

LINDA CROCKETT LINGLE
Mayor



DAVID W. BLANE
Director

GWEN OHASHI HIRAGA
Deputy Director

RECEIVED

COUNTY OF MAUI
PLANNING DEPARTMENT '95 SEP 15 P1:48
250 S. HIGH STREET
WAILUKU, MAUI, HAWAII 96793

OFFICE OF ENVIRONMENTAL
QUALITY CONTROL

September 8, 1995

Mr. Gary Gill, Director
Office of Environmental Quality Control
200 South King Street, Fourth Floor
Honolulu, Hawaii 96813

Dear Mr. Gill:

RE: Final Negative Declaration for the Proposed Waiehu Car Wash at Paukukalo, Maui, Hawaii, TMK: 3-4-27:35

The Maui County Planning Department, as the accepting authority, is transmitting for publication in the upcoming OEQC Bulletin, the Final Environmental Assessment for the Waiehu Car Wash Facility proposed by the applicant, Waiehu Beach Partners on 5,408 sq. ft. of property.

A brief description of the proposed action is contained in the summary section in the enclosed OEQC Bulletin Publication Form. We have also enclosed four (4) copies of the Final Environmental Assessment for your use.

Thank you for your cooperation. If further clarification is required, please contact Ms. Ann Cua of this office.

Very truly yours,

A handwritten signature in cursive script, appearing to read "David W. Blane".

DAVID W. BLANE
Planning Director

ATC:tm
Enclosures
cc: John Min
Colleen Suyama
Ann Cua
Project File
a: Draft.GG

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1995-10-08-MA-FA-Waiehu Car Wash

OCT 8 1995

FILE COPY

**FINAL
ENVIRONMENTAL
ASSESSMENT**

**PROPOSED WAIEHU
CAR WASH
PAUKUKALO, MAUI, HAWAII
TMK 3-4-27:35**



Applicant:

Waiehu Beach Partners
370 Dairy Road
Kahului, Maui, Hawaii
Phone: 877-4351

Authorized Agent:

Chris Hart and Partners
Landscape Architecture and Planning
1955 Main Street, Suite 200
Wailuku, Maui, Hawaii 96793
Phone: 242-1955

SEPTEMBER 1995

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**CHRIS
HART
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PREFACE

The applicant, Mr. Glenn Nakamura, proposes to construct a car wash and accessory uses as an adjunct to an existing automobile service station and convenience store at Paukukalo, Maui, Hawaii (TMK 3-4-27:35). Applications include the following: (1) an Environmental Assessment pursuant to Chapter 343, Hawaii Revised Statutes, Chapter 200 of Title 11, Administrative Rules, Environmental Impact Statement Rules; (2) a Community Plan Amendment from Single-Family to Business use; and (3) a Change in Zoning from R-2 Residential District to B-2 Community Business District. This report addresses the project's technical characteristics, environmental impacts, and findings and conclusions relative to the significance of project impacts.

I. PROJECT OVERVIEW

A. PROJECT LOCATION, EXISTING USE, AND LAND OWNERSHIP

The applicant, Mr. Glen Nakamura, is proposing to construct and operate a car wash and accessory uses in Paukukalo, Maui, Hawaii (TMK 3-4-27:35). See Figure 1. The subject property, comprising approximately 5,408 square feet in area, is adjacent to Waiehu Shell service station along Waiehu Beach Road. See Figure 2.

The project site is currently in residential use. Improvements include a single-family residential dwelling, perimeter fencing and/or walls, storage building and other accessory structures.

The land owner of the subject property is

B. CURRENT LAND USE DESIGNATIONS

- State Land Use District: Urban
- Wailuku-Kahului Community Plan: Single-Family
- Maui County Zoning: R-2 Residential District
- Special Management Area, pursuant to HRS Chapter 205A

C. PROPOSED ACTION

The applicant proposes to construct a car wash facility to be operated in conjunction with an existing service station (Waiehu Chevron) on Waiehu Beach Road. The proposed facility will measure approximately 22 feet by 42 feet and have a height of 14 feet. See Figure 3. Improvements will include eight (8) paved parking stalls, a retaining wall around the north, east, and west sides of the property, and landscaping; which will include trees, plants, and hedges. See Figure 4. The proposed car wash facility will incorporate a "zero discharge" reclamation system to recover the rinse water for reuse in the wash and rinse cycles. Dirt and oil are collected in the system's filters. Since the wash water is captured and

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I. DESCRIPTION OF THE SURROUNDING ENVIRONMENT

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A. PHYSICAL ENVIRONMENT

1. Surrounding Land Uses

The project site is surrounded by single-family residential uses and commercial and light industrial uses. Specific land uses to the immediate east and southeast of the subject property include the Waiehu Shell service station; a super stop convenience store, the Waiehu Market Place project, the Waiehu Beach Center, and the KMVI 55 Radio Station. A '76 Gas and Service Station is located approximately 800 feet to the south of the project site.

Single-family residential homes are located to the north and northeast of the project site.

To the west of the project site, across Waiehu Beach Road, is the Maui Fumigation, Co., and single-family residences.

2. Climate

Like most areas of Hawaii, Maui's climate is relatively uniform year-round. Characteristic of Hawaii's climate, the project site experiences mild and uniform temperatures year round, moderate humidity and a consistent northeasterly tradewinds.

Average temperatures at the project site (based on temperatures recorded at Kahului Airport) range from lows in the 60's (degrees Fahrenheit) to highs in the 80's (degrees Fahrenheit). August is historically the warmest month, while January and February are the coolest. Rainfall at the project site averages approximately 20 inches per year. Winds in the Wailuku-Kahului region are predominantly out of the north-northeast and northeast.

6. Air Quality

Air quality in the Wailuku-Kahului region is considered good as point sources (e.g., Maui Electric Power Plant, HC&S Mill), and non-point sources (e.g., automobile emissions) of emission are not significant to generate high concentration of pollutants. The relatively high quality of air can also be attributed to the regions constant exposure to winds which quickly disperse concentrations of emissions. This rapid dispersion is evident during burning of sugar cane in fields located to the southeast of the Kahului residential core.

7. Noise Characteristics

Traffic noise is the predominant source of background noise in the vicinity of the project site. Light industrial operations located to the east and southeast of the subject property are also a source of noise in this locale.

8. Visual Resources

The subject property is located in the midst of commercial, light industrial, and residential areas. The site is not a part of a scenic or unique scenic corridor, nor does it provide valuable vantage points to scenic resources.

9. Archaeological Resources

The areas proposed for the construction of the car wash has been previously graded and disturbed. The existing single-family dwelling constructed in 1939 is approximately 54 years old and is considered a historic structure.

CORRECTION

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

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B. SOCIO-ECONOMIC ENVIRONMENT

1. Population

The population of the County of Maui has exhibited relatively strong growth over the past decade. The 1990 population was estimated to be 100,374 residents, a 41.7% increase over the 1980 population of 70,847 residents. Growth in the County is expected to continue, with resident population projections to the year 2000 and 2010, estimated to be 123,900 and 145,200, respectively.

The Wailuku-Kahului Community Plan region follows the Countywide pattern of population growth, with the region's 1990 estimated population of 32,816, expected to rise to 43,549 by the year 2000 and to 54,763 by the year 2010.

2. Economy

As noted previously, the project site is surrounded by commercial and light industrial uses. Neighboring Kahului, the Island's center of commerce, contains Kahului Harbor, the Island's only deep water port, and the Kahului Airport, the second busiest airport in the State. With its proximity to the Harbor and Airport, the Kahului region has emerged as the focal point for heavy industrial, light industrial and commercial activities and services. Combined with neighboring Wailuku, the region's economic character encompasses a broad range of commercial, service, and governmental activities. In addition, the region is surrounded by large agricultural acreage which include sugar cane fields, pineapple fields, and macadamia nut orchards. The vast expanse of agricultural lands managed by HC&S and Wailuku Agribusiness Company, is considered a key component of the local economy.

C. PUBLIC SERVICES

1. Recreational Facilities

The project site does not abut the shoreline or public recreational facilities. In general, the Wailuku-Kahului region encompasses a full range of recreational opportunities, including shoreline and boating activities at the Kahului Harbor and adjoining beach parks, and individual and organized athletic activities offered at numerous County parks and the War Memorial Complex. The subject property is located within one mile of the Wailuku Community Center and the County's Papohaku Park.

2. Police and Fire Protection

Police protection for the Wailuku-Kahului region is provided by the County Police Department headquartered at the Wailuku Station, approximately two (2) miles from the project site. The region is served by the Department's Central Maui patrol which includes approximately 100 full-time personnel.

Fire prevention, suppression, and protection services for the Wailuku-Kahului region is provided by the County Department of Fire Control's Wailuku Station, located in Wailuku Town, approximately two (2) miles from the subject area. The Wailuku Station is staffed by 27 full-time personnel. In addition, the Department has recently completed construction of the new Kahului Station (located on Dairy Road).

3. Solid Waste

Single-family residential solid waste collection service is provided by the County of Maui on a once-a-week basis. Residential solid waste collected by County crews are disposed at the County's 55-acre Central Maui Landfill, located four miles southeast of the Kahului Airport. In addition to County-collected refuse, the Central Maui Landfill accepts commercial waste from private collection companies.

4. Health Care

Maui Memorial Hospital, the only major medical facility on the island, services the Wailuku-Kahului region. Acute, general and emergency care services are provided by the 145-bed facility. In addition, numerous privately operated medical/dental clinics and offices are located in the area to serve the region's residents.

5. Schools

The Wailuku-Kahului region is served by the State Department of Education's public school system as well as several privately operated schools accommodating elementary, intermediate and high school students. Department of Education facilities in the region include Waihe'e, Kahului, and Lihikai Schools (Grades K-6), Maui Waena Intermediate School (Grades 7-8), Baldwin High School (Grades 9-12) and Maui High School (Grades 9-12). St. Anthony's School (grades K-12), a private school, is located on lower Main St. The University of Hawaii's Maui Community College is located on Kaahumanu Avenue, approximately two (2) miles away from the subject area.

D. INFRASTRUCTURE

1. Roadways

The Wailuku-Kahului region is served by a roadway network which includes arterial, collectors and local roads. Major roadways include Kaahumanu Avenue, the principal linkage between Wailuku and Kahului, Lower Main/Beach Road, Hana Highway, and Puunene Avenue.

Access to the project site is provided via two driveways; one off of Waiehu Beach Road and the other off of Eluene Place.

2. Wastewater

Domestic wastewater generated in the Wailuku-Kahului region is conveyed to the County's Wailuku-Kahului Wastewater Reclamation Facility located one-half mile south of Kahului Harbor at Naska. The design capacity of the facility is 7.9 million gallons per day (MGD). Average daily flow currently processed through the plant is approximately 5.3 MGD.

An 8-inch sewer line along Kainalu Place services the project site. Sewage from the 8-inch line enters the Wailuku Wastewater Pump Station located at the end of Eluene Place. The Wailuku Wastewater Pump Station then transports sewage through a 20-inch force main to the Wailuku-Kahului Wastewater Reclamation Facility.

3. Water

The Wailuku-Kahului region is served by the Board of Water Supply's (BWS) domestic water system. Water drawn from the Iao Aquifer System is conveyed to this region for distribution and consumption. The Iao Aquifer, which serves the Central Maui region, has a sustainable yield of 20 MGD. Recent estimates place the average withdrawal from the aquifer at over 18 MGD (Council of the County of Maui, December 21, 1990).

Water service to the project site is provided via a 16-inch waterline located along Waiehu Beach Road. The project site has a current 5/8 water meter to serve the existing residence. Two water tanks, the Waiehu Terrace Tank and the Mokuhaui Tank feed the distribution system serving Paukukalo.

4. Drainage

Runoff generated at the project site sheet flows in a southwest to a northeast direction. Runoff sheet flows along the nearby roads and ultimately discharges into the ocean.

5. Electric

The project site is serviced by Maui Electric Co., Ltd. Overhead powerlines located along Waiehu Beach Road.

III. PROJECT IMPACT ASSESSMENT

A. PHYSICAL ENVIRONMENT

1. Surrounding Land Uses

The applicant proposes to construct a car wash and accessory uses. The car wash will operate in conjunction with the Waiehu Chevron Service Station and super stop convenience store. The subject property is located within the midst of light industrial, commercial and residential uses. The project will include a retaining wall and landscaping which will include trees and hedges. The wall and landscaping will serve as a physical barrier as well as a visual screen for the surrounding single-family residential homes. As such, the proposed project is not anticipated to have any adverse effects on surrounding land uses.

2. Topography/Landform

The proposed project will involve clearing, grubbing and grading of approximately 5,408 square feet of previously developed land. In general, however, finished contours will be graded to accommodate the new car wash and some additional parking. The new grade will follow existing grades to minimize earthwork costs. Therefore, the project is not expected to result in any negative impacts to the topography or landform.

3. Flora and Fauna

The proposed project will result in the removal of existing vegetation from the site, however, there are no rare, endangered or threatened species of plants found within the subject area. The proposed project will not have an adverse impact upon these environmental features.

4. Air Quality

Air quality impacts attributed to the project will include dust generated by short-term, construction-related activities. Site work such as grading and utilities and roadway construction, for example, will generate airborne particulates. Dust control measures such as regular watering and sprinkling will be implemented as needed to minimize wind-blown emissions.

The proposed project will result in a slight increase in volume of traffic being attracted to the project site. As an additional convenience, the proposed car wash will likely be used primarily by patrons of the existing gas station and/or convenience store. Since car wash-related traffic relates primarily to existing retail services and represents only a portion of overall traffic activity in the region, the proposed project is not anticipated to be detrimental to local air quality.

5. Noise

Ambient noise conditions will be affected over the short-term by construction activities. Construction equipment, such as bull dozers, front end loaders and materials-carrying trucks, would be the dominant source of noise during the site construct period. Construction is anticipated to be limited to daylight hours only and will be minimized through proper adherence to Department of Health noise regulations regarding construction equipment. Construction noise should not have a significant adverse impact on the vicinity.

On a long-term basis, the operation of the car wash facility will be limited to the hours between 8:00 a.m. and 5:00 p.m. from Monday through Saturday. Currently, there are no noise standards applicable to Maui County. In the City and County of Honolulu, the acceptable noise level for a commercial use is 60 dBA. Mitigation measures will be implemented to maintain noise levels of the proposed car wash facility at or below 60 decibels (dBA) in relation to the adjacent residential properties. Improvements will include a concrete masonry wing wall along the northern property boundary to function as a sound barrier. A 10 ft. high masonry wall currently exists along the eastern boundary of the subject property. An acoustical study of a comparable car wash facility substantiates that such structural improvements will effectively reduce noise levels at or below generally accepted commercial use standards.

Traffic related noise associated with the car wash is considered to be insignificant and is not anticipated to generate adverse noise conditions within the region.

6. Visual Resources

The proposed project will be designed to blend with the surrounding buildings and environment. The proposed landscaping will provide a visual screen and buffer from the adjacent single-family residential homes to the north and northeast of the subject property. As such, the proposed project will not have an adverse impact upon scenic view corridors or the visual character of the area.

7. Archaeological Resources

As noted earlier, the project site has been previously disturbed and developed. Thus there is minimal potential of encountering significant historical or cultural resources. In the event that cultural remains are encountered during the site excavation process, an adequate mitigation plan will be developed in conjunction with the

State Historic Preservation Office. In addition, a photo documentation and brief history of the existing single family dwelling constructed in 1939 has been submitted to the State Historic Preservation Division, as a prerequisite to demolition. ✓

8. Identification and Assessment of Chemicals to be used and Potential Environmental Impacts

The proposed car wash will utilize biodegradable low nitrogen and phosphor washing detergents, wetting agents, and liquid spray wax. These chemicals are biodegradable, and as such there will be no long term impacts on the environment. There will be some sludge consisting of dirt, sand, gravel, and cinders which will accumulate on the bottom of the water reclamation system. This material will be periodically removed and disposed of as prescribed by the Department of Health.

B. SOCIO-ECONOMIC ENVIRONMENT

1. Population and Local Economy

On a short-term basis, the project will support construction and construction-related employment.

The proposed car wash will not require the hiring of any additional full-time or part-time employees. As such, the construction of the proposed car wash will not have a significant impact on the local population or the employment opportunities in the region.

C. PUBLIC SERVICES

Since there will not be any additional employees, the employment related impacts of the project upon public service needs, such as police, medical facilities, and schools are not considered significant.

D. INFRASTRUCTURE

1. Roadways

Access to and from the car wash will be via the existing Waiehu Chevron service station. A minimal increase in traffic can be expected to be generated by the proposed car wash facility. The project should not significantly alter automobile trip characteristics within the area, insofar as the proposed project will operate in conjunction with the existing Waiehu Chevron service station and super stop convenience store. Access to the car wash will be from within the existing service station and convenience store site only. The applicant will meet the ingress and egress requirements of the State Department of Transportation which will help to mitigate any adverse effect that may be caused by the slight increase in traffic.

2. Wastewater

The proposed car wash facility will utilize a "zero discharge" reclamation system to recover the rinse water for reuse in the wash and rinse cycles. Dirt and oil are collected in the system's filters. Since the wash water will be captured and fully contained within the car wash's reclamation system, the proposed facility will not require a leach field or connection into the County's sewerage system for wastewater disposal. Also, the proposed project will not include the installation of any restroom facilities.

3. Water

The existing water meter is capable of providing a maximum flow of 20 gpm. Under normal operating conditions, the reclaimed water that is filtered and contained in the system's storage tank will provide a sufficient flow for the car wash. If there is an insufficient amount of reclaimed water, however, the supplemental use of potable water may be necessary at a flow of 6 gpm for a duration of 15 to 20 seconds per car (2.25 to 3 gallons per car). Other demands on the

water system will be for landscape irrigation which will be designed for a flow rate of 8 to 10 gpm. The total demand will therefore be in the 8 to 16 gpm range which is within the capacity of the existing 5/8-inch water meter. It is anticipated that 75 to 100 cars will be washed daily. With the "zero discharge" reclamation system, the total water usage by the car wash should not exceed 100 gallons per day plus irrigation, which is less than the average water consumption of a typical residence.

4. Drainage

The drainage runoff from the project site will be contained on-site and disposed of in a dry well. The dry well system will be designed to store the run-off and allow percolation into the ground over a short period of time. There will be no drainage impact on any of the adjoining or downstream properties.

5. Other Infrastructure Systems

Since the proposed project represents a use that will be in conjunction with an existing service station and convenience store, the impacts upon the infrastructure systems are expected to be negligible.

IV. RELATIONSHIP TO GOVERNMENTAL PLANS, POLICIES AND CONTROLS

A. STATE AND COUNTY LAND USE LAWS

The Hawaii Land Use Law, Chapter 205, Hawaii Revised Statutes, establishes four major land use districts in which all lands in the State are placed. These districts are designated "Urban", "Rural", "Agriculture", and "Conservation". The subject property is located within the State "Urban" District. Car wash facilities are a permitted use within the State "Urban" District.

B. GENERAL PLAN OF THE COUNTY OF MAUI

The General Plan of the County of Maui (1991) update provides long term goals, objectives, and policies directed toward the betterment of living conditions in the County. Addressed are social, environmental, and economic issues pertaining to future growth in Maui County. The following General Plan objective and policies are addressed by the proposed project:

Objective: To provide an economic climate which will encourage controlled expansion and diversification of the County's economic base.

Policy: Maintain a diversified economic environment compatible with acceptable and consistent employment.

Objective: To provide a balance between visitor industry employment and non-visitor employment for a broader range of employment choices for the County's residents.

Objective: To see that all developments are well designed and are in harmony with their surroundings.

C. WAILUKU-KAHULUI COMMUNITY PLAN

Nine (9) community plan regions have been established in Maui County. Each region's growth and development is guided by a Community Plan which contain objectives and policies in accordance with the County General Plan. The purpose of the Community Plan is to outline a relatively detailed agenda for carrying out these objectives.

The proposed project is located within the Wailuku-Kahului Community Plan region. The proposed project meets the following recommendations of the current Wailuku-Kahului Community Plan:

- Support the revitalization of the Wailuku commercial core and adjacent areas by expanding the range of commercial services; improving circulation and parking; establishing urban design guidelines; and providing opportunities for new residential uses. Improve Wailuku's image and level of service as a commercial center for the region's population. A combination of renewal and rehabilitation actions is necessary to meet the needs of a growing center. (Emphasis added)
- Protect nearshore waters by ensuring that discharges from waste disposal meet water quality standards. Continuous monitoring of existing and future waste disposal system is necessary to ensure their efficient operation.

Maps are included within each Community Plan in order to spatially define appropriate future land uses. The project site is designated "Single-Family" in the current Wailuku-Kahului Community Plan Land Use Map. As such, the applicant will be seeking a Community Plan Amendment from "Single-Family" to "Business" use.

The update of the Wailuku-Kahului Community Plan is currently pending approval by the Maui County Council.

D. COUNTY ZONING

The subject property is County Zoned "R-2 Residential". As such, the applicant will be seeking a Change in Zoning from "R-2 Residential" to "B-2 Business".

Pursuant to Maui County Code, Chapter 19.510.040, the County Council may grant a change in Zoning if the following criteria are met:

- a. The proposed request meets the intent of the general plan and the objectives and policies of the community plans of the County.

Response:

As noted earlier in the foregoing sections IV, B and C, the proposed project meets the intent of the general plan and relates to the objectives and policies of the Wailuku-Kahului Community Plan.

- b. The proposed request is consistent with the applicable community plan land use map of the County.

Response:

The proposed project site is designated "Single-Family" by the Wailuku-Kahului Community Plan. As such, the applicant is seeking a Community Plan Amendment from "Single-Family" to "Business" use. Therefore, the proposed project will be consistent with the Wailuku-Kahului Community Plan if the Community Plan Amendment is adopted by the County Council.

- c. The proposed request meets the intent and purpose of the district being requested.

Response:

A car wash facility is a permitted use within B-2 Business District.

- d. The application, if granted, would not adversely affect or interfere with public or private schools, parks, playgrounds, water systems, sewage and solid waste disposal, drainage, roadway and transportation systems, or other public requirements, conveniences and improvements.

Response:

The proposed project will not require the hiring of any additional employees. As such, the employment related impacts of the project upon public service needs, such as

police, medical facilities, parks, and schools are not considered significant.

- e. The application, if granted, would not adversely impact the social, cultural, economic, environmental, and ecological character and quality of the surrounding area.

Response:

On a short-term basis, the project will support construction and construction-related employment.

The proposed project will not require the hiring of any additional employees. As such, the construction of the proposed car wash will not have a significant impact on the local population or the employment opportunities in the region.

The proposed project will result in the removal of existing vegetation from the site, however, there are no rare, endangered or threatened species of plants found within the subject area. The proposed project will not have an adverse impact upon these environmental features.

- f. If the application change in zoning involves the establishment of an agricultural district with a minimum lot size of two acres, an agricultural feasibility study shall be required and reviewed by the Department of Agriculture and the United States Soil Conservation Service.

Response:

The proposed project does not involve the establishment of an agricultural district.

V. FINDINGS AND CONCLUSIONS

The proposed project will operate in conjunction with the existing Waiehu Chevron Service Station and a Super Stop convenience store. The project will include a 6 foot retaining wall and landscaping which will include trees and hedges. The wall and landscaping will serve as a physical barrier as well as a visual screen for the surrounding single-family residential homes. In addition, a concrete masonry wing wall along the northern property boundary will maintain noise levels at or below generally accepted commercial use standards. As such, the proposed project is not anticipated to have any adverse effects on surrounding land uses.

The proposed project will involve earthwork and building construction activities. In the short-term, these activities may generate nuisances normally associated with construction activities. All construction activities are anticipated to be limited to normal daylight working hours. Impacts generated from construction activities are not considered adverse.

From a long-term perspective, the proposed project is not anticipated to result in adverse environmental impacts. The proposed project site is located in Zone "C", an area of minimal flooding. There are no rare, endangered or threatened species of flora or fauna found within the project site. The project will have "no effect" on significant historic sites.

The project will not have a significant impact on employment opportunities, nor will it have an impact upon local population levels. Public service needs such as police, medical facilities and schools will not be adversely impacted by the project. Impacts upon roadways, water, wastewater, drainage, and other infrastructure systems are not considered significant.

In light of the foregoing findings, it is concluded that the proposed action will not result in any significant impacts.

VI. AGENCIES CONTACTED IN THE PREPARATION OF THE DRAFT ENVIRONMENTAL ASSESSMENT

The following agencies were consulted in preparing this draft Environmental Assessment:

State of Hawaii:

1. Department of Land and Natural Resources, Division of Historic Sites.

County of Maui:

1. Department of Public Works and Wastewater Management, Wastewater Division.
2. Department of Planning
3. Department of Water Supply

VII. COMMENTS ON THE DRAFT ENVIRONMENTAL ASSESSMENT

The following agencies reviewed this draft Environmental Assessment and submitted written comments:

Federal

1. U.S. Army Engineer, Honolulu District, Department of the Army -- Letter dated April 7, 1995

State

1. State Historic Preservation Division, Department of Land and Natural Resources-- Letter dated February 21, 1995
2. Office of Hawaiian Affairs-- Letter dated March 28, 1995
3. Maui District Health Office, Department of Health-- Letter dated April 18, 1995

4. Department of Transportation-- Letter dated April 18, 1995
5. Office of Environmental Quality Control-- Letter dated July 18, 1995

County of Maui

1. Department of Fire Control-- Response received on March 28, 1995
2. Department of Public Works and Waste Management-- Letter dated April 13, 1995
3. Department of Water Supply-- Letter dated April 24, 1995

Other

1. Maui Electric Company-- Letter dated March 30, 1995

REFERENCES

Community Resources, Inc., Maui County Community Plan Update Program Socio-Economic Forecast Report, March 1992.

County of Maui, The General Plan of the County of Maui, 1990 Update.

County of Maui, Wailuku-Kahului Community Plan, 1987.

R.M. Towill Corporation, Maui Public Facilities Assessment, August 17, 1992.

U.S. Department of Agriculture, Soil Conservation Service, Soil Survey of Islands of Kauai, Oahu, Maui, Molokai, and Lanai, State of Hawaii, 1972.

University of Hawaii, Department of Geography, Atlas of Hawaii, Second Edition, 1983.

Wilson Okamoto & Associates, Inc., Maui Community Plan Update Land Use Forecast Technical Study, 1992.

Colia Acoustical Consultants, Acoustical Analysis of the Proposed Car Wash at Northwest Corner of Reyes Adobe Road and Canwood Street in the City of Aguora, July 13, 1995.

DOCUMENT CAPTURED AS RECEIVED

FIGURES

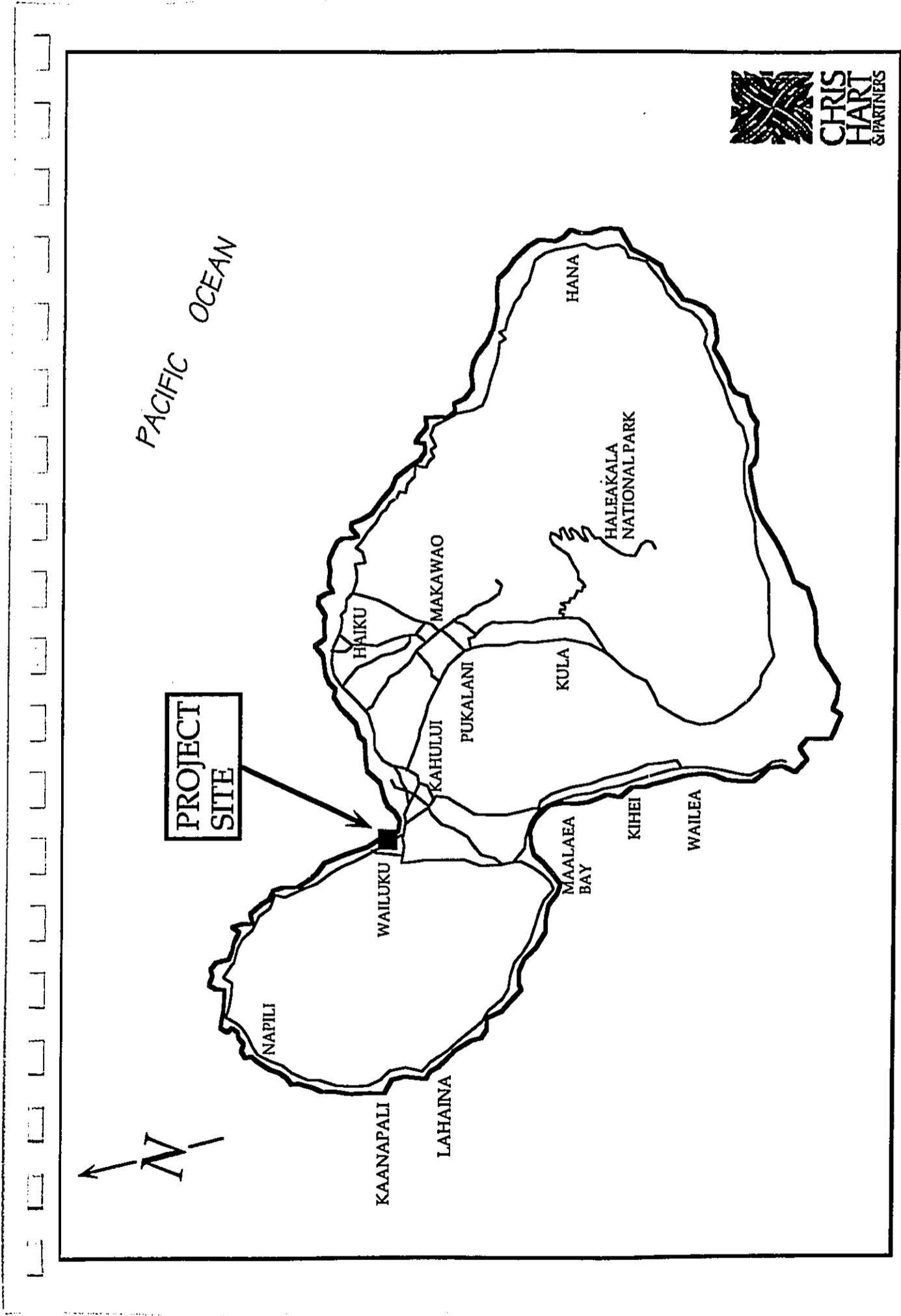
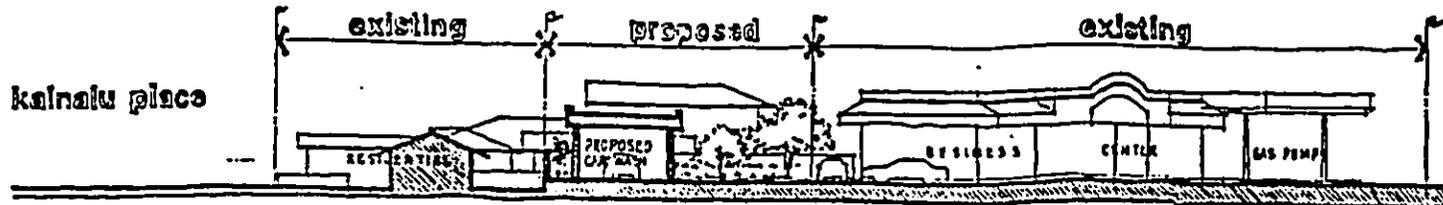
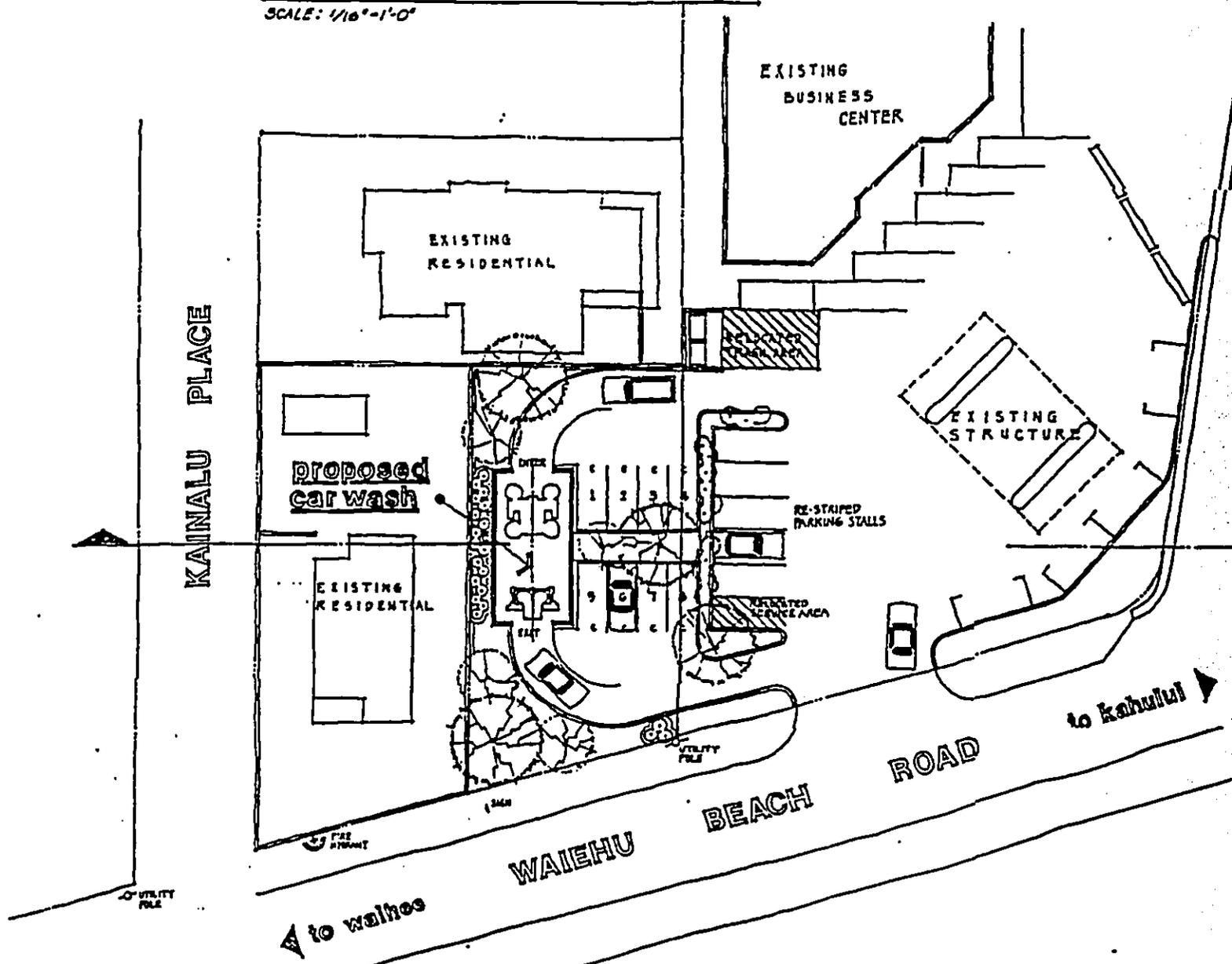


FIGURE 1 - REGIONAL LOCATION MAP
Proposed Waiehu Car Wash



site section

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



site plan

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

FIGURE -

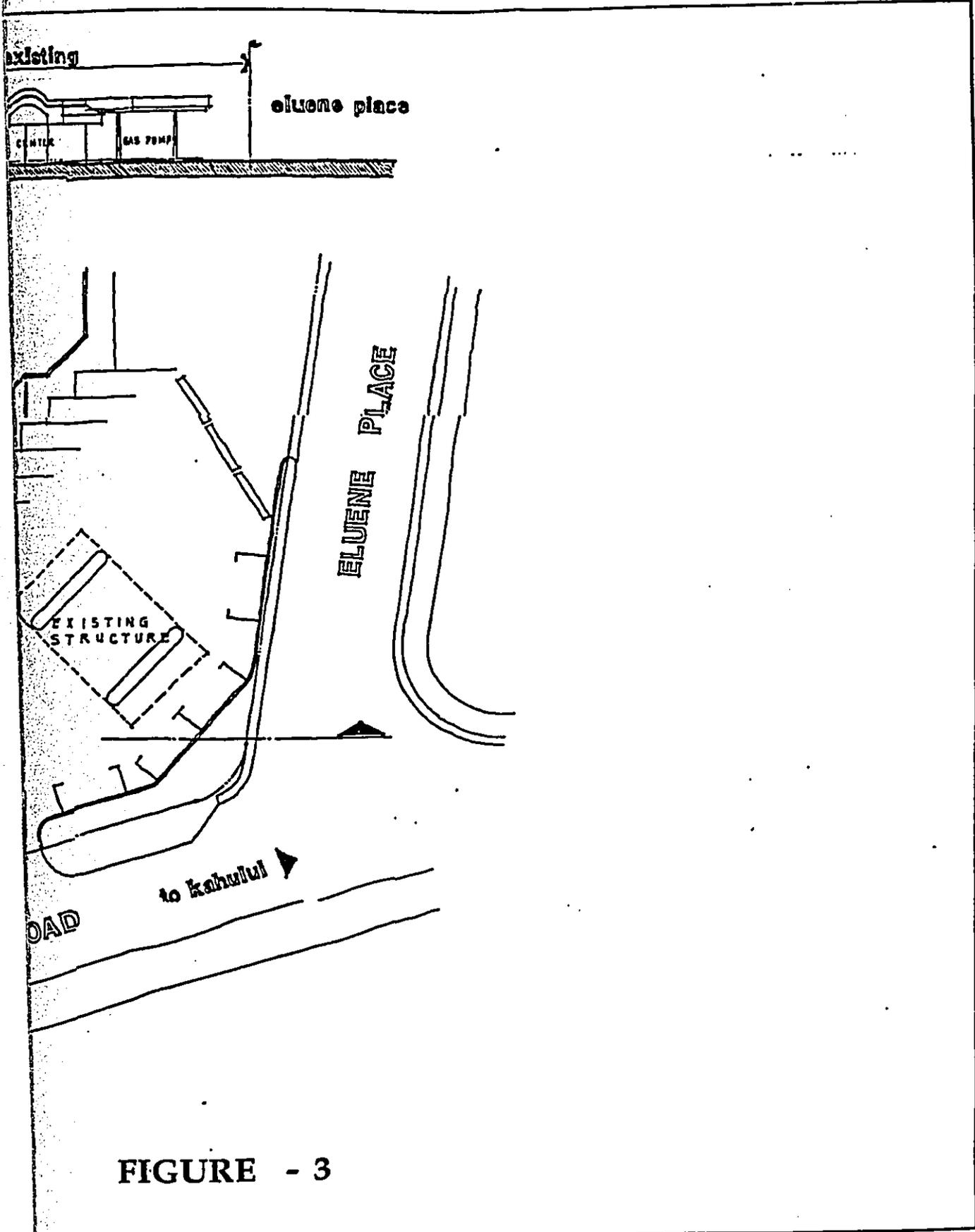


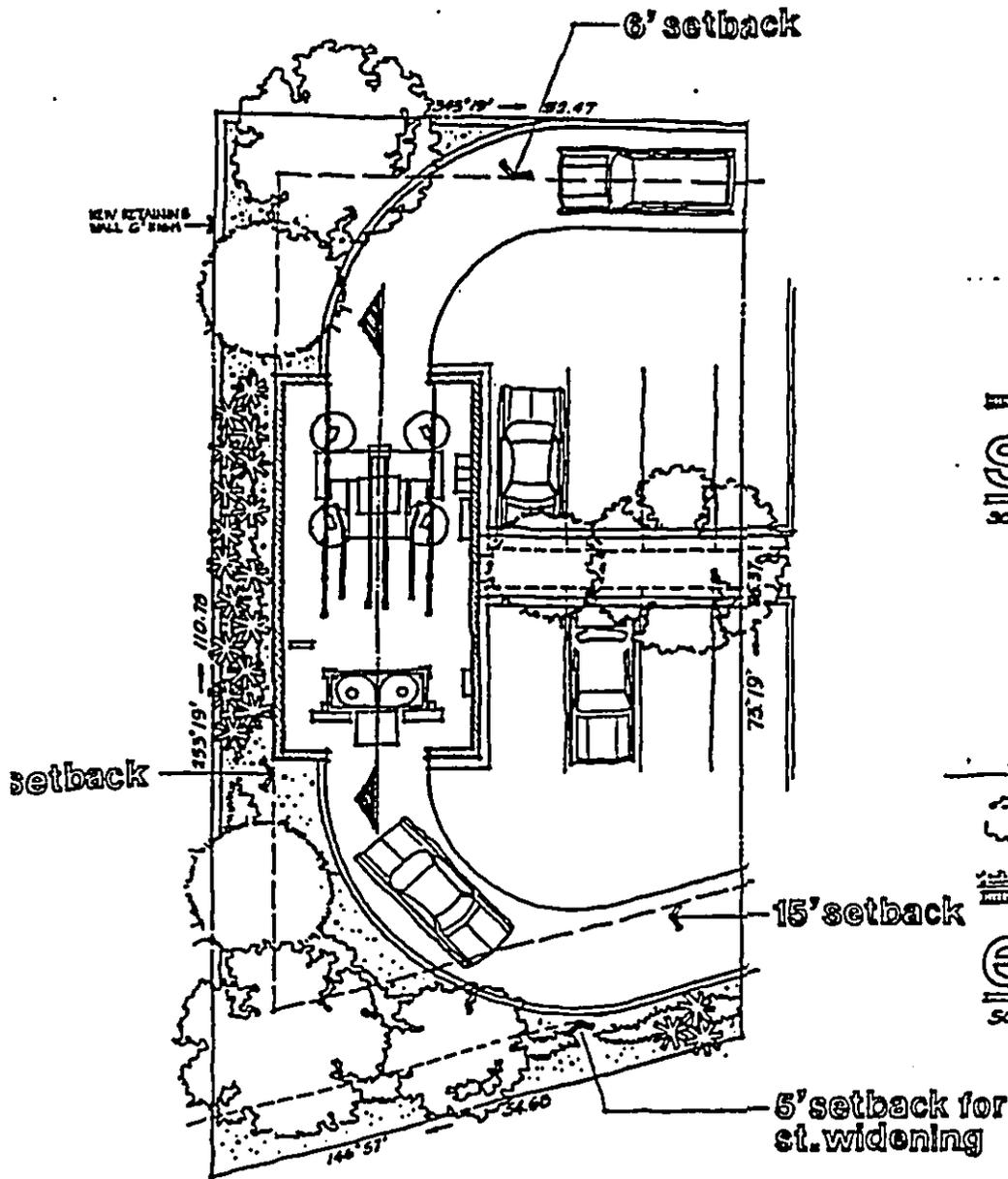
FIGURE - 3

GY
 GINA YOSHIDA
 ARCHITECTS
 5450
 Suite 202
 2105 Waioli Street
 Honolulu, Hawaii 96815
 Phone (808) 542-2000
 Fax (808) 542-2000

TRK: 3-4-27-95
A Car Wash Facility
 for WAIIEHU BEACH

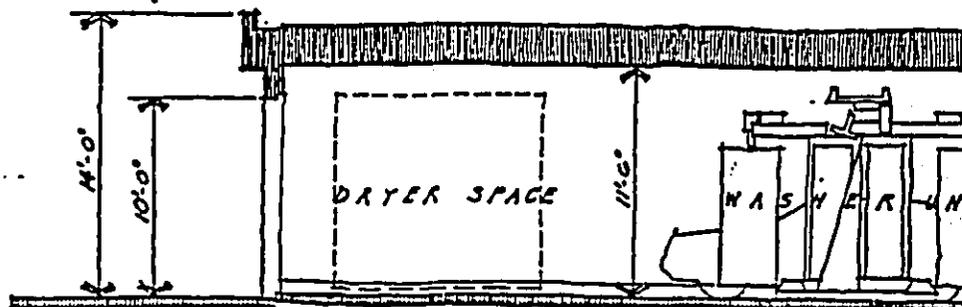
67
 95/115.0
 2-14-95
DD

FIGURE - 4



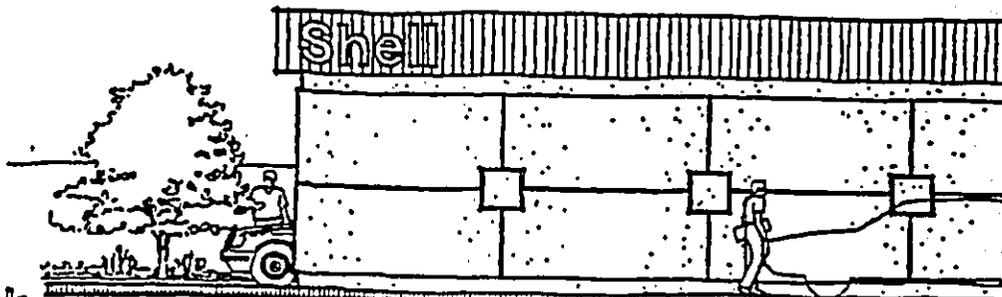
plan

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



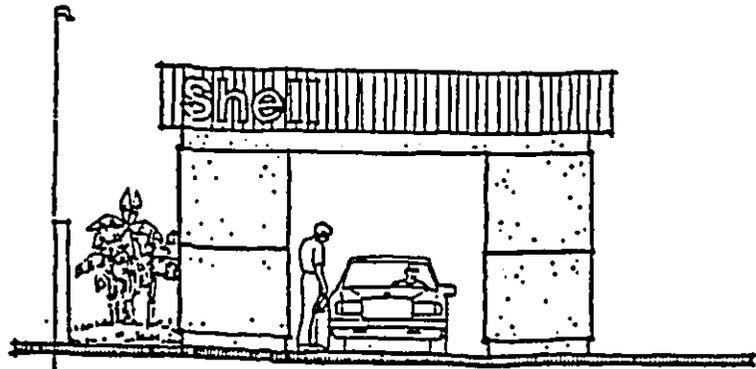
section

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



elevation 'B'

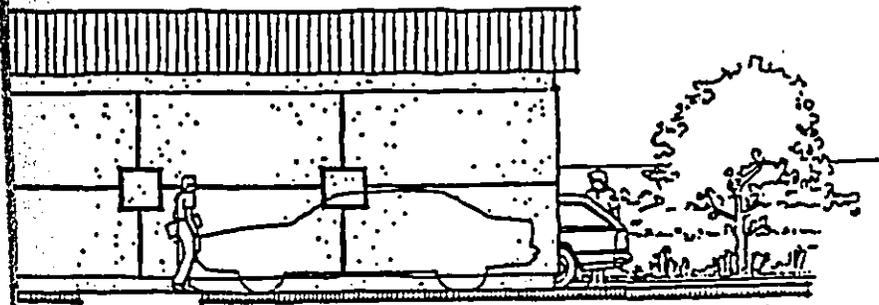
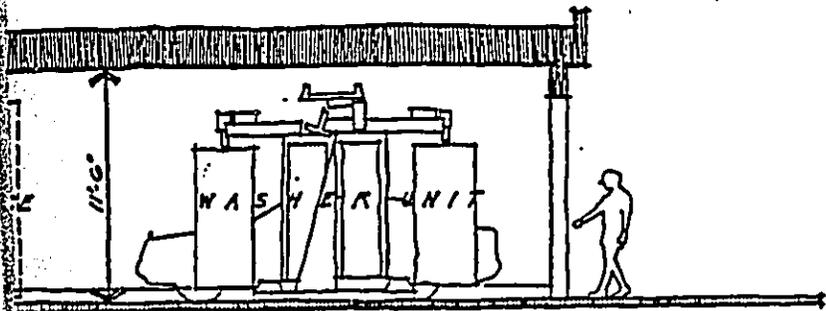
SCALE: 1/4" = 1'-0"



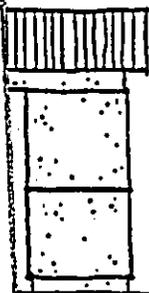
elevation 'C'

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

4



B'



C'



GIMA YOSHIMORI
MYAGARA ASSOCIATES
ARCHITECTS

2401
2401 South Palms Drive
Suite 200
740 South Street
Wahiawa, Hawaii 96793
Phone (808) 747-4888
Fax (808) 747-4879

2402
2402 South Palms Drive
Suite 400
200 Ala Moana Boulevard
Honolulu, Hawaii 96813
Phone (808) 522-0571
Fax (808) 522-0571

TMK: 3-4-27:35
A Car Wash Facility
for WAIEHU BEACH
PARTNERS

11/20/95

11/20/95

6T
85/13.0
2-14-95

DD-2

DRAFT E.A. COMMENTS
AND RESPONSES



DEPARTMENT OF THE ARMY
U.S. ARMY ENGINEERS DISTRICT HONOLULU
FT. SHAFTER, HAWAII 96858-5440

MAIL TO
ATTENTION OF

April 7, 1995

Planning Division

Ms. Ann Cua, Staff Planner
Planning Department
County of Maui
250 South High Street
Wailuku, Maui, Hawaii 96793

Dear Ms. Cua:

Thank you for the opportunity to review and comment on the Environmental Assessment and Project Plans for the Waiehu Car Wash, Waiehu, Maui (TMK 3-4-27: 35). The following comments are provided pursuant to Corps of Engineers authorities to disseminate flood hazard information under the Flood Control Act of 1960 and to issue Department of the Army (DA) permits under the Clean Water Act; the Rivers and Harbors Act of 1899; and the Marine Protection, Research and Sanctuaries Act.

a. A DA permit will be required if any work involves a discharge into waters of the U.S. Additional information is required regarding on-site location and specific project features. Please contact Mr. Jim Herrington of our Regulatory Branch at 438-9258 (extension 14) and refer to file number P095-067.

b. The flood hazard information provided on page 4 of the environmental assessment is correct.

Sincerely,

Ray H. Jyo
Ray H. Jyo, P.E.
Director of Engineering

35 APR 11 11 29 AM '95

RECEIVED



September 1, 1995

Mr. Ray H. Jyo, P.E., Director of Engineering
U.S. Army Engineer District, Honolulu
Department of the Army
Ft. Shafter, Hawaii 96858-5440

Dear Mr. Jyo:

Re: Draft Environmental Assessment for the proposed Waiehu Car Wash by Waiehu Beach Partners at TMK 3-4-27: 35, Paukukalo, Waiehu, Maui.

This responds to your letter dated April 7, 1995 commenting on the above Draft E.A. that was filed for review by the Maui County Planning Department.

Please be advised that the proposed project will not involve a discharge into bodies of water under the jurisdiction of your agency.

Again, thank you for your comments. Should you have any questions, please contact me.

Very truly yours,

John E. Min
John E. Min
Planning Consultant

207A
BENJAMIN J. CAYETANO
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES

STATE HISTORIC PRESERVATION DIVISION
33 SOUTH KING STREET, 6TH FLOOR
HONOLULU, HAWAII 96813

MICHAEL D. WILSON, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

DEPUTY
GILBERT COLOMA-AGARAN

AQUACULTURE DEVELOPMENT
PROGRAM
AQUATIC RESOURCES
CONSERVATION AND
ENVIRONMENTAL AFFAIRS
CONSERVATION AND
RESOURCES ENFORCEMENT
CONVEYANCES
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
DIVISION
LAND MANAGEMENT
STATE PARKS
WATER AND LAND DEVELOPMENT

'95 MAR 30 12:34

RECEIVED
C. R. L. CO.

February 21, 1995

Mr. John E. Min
Chris Hart & Partners
1955 Main Street, Suite 200
Wailuku, Hawaii 96793-1706

DOC NO: 13946 ✓
LOG NO: 9502TM14
Architecture

Dear Mr. Min:

**SUBJECT: Waiehu Chevron – Applications for a Community Plan
Amendment and Change in Zoning from R-3 to B-2,
TMK: 3-4-27:035, Wailuku, Maui**

Thank you for transmitting photographs for the above project. Due to the prior development of the area, we concur that it is highly unlikely that the construction of a car wash facility will affect any significant archaeological sites. Therefore, an archaeological reconnaissance survey is unnecessary.

However, the demolition of the existing 1938 home is considered an adverse effect. We recommend that photo documentation and a brief summary of the history of the house be completed before demolition occurs. Enclosed is an historic resources inventory form. The satisfactory completion of this form accompanied by a few black and white photographs will meet the historic documentation requirement.

Thank you for the opportunity to comment. Should you have any questions, please call Tonia Moy at 587-0005.

Very truly yours,

DON HIBBARD, Administrator
State Historic Preservation Division

TM:ab

CC: BRIAN MISKAE, MAUI COUNTY PLANNING DEPARTMENT

Site # _____
TMK 3-4-27:35

HISTORIC RESOURCES INVENTORY

IDENTIFICATION

1. Common Name: Paukukalo (Sea Breeze Subdivision)
2. Historic Name, if known: Paukukalo Flats
3. Street or rural address _____
City: Wailuku Zip: 96793 County: Maui
4. Present Owner, if known: Florante Garcia
Address if different from above: 30 Puakala Place, Kahului, Maui, HI 96732
5. Ownership is: Public Private
6. Present Use: Residence Original Use: Residence
Other Past Uses: _____

DESCRIPTION

7. Physical Appearance:

Style Plantation Style
Primary Exterior Building Material: Stone Stucco Adobe Other
Wood: Clapboard Shiplap Vertical Board Board and Batten
Shingle Other
Additional Materials _____
Roof: Gable Hipped Other _____ Special features _____
Roofing Material Asphalt Shingles
Roof Trim: Closed Eaves Overhanging Eaves Brackets
Dormers: Gabled Hipped Shed Eyelid Other
Porch: Inset Outset Open Enclosed Facade length
Wraparound Centered Offset
Door: Centered Offset Inset Transom Side Panels
Sidelights Window Other
Other Features: Post and Beam

8. Approximate Property Size: Frontage 5,408 Depth 100'
or approximate acreage _____

9. Is the feature Altered Unaltered ?

10. Surroundings: Open Land Scattered Buildings Densely Built-up
 Residential Commercial Industrial Other

11. Is the structure on its original site moved unknown

12. Year of initial construction 1939 This date is factual estimated.

13. Architect (if known) None

14. Builder (if known) Unknown

15. Related features: Barn Carriage House Outhouse Shed(s)
Formal Garden(s) Windmill Watertower/ Tankhouse
 Garage Servants' or Guest House Other

16. Date of attached photograph 8/18/95

SIGNIFICANCE

17. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site when known):

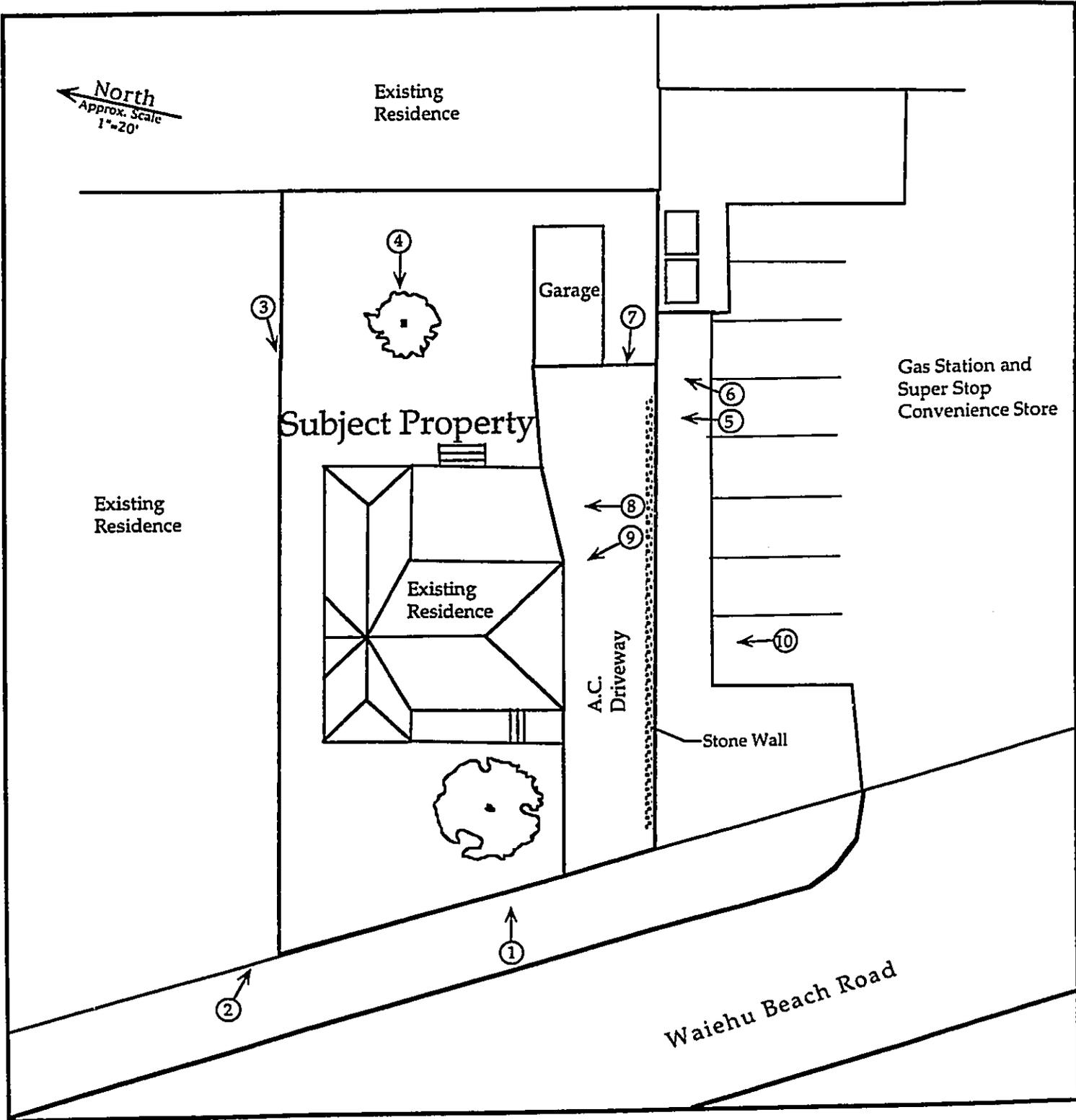
This house was constructed in one of the earlier residential subdivisions in this area.

18. Sources: List books, documents, surveys, personal interviews, and their dates:

CREDITS

Date form prepared 8/23/95 By (name): Arnold Ambrose
Address: 370 Dairy Road City: Kahului Zip: 96732
Phone: (808) 877-4351 Organization: Dairy Road Partners, Inc.

STATE USE ONLY:



Photographic Reference Map
Waiehu Car Wash
TMK 3-4-27:35

LEGEND:

Ⓝ - Refers to Photo Number and Direction of Photograph



DOCUMENT CAPTURED AS RECEIVED

Photo - 1
Facing East

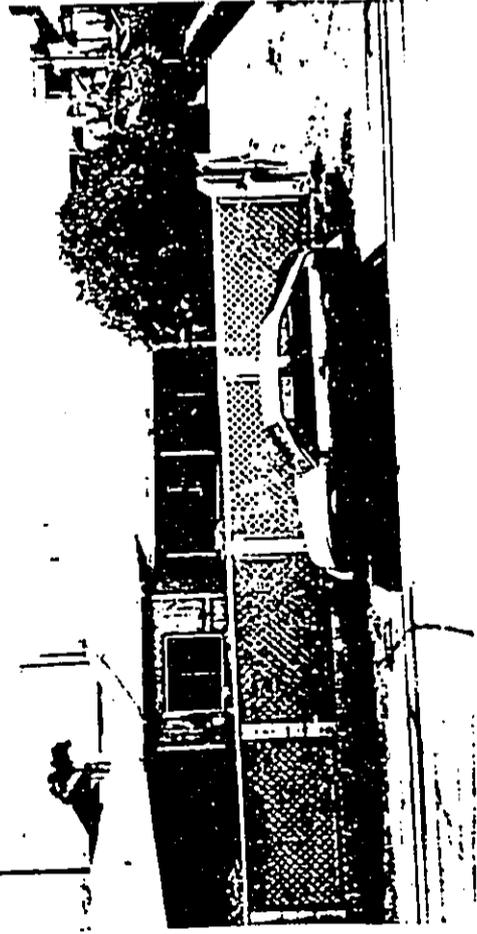


Photo - 2
Facing East

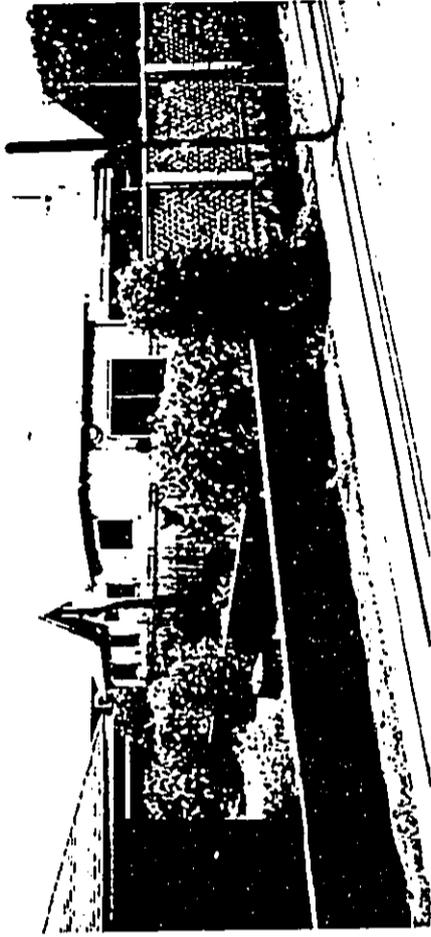


Photo - 3
Facing Southwest



Photo - 4
Facing West



DOCUMENT CAPTURED AS RECEIVED

Photo - 5
Facing North

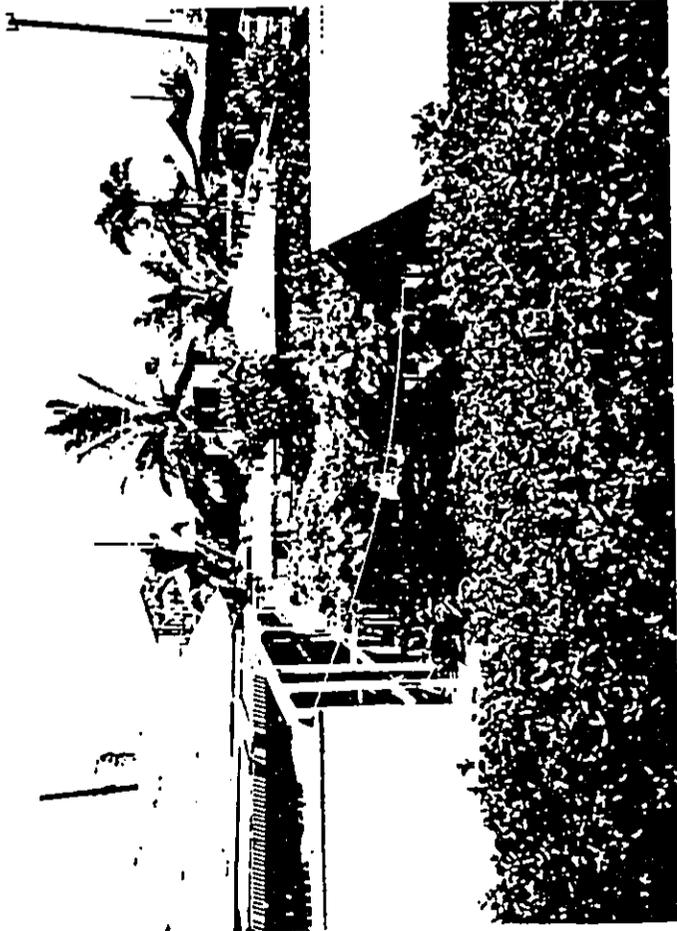


Photo - 6
Facing North



Photo - 7
Facing West

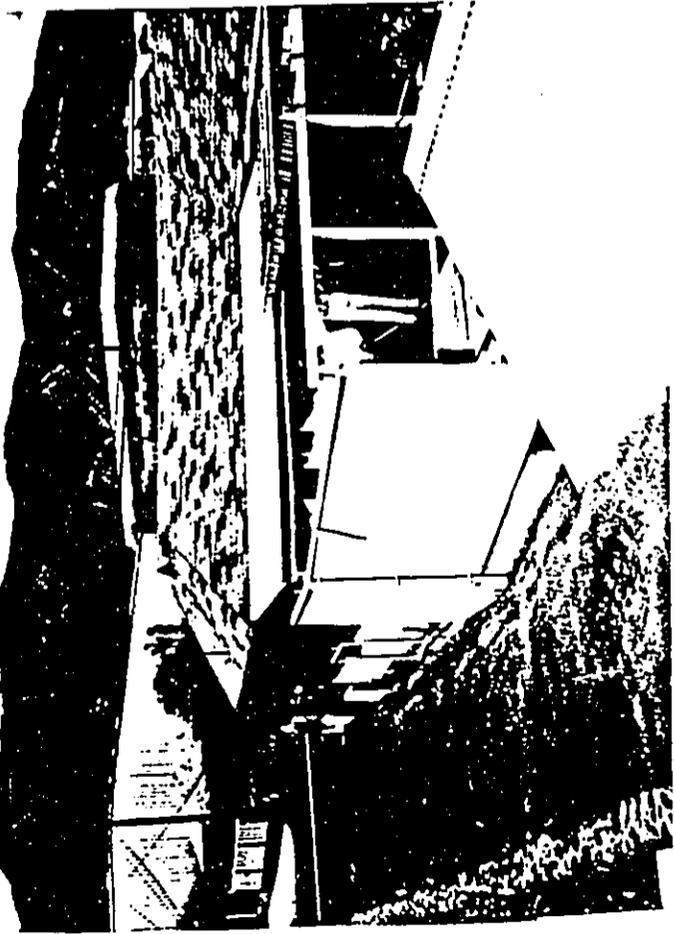
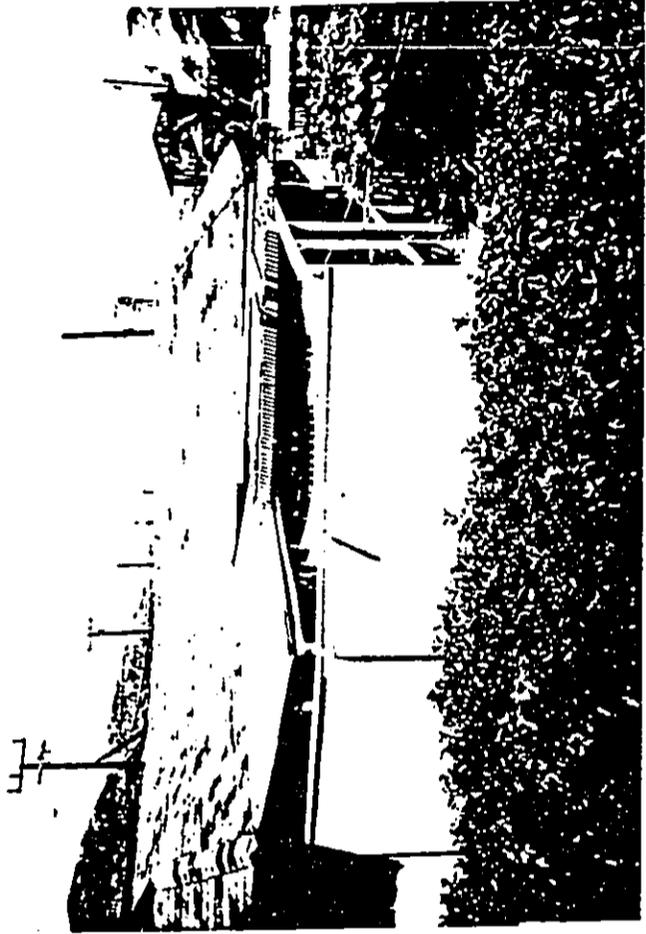


Photo - 8
Facing North



DOCUMENT CAPTURED AS RECEIVED

Photo - 9
Facing Northwest

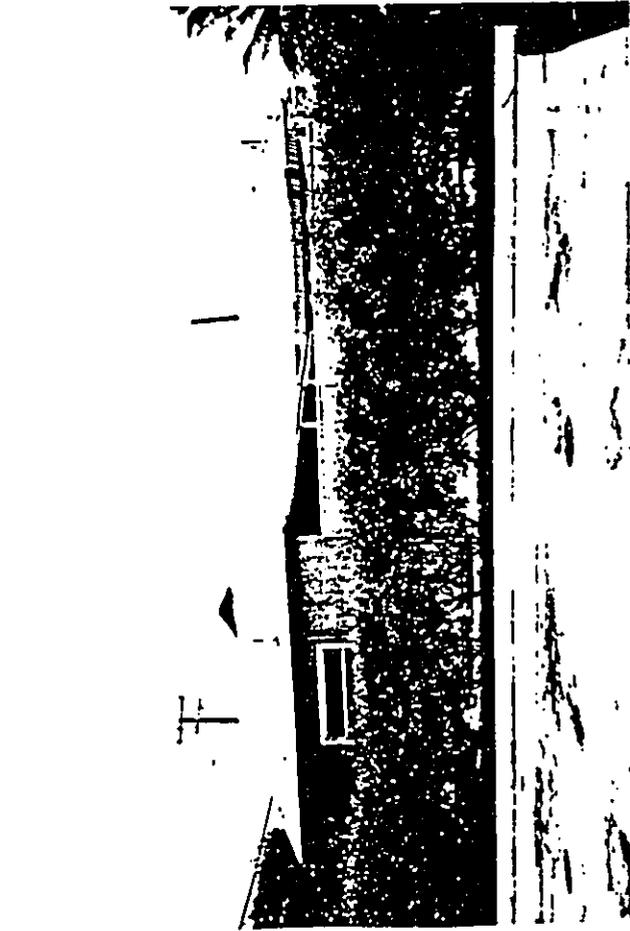
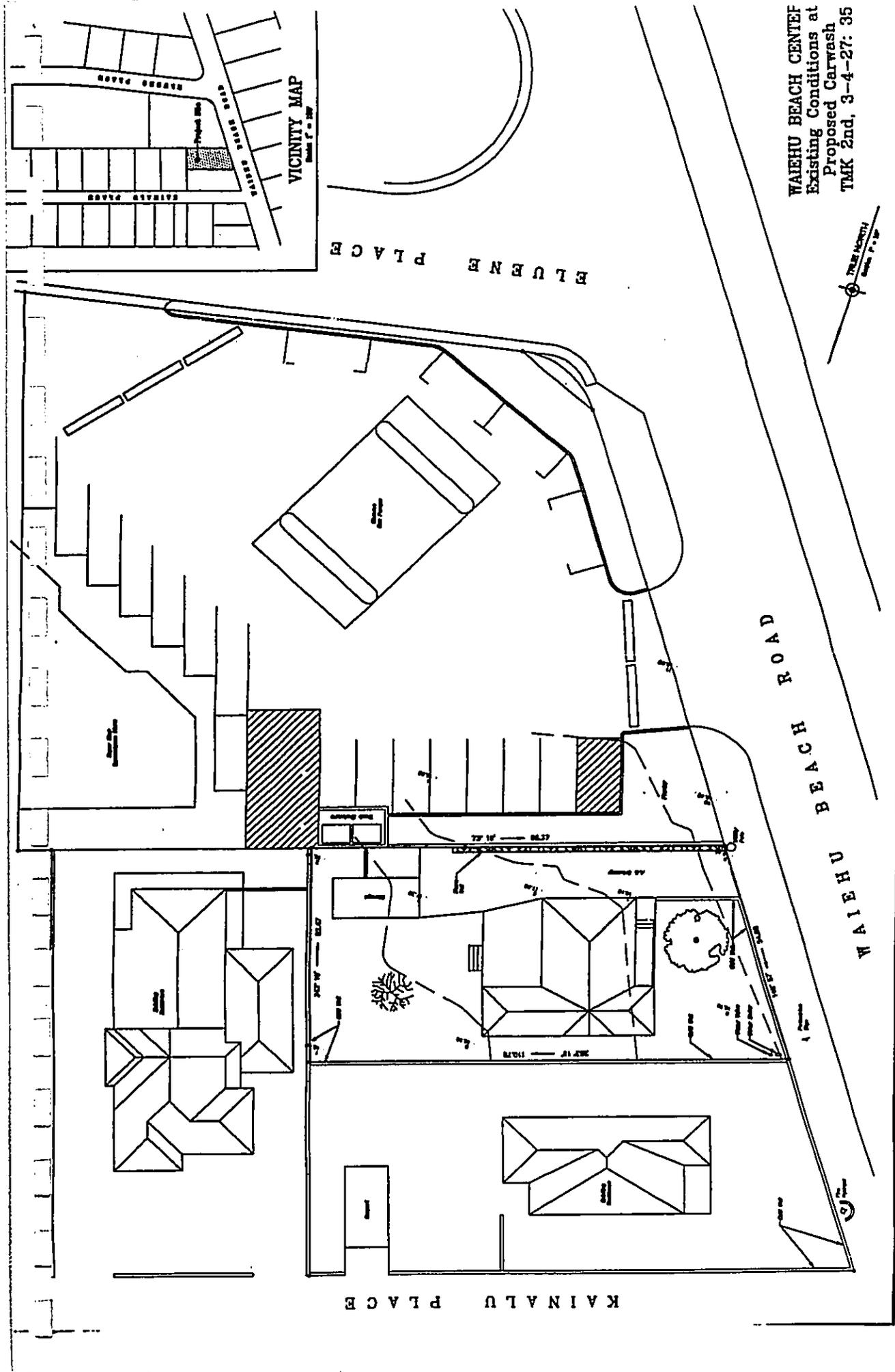


Photo - 10
Facing Northwest





95 MAR 30 12:30



STATE OF HAWAII
OFFICE OF HAWAIIAN AFFAIRS
711 KAPOLANI BOULEVARD, SUITE 500
HONOLULU, HAWAII 96813-5219
PHONE (808) 584-1288
FAX (808) 584-1888

March 28, 1995

Mr. Brian Miskae, Planning Director
County of Maui
Planning Department
250 S. High Street
Wailuku, Maui, Hawaii 96793

Re: Application by Waiehu Beach Partners for Community Plan
Amendment and Change in Zoning for Proposed Waiehu Car Wash,
Paukukalo, Maui, Hawaii, I.D. No. 95/CRA-001, 95/CIZ-005,
95/EA-003. TMK 3-4-27135

Dear Mr. Miskae:

Thank you for the opportunity to review the Application for
Change in Community Plan Amendment and Change in Zoning by Waiehu
Beach Partners for the Waiehu Car Wash.
At this time we have no concerns with this project.

If you have any questions please contact Linda Pelaney, Land
and Natural Resources Officer or Lynn Lee, GIS Planner at 594-
1888.

Sincerely,

Dante X. Carpenter
Administrator

cc: Clayton H.W. Hee, Chairperson
Board of Trustees



September 1, 1995

Mr. Dante Carpenter, Administrator
Office of Hawaiian Affairs
711 Kapiolani Boulevard, Suite 500
Honolulu, Hawaii 96813-5249

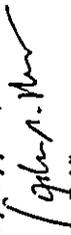
Dear Mr. Carpenter:

Re: Draft Environmental Assessment for the proposed Waiehu Car
Wash by Waiehu Beach Partners at TMK 3-4-27-35, Paukukalo,
Waiehu, Maui.

This responds to your letter dated March 28, 1995 commenting on the
above Draft E.A. that was filed for review by the Maui County Planning
Department.

Again, thank you for your comments. Should you have any questions,
please contact me.

Very truly yours,


John E. Min
Planning Consultant



BERNARD J. CATELANO
Governor of Hawaii

95 APR 20 17:31
STATE OF HAWAII
DEPARTMENT OF HEALTH
MAUI DISTRICT HEALTH OFFICE
14 HIGH STREET
WAILUKU, MAUI, HAWAII 96793

LAWRENCE MEESE
Director of Health
Lawrence Hart, M.D., M.P.H.
District Health Services Administrator (A)



April 18, 1995

September 1, 1995

Mr. Brian Miskac
Director
Department of Planning
County of Maui
250 S. High Street
Wailuku, Hawaii 96793

Mr. Herbert S. Matsubayashi, Acting Chief Sanitarian
Maui District Health Office
Department of Health
54 High Street
Wailuku, Hawaii 96793

Dear Mr. Miskac:

Re: Draft Environmental Assessment for the proposed Waiehu Car Wash by Waiehu Beach Partners at TMK 3-4-27: 35, Paukukalo, Waiehu, Maui.

Subject: 95/CPA-001, 95/CIZ-005, 95/EA-003, Waiehu Car Wash, TMK: 3-4-27: 35, Kahului, Maui, Hawaii

This responds to your letter dated April 18, 1995 commenting on the above Draft E.A. that was filed for review by the Maui County Planning Department.

We have completed our review of the subject application and have the following comments to offer:

Please be advised that the project will be designed, constructed and operated in compliance with DOH requirements.

1. Any construction discharge into state waters will require a National Pollutant Discharge Elimination System (NPDES) permit.
Questions regarding this matter should be directed to Mr. Denis Lau of the Clean Water Branch on Oahu at 586-4309.

Again, thank you for your comments. Should you have any questions, please contact me.

2. Excess water from the final rinse will have to be disposed of in a manner approved by the Wastewater Branch of the Department of Health.

If you have any questions regarding the above, please call me at 243-5255.

Sincerely,

HERBERT S. MATSUBAYASHI
Acting Chief Sanitarian

Very truly yours,

John E. Min
Planning Consultant

MAIL ROOM

PLANNING DIRECTOR
KIM CULLEN
GLORIA M. OSMUN



95 APR 21 10:24 AM
DEPARTMENT OF TRANSPORTATION
869 PUNCHBOWL STREET
HONOLULU, HAWAII 96813-5097

RECEIVED

April 18, 1995

Mr. Brian Miskac
Director
Planning Department
County of Maui
250 South High Street
Wailuku, Hawaii 96793

Dear Mr. Miskac:

Subject: Waiehu Car Wash
Community Plan Amendment (95/CPA-001)
Change in Zoning (95/CIZ-005)
TMK: 3-4-27: 35

Thank you for your transmittal of March 16, 1995, requesting our comment on the subject development.

The proposed development is not anticipated to have a significant impact on our transportation facilities. However, plans for construction work within the State highway right-of-way must be submitted for our review and approval.

We appreciate the opportunity to provide comments.

Very truly yours,

KAZU HAYASHIDA
Director of Transportation



September 1, 1995

Mr. Kazu Hayashida, Director
Department of Transportation
869 Punchbowl Street
Honolulu, Hawaii 96813-5097

Dear Mr. Hayashida:

Re: Draft Environmental Assessment for the proposed Waiehu Car Wash by Waiehu Beach Partners at TMK 3-4-27: 35, Pauekalo, Waiehu, Maui.

This responds to your letter dated April 18, 1995 (STP 8.6708) commenting on the above Draft E.A. that was filed for review by the Maui County Planning Department.

Please be advised that construction plans within the State highway right-way will be submitted to your agency for review and approval.

Again, thank you for your comments. Should you have any questions, please contact me.

Very truly yours,

John E. Min
Planning Consultant

LANDSCAPE ARCHITECTURE AND PLANNING

1955 MAIN STREET, SUITE 200 - WAIKUKU, HAWAII 96793-1704 - PHONE: 808-242-1955 - FAX: 808-242-1754

WILLIAM L. CANTANO
DIRECTOR



STATE OF HAWAII
OFFICE OF ENVIRONMENTAL QUALITY CONTROL

225 SOUTH KING STREET
FOURTH FLOOR
HONOLULU, HAWAII 96813
TELEPHONE 551-2600
FACSIMILE 551-2602

July 18, 1995

Ms. Gwen Ohashi, Acting Director
Planning Department, County of Maui
250 South High Street
Wailuku, Maui, Hawaii 96793

Attention: Ms. Ann Cua

Dear Ms. Ohashi:

Subject: Draft Environmental Assessment for the Walehu Car Wash at
Paukukalo, Maui

Thank you for the opportunity to review the subject document. We
have the following comments.

1. The proposed car wash facility will incorporate a "zero
discharge" reclamation system to recover the rinsewater for
reuse in the wash and rinse cycles. Therefore, the proposed
facility will not require a leach field. Please describe the
purpose of the leach field described in page 12 of the draft
environmental assessment.
2. The car wash facility is located adjacent to two single family
residences. Please describe the noise impacts of the facility
on the residents. Please also consult the respective owners
and residents regarding this project.
3. An existing 54 year old single family dwelling is proposed to
be demolished. Please describe the significance of the
dwelling unit in terms of its historic value.

If you have any questions, please call Jeyan Thirugnanam at
586-4185. Thank you.

Sincerely,

Gary Gill
Director

c: Walehu Beach Partners
Chris Hart and Partners



September 1, 1995

Mr. Gary Gill, Director
Office of Environmental Quality Control
220 South King Street, 4th Floor
Honolulu, Hawaii 96813

Dear Mr. Gill:

Re: Draft Environmental Assessment for the proposed Walehu Car
Wash by Walehu Beach Partners at TMK 3-4-27:35, Paukukalo,
Walehu, Maui.

This responds to your letter dated July 18, 1995 commenting on the
above Draft E.A. that was filed for review by the Maui County Planning
Department.

The following are responses to points raised in your letter:

1. The proposed car wash facility will incorporate a "zero discharge"
reclamation system and will not require a leach field. The
reference to a "leach field" on page 12 of the Draft E.A. is an error
and has been deleted in the Final E.A.
2. The Final E.A. addresses the issue of noise impacts on the
adjacent residences. A concrete masonry wing wall will be
constructed along the northern property boundary as a sound
barrier. There is an existing 12 ft. high concrete masonry wall
along the eastern property boundary. Based on acoustical studies,
this improvement will maintain noise levels at or below generally
accepted standards. Also, Mr. Glenn Nakamura, representing
Walehu Beach Partners, has met with the adjacent property
owners to discuss the project and the proposal to construct a wing
wall to mitigate noise impacts. According to Mr. Nakamura, the
adjacent property owners have no objections to the proposed
project. In addition, notification procedures for pending Community
Plan Amendment and Change in Zoning applications will require
formal notification of surrounding property owners prior to the
scheduled public hearing.

3. With respect to the existing single family dwelling slated for demolition, we have transmitted to the State Historic Preservation Division a photo documentation and brief history, as directed by that agency.

Again, thank you for your comments. Should you have any questions, please contact me.

Very truly yours,



John E. Min
Planning Consultant

George N. Kaya
Director
Charles Jenkins
Deputy Director
Aaron Shimamoto, P.E.
Chief Staff Engineer



COUNTY OF MAUI
DEPARTMENT OF PUBLIC WORKS
AND WASTE MANAGEMENT
LAND USE AND CODES ADMINISTRATION
250 SOUTH HIGH STREET
WAILUKU, MAUI, HAWAII 96793

April 13, 1995

MEMO TO: Brian W. Miskab, Planning Director
FROM: Unites Parks, Public Works & Waste Management Director

SUBJECT: Community Plan Amendment, Change in Zoning and Environmental Assessment Applications
WAIIEHU CAR WASH
TMK: (2)3-4-027:035
95/CPA-001, 95/CIZ-005, 95/EA-003

EASSE MILLER, P.E.
Wastewater Reclamation Division
LLOYD PCW LEE, P.E.
Engineering Division
DAVID WISSLAU, P.E.
Solid Waste Division
BRIAN HASKIRL, P.E.
Highways Division

Mr. Brian Miskab
Page 2 of 2
April 13, 1995
95/CPA-001, 95/CIZ-005, 95/EA-003

4/13/95
10:00 AM
10:00 AM
10:00 AM
10:00 AM
10:00 AM

3. Comments from the Solid Waste Division:
- a. The owners and their contractors shall implement solid waste reduction, re-use and recycling programs to reduce the amount of solid waste to be disposed of at the County landfills.
 - b. Contact the Central Maui Sanitary Landfill Operations Supervisor at 877-7596 or 877-5319 for instructions on the disposal of clearing and grubbing.
 - c. Refuse collection shall be by a private collector.

The applicant is requested to contact the Solid Waste Division at 243-7875 for additional information.

4. Comments from the Land Use and Codes Administration:
This division has reviewed this submittal and has no comments at this time.

We reviewed the subject application and have the following comments:

1. Comments from the Engineering Division:
 - a. The applicant shall comply with the County's Interim Drainage Standards and also shall submit a final detailed drainage report for our review and approval. Since there are no private or government drainage system adequate to accommodate runoff from this development, all site generated flows shall remain "on-site".

The applicant is requested to contact the Engineering Division at 243-7745 for additional information.
2. Comments from the Wastewater Reclamation Division:
 - a. The developer will not be allowed to connect any flow from the car wash operation to the County's system.

The applicant is requested to contact the Wastewater Reclamation Division at 243-7417 for additional information.

ey: Engineering Division
xc: Solid Waste Division
Wastewater Reclamation Division

g:\haskir\cm\wms\wms\95\ea\003



September 1, 1995

Mr. Charles Jencks, Director
Department of Public Works and Waste Management
200 S. High Street
Wailuku, Hawaii 96793

Dear Mr. Jencks:

Re: Draft Environmental Assessment for the proposed Waiehu Car Wash by Waiehu Beach Partners at TMK 3-4-27: 35, Paoukukalo, Waiehu, Maui.

This responds to your memo dated April 13, 1995 commenting on the above Draft E.A. that was filed for review by the Maui County Planning Department.

The following respond to comments as enumerated in your memo:

1. The project will comply with the County's Interim Drainage standards. Prior to the submittal of a building permit for the proposed car wash, a final detailed drainage report will be submitted for review and approval.
2. The proposed car wash facility will feature a "zero discharge" reclamation system and therefore not require connection to the County's drainage system or installation of a leach field.
3. Solid waste disposal will continue to be handled by a private collector. Also, the proposed reclamation system will reuse the wash and rinse water to reduce demand for potable water.

Again, thank you for your comments. Should you have any questions, please contact me.

Very truly yours,

A handwritten signature in dark ink, appearing to read "John E. Min".

John E. Min
Planning Consultant



35 MAR 28 P 1:41
 COUNTY OF MAUI
 PLANNING DEPARTMENT
 200 S. MOHA STREET
 WAIALEHA, MAUI, HAWAII 96793
 March 16, 1995



- TRANSMITTAL:
- TO: State Agencies:
- Dept of Health, Maui
 - Dept of Health, Honolulu
 - Dept of Transportation
 - Statewide Planning Office (3) copies
 - DLNR (2 copies)
 - DLNR-Historic Preservation Div.
 - DLNR-Haul Office
 - Dept of Agriculture, Honolulu
 - Dept of Agriculture, Maui
 - DASH, Survey Division
 - DOE, Office of Business Services
 - Office of State Planning
 - State Land Use Commission
 - DBEDT
 - Dept of Hawaiian Homes Land
 - Office of Hawaiian Affairs
 - Dept of Labor
 - Dept of Human Services, Maui

- County Agencies:
- DPW, LUCA (3 copies)
 - Dept of Public Works
 - Water Department
 - Parks and Recreation
 - Fire Dept
 - Police Department
 - Human Concerns
 - Corporation Counsel
 - County Clerk
 - Mayor's Office
 - Finance Dept
- Federal:
- Natural Resources Conservatn Service
 - Army Corps of Engineers
 - Fish & Wildlife Service
- Others:
- Maui Electric Company
 - Hawaiian Telephone Co.

SUBJECT: I.D. No.: 95/CPA-001, 95/CI2-005, 95/EA-003
 THK: 3-4-27:35
 Project Name: Waiehu Car Wash
 Applicant: Waiehu Beach Partners

- TRANSMITTED TO YOU ARE THE FOLLOWING:
- Application
 - Traffic Report
 - Project Plans
 - Archeological Report
 - Environmental Assessment
 - Infrastructure Report
 - Shoreline Map
 - Drainage Report
 - Previous Agency Comment
 - Soils Report
 - Dept Report/Recomm

- THESE ARE TRANSMITTED AS CHECKED BELOW:
- For Your Comment/Recommendation
 - For Your Approval/Signature
 - As Requested
 - For Your Information
 - For Appropriate Attention

Please Submit Your Comments/Recommendations By April 17, 1995

Remarks:

If additional clarification is required please contact me at 243-7735.

AND NO COMMENT AT THIS TIME

cc: Colleen Suyama, Planning Dept.
 John Min - Chris Hart & Partners
 Project File
 Waiehu Beach Partners
 s:TRHAGCYI-WAIEHU

Ann Cua
 Ann Cua, Planner
 For BRIAN HISEBE, Planning Director

September 1, 1995

Mr. Ron Davis, Chief
 Department of Fire Control
 200 Dairy road
 Kahului, Hawaii 96732

Dear Chief Davis:

Re: Draft Environmental Assessment for the proposed Waiehu Car Wash by Waiehu Beach Partners at TMK 3-4-27: 35, Paukukalo, Waiehu, Maui.

This responds to a reply from your staff received on March 28, 1995 commenting on the above Draft E.A. that was filed for review by the Maui County Planning Department.

Again, thank you for your comments. Should you have any questions, please contact me.

Very truly yours,

 John E. Min
 Planning Consultant

LANDSCAPE ARCHITECTURE AND PLANNING

1155 MAIN STREET, SUITE 100 - WAIALEHA, MAUI HAWAII 96793 USA TEL: (808) 242-1065 FAX: (808) 242-1066

