BEFORE THE LAND USE COMMISSION
OF THE STATE OF HAWAII

In the Matter of the Petition of  )
JOHN HUNT and DEBRA HUNT  )

To Amend the Conservation Land Use  )
District Boundary into the Urban  )
Land Use District for Approximately  )
15,592 Square Feet at Niu Valley,  )
Honolulu, Oahu, City and County  )
of Honolulu, Hawaii, Tax Map Key  )
No.: 3-7-13: Por. 71  )

ORDER ADOPTING HEARINGS OFFICER’S PROPOSED FINDINGS OF FACT,
CONCLUSIONS OF LAW, AND DECISION AND ORDER
BEFORE THE LAND USE COMMISSION
OF THE STATE OF HAWAII

In the Matter of the Petition of
JOHN HUNT and DEBRA HUNT

To Amend the Conservation Land Use District Boundary into the Urban Land Use District for Approximately 15,592 Square Feet at Niu Valley, Honolulu, Oahu, City and County of Honolulu, Hawaii, Tax Map Key No.: 3-7-13: Por. 71

DOCKET NO. A93-688

ORDER ADOPTING HEARINGS OFFICER’S PROPOSED FINDINGS OF FACT, CONCLUSIONS OF LAW, AND DECISION AND ORDER

On June 3, 1993, the duly appointed Hearings Officer, Benjamin M. Matsubara, conducted a hearing on the Petition for District Boundary Amendment, filed on January 7, 1993, and as amended on March 15, 1993 (hereinafter collectively referred to as "Petition").

On July 2, 1993, the parties in this proceeding filed a Stipulation on Proposed Findings of Fact, Conclusions of Law, and Decision and Order.

On July 19, 1993, the Hearings Officer submitted his report to this Commission, including the Hearings Officer’s Proposed Findings of Fact, Conclusions of Law, and Decision and Order ("Hearings Officer’s Proposed Decision and Order"). No exceptions to the Hearings Officer’s Proposed Decision and Order were filed by the parties.
On July 28, 1993, this Commission heard oral arguments in support of the Hearings Officer’s Proposed Decision and Order from the Roy A. Vitousek, III, Esq., representing Petitioner, and Rick Eichor, Deputy Attorney General, representing the Office of State Planning. In response to arguments presented by the Office of State Planning, the Petitioner represented that no additional dwellings would be constructed in the petition area. In a letter dated July 21, 1993, the Planning Department of the City and County of Honolulu, stated its "support" of the reclassification and the conditions in the Hearings Officer’s Proposed Decision and Order.

This Commission, upon consideration of the Hearings Officer’s Proposed Decision and Order, the arguments of the parties, the record and files herein, and good cause existing and upon motion duly passed by this Commission,

IT IS HEREBY ORDERED that this Commission shall hereby adopt the Hearings Officer’s Proposed Decision and Order as its own Findings of Fact, Conclusions of Law, and Decision and Order.
DOCKET NO. A93-688 - JOHN HUNT AND DEBRA HUNT

Done at Honolulu, Hawaii, this 18th day of August 1993, per motion on July 28, 1993.

LAND USE COMMISSION
STATE OF HAWAII

By
KAREN S. AHN
Vice Chairman and Commissioner

By
JOAN N. MATTSON
Vice Chairman and Commissioner

By (absent)
ALLEN K. HOE
Commissioner

By (absent)
LLOYD F. KAWAKAMI
Commissioner

By (absent)
EUSEBIO LAPENIA, JR.
Commissioner

By (absent)
RENTON L. K. NIP
Commissioner

By
TRUDY K. SENDA
Commissioner

Filed and effective on
August 18, 1993

Certified by:
for Executive Officer

By
ELTON WADA
Commissioner

By
DELMOND J. H. WON
Commissioner

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BEFORE THE LAND USE COMMISSION

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JOHN HUNT and DEBRA HUNT ) JOHN HUNT and DEBRA HUNT

To Amend the Conservation Land Use )
District Boundary into the Urban )
Land Use District for Approximately) 15,592 Square Feet at Niu Valley, )
Honolulu, Oahu, City and County )
of Honolulu, Hawaii, Tax Map Key )
No.: 3-7-13: Por. 71 )

CERTIFICATE OF SERVICE

I hereby certify that a copy of the Order Adopting
Hearings Officer’s Proposed Findings of Fact, Conclusions of
Law, and Decision and Order was served upon the following by
either hand delivery or depositing the same in the U. S. Postal
Service by certified mail:

HAROLD S. MASUMOTO, Director
Office of State Planning
P. O. Box 3540
Honolulu, Hawaii 96811-3540

ROBIN FOSTER, Chief Planning Officer
Planning Department
CERT. City and County of Honolulu
650 South King Street
Honolulu, Hawaii 96813

ROY VITOUSEK, III, ESQ., Attorney for Petitioner
Cades Schutte Fleming & Wright
CERT. B-303 Hualalai Center
75-170 Hualalai Road
Kailua-Kona, Hawaii 96740

DATED: Honolulu, Hawaii, this 18th day of August 1993.

[Signature]
ESTHER UEDA
Executive Officer