

JAMES "KIMŌ" APANA
Mayor

JOHN E. MIN
Director

CLAYTON I. YOSHIDA
Deputy Director



COUNTY OF MAUI
DEPARTMENT OF PLANNING RECEIVED

October 12, 1999

'99 OCT 13 P2:21

OFFICE OF ENVIRONMENTAL
QUALITY CONTROL

Ms. Genevieve Salmonson, Director
Office of Environmental Quality Control
235 South Beretania Street, Suite 702
Honolulu, Hawaii 96813

Dear Ms. Salmonson:

RE: Final Environmental Assessment (EA) For a Finding of No
Significant Impact (FONSI) for the Republic Parking Lot Expansion,
TMK: 4-5-001:031, Lahaina, Island of Maui, Hawaii

The Maui Planning Department (Department) has reviewed the Final Environmental Assessment (EA) for the subject project, and has determined a Finding of No Significant Impact (FONSI). Please publish notice for this project in the October 23, 1999 OEQC Environmental Notice.

The Department has enclosed four (4) copies of the Final EA. The OEQC form and the project summary remain unchanged and was submitted during the filing of the Draft EA. If you have any questions, please call Ms. Colleen Suyama, Staff Planner, of our office at 270-7735.

Very truly yours,

A handwritten signature in cursive script, appearing to read "John E. Min".

JOHN E. MIN
Planning Director

Ms. Genevieve Salmonson, Director
October 12, 1999
Page 2

JEM:CMS:osy

Enclosures

c: Clayton Yoshida, AICP, Deputy Planning Director
Colleen Suyama, Staff Planner
Wayne Arakaki
Project File
General File
(S:\\Republ10)

1999-10-23-MA-FEA-

OCT 23 1999

FILE COPY

'99 OCT 11 P3:14

REPUBLIC PARKING

DEPT OF PLANNING
COUNTY OF MAUI
RECEIVED

TMK: (2) 4-5-001: 031

FINAL ENVIRONMENTAL ASSESSMENT

INFO. QUALITY CONTROL

'99 OCT 13 P2:21

RECEIVED

**PREPARED FOR:
REPUBLIC PARKING NORTHWEST INC.
1200 COLLEGE WALK, SUITE 113
HONOLULU, HAWAII 96813**

PREPARED BY:

**WAYNE I. ARAKAKI, ENGINEER
P.O. BOX 884
WAILUKU, HAWAII 96793**

**AUGUST 15, 1998
JULY 18, 1999 (REVISED)
AUGUST 10, 1999 (REVISED)
OCTOBER 11, 1999 (REVISED)**

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INTRODUCTION:

PURPOSE:

This environmental assessment report and supporting documentation is for the existing use on lands at Lahaina, Maui, Hawaii. The property is identified as TMK: (2) 4-5-001: 031. The property is located in the Special Management Area. This document has been prepared as a requirement of the Special Management Area (SMA) that full compliance with Chapter 343, Hawaii Revised Statutes (HRS). A description of the proposed project, existing environmental conditions, potential significant impacts, mitigation measures, social and economic characteristics, infrastructure and utility system requirements, and the relationship to public land use plans and policies are presented. The information presented in this report has been drawn from site visits, planning and engineering studies and drawings prepared for the proposed project. Additional information has been obtained for other available sources regarding the environmental characteristics of the project site and surrounding areas.

REGIONAL SETTING.

The subject parcel is located on Lahaina Luna Road between Wainee and Laukini Streets. The relatively flat lot has a vacant dwelling and carport on it. The structure will be demolished and the parcel cleared to construct a parking lot addition. Some grading will be done prior to the installation of utilities. Electrical lines will be installed to provide power for lighting. Water will be supplied to upkeep the surrounding landscape. Runoff will be maintained within the property by the dry wells to be installed. Upon the completion of these improvements, the subject parcel will be asphalted and striped

DESCRIPTION OF THE PROPERTY.

- a). There is an existing building structure on the lot (house and carport). The structure will be demolished and the parcel cleared. An observation of the subject parcel did not uncover any endangered species or any resemblance of archaeological evidence.
- b). The subject parcel has been designated as Business Zone, B-2. A parking lot is allowable in this zoning according to the Maui County Codes. The proposed development is consistent with the surrounding properties.

PROPOSED ACTION.

The proposed action is to demolish the existing house and carport and pave the area to extend the existing parking area. A portion of this parcel is connected the adjacent property for a parking lot. The extend parking will increase the size of the existing parking area. A dry well or drainage system will have to be constructed so off site run off does not flow onto the adjoining properties.

ESTIMATED CONSTRUCTION COSTS.

The total estimated construction cost for the expansion of the parking lot is approximately \$39,100.00.

REGULATORY APPROVALS REQUIRED.

The project will depend upon getting approval of a Special Management Area (SMA) minor from the Planning Department County of Maui. The Office of Environmental Quality Control for review and approval of the "Environmental Assessment". Department of Public works for the construction of drainage system and the additional pavement area. The Department of Water for the irrigation system. Approval for such regulatory requests is projected to take approximately six months.

ARCHAEOLOGICAL, HISTORICAL, AND CULTURAL RESOURCES.

The subject parcel has been in use for many years. As stated earlier, a portion of property is being used as a parking lot. The rest of the property was being used for residential purposes. There are no remains of any historic or archaeological artifacts on the property. During clearing and paving of the property, we will monitor of any unusual remains.

SCENIC AND VISUAL RESOURCES.

We will removing an existing dwelling, where there will be an increase of visual space. The property itself is located in the middle of Lahaina Town, where only shops and parking lots can be seen. The views of north and south are somewhat restricted because of the existing fence line and buildings. The east is also restricted to the Lahaina Luna road. The west looks into another parking area. All existing views will be maintained from within and outside the project area.

AIR AND NOISE QUALITY.

The air and noise quality of the project site are typical of similar commercial areas along the Lahaina coast. Generally, mornings are calm with light winds moving seaward off the slopes of West Maui Mountains. By noon, strong trade winds dominate and periodically carries dust, generated from sugar cane operations in the north, through site and the entire Lahaina area. The noise regime of the project site is dominated by natural factors, including winds moving through the trees and sounds of the surf. It is not anticipated that the existing cane burning or harvesting activities will pose a serious obstacle to the site as there is a great distance between both the sugar operations and the project site.

Air quality may be affected somewhat by increased dust emissions generated during the construction phase of the proposed project. Mitigation measures in conformance with county grading and erosion control regulations will be implemented to minimize potential air quality problems due to construction generated dust and smoke.

Potential noise impacts may be realized during the construction and site preparation stages from the operation of heavy equipment. The standards and guidelines of Maui County and the State Department of Health will be followed to mitigate potential impacts on noise generated by heavy equipment can be reduced by limiting construction work to specific daylight hours and by equipping construction machinery with residential type mufflers.

COASTAL WATER QUALITY.

Marine studies conducted indicate a relatively small inventory of off shore organisms which include algae, mussels, sea urchins and fish, such as manini, mamao and wrasse.

According to the Department of Health, Chapter 54 "Water Quality Standards," the waters in Maalaea Bay are considered Class A, and are to be preserved. Presently, the runoff sheet flows into the existing streets and down to the ocean. A drywell system will be constructed to contain the onsite runoff due to development.

Initially, during project construction, coastal waters may be impacted due to increased erosion of exposed areas. As a mitigation measure, the developer will limit the exposed areas according to county standards and adhere to timely application of landscaping and ground covers to reduce the erosion potential during this phase (parking lot installation)

GEOGRAPHICAL CHARACTERISTICS.

The subject parcel is sloped in a south to north direction. The slope is at approximately 1.5%. The street being higher, and the existing parking lot lower. The property is flat, the existing house and concrete paved area, accounts for the balance of the parcel. The other portion of property is being used for parking, with the adjoining property.

SOILS

According to the Soil Survey of Islands Kauai, Oahu, Maui, Molokai and Lanai, State of Hawaii by the U.S. Department of Agriculture Soil Conservation Service, 1972, the project site consist of Ewa Silty Clay Loam (EaA).

This soil consists of well-drained soils in basins and on alluvial fans on the island's. The soil is derived from basic igneous rock. On this soil, runoff is very slow and the erosion hazard is no more than slight. In a representative profile the surface layer, about 4 inches thick, is very dark brown loam that has platy structure. The subsoil, about 19 inches thick, is very dark grayish-brown and dark yellowish-brown silt loam. The soil is mildly alkaline in the surface layer and subsoil. Permeability is moderately, runoff is slow to medium, and the erosion hazard is slight to moderate.

LAND USE TYPE.

The Detailed Land Classification - Island of Maui by the Land Study Bureau, University of Hawaii, L.S.B. Bulletin No. 7, 1967, designates the parcel as A71i. The overall rating of "A" indicates it is well suited for tilling, is non-stoney and well drained.

FLORA AND FAUNA.

Vegetation in the subject parcel area is mainly dominated by Mango Trees, Paper Bark and other shrubs and grasses. These various species exist in surrounding parcels with very little on the subject parcel. No known endangered species was observed within the site or surrounding parcels.

Wildlife within the subject parcel's vicinity are mainly birds such as doves, cardinals, house finches, Japanese white-eyes and white rumped shama. Mammals such as the small Indian Mongoose and mouse rats are common. There are no known endangered or threatened species of wildlife inhabiting the area.

FLOOD AND TSUNAMI ZONE.

The subject parcels are located in an area that is designated as Zone C, being areas of minimal flooding. Data was provided by the Flood Insurance Rate Map (FIRM), effective June 1, 1981, prepared by the Federal Emergency Management Agency, Federal Insurance Administration.

EXISTING WATER SYSTEM

The water service is with the Department of Water Supply, County of Maui. Water is taken from the West Maui Mountains. It is then piped to a 500,000 gallon water tank located above Lahaina town. A 8 and 12 inch waterline transmit the water to another 1,000,000 gallon concrete reservoir, which flows into a 16 inch pipe to Lahaina Town. There is an eight inch water line along Lahaina Luna road and a water meter to the project site. The water service will be used only for landscaping irrigation.

EXISTING SEWER SYSTEM

The sewer service is provided by the County of Maui along Lahaina Luna road. The project will not use any sewer service, for the existing and additional parking lot. No sewer improvements will be necessary, and the service line will be capped. Based on no improvements and usage, there will be no increase on the present sewer service.

EXISTING DRAINAGE

There is no drainage system present in the area, by the County of Maui. The existing runoff sheets flows into the County streets then down to Front Street. A drainage system was installed along Front Street by the County of Maui. A new drainage system will be installed for the parking lot extension. Please see attached drainage report.

EXISTING SOLID WASTE DISPOSAL

The County provides a refuse collection service for the subject parcels and its surrounding area. These solid wastes are collected and disposed at the County's landfill. We are not planning to use refuse collection service, for the parking lot.

ELECTRICAL AND TELEPHONE SYSTEM

The project site is presently being served by Maui Electric Company for electricity. Hawaiian Telephone provides them with telephone service. Being that no additional service will be required since no improvements have been planned there will be not burden on these utility companies.

RECREATIONAL, EDUCATIONAL AND HEALTH CARE FACILITIES

The proposed project, will have no impact on recreational, educational, and health care facilities. We are applying for a SMA permit to increase the parking area, only.

EXISTING TRAFFIC

The existing driveway is located along Lahaina Luna Road which leads to Front Street. By increasing the parking area, we will be helping the business community and public for additional parking service.

SUMMARY

ACTION:

REPUBLIC PARKING NORTHWEST, INC.

PROJECT NAME:

PARKING LOT EXTENSION TMK:(2) 4-5-001: 031

PROJECT DESCRIPTION:

The objective of the proposed project is to obtain a SMA Permit for the above parcel. This request is a requirement because it is located in the SMA area. The only improvement to the parcel would be to expand the existing parking area.

PROJECT LOCATION:

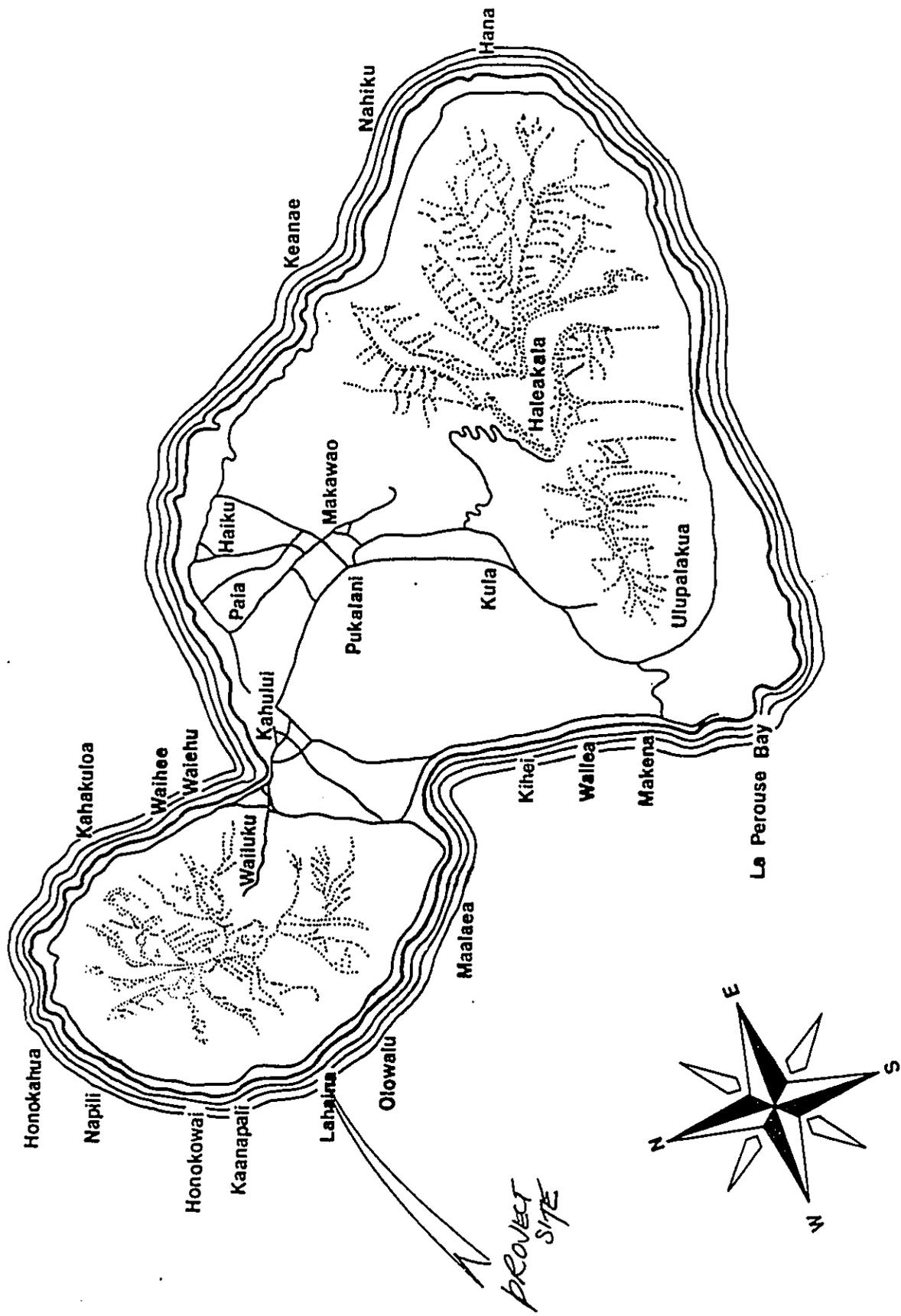
The subject parcel is located along Lahaina Luna Road, Lahaina, Maui, Hawaii.

TAX MAP KEY: (2) 4-5-001: 031

STATE LAND USE DESIGNATION: Urban

COMMUNITY PLAN DESIGNATION: Commercial

LANDOWNER: TOMEZO MASUDA LIMITED PARTNERSHIP



ISLAND OF MAUI

4 5 01



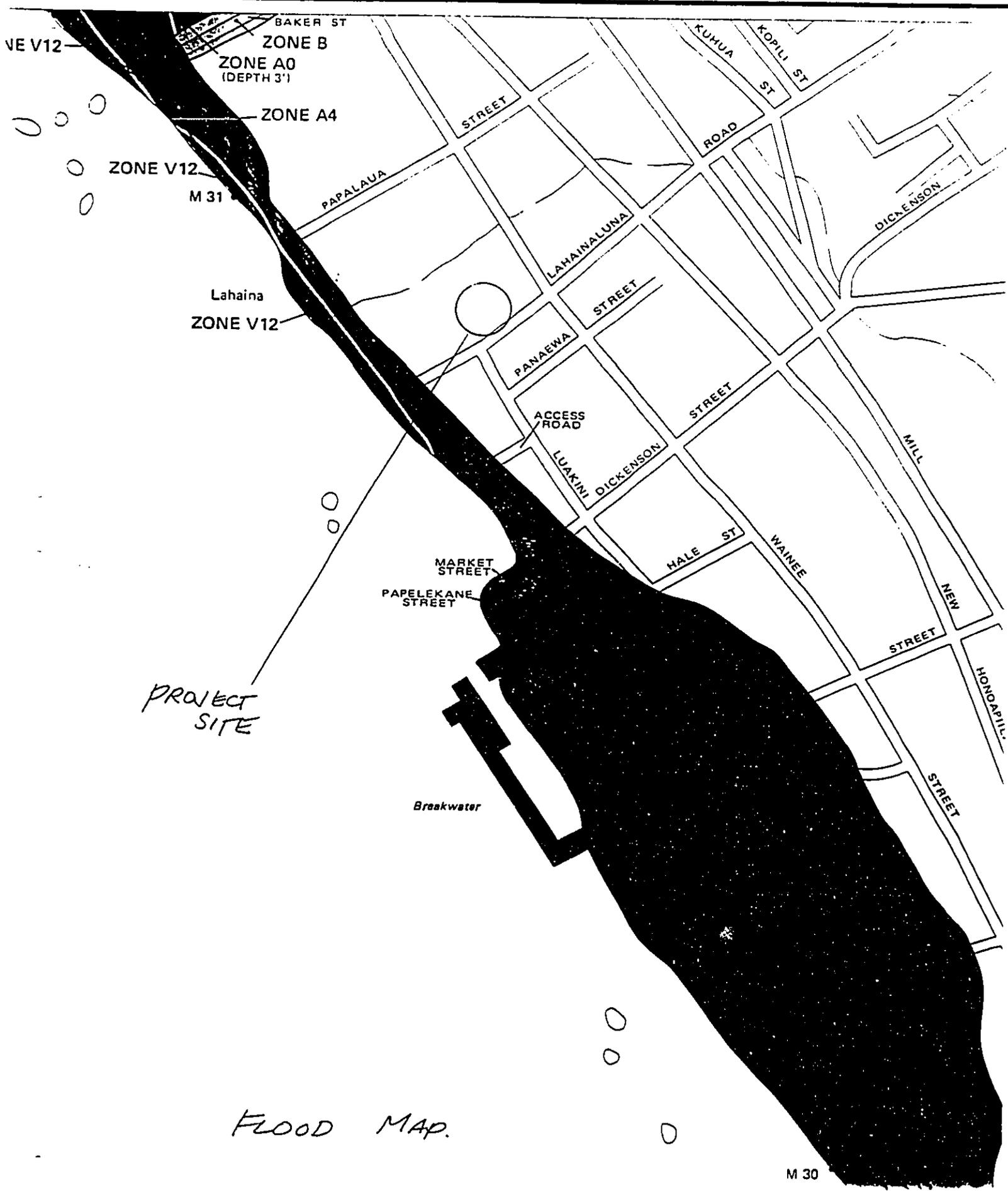
SECTION	6
DISTRICT	1
SHEET NO.	4501
TOTAL SHEETS	508

ADVANCE SHEET
SUBJECT TO CHANGE

S E A

642

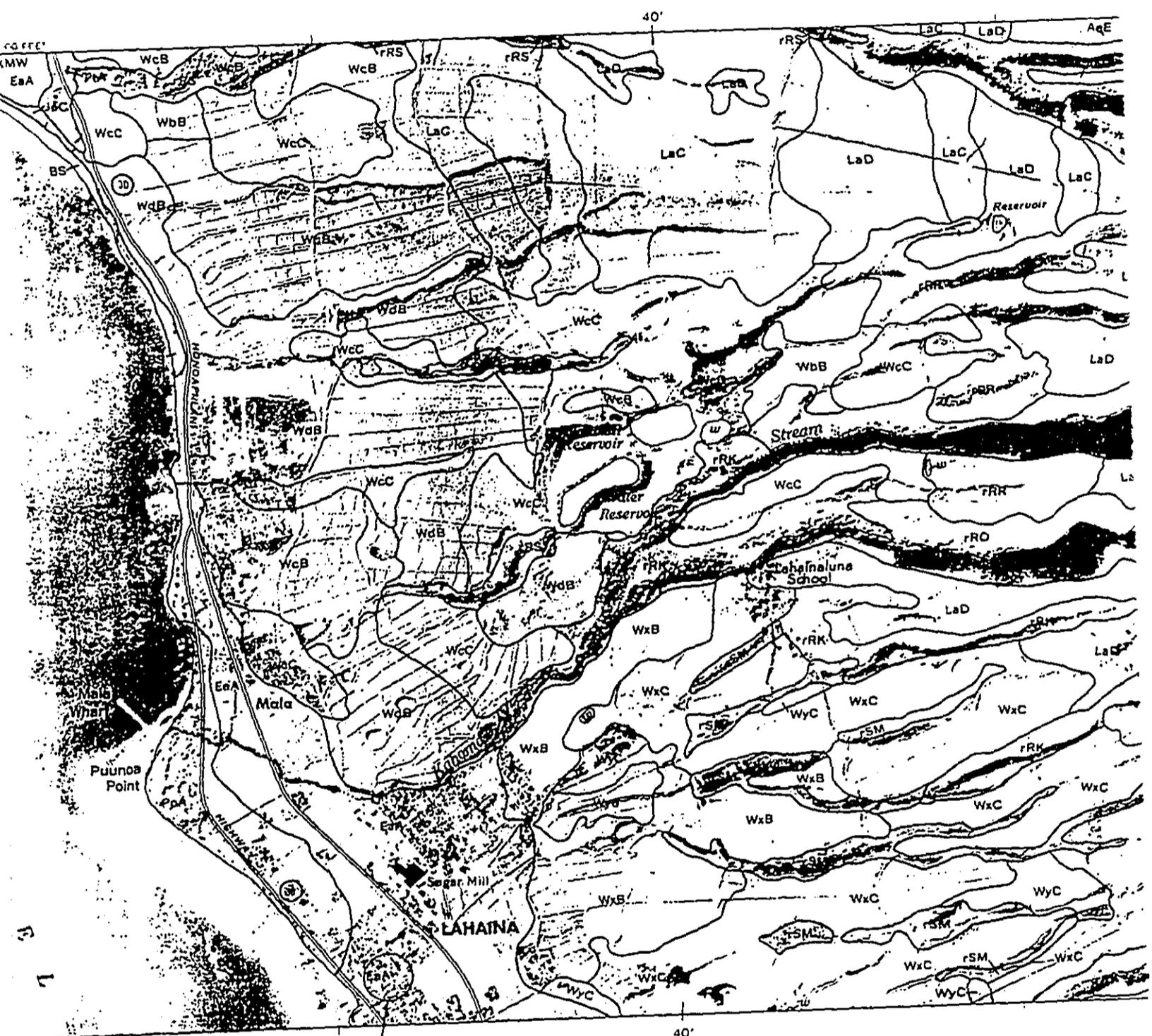
LEWIS, W.D.



FLOOD MAP.

M 30

MAUI ISLAND, HAWAII



PROJECT SITE

SOIL MAP



DRAINAGE AND SOIL EROSION REPORT

FOR

TMK: (2) 4-5-01:31

PREPARED FOR:

Republic Parking
Northwest, Inc.
1200 College Walk
Suite 113
Honolulu, Hawaii 96813

NOVEMBER 12, 1998
OCTOBER 10, 1999 (REVISED)

PREPARED BY:

WAYNE I. ARAKAKI, ENGINEER
P.O. BOX 884
WAILUKU, HAWAII 96793



Determination of Runoff - Existing Runoff

Runoff Coefficient "C"

Infiltration	Medium	0.07
Relief	Flat	0.00
Vegetal Cover	Good	0.03
Development	Industrial/Business	<u>0.55</u>
		0.65

Area of Drainage Basin

Area	= 0.119 acres
Elevation High	= 100.8 feet
Elevation Low	= 99.0 feet
Length	= 120 feet
Slope	= .015 = 1.5%

Rainfall Intensity (In./Hr.)

1 hour 50 year rainfall = 2.5 inches

"I" = 4.5 in./hr.

Q = CIA

= (0.65) (4.5) (0.115)

Q = 0.34 cfs

1 hour 50 year rainfall

Determination of Runoff - Parking Lot Runoff

Runoff Coefficient "C"

Infiltration	Negligible	0.20
Relief	Flat	0.00
Vegetal Cover	None	0.07
Development	Industrial/Business	<u>0.55</u>
		0.82

Area of Drainage Basin

Area	= 0.115 acres
Elevation High	= 100.8 feet
Elevation Low	= 99.0 feet
Length	= 120 feet
Slope	= 0.015 = 1.5%

Rainfall Intensity (in./hr.)

1 hour 50 year rainfall = 2.5 inches

"I" = 5.0 in./hr.

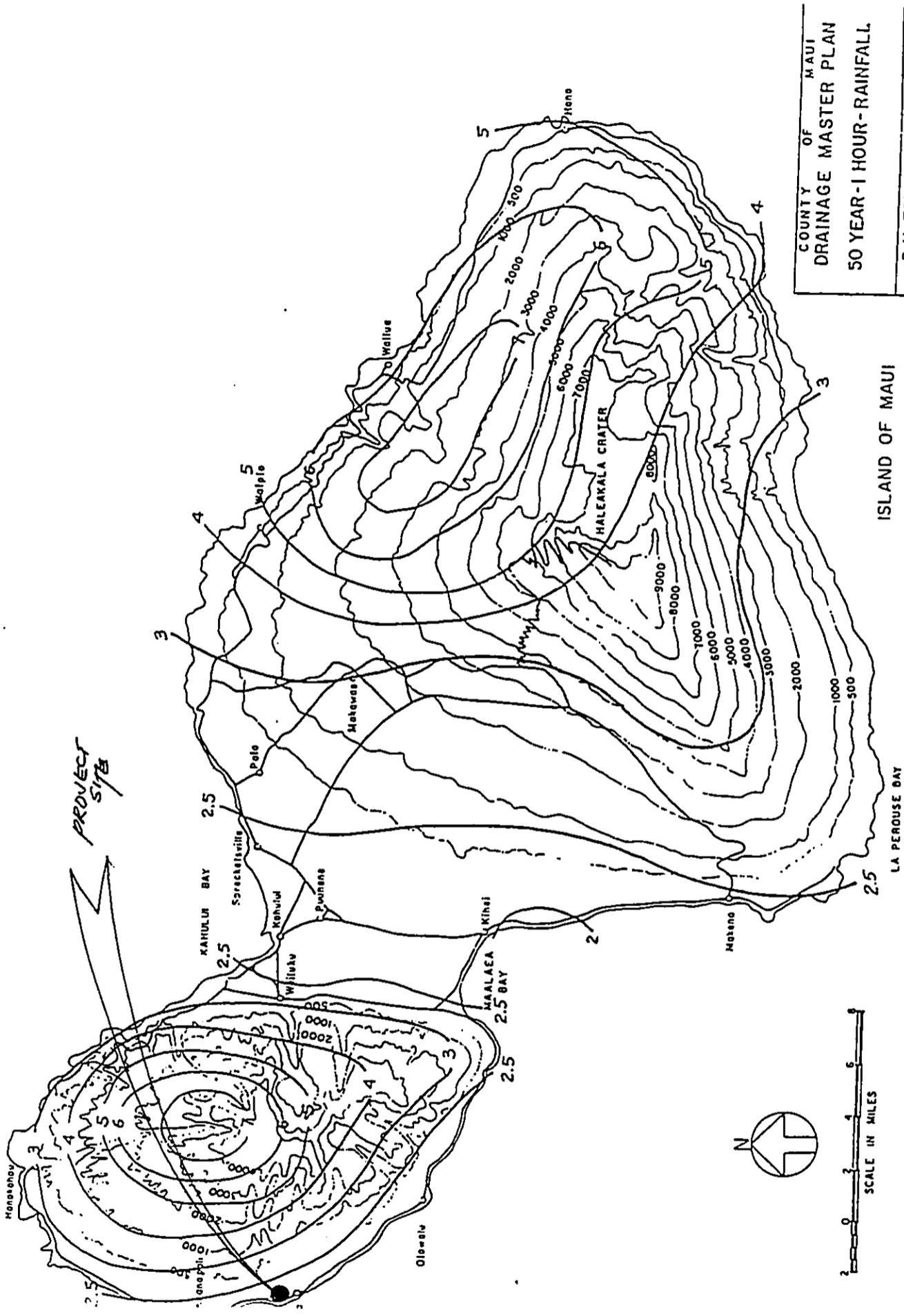
$$Q = CIA$$
$$= (0.82) (5.0) (0.115)$$

Q = 0.47 cfs
1 hour 50 year rainfall

CONCLUSION:

The runoff will be increased due to the proposed parking lot. The increase in runoff is 0.13 cfs which is very minimal. All runoff generated by the subject parcel will be retained on the property. The drywell drainage system will retain runoff that was generated by the addition of parking lot extension.

Therefore, it is my professional opinion that there will be no adverse effect on downstream and adjoining properties.



COUNTY OF MAUI
 DRAINAGE MASTER PLAN
 50 YEAR - 1 HOUR - RAINFALL
 R. M. TOWILL CORPORATION
 CIVIL ENGINEERS - SURVEYORS

ISLAND OF MAUI

PLATE 7

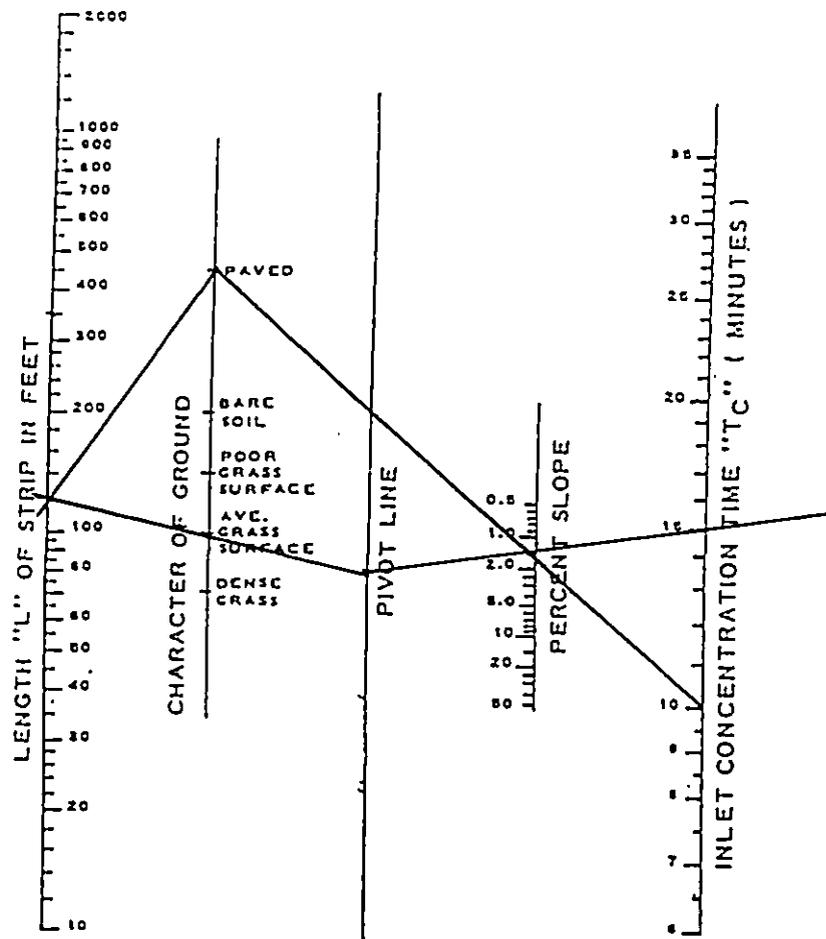


Plate 1

Overland
Flow
Chart

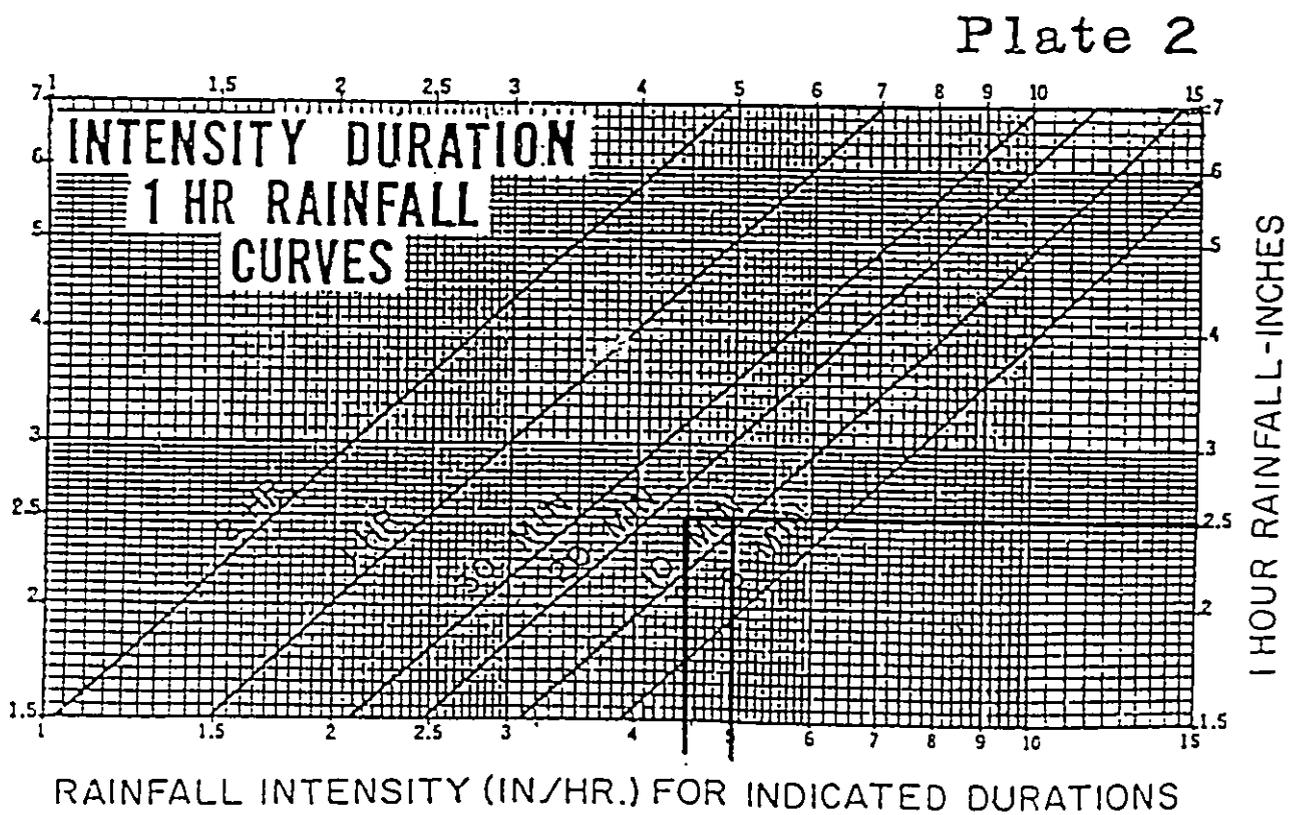


Plate 2

RAINFALL INTENSITY (IN/HR.) FOR INDICATED DURATIONS

Table 1

GUIDE FOR THE DETERMINATION OF RUNOFF COEFFICIENTS FOR BUILT-UP AREAS*

WATERSHED CHARACTERISTICS	EXTREME	HIGH	MODERATE	LOW
INFILTRATION	NEGLIGIBLE 0.20	SLOW 0.14	MEDIUM 0.07	HIGH 0.0
RELIEF	STEEP (> 25%) 0.08	HILLY (15-25%) 0.06	ROLLING (5-15%) 0.03	FLAT (0-5%) 0.0
VEGETAL COVER	NONE 0.07	POOR (< 10%) 0.05	GOOD (10-50%) 0.03	HIGH (50-90%) 0.0
DEVELOPMENT TYPE	INDUSTRIAL & BUSINESS 0.55	HOTEL-APARTMENT 0.45	RESIDENTIAL 0.40	AGRICULTURAL 0.15

*NOTE: The design coefficient "C" must result from a total of the values for all four watershed characteristics of the site.

Table 2

RUNOFF COEFFICIENTS

Type of Drainage Area	Runoff Coefficient C
Parks, cemeteries	0.25
Playgrounds	0.35
Railroad yard areas	0.40
Unimproved areas	0.30
Streets:	
Asphaltic	0.95
Concrete	0.95
Brick	0.85
Driveway and walks	0.85
Roofs	0.95
Lawns:	
Sandy soil, flat, 2%	0.10
Sandy soil, avg., 2-7%	0.15
Sandy soil, steep, 7%	0.20
Heavy soil, flat, 2%	0.17
Heavy soil, avg., 2-7%	0.22
Heavy soil, steep, 7%	0.35

Table 3

MINIMUM RUNOFF COEFFICIENTS FOR BUILT-UP AREAS

Residential areas	C=0.55
Hotel, apartment areas	C=0.70
Business areas	C=0.80
Industrial areas	C=0.80

The type of soil, the type of open space and ground cover and the slope of the ground shall be considered in arriving at reasonable and acceptable runoff coefficients.

Table 4

APPROXIMATE AVERAGE VELOCITIES OF RUNOFF FOR CALCULATING TIME OF CONCENTRATION

TYPE OF FLOW	VELOCITY IN FPS FOR SLOPES (in percent) INDICATED			
	0-3%	4-7%	8-11%	12-15%
OVERLAND FLOW:				
Woodlands	1.0	2.0	3.0	3.5
Pastures	1.5	3.0	4.0	4.5
Cultivated	2.0	4.0	5.0	6.0
Pavements	5.0	12.0	15.0	18.0
OPEN CHANNEL FLOW:				
Improved Channels	Determine Velocity by Manning's Formula			
Natural Channel* (not well defined)	1.0	3.0	5.0	8.0

*These values vary with the channel size and other conditions so that the ones given are the averages of a wide range. Wherever possible, more accurate determinations should be made for particular conditions by Manning's formula.

WAYNE I. ARAKAKI, ENGINEER
P.O. BOX 884
WAILUKU, HAWAII 96793
PHONE: 242-5868 FAX: 242-5865

May 8, 1999

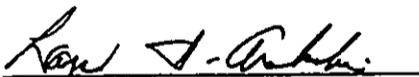
SPECIAL MANAGEMENT AREA ASSESSMENT AND/OR
MINOR PERMIT APPLICATION

Republic Parking
Lahaina Luna Road
Lahaina, Hawaii 96761
TMK: II 4-5-01:31

Construction Cost Estimate

The following is an approximate cost of improvements for the parking lot addition:

Description	Estimate Cost
Grading and Grubbing	\$6,400-
Base Course	\$2,400-
Pavement	\$6,700-
Stripping	\$1,800-
Electrical	\$7,500-
Landscaping	\$6,300-
Drainage	\$8,000-
<hr/>	
Total Cost	\$39,100-

By: 
Wayne I. Arakaki, P.E.

DETERMINATION, FINDINGS AND REASONS FOR SUPPORTING
DETERMINATION

SIGNIFICANCE CRITERIA

According to the Department of Health Rules (11-200-12), an applicant or agency must determine whether an action may have a significant impact on the environment, including all phases of the project, its expected consequences both primary and secondary, its cumulative impact with other projects, and its short and long-term effects. In making the determination, the Rules establish "Significance Criteria" to be used as a basis for identifying whether significant environmental impact will occur. According to the Rules, an action shall be determined to have a significant impact on the environment if it meets any one of the following criteria:

A. Involves an irrevocable commitment to loss or destruction of any natural or cultural resources;

The proposed project will not impact scenic views of the ocean or any ridge lines in the area. The visual character of the area will change from the current residential use to a public parking lot which is compatible with the surrounding land use plans of this area. Development of drainage system will follow established design standards to ensure the safe conveyance and discharge of storm runoff.

As previously noted, no significant archaeological or historical sites are known to exist within the project site. Should any archaeological significant artifacts, bones, or other indicators of previous onsite activity be uncovered during the construction phases of development, their treatment will be conducted in strict compliance with the requirements of the Department of Land and Natural Resources.

B. Curtails the range of beneficial uses of the environmental;

Although the subject property is suitable for residential uses, the parcels adjoining this property is zoned and under commercial use. To return the site to residential use is not practical from both an environmental and economic perspective.

C. Conflicts with the State's long-term environmental policies or goals and guidelines as expressed in Chapter 344, HRS; and any revisions thereof and amendments thereto, court decisions, or executive orders;

The proposed development is consistent with the Environmental Policies established in Chapter 344, HRS, and the National Environmental Policy Act.

D. Substantially affects the economic or social welfare of the community or state;

The proposed project will provide a significant contribution to Maui's future population by providing additional parking to "live and work in harmony" in a high quality living environment. The proposed project is designed to support surrounding land use patterns, will not negatively or significantly alter existing residential areas, nor will unplanned population growth or its distribution be stimulated. The project's development is responding to projected population growth rather than contributing to new population growth.

E. Substantially affects public health

Impacts to public health may be affected by air, noise and water quality impacts, however, these will be insignificant or not detectable, especially when weighed against the positive economic, social, and quality of life implications associated with the project. Overall, air, noise, and traffic impacts will be significantly positive in terms of public health as compared to the "no action" alternative.

F. Involves substantial secondary impacts, such as population changes or effects on public facilities.

Existing and planned commercial/ residential development projects within Lahaina Town will contribute to a future population growth rate that will require expansion of public and private facilities and services. These improvements will become necessary as the overall population of Maui grows. However, the proposed project will not in itself generate new population growth, but provide needed infrastructure to the area's present and future population.

In addition, new employment opportunities will generate new sources of direct and indirect revenue for individuals and the County of Maui by providing both temporary and long term employment opportunities during construction period. Indirect employment in a wide range of service related industries will also be created from construction during project development.

G. Involves a substantial degradation of environmental quality;

The proposed development will utilize existing residential lands that is zoned for commercial use. With development of the proposed project, the addition of urban landscaping will significantly mitigate the visual impact of the development as viewed from outside the site while the overall design will increase open space.

Makai views from the subject property are non existence, however, they are not significant nor generally available to the public in the property's present restricted condition.

H. Is individually limited but cumulatively has considerable effect on the environment, or involves a commitment for larger actions;

By planning now to address the future needs of the community and the State, the parking lot expansion is consistent with the long term plans for Maui. No views will be obstructed or be visually incompatible with the surrounding area.

I. Substantially affects a rare, threatened or endangered species of its habitat;

No endangered plant or animal species are located within the proposed project site.

J. Detrimentally affects air or water quality or ambient noise levels;

Any possible impact to near shore ecosystems resulting from surface runoff, will be mitigated by the establishment of on-site retention basins during the construction phases of development. After development, with the use of drywells, will have the same function as the retention basins to encourage recharge of the groundwater.

K. Affects or is likely to suffer damage by being located in an environmentally sensitive area such as a flood plain, tsunami zone, beach, erosion-prone area, geologically hazardous land, estuary, freshwater, or coastal waters.

Development of the property is compatible with the above criteria since there are not environmentally sensitive areas associated with the project and the physical character of the project site has been previously disturbed by residential uses. As such, the property no longer reflects a "natural environment". Shoreline and adjoining parcels will not be impacted by the development.

L. Substantially affects scenic vistas and view planes identified in county or state plans or studies;

Due to topographic characteristics of the property, views of the area to be developed are generally not significant although they are visible. The majority of the proposed project will be visible from Lahaina Luna Road.

M. Requires substantial energy consumption.

The location of the proposed project is located at Maui's major commercial areas. This additional parking will reduce traffic congestion and energy consumption. By providing parking closer to the commercial and residential activities. Construction of the proposed project will not require substantial energy consumption relative to other similar projects.

Wayne I. Arakaki, Engineer
P.O. BOX 884
Wailuku, Maui, Hawaii 96793

October 11, 1999

Charles Jencks
Director
Department of Public Works and
Waste Management
County of Maui
Wailuku, Hawaii 96793

Dear Mr. Jencks:

**Re: Expansion of Republic Parking Lot, at 165 Lahainaluna Road
TMK:(2) 4-5-001: 031**

This is in response to the attached memo, dated July 2, 1999. We have revised the drainage report, to address the increase in runoff created by the expansion of the parking lot. Please note, that the existing runoff, before development, is passed through the project site. We are required, only to adequately dispose of the increase of runoff due to development. Drainage infiltrators, will be installed to take care of the additional runoff.

On item No. 2, that road frontage improvements are required. A portion of the property is located on Lahaina Luna road pavement. The installation of the curbs, gutters and sidewalks improvements would decrease the paved area. Since we are constructing a parking lot, there are no requirements for a roadway dedication. We are requesting that the roadway improvements be deleted as a requirement. An adjacent parking lot project was completed, without the installation of curbs, gutters, and sidewalks. They were faced with a similar problem.

We have revised the construction plans, to take care of the following items.

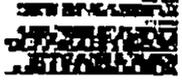
1. Accessible handicap parking.
2. Standard 90 degree parking spaces along the northern property line and the 24 feet wide aisle.
3. The existing sewer lateral will be capped per plan.

Please give me a call if you have any questions at (808) 242-5868. Thank you for your help with this matter.

Sincerely your,



Wayne I. Arakaki

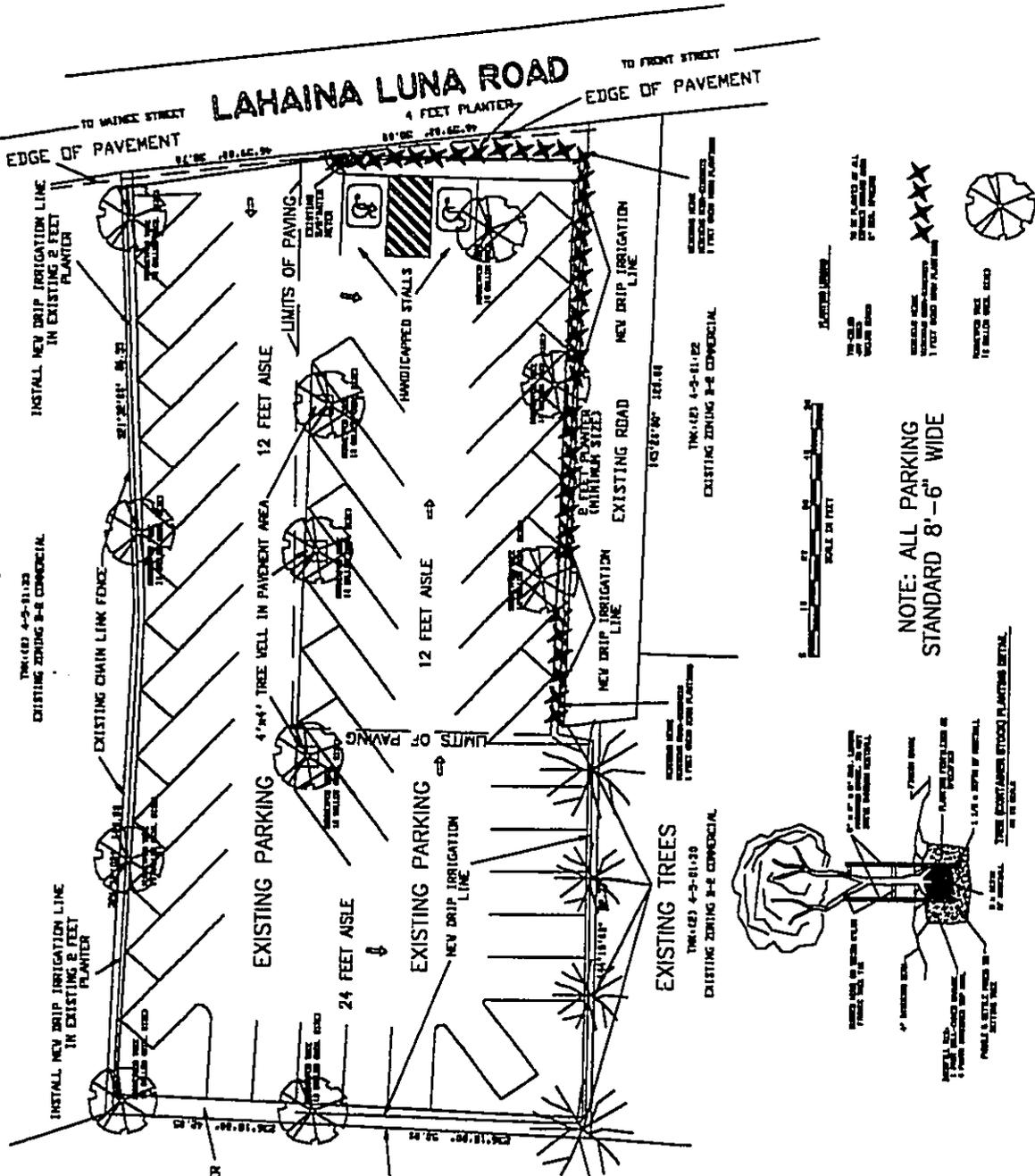


LANDSCAPING PLAN

WAYNE L. ARAKAWA ENGINEER
P.O. BOX 884
WAILUKU, MAUI, HAWAII 96793

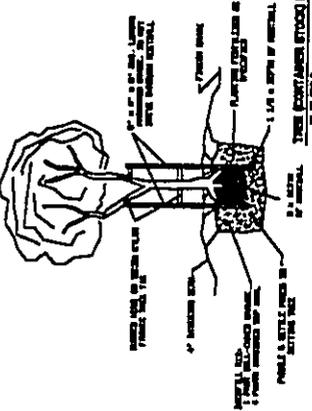
REPUBLIC PARKING ADDITION
LANDSCAPING
TMK: (2) 4-5-07-31

DATE	11-1-1
BY	W.L.A.
CHECKED BY	W.L.A.
SCALE	AS SHOWN
PROJECT NO.	11-1-1
CLIENT	REPUBLIC PARKING
LOCATION	LAHAINA LUNA ROAD



1. ALL PLANTING SHALL BE DONE IN ACCORDANCE WITH THE HAWAIIAN PLANTING ACT AND THE HAWAIIAN PLANTING REGULATIONS.
2. ALL PLANTING SHALL BE DONE IN ACCORDANCE WITH THE HAWAIIAN PLANTING ACT AND THE HAWAIIAN PLANTING REGULATIONS.
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9. ALL PLANTING SHALL BE DONE IN ACCORDANCE WITH THE HAWAIIAN PLANTING ACT AND THE HAWAIIAN PLANTING REGULATIONS.
10. ALL PLANTING SHALL BE DONE IN ACCORDANCE WITH THE HAWAIIAN PLANTING ACT AND THE HAWAIIAN PLANTING REGULATIONS.

NOTE: ALL PARKING STANDARD 8'-6" WIDE



4905

JAMES "KIMO" APANA
Mayor

CHARLES JENCKS
Director

DAVID C. GOODE
Deputy Director

Telephone: (808) 270-7845
Fax: (808) 270-7955



99 JUL 12 09:26

COUNTY OF MAUI
**DEPARTMENT OF PUBLIC WORKS
AND WASTE MANAGEMENT**
200 SOUTH HIGH STREET
WAILUKU, MAUI, HAWAII 96793

RALPH NAGAMINE, L.S., P.E.
Land Use and Codes Administration

RON R. RISKA, P.E.
Wastewater Reclamation Division

LLOYD P.C.W. LEE, P.E.
Engineering Division

BRIAN HASHIRO, P.E.
Highways Division

ANDREW M. HIROSE
Solid Waste Division

July 2, 1999

MEMO TO: JOHN E. MIN, DIRECTOR OF PLANNING
FROM: *to* CHARLIE JENCKS, DIRECTOR OF PUBLIC WORKS AND
WASTE MANAGEMENT *Jan C*
SUBJECT: EXPANSION OF REPUBLIC PARKING LOT
AT 165 LAHAINALUNA ROAD
TMK: (2) 4-5-001:031

We reviewed the subject application and have the following comments.

1. The drainage report does not adequately address the increase in flows created by the expansion of the parking lot. The applicant shall submit a final drainage report for review and approval.
2. Road frontage improvements are required for this development, including, but not limited to, curb, gutter, and sidewalk improvements.
3. Accessible handicap parking in compliance with applicable laws shall be provided.
4. Cap the existing sewer lateral and submit a plan showing its location to the Wastewater Reclamation Division, for our records.
5. The standard 90 degree parking spaces along the northern property line are required to have a 24 foot wide aisle.
6. The applicant shall address the red lined comments on the submitted drainage report and construction plan.

If you have any questions, please call David Goode at 270-7845.

DG:msc/mt
S:\LUCA\CZM\republic.wpd

BENJAMIN J. CAYETANO
GOVERNOR OF HAWAII



99 JUN 21 12:59

STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
DIVISION OF LAND MANAGEMENT
54 SOUTH HIGH STREET, ROOM 101
WAILUKU, HAWAII 96793-2198

June 18, 1999

Timothy E. Johns
~~MEMBER~~
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

DEPUTY
~~MEMBER~~
Janet E. Kawelo

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

MEMORANDUM

TO: Mr. John E. Min, Director of Planning
County of Maui
250 South High Street
Wailuku, Hawaii 96793

Attn: Ms. Colleen Suyama, Staff Planner

FROM: Louis Wada, Land Agent *L. Wada*

SUBJECT: TMK: (2) 4-5-01: 31, Expansion of Republic Parking Lot at
165 Lahainaluna Road, Lahaina, Maui

We have no comments/recommendations.

Following are our comments/recommendations:

Thank you for providing us the opportunity to comment on the subject project.

c: Mr. W. Kennison

6254

BENJAMIN J. CAYETANO
GOVERNOR OF HAWAII



TIMOTHY E. JOHNS, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

DEPUTIES
JANET E. KAWELO

STATE OF HAWAII

DEPARTMENT OF LAND AND NATURAL RESOURCES

HISTORIC PRESERVATION DIVISION
Kakuihewa Building, Room 555
801 Kamohala Boulevard
Kapolei, Hawaii 96707

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
CONSERVATION AND RESOURCES
ENFORCEMENT
CONVEYANCES
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
LAND
STATE PARKS
WATER RESOURCE MANAGEMENT

August 25, 1999 - *permitted*

Mr. John E. Min
Department of Planning
County of Maui
250 S. High Street
Wailuku, Hawaii 96793

LOG NO: 24005 ✓
DOC NO: 9908CD19

Dear Mr. Min:

**SUBJECT: Historic Preservation Review of a Special Management Area Use Permit Application and/or Minor Permit Application for the Proposed Expansion of Republic Parking Lot at 165 Lahainaluna Road Lahaina Ahupua'a, Lahaina District, Island of Maui
TMK: 4-5-01:031**

Thank you for the opportunity to comment on this project. Our review is based on reports, maps and aerial photographs maintained at the State Historic Preservation Office; no field inspection was made of the subject property.

We understand from the submitted documents that the proposed undertaking entails the demolition of an existing house and carport and the subject parcel is to be paved, graded, and developed into a parking lot. We further understand from the submitted plans that this is an after-the-fact permit application; the existing structure on the lot has been demolished and the area has been paved.

A review of our records indicates that the subject parcel has not undergone an archeological inventory survey. The general area was the location of pre-Contact farming, perhaps with scattered houses during the mid-1800s. In addition, the subject parcel falls within the boundaries of the Historic Lahaina District (3001). Subsurface archaeological remains have been located during archaeological monitoring of public utilities on Wahie Lane located just west of the proposed project area, as well as in other locations in Old Lahaina Town. Construction work at the intersection of Front Street and Lahainaluna Road has uncovered at least three human burials and other archaeological materials. Thus, it is possible that subsurface historic sites may be present within the project area. Such sites could contain important information on the history of pre-Contact Lahaina and Lahaina, the port-town of the early 1800s.

Given the above information, had we been able to review the project, we would have

Mr. John E. Min
Page Two

recommended that an archaeological monitor be present during all ground altering activities, to ensure that no buried historic sites were inadvertently disturbed during this project.

If any future ground altering activities are planned on the subject property, we recommend that an archaeological monitor be present during all ground altering activities. We request an archaeological monitoring plan be submitted to the State Historic Preservation Division for review and approval prior to the commencement of ground altering activities.

Please call Cathleen Dagher at 692-8023 if you have any questions.

Aloha,



Don Hibbard, Administrator
Historic Preservation Division

CD:jk

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