

ZONING BOARD OF APPEALS OF THE CITY AND COUNTY OF HONOLULU  
STATE OF HAWAII

IN THE MATTER OF THE APPLICATION  
OF  
VIRGINIA S. BROOKS

1376  
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State of Hawaii  
LAND USE COMMISSION

FINDINGS OF FACT, CONCLUSIONS OF LAW,  
AND DECISION AND ORDER

In the matter of the application of Virginia S. Brooks for a Special Permit to construct within an Agricultural District cabins and sanitary facilities to be used in connection with the operation of a resident camp for children, a public hearing, following due notice to interested persons, was held before the Zoning Board of Appeals on July 9, 1964.

On the basis of the evidence presented at said hearing, the majority of the Board makes the following findings of facts:

1. The land in question contains 9.4 acres and is located off Paleku Road, approximately 5 miles mauka of Farrington Highway at Honouliuli, Ewa.

2. The land is within an Agricultural District, as designated by the State Land Use Commission.

3. The applicant, Mrs. Virginia S. Brooks, holds a lease from the James Campbell Estate, owner of the land, to utilize the property as a camp for children.

4. The camp is known as Timberline Camp. It is a resident camp for children, ranging in ages from 7 through 14. Existing operations consist of instruction and supervised recreational activities in swimming, riding, art, archery, tennis and other physical fitness programs.

5. The main buildings at the camp have been in existence since 1930.

6. The applicant desires to construct additional cabins and sanitary facilities at the camp and the present application is specifically for permission to construct such facilities.

#### CONCLUSIONS OF LAW

With reference to the foregoing findings of facts, the Board draws the following conclusions of law:

1. The proposed construction of cabins and sanitary facilities in connection with the operation of a resident camp for children is "an unusual and reasonable use within an agricultural district."
2. The applicant is entitled to a Special Permit for the construction of said cabins and sanitary facilities.

#### DECISION AND ORDER

Pursuant to the foregoing findings of fact and conclusions of law, it is the decision of the Board that a Special Permit be issued to the applicant, Virginia S. Brooks, subject to the following limitations:

1. The use of the premises shall be subject to all City and County and State laws, including regulations of all City and County and State agencies.
2. The use of the premises shall be limited to the operation of a resident camp providing instruction and supervised recreational activity for children, 7 through 14 years of age.
3. The licensee shall take all necessary actions to confine activities of users of the camp facilities to the subject premises, except as may be permitted by surrounding owners.
4. Any construction, other than that authorized by the Special Permit, shall be undertaken only with the prior approval of the Board of Zoning Appeals.

And it is hereby ordered that the Special Permit be issued to the applicant, Virginia S. Brooks, upon approval of the decision by the Land Use Commission, pursuant to the provisions of Section 98H-6, R.L.H. 1955, as amended.

DATED at Honolulu, Hawaii, this 14<sup>th</sup> day of August, 1964.

ZONING BOARD OF APPEALS OF THE  
CITY AND COUNTY OF HONOLULU  
STATE OF HAWAII

By *H. Hometani*  
Chairman  
Zoning Board of Appeals