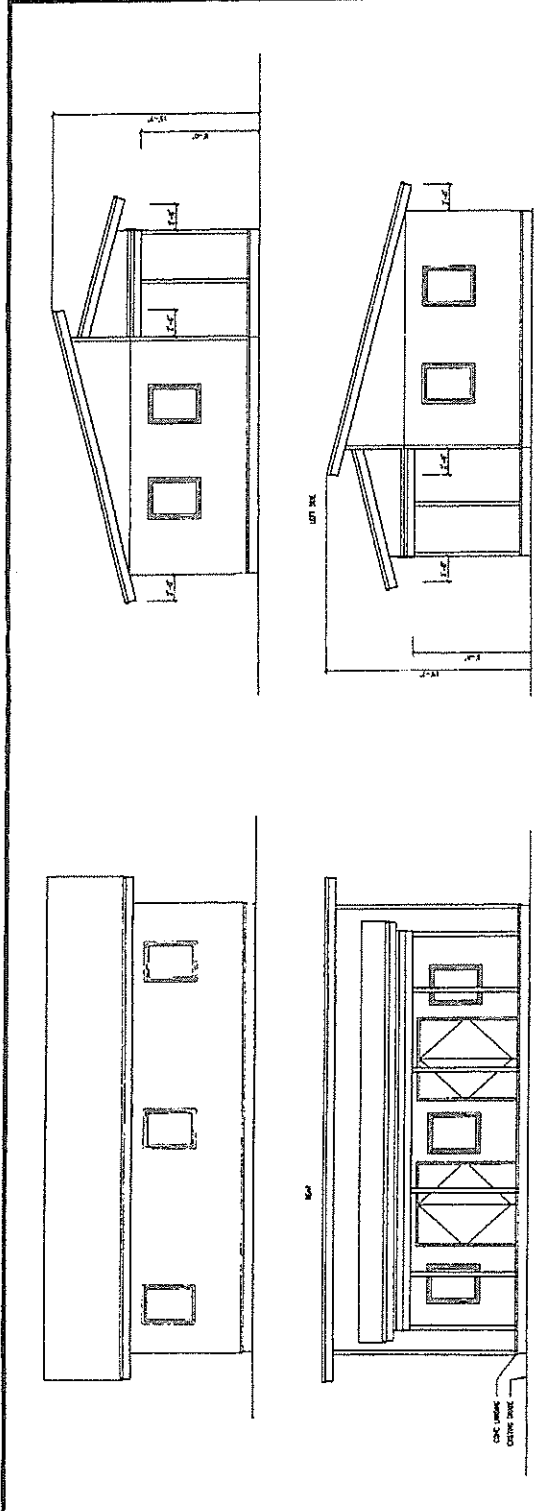


25-712 KAMEHAMEHA HWY
 HALENUI, HAWAII 96712
 708.880.1888
 708.880.1889
Gregory A. Quinn
 ARCHITECT

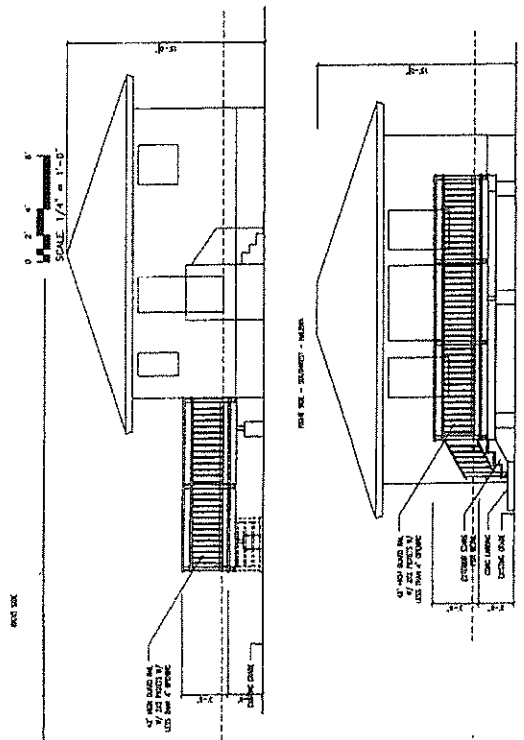
3/1/03


PROPOSED MAJOR SIA DEVELOPMENT FOR
 59-712 Kamehameha
 TMS 5-011-038

SHEET NUMBER: 59-201
 SHEET TOTAL: 59-200
 DATE: 3/1/03



1 EXTERIOR ELEVATIONS @ RETAIL BUILDING NO. 1
 SCALE: 1/4" = 1'-0"



1 EXTERIOR ELEVATIONS @ REAL ESTATE OFFICE
 SCALE: 1/4" = 1'-0"

1 EXTERIOR ELEVATIONS @ REAL ESTATE OFFICE
 SCALE: 1/4" = 1'-0"

59-712 Kamehameha
 59-712 KAMEHAMEHA HWY
 HALEKUA, HAWAII 96712

PROJECT NUMBER AND DEVELOPER FOR
 DKC 5-0-011-004

59-712 KAMEHAMEHA HWY
 HALEKUA, HAWAII 96712
 DATE: FEBRUARY 14, 2013
 SHEET: 02 OF 02
 DRAWING TITLE: REAL ESTATE BUILDING - EATING AND DRINKING SIMILAR
 SHEET NUMBER: A-301

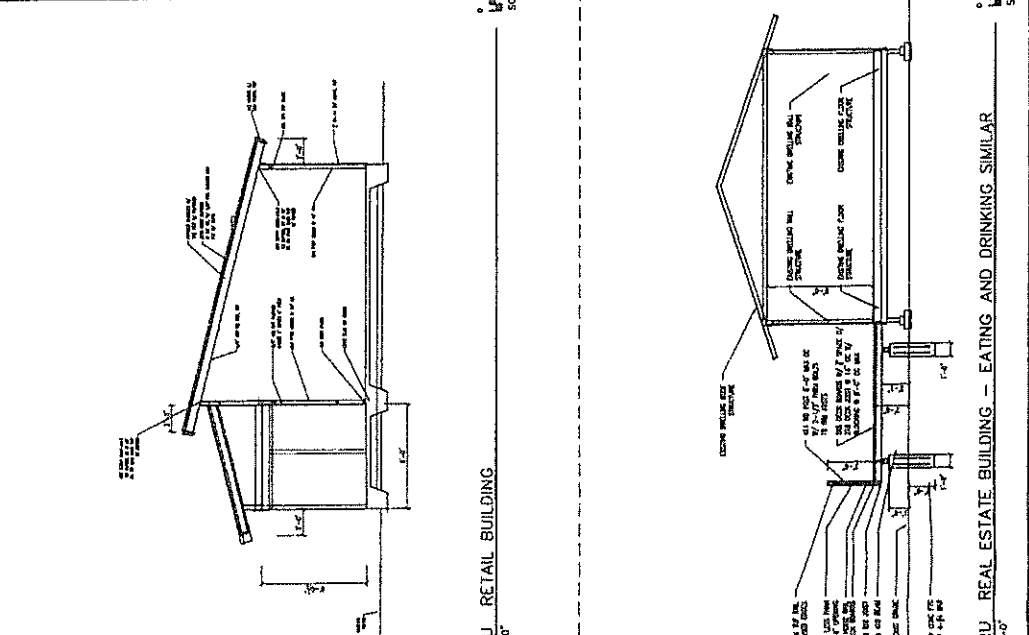
PROF. ARCHT. REG. NO. 10000
 GREGORY A. QUINN
 ARCHITECT
 15-127 KEOHOLONG BLVD
 HALEKUA, HAWAII 96712
 TEL: 949-4481
 FAX: 949-4481
 WWW.GAQARCHITECT.COM

REVISIONS

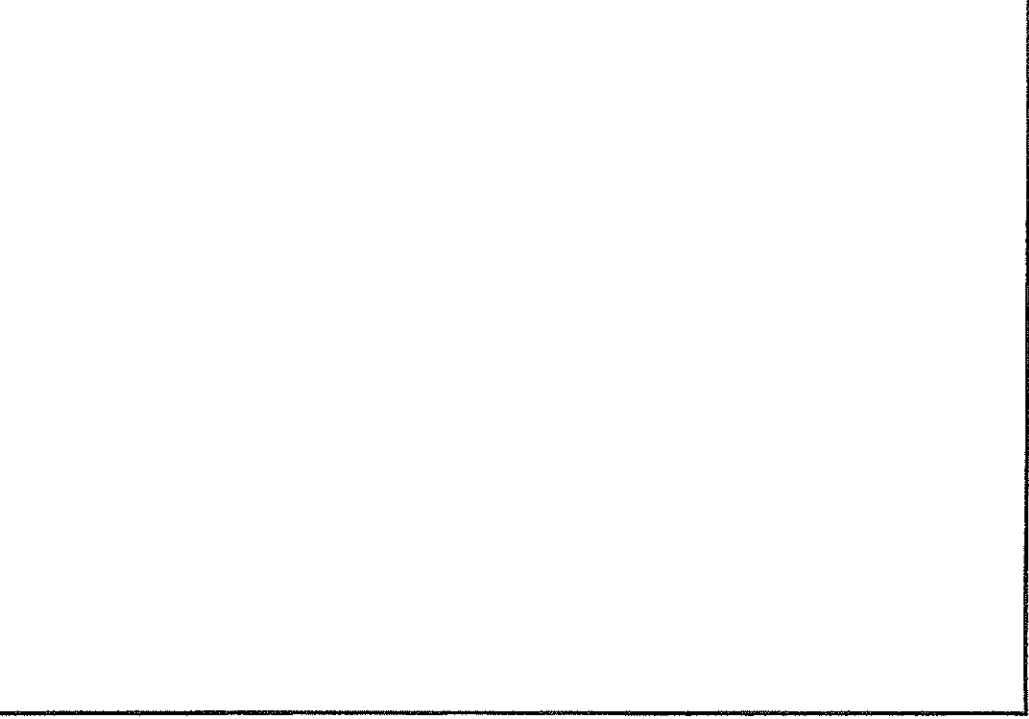
DATE: 4/16

SCALE: 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



B SECTION THRU RETAIL BUILDING
 SCALE: 1/4" = 1'-0"



A SECTION THRU REAL ESTATE BUILDING - EATING AND DRINKING SIMILAR
 SCALE: 1/4" = 1'-0"

