

THE ORIGINAL OF THE DOCUMENT
RECORDED AS FOLLOWS:
STATE OF HAWAII

BUREAU OF CONVEYANCES

DATE _____ Doc A-46100932
DOCUMENT N August 15, 2012 9:00 AM

LAND COURT SYSTEM

REGULAR SYSTEM

AFTER RECORDATION: RETURN BY MAIL () PICK UP (✓)

Matsubara – Kotake
Attorneys at Law, A Law Corporation
888 Mililani Street, Eighth Floor
Honolulu, Hawai'i 96813
Telephone: (808) 526-9566
Attention: Benjamin M. Matsubara

2012 AUG 15 A 10:20
LAND USE COMMISSION
STATE OF HAWAII

TITLE OF DOCUMENT: DECLARATION OF CONDITIONS

Total Pages: 53

DECLARATION OF CONDITIONS

CASTLE & COOKE HOMES HAWAII, INC., a Hawai'i corporation, the business address of which is 680 Iwilei Road, Suite 510, Honolulu, Hawai'i 96817, as Petitioner of that certain Petition For District Boundary Amendment in Docket No. A11-793 of the Land Use Commission of the State of Hawai'i, affecting those certain lands, approximately 767.649 acres of land situated in Waipio and Waiawa, Island of O'ahu,

State of Hawai`i, more particularly identified as Tax Map Key Nos. 9-4-06:portion of 1, portion of 2, portion of 3, portion of 5, portion of 29, portion of 31, 38, portion of 39; 9-5-03:portion of 1 and portion of 4; and 9-6-04:21, as shown on map marked Exhibit "A" and more particularly described in Exhibit "B", both of which are attached hereto and incorporated herein by reference (hereinafter referred to as "Property"), does hereby certify pursuant to Section 15-15-92, Hawai'i Administrative Rules, as follows:

THAT by Findings of Fact, Conclusions of Law, and Decision and Order, entered June 21, 2012, in Docket No. A11-793, the Land Use Commission reclassified approximately 576.435 acres of land, situated at Waipi'o, island of O`ahu, State of Hawai`i, identified as Tax Map Keys: 9-4-06: portion of 1, portion of 2, portion of 3, portion of 5, 38, and portion of 39 and 9-5-03: portion of 1 and portion of 4, and known as "Koa Ridge Makai, Increment 1" from the State Land Use Agricultural District to the State Land Use Urban District, and approved approximately 191.214 acres of land at Waiawa, island of O`ahu, State of Hawai`i, identified as Tax Map Keys: 9-4-06: portion of 29 and portion of 31 and 9-6-04:21, and known as "Castle & Cooke Waiawa, Increment 2" for incremental redistricting from the State Land Use Agricultural District to the State Land Use Urban District pursuant to HAR section 15-15-78., as shown on Exhibit "A".

AND THAT by Findings of Fact, Conclusions of Law, and Decision and Order, entered June 21, 2012 ("Decision and Order"), it was further ordered that the

reclassification from Agricultural District to the Urban District shall be subject to the following conditions. Capitalized terms used herein and not otherwise defined herein shall have the respective meaning assigned thereto in the Decision and Order.

1. **Affordable Housing.** Petitioner shall provide affordable housing opportunities for residents of the State of Hawai'i in accordance with the applicable affordable housing requirements of the City. The location and distribution of the affordable housing or other provisions for affordable housing shall be under such terms as may be mutually agreeable between Petitioner and the City.

2. **Compliance with section HRS 205-3.5, Relating to Agricultural Uses on Adjacent Agricultural Land.** For all land in the Petition Area or any portion thereof that is adjacent to land in the State Land Use Agricultural District, Petitioner shall comply with the following:

A. Petitioner and its successors and assigns shall not take any action that would interfere with or restrain farming operations conducted in a manner consistent with generally accepted agricultural and management practices on adjacent or contiguous lands in the State Land Use Agricultural District. For the purpose of these conditions, "farming operations" shall have the same meaning as provided in HRS section 165-2; and

B. Petitioner shall notify all prospective developers or purchasers of land or interest in land in the Petition Area, and provide or require subsequent notice to

lessees or tenants of the land, that farming operations and practices on adjacent or contiguous land in the State Land Use Agricultural District are protected under HRS chapter 165, the Hawai'i Right to Farm Act. The notice shall disclose to all prospective buyers, tenants, or lessees of the Petition Area that potential nuisances from noise, odors, dust, fumes, spray, smoke, or vibration may result from agricultural uses on adjacent lands. The notice shall be included in any disclosure required for the sale or transfer of real property or any interest in real property.

3. **Integrated Solid Waste Management Plan.** Petitioner shall cooperate with the DOH and the City to conform to the program goals and objectives of HRS chapter 342G and the City's approved integrated solid waste management plan in accordance with a schedule and timeframe satisfactory to the DOH. Petitioner shall, in coordination with appropriate State and City government agencies, plan and establish solid waste recycling facilities within the Petition Area.

4. **Water Resources Allocation.** Petitioner shall provide drinking water source, storage, and transmission facilities and improvements, and to the extent feasible, non-drinking water system improvements, to accommodate development of the Petition Area, to the satisfaction of the BWS and other appropriate State and City agencies.

5. **Water Conservation Measures.** Petitioner shall implement water conservation measures and BMPs, such as use of endemic, indigenous and drought-

tolerant plants and turf, and incorporate such measures into the Petition Area's site design and landscaping.

6. **Wastewater.** Petitioner shall develop a wastewater collection and transmission system and other sewer improvements in the Petition Area and offsite, as required by the DOH and the City.

7. **Environmental Site Investigation and Remediation.** Petitioner, in consultation with the DOH, Office of Hazard Evaluation and Emergency Response, shall undertake an environmental site investigation for each Increment of the Petition Area, and undertake reasonable measures or cause to have reasonable measures undertaken to remediate any environmental contamination hazards identified.

8. **Civil Defense.** Petitioner shall fund and construct adequate solar-powered civil defense measures serving the Petition Area prior to the delivery of the first residential unit, as determined by the DOD, OCD, and the City Civil Defense Agency.

9. **Air Quality Monitoring.** Petitioner shall participate in an air quality monitoring program if required by the DOH.

10. **Stormwater Management and Drainage.** Petitioner shall fund, design, construct, and maintain stormwater and drainage system improvements, including offsite detention basins, to prevent runoff from adversely affecting State highway facilities, downstream properties, and receiving gulches, streams, estuaries, and coastal

waters consistent with all federal, State, and City laws. Petitioner shall design, construct, and maintain “green infrastructure” to the extent practical and feasible and to the extent allowed by the City, and incorporate such measures into the Petition Area’s site design and landscaping.

11. **Highways.** Petitioner shall fund, construct, and implement all transportation improvements and measures required to mitigate impacts to state roadway facilities caused by the Project as set forth in an MOA agreed to and executed between the DOT and Petitioner. Petitioner shall submit an updated TIAR to the DOT prior to application for a zone change. Petitioner shall obtain acceptance of the Project’s TIAR from DOT and shall execute the MOA prior to final subdivision approval of the initial phase of onsite development by Petitioner. The executed MOA shall contain language that ensures that identified transportation improvements will be built concurrently with the commercial and residential improvements.

Petitioner shall fund and implement transportation improvements and mitigation measures that will alleviate the impacts generated by the Project as recommended or required by the revised TIAR and any required updates accepted by the DOT, consistent with the MOA, all at no cost to the State.

Recommendations for mitigation shall also include Petitioner’s pro rata contribution to the cost of regional improvements to state highways and/or traffic

mitigation measures that will help to alleviate the transportation impacts generated by the Project, as determined by Petitioner and DOT and consistent with the MOA.

Petitioner shall complete design and construction of the Pineapple Road Interchange including all associated on and offramps and necessary freeway improvements in accordance with a development threshold or schedule acceptable to DOT, but no later than a development threshold for Koa Ridge Makai of 1,800 residential units with up to 328,000 square feet of commercial floor area. After the 1,800th residential unit is completed or after the 328,000 square feet of commercial floor area is completed, whichever comes first, the Pineapple Interchange and all on and offramps and freeway improvements shall be completed and operational before any further residential units or commercial space is occupied.

Petitioner shall close and remove, at its cost, the temporary RIRO only access to Kamehameha Highway upon completion of the proposed Pineapple Road Interchange, unless otherwise allowed by DOT and subject to any federal and State requirements.

12. **Public School Facilities.** Petitioner shall contribute to the development, funding, and/or construction of school facilities in compliance with the Educational Contribution Agreement for Castle & Cooke Waiawa and Koa Ridge Makai dated June 13, 2008, between Petitioner and the DOE.

13. **Archaeological and Historic Preservation.** Petitioner shall comply with the conditions recommended and approved by the SHPD, prior to issuance of any

permit for grubbing and grading. Petitioner shall confirm in writing to the Commission that the SHPD has found Petitioner's preservation mitigation commitments to be acceptable and has determined that any required historic preservation measures have been successfully implemented.

14. **Previously Unidentified Burials and Archaeological/Historic Sites.** In the event that historic resources, including human skeletal remains, are identified during construction activities, all work shall cease in the immediate vicinity of the find, the find shall be protected from additional disturbance, and the SHPD, O`ahu Island Section, shall be contacted immediately. Without any limitation to any other condition found herein, if any burials or archaeological or historic sites, such as artifacts, marine shell concentrations, charcoal deposits, stone platforms, paving, and walls not previously identified in studies referred to herein, are discovered during the course of construction of the Project, all construction activity in the vicinity of the discovery shall stop until the issuance of an archaeological clearance from the SHPD that mitigative measures have been implemented to its satisfaction.

15. **Established Access Rights Protected.** Petitioner shall preserve any established access rights of Native Hawaiians who have customarily and traditionally used the Petition Area to exercise subsistence, cultural, and religious practices, or for access to other areas.

16. **Sustainability.** Petitioner shall comply with the implementation of the Sustainability Plan, Petitioner's Exhibit 14.

17. **Energy Conservation Measures.** Petitioner shall implement to the extent feasible and practicable measures to promote energy conservation, sustainable design, and environmental stewardship, such as use of solar energy and solar heating, consistent with the standards and guidelines promulgated by the Building Industry Association of Hawai'i, the USGBC, the Hawai'i Commercial Building Guidelines for Energy Star, and Green Communities into the design and construction of the Project and the structures within the Petition Area. Petitioner shall also provide information to home purchasers regarding energy conservation measures that may be undertaken by the individual homeowners.

18. **Recreational Facilities.** Petitioner shall comply with the Park Dedication requirements of the City as approved by the Director of Parks and Recreation.

19. **BMPs.** Petitioner shall implement all appropriate BMPs applicable to each proposed land use to minimize infiltration and runoff from construction and vehicle operations, reduce or eliminate soil erosion and ground water pollution, and formulate dust control measures to be implemented during and after the development process in accordance with DOH guidelines and City ordinances and rules.

20. **Maintenance of Access to the WCF.** Petitioner shall ensure that the WCF is accessible to road traffic at all times during the construction and full buildout of Castle & Cooke Waiawa.

21. **Notification of Proximity to the WCF.** Petitioner shall notify and disclose to all prospective buyers and/or lessees of Castle & Cooke Waiawa, as part of any conveyance document (deeds, leases, etc.) of the proximity of Castle & Cooke Waiawa to the WCF, and that there are inherent operational consequences of a correctional facility, including additional traffic on visiting days and shift changes, potential escapes, and the presence of work release or furloughed inmates.

22. **Waiāhole Ditch.** Petitioner shall enter into a memorandum of agreement with the ADC that includes the following terms and conditions: (1) the Waiāhole Ditch shall be covered or placed underground; (2) the surface and aboveground areas of the easement of the Waiāhole Ditch where it traverses the Petition Area shall be maintained by Petitioner and its successors and not the ADC; (3) delivery of Waiāhole Ditch water shall not be interrupted or impaired during construction and operation of the Project; and (4) ADC and/or DOA shall have reasonable access when necessary to repair, maintain, or improve the Waiāhole Ditch.

23. **Compliance with Representations to the Commission.** Petitioner shall develop the Petition Area of each Increment in substantial compliance with the representations made to the Commission. Failure to so develop the Petition Area of

either Increment may result in reversion of the Petition Area of the subject Increment to its former classification, or change to a more appropriate classification.

24. **Infrastructure Deadline.** Petitioner shall complete construction of the proposed backbone infrastructure required for each Increment, which consists of the primary roadways and access points, internal roadways, and water supply, sewer, stormwater and drainage and electrical infrastructure within ten years from the date of the Decision and Order approving the reclassification of the subject Increment.

25. **Order to Show Cause.** If Petitioner fails to complete the proposed backbone infrastructure within ten years from the date of the Decision and Order approving reclassification of the subject Increment, the Commission may issue and serve upon Petitioner an Order to Show Cause and Petitioner shall appear before the Commission to explain why the Petition Area of the subject Increment should not revert to its previous State Land Use Agricultural District classification, or be changed to a more appropriate classification.

26. **Notice of Change of Ownership.** Petitioner shall give notice to the Commission of any intent to sell, lease, assign, place in trust, or otherwise voluntarily alter the ownership interests in the Petition Area, at any time prior to completion of development of the Petition Area.

27. **Annual Reports.** Petitioner shall timely provide without any prior notice, annual reports to the Commission, OP, and the City, and their respective successors, in

connection with the status of the development of the Petition Area and Petitioner's progress in complying with the conditions imposed herein. The annual report shall be submitted in a form prescribed by the Executive Officer of the Commission. The annual report shall be due on or before the anniversary date of the Decision and Order for the reclassification of the Petition Area.

28. **Release of Conditions.** The Commission may fully or partially release the conditions provided herein as to all or any portion of the Petition Area upon timely motion and upon the provision of adequate assurance of satisfaction of these conditions by Petitioner or its successors and assigns.

29. **Notice of Imposition of Conditions.** Within seven days of issuance of the Commission's Decision and Order for the subject reclassification, Petitioner shall: (a) record with the Bureau of Conveyances of the State of Hawai'i a statement that the Petition Area is subject to the conditions imposed herein by the Commission in the reclassification of the Petition Area; and (b) file a copy of such recorded statement with the Commission.

30. **Recordation of Conditions.** Petitioner shall record the conditions imposed herein by the Commission with the Bureau of Conveyances pursuant to HAR section 15-15-92.

This Declaration of Conditions shall supersede the Notice of Imposition of Conditions by the Commission dated June 26, 2012, a copy of which was recorded in the

Bureau of Conveyances of the State of Hawai'i as Document No. A-45610754, upon the recordation at the Bureau of Conveyances of this Declaration of Conditions.

Dated: Honolulu, Hawai'i, August 10, 2012.

Castle & Cooke Homes Hawaii, Inc.

By 

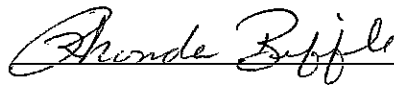
W. BRUCE BARRETT
Its Executive Vice President

By 

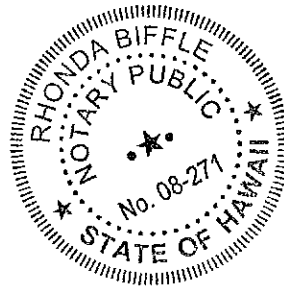
RICHARD K. MIRIKITANI
Its Senior Vice President and Secretary

STATE OF HAWAII)
)
CITY & COUNTY OF HONOLULU) ss:

On this 10th day of August, 2012, before me personally appeared W. BRUCE BARRETT, to me known, who, being by me duly sworn, did say that he is an Executive Vice President of CASTLE & COOKE HOMES HAWAII, INC., and that said instrument was signed on behalf of said corporation by authority of its Board of Directors, and said officer acknowledged said instrument to be the free act and deed of said corporation.

 _____

Name: Rhonda Biffle
Notary Public, State of Hawai'i



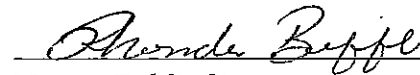
My Commission Expires: 8/3/2016

STATE OF HAWAII NOTARY CERTIFICATION

Doc. Description: Declaration of Conditions

Date of Document: Aug. 10, 2012 # Pages: 53

Date of Notarization: Aug. 10, 2012

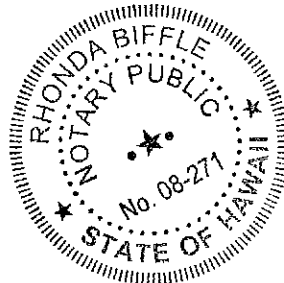
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Notary Public Signature

Print Name: Rhonda Biffle

Notary Public, State of Hawai'i, First Judicial Circuit

Notary Commission No. 08-271 _____



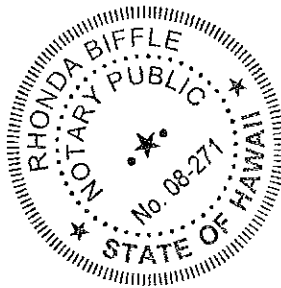
(Stamp or Seal)

STATE OF HAWAII)
) ss:
CITY & COUNTY OF HONOLULU)

On this 10th day of August, 2012, before me personally appeared RICHARD K. MIRIKITANI, to me known, who, being by me duly sworn, did say that he is the Senior Vice President and Secretary of CASTLE & COOKE HOMES HAWAII, INC., and that said instrument was signed on behalf of said corporation by authority of its Board of Directors, and said officer acknowledged said instrument to be the free act and deed of said corporation.

Rhonda Biffle

Name: Rhonda Biffle
Notary Public, State of Hawai'i

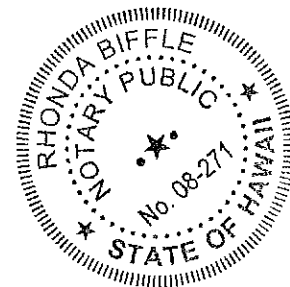


My Commission Expires: 8/3/2016

STATE OF HAWAII NOTARY CERTIFICATION

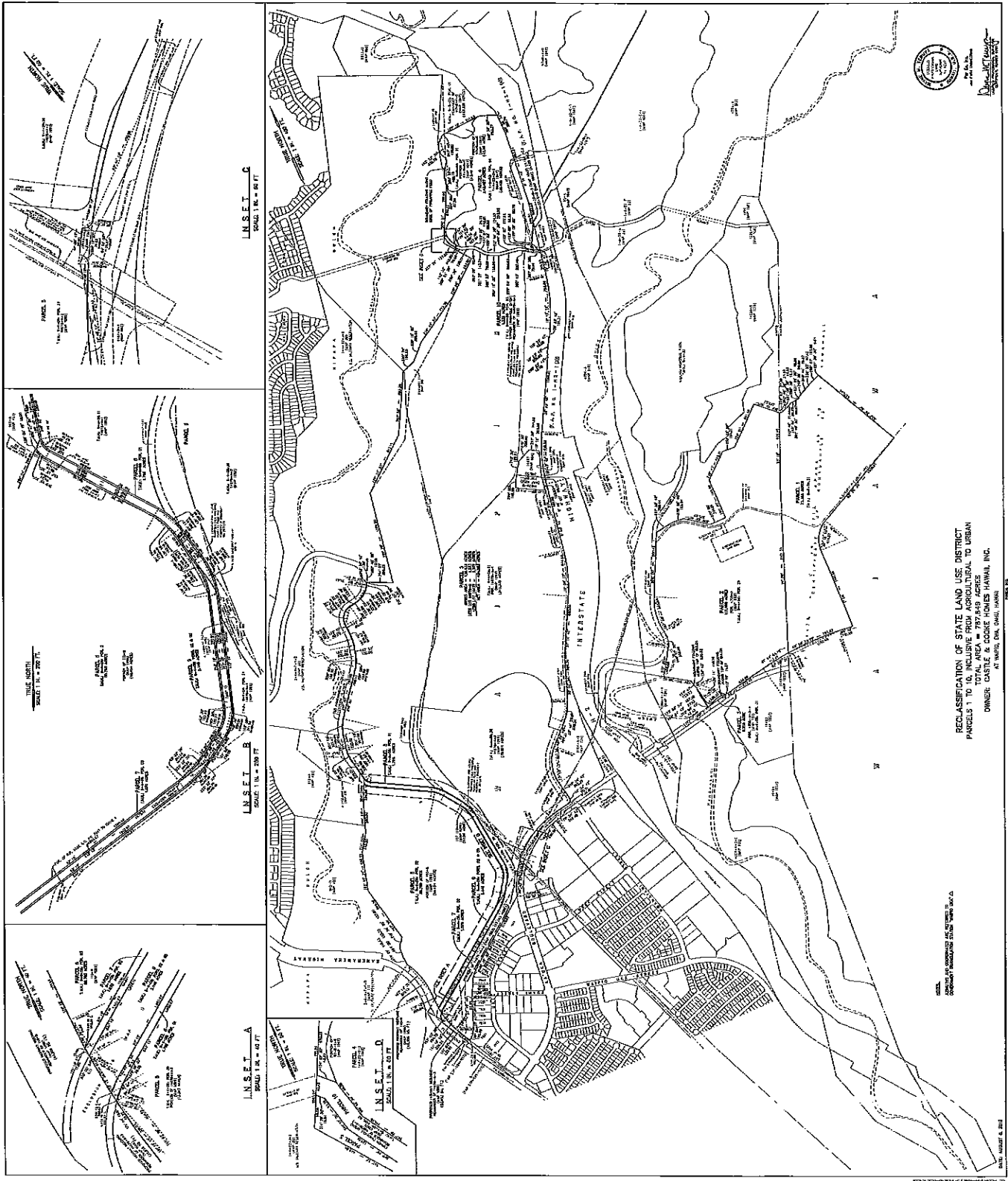
Doc. Description: Declaration of Conditions
Date of Document: Aug. 10, 2012 # Pages: 53
Date of Notarization: Aug. 10th, 2012

Rhonda Biffle
Notary Public Signature
Print Name: Rhonda Biffle
Notary Public, State of Hawai'i, First Judicial Circuit
Notary Commission No. 08-271



(Stamp or Seal)

EXHIBIT "A"



RECLASSIFICATION OF STATE LAND USE DISTRICT
 PARCELS 1 TO 10, INCLUSIVE FROM AGRICULTURAL TO URBAN
 TOTAL AREA = 787.649 ACRES
 OWNER: CHESAPEAKE DEVELOPMENT COMPANY, INC.
 AT HARBOURVIEW, CHARLES COUNTY, MARYLAND

SCALE:
 GRAPHICALLY APPROXIMATE TO THE SCALE OF THE ORIGINAL SURVEY

DATE: MARCH 8, 2011
 BY: MARYLAND SURVEYING BOARD

EXHIBIT "B"

DESCRIPTION

Parcel 1

Reclassification of State Land Use District
Agricultural to Urban

Real property situate at Waiawa, Ewa, Oahu, Hawaii

Being a portion of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73), and more particularly described as follows:

Beginning at the most southwesterly corner of this parcel of land, being the most southeasterly corner of Lot 4205-A (Map 652) of Land Court Application 1000, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 6,398.85 feet South and 7,183.63 feet East, thence running by azimuths measured clockwise from True South:

- | | | | | |
|----|----------|-----|---------------|--|
| 1. | 201° 09' | | 2,421.33 feet | along said Lot 4205-A; |
| 2. | 203° 19' | | 929.82 feet | along said Lot 4205-A; |
| 3. | 276° 22' | | 27.39 feet | along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73); |
| 4. | 262° 46' | 30" | 25.03 feet | along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73); |
| 5. | 251° 08' | 30" | 92.52 feet | along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73); |
| 6. | 242° 46' | | 71.44 feet | along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73); |

7.	265° 51'		55.89 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
8.	261° 40'	30"	55.87 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
9.	256° 38'		12.37 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
10.	221° 09'	30"	15.38 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
11.	240° 35'		99.89 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
12.	245° 44'		76.57 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
13.	238° 53'		67.42 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
14.	250° 07'		163.60 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
15.	251° 36'	30"	6.64 feet	along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);

16. 333° 26' 30" 1,371.14 feet along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
17. 63° 26' 30" 1,508.61 feet along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
18. Thence along a curve to the left having a radius of 400.00 feet, along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73), the chord azimuth and distance being:
32° 15' 15" 414.27 feet;
19. 1° 04' 1,141.01 feet along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
20. 95° 22' 191.99 feet along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);
21. Thence along a curve to the left having a radius of 4,166.37 feet, along the remainder of Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73), the chord azimuth and distance being:
89° 58' 33.75" 782.82 feet, to the point of beginning and containing an area of 73.368 acres.

DESCRIPTION
Parcel 2
Reclassification of State Land Use District
Agricultural to Urban

Real property situate at Waipio, Ewa, Oahu, Hawaii

Being a portion of Lot 4205-A as shown on Map 652 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most southeasterly corner of this parcel of land, being the most southeasterly corner of said Lot 4205-A, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 6,398.85 feet South and 7,183.63 feet East, thence running by azimuths measured clockwise from True South:

1. Thence along Lot 16461 (Map 1057) of Land Court Application 1000, along a curve to the left having a radius of 4,166.37 feet, the chord azimuth and distance being:
81° 44' 54.75" 412.41 feet;
2. 78° 54' 42" 638.08 feet along said Lot 16461, along Lot 16462 (Map 1057) of Land Court Application 1000;
3. 113° 15' 11.27 feet along Lot 4206-A-3-A as shown on Map 731 of land Court Application 1000;
4. Thence along the top of gulch, along Lot 4206-A-3-A as shown on Map 731 of Land Court Application 1000, the direct azimuth and distance being:
134° 43' 520.82 feet;
5. 122° 35' 381.00 feet along said Lot 4206-A-3-A;
6. 212° 35' 408.00 feet along the remainder of said Lot 4205-A;

7. Thence along Lot 4204-A (Map 513) of Land Court Application 1000, along a curve to the left having a radius of 308.00 feet, the chord azimuth and distance being:
190° 17' 30" 233.66 feet;
8. Thence along said Lot 4204-A, along a curve to the right having a radius of 772.00 feet, the chord azimuth and distance being:
187° 00' 502.68 feet;
9. 206° 00' 900.49 feet along said Lot 4204-A, along Lot 1300-A (Map 270) of Land Court Application 1000;
10. 261° 35' 40" 268.44 feet along the remainder of said Lot 4205-A;
11. 275° 55' 40" 165.84 feet along the remainder of said Lot 4205-A;
12. 306° 22' 40" 375.87 feet along the remainder of said Lot 4205-A;
13. 270° 00' 241.01 feet along the remainder of said Lot 4205-A;
14. 180° 00' 568.88 feet along the remainder of said Lot 4205-A;
15. 228° 43' 443.31 feet along the remainder of said Lot 4205-A;
16. 273° 22' 50" 184.31 feet along the remainder of said Lot 4205-A;
17. 228° 01' 661.46 feet along the remainder of said Lot 4205-A;
18. 312° 45' 30" 377.33 feet along the remainder of said Lot 4205-A;
19. 23° 19' 929.82 feet along Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73);

20. 21° 09' 2421.33 feet along Royal Patent 4475, Land Commission Award 7713, Apana 46 to V. Kamamalu, (Certificate of Boundaries 73), to the point of beginning and containing an area of 117.488 acres.

DESCRIPTION
Parcel 3
Reclassification of State Land Use District
Agricultural to Urban

Real property situate at Waipio, Ewa, Oahu, Hawaii

Being a portion of Lot 4206-A-3-A as shown on Map 731 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most easterly corner of this parcel of land, being the most easterly corner of said Lot 4206-A-3-A, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 6,398.85 feet South and 7,183.63 feet East, thence running by azimuths measured clockwise from True South:

1. 78° 54' 42" 339.37 feet along Lot 16462 (Map 1057) of Land Court Application 1000;
2. Thence along the remainder of said Lot 4206-A-3-A (Map 731), along a curve to the left having a radius of 30.00 feet, the chord azimuth and distance being:
213° 54' 42" 42.43 feet;
3. 168° 54' 42" 97.13 feet along the remainder of said Lot 4206-A-3-A;
4. Thence along the remainder of said Lot 4206-A-3-A, along a curve to the right having a radius of 1,057.00 feet, the chord azimuth and distance being:
173° 59' 50" 187.39 feet;
5. Thence along the top of gulch, along Lot 4205-A as shown on Map 652 of Land Court Application 1000, the direct azimuth and distance being:
306° 14' 418.16 feet;
6. 293° 15' 11.27 feet along said Lot 4205-A, to the point of beginning and containing an area of 0.358 acre.

DESCRIPTION

Parcel 4
Reclassification of State Land Use District
Agricultural to Urban

Real property situated at Waipio, Ewa, Oahu, Hawaii

Being portions of Lots 97-B-4-C and 1-A-22-C-2 and all of Lots 1-A-22-D-2 and 1-A-22-E-3 all lots shown on Map 1047 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most southeasterly corner of this parcel of land, on the westerly side of Interstate Highway H-2 (F.A.P. No. 1-H2-1(4)), being also the most southeasterly corner of said Lot 1-A-22-E-3, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 144.09 feet North and 6,268.17 feet East, thence running by azimuths measured clockwise from True South:

- | | | | |
|----|--------------|-------------|---|
| 1. | 107° 09' 30" | 60.70 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 2. | 122° 02' | 52.52 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 3. | 122° 03' | 177.92 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 4. | 99° 04' 30" | 292.95 feet | along Lot 14676 -A-1 (Map 1092) of Land Court Application 1000; |
| 5. | 113° 19' 30" | 124.17 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 6. | 125° 23' | 69.22 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 7. | 141° 27' | 143.61 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 8. | 123° 05' | 74.75 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |

- | | | | |
|-----|--------------|-------------|--|
| 9. | 106° 36' | 127.84 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 10. | 129° 24' 30" | 64.16 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 11. | 147° 28' | 114.55 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 12. | 166° 12' 30" | 88.35 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 13. | 134° 29' 30" | 43.33 feet | along Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 14. | 206° 21' | 670.23 feet | along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000; |
| 15. | 337° 36' | 37.26 feet | along the remainder of Lot 97-B-4-C (Map 1047) of Land Court Application 1000; |

Thence along Lot 97-B-4-C (Map 1047) of Land Court Application 1000, along the edge of pineapple field fields for the next three (3) courses, the direct azimuths and distances between points of said edge of pineapple being:

- | | | | |
|-----|--|--------------|--|
| 16. | 200° 47' | 402.18 feet; | |
| 17. | 185° 22' 30" | 303.75 feet; | |
| 18. | 243° 40' | 129.80 feet; | |
| 19. | 266° 10' | 511.65 feet | along the remainder of Lot 97-B-4-C (Map 1047) of Land Court Application 1000; |
| 20. | Thence along Lot 97-B-4-C (Map 1047) of Land Court Application 1000, along the edge of pineapple field fields, the direct azimuth and distance being:
289° 38' 30" 263.27 feet; | | |
| 21. | 358° 33' 32" | 289.70 feet | along the westerly side of Interstate Highway H-2 (F.A.P. No. 1-H2-1(4)); |
| 22. | 5° 16' 42" | 993.24 feet | along the westerly side of Interstate Highway H-2 (F.A.P. No. 1-H2-1(4)); |

23. 10° 06' 42" 698.82 feet

along the westerly side of Interstate Highway H-2 (F.A.P. No. 1-H2-1(4)), to the point of beginning and containing an area of 43.487 acres, more or less.

DESCRIPTION
Parcel 5
Reclassification of State Land Use District
Agricultural to Urban

Real property situated at Waipio, Ewa, Oahu, Hawaii

Being portions of Lots 14676-A-1 and 14676-A-3 and all of Lot 14676-A-2 as shown on Map 1092 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most southerly corner of this parcel of land, being the most northerly corner of Lot 7871-A (Map 982) and the most westerly corner of Lot 7833 (Map 510) of Land Court Application 1000, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 9,581.33 feet South and 902.60 feet East, thence running by azimuths measured clockwise from True South:

1. 151° 55' 223.91 feet along the remainder of said Lot 14676-A-3;
2. Thence along the remainder of said Lot 14676-A-3, on a curve to the right with a radius of 1000.00 feet, the chord azimuth and distance being:
 161° 18' 15" 326.22 feet, to a non-tangent curve to the right having a radius of 150.00 feet, its curve center bears 308° 36' 04";
3. Thence along said non-tangent curve to the right with a radius of 150.00 feet, along Exclusion 18 (Map 1) of Land Court Application 1000, the chord azimuth and distance being:
 225° 55' 32" 38.25 feet;
4. 233° 15' 1603.67 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
5. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the left with a radius of 785.00 feet, the chord azimuth and distance being:
 223° 32' 30" 264.75 feet;
6. 213° 50' 210.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;

7. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the left with a radius of 305.00 feet, the chord azimuth and distance being:
193° 30' 211.96 feet;
8. 173° 10' 790.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
9. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the left with a radius of 535.00 feet, the chord azimuth and distance being:
158° 35' 269.41 feet;
10. 144° 00' 270.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
11. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the left with a radius of 475.00 feet, the chord azimuth and distance being:
131° 15' 209.66 feet;
12. 118° 30' 860.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
13. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the right with a radius of 115.00 feet, the chord azimuth and distance being:
143° 35' 97.51 feet;
14. 168° 40' 320.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
15. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the right with a radius of 365.00 feet, the chord azimuth and distance being:
180° 05' 144.50 feet;
16. 191° 30' 225.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
17. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the right with a radius of 495.00 feet, the chord azimuth and distance being:
204° 10' 217.09 feet;

18. 216° 50' 750.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
19. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the left with a radius of 375.00 feet, the chord azimuth and distance being:
205° 00' 153.80 feet;
20. 193° 10' 150.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
21. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the left with a radius of 725.00 feet, the chord azimuth and distance being:
184° 10' 226.83 feet;
22. 175° 10' 80.00 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
23. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the right with a radius of 195.00 feet, the chord azimuth and distance being:
217° 25' 262.22 feet;
24. 259° 40' 122.80 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
25. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the left with a radius of 295.00 feet, the chord azimuth and distance being:
236° 20' 233.69 feet;
26. 213° 00' 71.40 feet along Exclusion 18 (Map 1) of Land Court Application 1000;
27. Thence along Exclusion 18 (Map 1) of Land Court Application 1000, on a curve to the left with a radius of 275.00 feet, the chord azimuth and distance being:
212° 50' 10" 1.57 feet;
28. 294° 02' 356.28 feet along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
29. 189° 26' 1286.20 feet along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;

30.	229° 35' 30"	913.15 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
31.	207° 58'	883.30 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
32.	250° 39'	199.25 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
33.	225° 15' 30"	300.85 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
34.	238° 44' 30"	773.30 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
35.	229° 50' 30"	593.00 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
36.	142° 32'	442.80 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
37.	206° 21'	69.55 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
38.	314° 29' 30"	18.84 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
39.	346° 12' 30"	83.59 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
40.	327° 28'	127.51 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
41.	309° 24' 30"	78.58 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
42.	286° 36'	130.11 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;

- | | | | | |
|-----|---|-----|--------------|---|
| 43. | 303° 05' | | 62.49 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 44. | 321° 27' | | 142.79 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 45. | 305° 23' | | 79.09 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 46. | 293° 19' | 30" | 133.39 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 47. | 279° 04' | 30" | 289.82 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 48. | 302° 03' | | 227.48 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 49. | 287° 09' | 30" | 70.96 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 50. | 10° 06' | 42" | 315.55 feet | along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)); |
| 51. | Thence along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)), on a curve to the right with a radius of 2399.98 feet, the chord azimuth and distance being: | | | |
| | 19° 15' | 12" | 762.60 feet; | |
| 52. | 28° 23' | 42" | 151.71 feet | along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)); |
| 53. | 118° 23' | 42" | 10.00 feet | along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)); |
| 54. | 28° 23' | 42" | 200.00 feet | along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)); |

55. 298° 23' 42" 10.00 feet along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3));
56. 28° 23' 42" 1088.01 feet along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3));
57. Thence along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)), on a curve to the left with a radius of 2199.97 feet, the chord azimuth and distance being:
18° 43' 42" 738.82 feet;
58. 9° 03' 42" 951.06 feet along the westerly side of Interstate Highway (F.A.P. 1-H2-1(3));
59. Thence along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)), on a curve to the right with a radius of 2039.97 feet, the chord azimuth and distance being:
18° 09' 12" 644.69 feet;
60. 27° 14' 42" 830.36 feet along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3));
61. 20° 02' 59" 609.30 feet along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3));
62. Thence along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)), on a curve to the right with a radius of 749.98 feet, the chord azimuth and distance being:
32° 46' 20.5" 330.34 feet;
63. 45° 29' 42" 357.31 feet along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3));
64. Thence along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)), on a curve to the left with a radius of 549.99 feet, the chord azimuth and distance being:
17° 12' 12" 521.35 feet;
65. 348° 54' 42" 262.37 feet along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3));

66. Thence along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)), on a curve to the right with a radius of 50.00 feet, the chord azimuth and distance being:
33° 54' 42" 70.71 feet;
67. 78° 54' 42" 249.40 feet along the northerly side of Ka Uka Boulevard;
68. Thence along the northerly side of Ka Uka Boulevard, on a curve to the left with a radius of 1,240.00 feet, the chord azimuth and distance being:
62° 44' 12" 690.86 feet, to a non-tangent curve to the right with a radius of 20.00 feet, its curve center bears: 145° 09' 12";
69. Thence along said non-tangent curve to the right with a radius of 20.00, along the northerly side of Ka Uka Boulevard, the chord azimuth and distance being:
94° 52' 57" 25.57 feet;
70. 44° 36' 42" 56.00 feet along the northerly side of Ka Uka Boulevard, to a non-tangent curve to the right having a radius of 20.00 feet, its curve center bears: 44° 36' 42";
71. Thence along said non-tangent curve to the right with a radius of 20.00 feet, along the northerly side of Ka Uka Boulevard, the chord azimuth and distance being:
356° 19' 27" 26.62 feet, to a non-tangent curve to the left with a radius of 1,240.00 feet, its curve center bears: 312° 24';
72. Thence along said non-tangent curve to the left with a radius of 1,240.00 feet, along the northerly side of Ka Uka Boulevard, the chord azimuth and distance being:
29° 40' 17" 546.43 feet;
73. 53° 15' 1145.57 feet along Lots 7849, 7848, 7847, 7846, 7845, 7844, 7843, 7842 and 7841 (Map 510) of Land Court Application 1000;

74. Thence along Lots 7841 and 7840 (Map 510) of Land Court Application 1000, on a curve to the left with a radius of 470.96 feet, the chord azimuth and distance being:
39° 36' 30" 222.15 feet;
75. 25° 58' 180.38 feet along Lots 7840, 7839 and 7838 (Map 510) of Land Court Application 1000;
76. Thence along Lots 7838 and 7837 (Map 510) of Land Court Application 1000, on a curve to the left with a radius of 900.00 feet, the chord azimuth and distance being:
23° 19' 30" 82.96 feet;
77. 20° 41' 361.82 feet along Lots 7837, 7836, 7835 and 7834 (Map 510) of Land Court Application 1000;
78. Thence along Lot 7833 (Map 510) of Land Court Application 1000, on a curve to the right with a radius of 295.00 feet, the chord azimuth and distance being:
39° 34' 190.95 feet, to the point of beginning and containing a Gross Area of 438.432 Acres and Net Area of 434.552 Acres after subtracting 1.573 Acres and 2.307 Acres for Lots 14676-B (Map 1052) and 14677 (Map 904), respectively.

DESCRIPTION
Parcel 6
Reclassification of State Land Use District
Agricultural to Urban

Real property situated at Waipio, Ewa, Oahu, Hawaii

Being all of Lot 110-A and a portion of Lot 110-B as shown on Map 1096 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most southerly corner of this parcel of land, on the southeasterly side of said Lot 110-B, having an azimuth and distance of 53° 15' 1,603.67 feet as shown on said Map 1096, and being 5.19 feet from the southwesterly terminus of said southeasterly side, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 8,989.00 feet South and 628.35 feet East, thence running by azimuths measured clockwise from True South:

1. Thence along the remainder of said Lot 110-B, on a curve to the right with a radius of 1000.00 feet, the chord azimuth and distance being:
176° 55' 17" 44.63 feet;
2. 178° 12' 200.66 feet along the remainder of said Lot 110-B;
3. Thence along the remainder of said Lot 110-B, on a curve to the left with a radius of 988.59 feet, the chord azimuth and distance being:
163° 14' 51" 510.15 feet;
4. 174° 09' 116.63 feet along Lot 942-B (Map 451) of Land Court Application 1000;
5. 184° 30' 153.35 feet along Lot 942-B (Map 451) of Land Court Application 1000;
6. 218° 39' 30" 137.90 feet along Lot 942-B (Map 451) of Land Court Application 1000;
7. 167° 38' 799.30 feet along Lot 942-B (Map 451) of Land Court Application 1000;
8. 195° 10' 30" 550.75 feet along Lot 942-B (Map 451) of Land Court Application 1000;

9. 214° 04' 273.30 feet along Lot 942-B (Map 451) of Land Court Application 1000;
10. 199° 34' 380.30 feet along Lots 942-B and 942-A (Map 451) of Land Court Application 1000;
11. 204° 04' 296.60 feet along Lot 942-A (Map 451) of Land Court Application 1000, to a non-tangent curve to the left having a radius of 185.00 feet, its curve center bears: 238° 00' 40";
12. Thence along said non-tangent curve to the left having a radius of 185.00 feet, along the westerly side of Exclusion 18 of Land Court Application 1000, the chord azimuth and distance being:
313° 15' 20" 94.24 feet;
13. 298° 30' 860.00 feet along the westerly side of Exclusion 18 of Land Court Application 1000;
14. Thence along the westerly side of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 405.00 feet, the chord azimuth and distance being:
311° 15' 178.76 feet;
15. 324° 00' 270.00 feet along the westerly side of Exclusion 18 of Land Court Application 1000;
16. Thence along the westerly side of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 465.00 feet, the chord azimuth and distance being:
338° 35' 234.16 feet
17. 353° 10' 790.00 feet along the westerly side of Exclusion 18 of Land Court Application 1000;
18. Thence along the westerly side of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 235.00 feet, the chord azimuth and distance being:
13° 30' 163.32 feet;
19. 33° 50' 210.00 feet along the westerly side of Exclusion 18 of Land Court Application 1000;

20. Thence along the westerly side of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 715.00 feet, the chord azimuth and distance being:
43° 32' 30" 241.14 feet;
21. 53° 15' 1598.48 feet along the westerly side of Exclusion 18 of Land Court Application 1000, to the point of beginning and containing an area of 88.760 acres.

DESCRIPTION
Parcel 7
Reclassification of State Land Use District
Agricultural to Urban

Real property situated at Waipio, Ewa, Oahu, Hawaii

Being a portion of Royal Patent 5732, Land Commission Award 8241 to Ioane II, being also a portion of Exclusion 18 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most southwesterly corner of this parcel of land, on the southeasterly side of Lot 110-B as shown on Map 1096 of Land Court Application 1000, having an azimuth and distance of 53° 15' 1,603.67 feet, and being 5.19 feet from the southwesterly terminus of said southeasterly side, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 8,989.00 feet South and 682.35 feet East, thence running by azimuths measured clockwise from True South:

1. 233° 15' 1598.48 feet along Lot 110-B (Map 1096) of Land Court Application 1000;
2. Thence along Lot 110-B (Map 1096) of Land Court Application 1000, on a curve to the left with a radius of 715.00 feet, the chord azimuth and distance being:
223° 32' 30" 241.14 feet;
3. 213° 50' 210.00 feet along Lot 110 (Map 37) of Land Court Application 1000;
4. Thence along Lot 110-B (Map 1096) of Land Court Application 1000, on a curve to the left with a radius of 235.00 feet, the chord azimuth and distance being:
193° 30' 163.32 feet;
5. 173° 10' 790.00 feet along Lot 110-B (Map 1096) of Land Court Application 1000;
6. Thence along Lots 110-B and Lot 110-A (Map 1096) of Land Court Application 1000, on a curve to the left with a radius of 465.00 feet, the chord azimuth and distance being:
158° 35' 234.16 feet;

7. 144° 00' 270.00 feet along Lots 110-A and 110-B (Map 1096) of Land Court Application 1000;
8. Thence along Lot 110-B (Map 1096) of Land Court Application 1000, on a curve to the left with a radius of 405.00 feet, the chord azimuth and distance being:
131° 15' 178.76 feet;
9. 118° 30' 860.00 feet along Lot 110-B (Map 1096) of Land Court Application 1000;
10. Thence along Lot 110-B (Map 1096) of Land Court Application 1000, on a curve to the right with a radius of 185.00 feet, the chord azimuth and distance being:
133° 15' 20" 94.24 feet;
11. 238° 00' 40" 10.00 feet along the remainder of Exclusion 18 of Land Court Application 1000, to a non-tangent curve to the left with a radius of 175.00 feet, its curve center bears: 238° 00' 40";
12. Thence along said non-tangent curve to the left with a radius of 150.00 feet, along the remainder of Exclusion 18 of Land Court Application 1000, the chord azimuth and distance being:
313° 15' 20" 89.14 feet;
13. 298° 30' 860.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
14. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 415.00 feet, the chord azimuth and distance being:
311° 15' 183.18 feet;
15. 324° 00' 270.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
16. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 475.00 feet the chord azimuth and distance being:
338° 35' 239.20 feet;

17. 353° 10' 790.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
18. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 245.00 feet, the chord azimuth and distance being:
13° 30' 170.27 feet;
19. 33° 50' 210.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
20. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 725.00 feet, the chord azimuth and distance being:
43° 32' 30" 244.52 feet;
21. 53° 15' 1603.67 feet along the remainder Exclusion 18 of Land Court Application 1000;
22. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 210.00 feet, the chord azimuth and distance being:
53° 05' 54" 1.11 feet, to a non-tangent curve to the right with a radius of 1000.00 feet, its curve center bears: 264° 58';
23. Thence along said non-tangent curve to the right with a radius of 1000.00 feet, along the remainder of Exclusion 18 of Land Court Application 1000, the chord azimuth and distance being:
175° 18' 17" 11.80 feet, to the point of beginning and containing an area of 1.070 acres.

DESCRIPTION
Parcel 8
Reclassification of State Land Use District
Agricultural to Urban

Real property situated at Waipio, Ewa, Oahu, Hawaii

Being a portion of Royal Patent 5732, Land Commission Award 8241 to Ioane II, being also a portion of Exclusion 18 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most southeasterly corner of this parcel of land, on a curve concave to the southeast having a radius of 150.00 feet, its curve center bears: $308^{\circ} 36' 04''$, said curve being the northwesterly side of Lot 14676-A-3 as shown on Map 1092 of Land Court Application 1000, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 9,074.78 feet South and 692.63 feet East, thence running by azimuths measured clockwise from True South:

1. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 1000.00 feet, its curve center bears: $260^{\circ} 41' 30''$, the chord azimuth and distance being:
 $171^{\circ} 04' 13.5''$ 13.22 feet, to a non-tangent curve to the right with a radius of 160.00 feet, its curve center bears: $311^{\circ} 47' 56''$;
2. Thence along said non-tangent curve to the right with a radius of 160.00 feet, along the remainder of Exclusion 18 of Land Court Application 1000, the chord azimuth and distance being:
 $227^{\circ} 31' 28''$ 31.92 feet;
3. $233^{\circ} 15'$ 1,603.67 feet along the remainder of Exclusion 18 of Land Court Application 1000;
4. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 775.00 feet, the chord azimuth and distance being:
 $223^{\circ} 32' 30''$ 261.38 feet;

5. 213° 50' 210.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
6. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 295.00 feet, the chord azimuth and distance being:
193° 30' 205.01 feet;
7. 173° 10' 790.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
8. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 525.00 feet, the chord azimuth and distance being:
158° 35' 264.38 feet;
9. 144° 00' 270.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
10. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 465.00 feet, the chord azimuth and distance being:
131° 15' 205.25 feet;
11. 118° 30' 860.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
12. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 125.00 feet, the chord azimuth and distance being:
143° 35' 105.98 feet;
13. 168° 40' 320.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
14. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 375.00 feet, the chord azimuth and distance being:
180° 05' 148.46 feet;

15. 191° 30' 225.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
16. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 505.00 feet, the chord azimuth and distance being:
204° 10' 221.47 feet;
17. 216° 50' 750.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
18. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 365.00 feet, the chord azimuth and distance being:
205° 00' 149.70 feet;
19. 193° 10' 150.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
20. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 715.00 feet, the chord azimuth and distance being:
184° 10' 223.70 feet;
21. 175° 10' 80.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
22. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 205.00 feet, the chord azimuth and distance being:
217° 25' 275.67 feet;
23. 259° 40' 122.80 feet along the remainder of Exclusion 18 of Land Court Application 1000;
24. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 285.00 feet, the chord azimuth and distance being:
236° 20' 225.77 feet;

25. 213° 00' 71.40 feet along the remainder of Exclusion 18 of Land Court Application 1000;
26. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 265.00 feet, the chord azimuth and distance being:
212° 50' 10" 1.52 feet;
27. 302° 40' 20" 10.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
28. Thence along Lot 14676-A-1 (Map 1092) of Land Court Application 1000, on a curve to the right with a radius of 275.00 feet, the chord azimuth and distance being:
32° 50' 10" 1.57 feet;
29. 33° 00' 71.40 feet along Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
30. Thence along Lot 14676-A-1 (Map 1092) of Land Court Application 1000, on a curve to the right with a radius of 295.00 feet, the chord azimuth and distance being:
56° 20' 233.69 feet;
31. 79° 40' 122.80 feet along Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
32. Thence along Lot 14676-A-1 (Map 1092) of Land Court Application 1000, on a curve to the left with a radius of 195.00 feet, the chord azimuth and distance being:
37° 25' 262.22 feet;
33. 355° 10' 80.00 feet along Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
34. Thence along Lot 14676-A-1 (Map 1092) of Land Court Application 1000, on a curve to the right with a radius of 725.00 feet, the chord azimuth and distance being:
4° 10' 226.83 feet;

35. 13° 10' 150.00 feet along Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
36. Thence along Lot 14676-A-1 (Map 1092) of Land Court Application 1000, on a curve to the right with a radius of 375.00 feet, the chord azimuth and distance being:
25° 00' 153.80 feet;
37. 36° 50' 750.00 feet along Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
38. Thence along Lot 14676-A-1 (Map 1092) of Land Court Application 1000, on a curve to the left with a radius of 495.00 feet, the chord azimuth and distance being:
24° 10' 217.09 feet;
39. 11° 30' 225.00 feet along Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
40. Thence along Lot 14676-A-1 (Map 1092) of Land Court Application 1000, on a curve to the left with a radius of 365.00 feet, the chord azimuth and distance being:
00° 05' 144.50 feet;
41. 348° 40' 320.00 feet along Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
42. Thence along Lot 14676-A-1 (Map 1092) of Land Court Application 1000, on a curve to the left with a radius of 115.00 feet, the chord azimuth and distance being:
323° 35' 97.51 feet;
43. 298° 30' 860.00 feet along Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
44. Thence along Lots 14676-A-1 and 14676-A-2 (Map 1092) of Land Court Application 1000, on a curve to the right with a radius of 475.00 feet, the chord azimuth and distance being:
311° 15' 209.66 feet;

45. 324° 00' 270.00 feet along Lot 14676-A-2 (Map 1092) of Land Court Application 1000;
46. Thence along Lot 14676-A-2 (Map 1092) of Land Court Application 1000, on a curve to the right with a radius of 535.00 feet, the chord azimuth and distance being:
338° 35' 269.41 feet;
47. 353° 10' 790.00 feet along Lots 14676-A-2 and 14676-A-3 (Map 1092) of Land Court Application 1000;
48. Thence along Lot 14676-A-3 (Map 1092) of Land Court Application 1000, on a curve to the right with a radius of 305.00 feet, the chord azimuth and distance being:
13° 30' 211.96 feet;
49. 33° 50' 210.00 feet along Lot 14676-A-3 (Map 1092) of Land Court Application 1000;
50. Thence along Lot 14676-A-3 (Map 1092) of Land Court Application 1000, on a curve to the right with a radius of 785.00 feet, the chord azimuth and distance being:
43° 32' 30" 264.75 feet;
51. 53° 15' 1,603.67 feet along Lot 14676-A-3 (Map 1092) of Land Court Application 1000;
52. Thence along Lot 14676-A-3 (Map 1092) of Land Court Application 1000, on a curve to the left with a radius of 150.00 feet, the chord azimuth and distance being:
45° 55' 32" 38.25 feet, to the point of beginning and containing an area of 1.798 acres.

DESCRIPTION
Parcel 9
Reclassification of State Land Use District
Agricultural to Urban

Real property situated at Waipio, Ewa, Oahu, Hawaii

Being a portion of Royal Patent 5732, Land Commission Award 8241 to Ioane II, being also a portion of Exclusion 18 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most southerly corner of this parcel of land, the curve center for the northwesterly side of Lot 14676-A-3 having a radius of 150.00 feet as shown on Map 1092 of Land Court Application 1000 bears: $311^{\circ} 47' 56''$ 160.00 feet, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 9,061.72 feet South and 690.57 feet East, thence running by azimuths measured clockwise from True South:

1. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 1000.00 feet, its curve center bears: $261^{\circ} 26' 57''$ the chord azimuth and distance being:
 $173^{\circ} 12' 28.5''$ 61.38 feet, to a non-tangent curve to the right with a radius of 210.00 feet, its curve center bears: $322^{\circ} 56' 48''$;
2. Thence along said non-tangent curve to the right with a radius of 210.00 feet, along the remainder of Exclusion 18 of Land Court Application 1000, the chord azimuth and distance being:
 $233^{\circ} 05' 54''$ 1.11 feet;
3. $233^{\circ} 15'$ 1,603.67 feet along the remainder of Exclusion 18 of Land Court Application 1000;
4. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 725.00 feet, the chord azimuth and distance being:
 $223^{\circ} 32' 30''$ 244.52 feet;

5. 213° 50' 210.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
6. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 245.00 feet, the chord azimuth and distance being:
193° 30' 170.27 feet;
7. 173° 10' 790.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
8. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 475.00 feet, the chord azimuth and distance being:
158° 35' 239.20 feet;
9. 144° 00' 270.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
10. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 415.00 feet, the chord azimuth and distance being:
131° 15' 183.18 feet;
11. 118° 30' 860.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
12. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 175.00 feet, the chord azimuth and distance being:
133° 15' 20" 89.14 feet;
13. 200° 47' 04" 72.89 feet along the remainder of Exclusion 18 of Land Court Application 1000, to a non-tangent curve to the left with a radius of 125.00 feet, its curve center bears: 258° 40';

14. Thence along said non-tangent curve to the left with a radius of 125.00 feet, along the remainder of Exclusion 18 of Land Court Application 1000, the chord azimuth and distance being:
323° 35' 105.98 feet;
15. 298° 30' 860.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
16. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 465.00 feet, the chord azimuth and distance being:
311° 15' 205.25 feet;
17. 324° 00' 270.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
18. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 525.00 feet, the chord azimuth and distance being:
338° 35' 264.38 feet;
19. 353° 10' 790.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
20. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 295.00 feet, the chord azimuth and distance being:
13° 30' 205.01 feet;
21. 33° 50' 210.00 feet along the remainder of Exclusion 18 of Land Court Application 1000;
22. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the right with a radius of 775.00 feet, the chord azimuth and distance being:
43° 32' 30" 261.38 feet;
23. 53° 15' 1,603.67 feet along the remainder of Exclusion 18 of Land Court Application 1000;

24. Thence along the remainder of Exclusion 18 of Land Court Application 1000, on a curve to the left with a radius of 160.00 feet, the chord azimuth and distance being:
47° 31' 28" 31.92 feet, to the point of beginning and containing an area of 5.446 acres.

DESCRIPTION
Parcel 10
Reclassification of State Land Use District
Agricultural to Urban

Real property situated at Waipio, Ewa, Oahu, Hawaii

Being portion of Lot 14676-A-1 as shown on Map 1092 of Land Court Application 1000, and more particularly described as follows:

Beginning at the most northeasterly corner of this parcel of land, being the most southeasterly corner of Lot 1-A-22-E-3 (Map 1047) of Land Court Application 1000, the coordinates of said point of beginning referred to Government Survey Triangulation Station "WAIPIO UKA" being 144.09 feet North and 6,268.17 feet East, thence running by azimuths measured clockwise from True South:

- | | | | |
|----|--------------|-------------|---|
| 1. | 10° 06' 42" | 40.30 feet | along the westerly side of Interstate Highway (F.A.P. No. 1-H2-1(3)); |
| 2. | 107° 09' 30" | 70.96 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 3. | 122° 03' | 227.48 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 4. | 99° 04' 30" | 289.82 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 5. | 113° 19' 30" | 133.39 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 6. | 125° 23' | 79.09 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |
| 7. | 141° 27' | 142.79 feet | along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000; |

8.	123° 05'		62.49 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
9.	106° 36'		130.11 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
10.	129° 24'	30"	78.58 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
11.	147° 28'		127.51 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
12.	166° 12'	30"	83.59 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
13.	134° 29'	30"	18.84 feet	along the remainder of Lot 14676-A-1 (Map 1092) of Land Court Application 1000;
14.	206° 21'		42.12 feet	along Lot 1-A-22-J-2 (Map 30) of Land Court Application 1000;
15.	314° 29'	30"	43.33 feet	along Lot 97-B-4-C (Map 1047) of Land Court Application 1000;
16.	346° 12'	30"	88.35 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;
17.	327° 28'		114.55 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;
18.	309° 24'	30"	64.16 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;
19.	286° 36'		127.84 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;
20.	303° 05'		74.75 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;

21.	321° 27'		143.61 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;
22.	305° 23'		69.22 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;
23.	293° 19'	30"	124.17 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;
24.	279° 04'	30"	292.95 feet	along Lot 1-A-22-C-2 (Map 1047) of Land Court Application 1000;
25.	302° 03'		177.92 feet	along Lots 1-A-22-C-2 and 1-A-22-D-2 (Map 1047) of Land Court Application 1000;
26.	302° 02'		52.52 feet	along Lot 1-A-22-E-3 (Map 1047) of Land Court Application 1000;
27.	287° 09'	30"	60.70 feet	along Lot 1-A-22-E-3 (Map 1047) of Land Court Application 1000, to the point of beginning and containing an area of 1.322 acres.

END OF EXHIBIT "B"