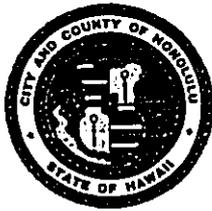


DEPARTMENT OF LAND UTILIZATION
CITY AND COUNTY OF HONOLULU

650 SOUTH KING STREET
HONOLULU, HAWAII 96813 • (808) 523-4432

FRANK F. FASI
MAYOR

'93 JUN 24 10:51
OFF. OF ENVIRONMENTAL
QUALITY CONTROL



DONALD A. CLEGG
DIRECTOR

LORETTA K.C. CHEE
DEPUTY DIRECTOR

93/ED-001(DT)

June 23, 1993

Mr. Brian J. J. Choy, Director
Office of Environmental Quality Control
(OEQC)
220 S. King Street, 4th Floor
Honolulu, Hawaii 96813

CHAPTER 343, HRS
Environmental Assessment/Determination
Negative Declaration

Recorded Owner	:	Lum Yip Kee, Ltd.
Applicant	:	Calvin M. Arakawa
Agent	:	Haleakala Resources, Inc.
Location	:	2425 Cleghorn St., Waikiki, Oahu
Tax Map Key	:	2-6-24: 95
Proposal	:	Applicant Proposes to Retain an Existing Enclosure for Six Hot Water Storage Tanks, a Canopy over Exterior Laundry Area and One 6' x 8' Prefab Metal Building, all of which Encroach into the Required Rear Yard.
Determination	:	A Negative Declaration Is Issued

Attached and incorporated by reference is the Environmental Assessment prepared by the applicant for the project. Based on the significance criteria outlined in Chapter 200, State Administrative Rules, we have determined that preparation of an Environmental Impact Statement is not required.

Approved Donald A. Clegg
DONALD A. CLEGG
Director of Land Utilization

DAC:ak

G:NDHALE.dt

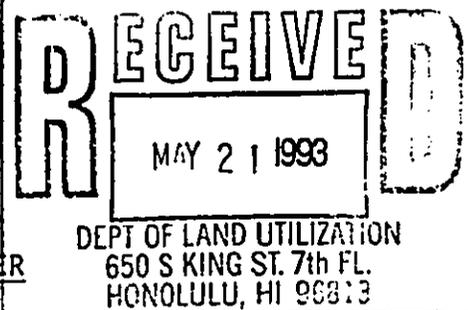
1993-07-08-0A-FEA-Lea Lea Hale

III - 8 11

93-3746

April 9, 1993

LEA LEA HALE APARTMENTS
ENVIRONMENTAL ASSESSMENT



APPLICANT

Calvin M. Arakawa
2425 Cleghorn Street
Honolulu, HI 96815
922-1726

RECORDED FEE OWNER

Lum Yip Kee, Ltd.
80 N. King Street
Honolulu, HI 96817
531-5202

AGENT

Haleakala Resources, Inc.
250 Alamaha Pl., S-6
Kahului, HI 96732
871-8654

TAX MAP KEY: 2-6-24:95

LOT AREA: 8177

(3) Environmental agency

- (4) To retain six solar storage tanks canopy enclosure over tanks and laundry installed according to recommended design consistent with the intent and objectives of the Waikiki Special Design district. Approval previously granted, an error in filing for permit caused a lapse of approval.

The Enclosure is required to protect storage tanks and people doing laundry from the weather. The storage tanks are for solar water heating. The environmental impact of solar is positive. Non polluting renewable energy, consistent with the state's long term goals of reducing our energy dependence, and the need to import, store, transport and burn toxic fossil fuels.

Installation of solar also gives the owner and users of the equipment a positive feeling about their contribution to a cleaner environment, which promotes an environmentally conscious attitude.

- (5) The roof and wall enclosures for the water tanks and laundry area do not have an adverse impact on the abutting property or alter the character of the neighborhood. The enclosures are small and located behind an existing CMU wall at the rear of the property. In addition parking is located on the lower levels of the adjoining property.
- (6) Alternatives include placing storage tanks on the roof. This would not require a variance, although it would be unsightly and visible from many neighboring properties. Solar could be removed. Although

haleakala resources, inc.

250 alamaha pl. s-6
kahului, hawaii 96732 (808) 871-8654

April 9, 1993
Lealea Hale Apts.
Environment assessment
Pg. 2

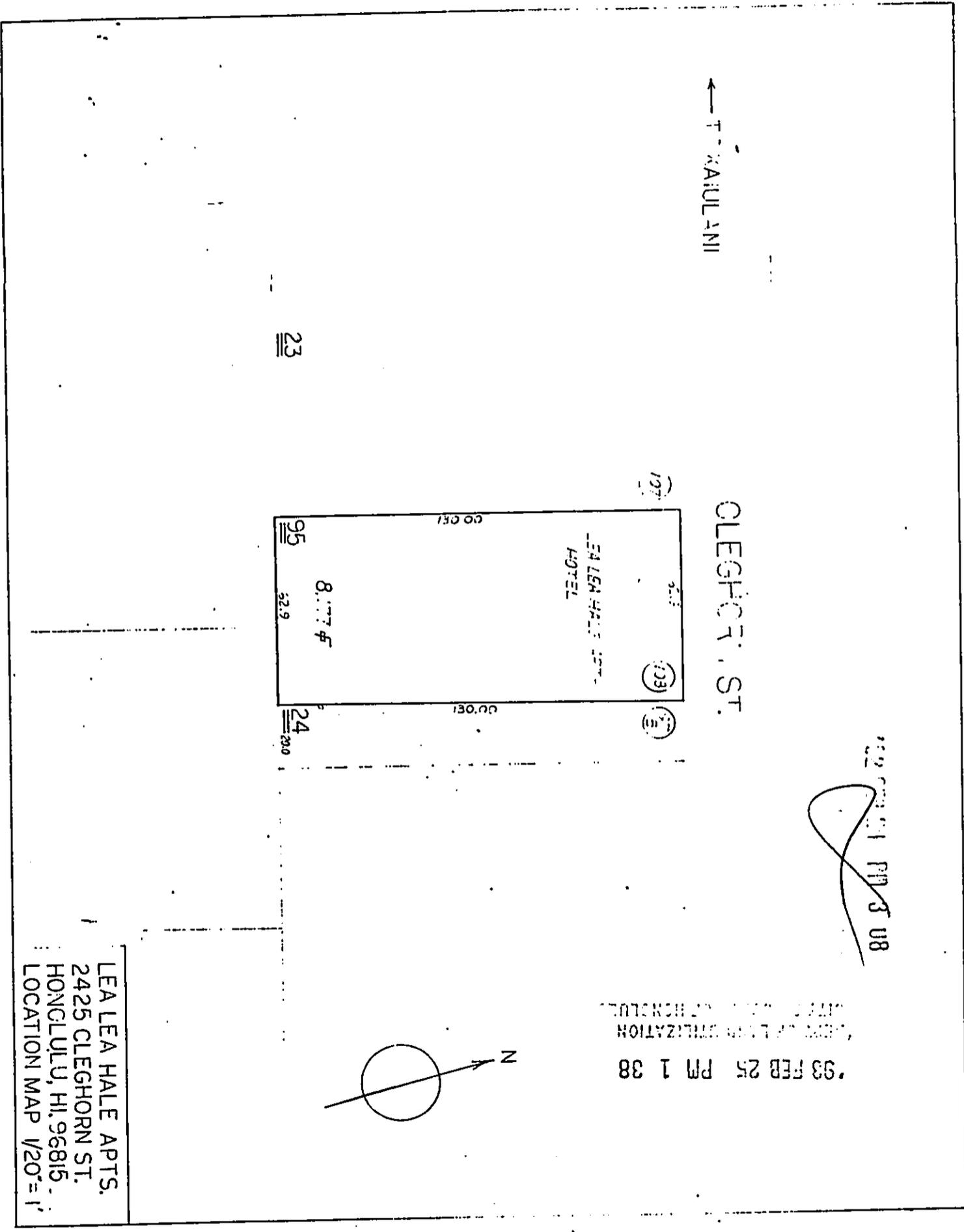
this would have a severe economic impact on both the contractor and owner. Increased utility bills for occupants. It would also reflect poorly on the state's concern for public goals.

(7) None --

(8)

(9) This request is due in part to unique circumstances and does not in all respects question the reasonableness of the neighborhood zoning. The use sought by this request does not alter the character of the neighborhood, nor is it contrary to the intent and purpose of the zoning ordinances.

DOCUMENT CAPTURED AS RECEIVED

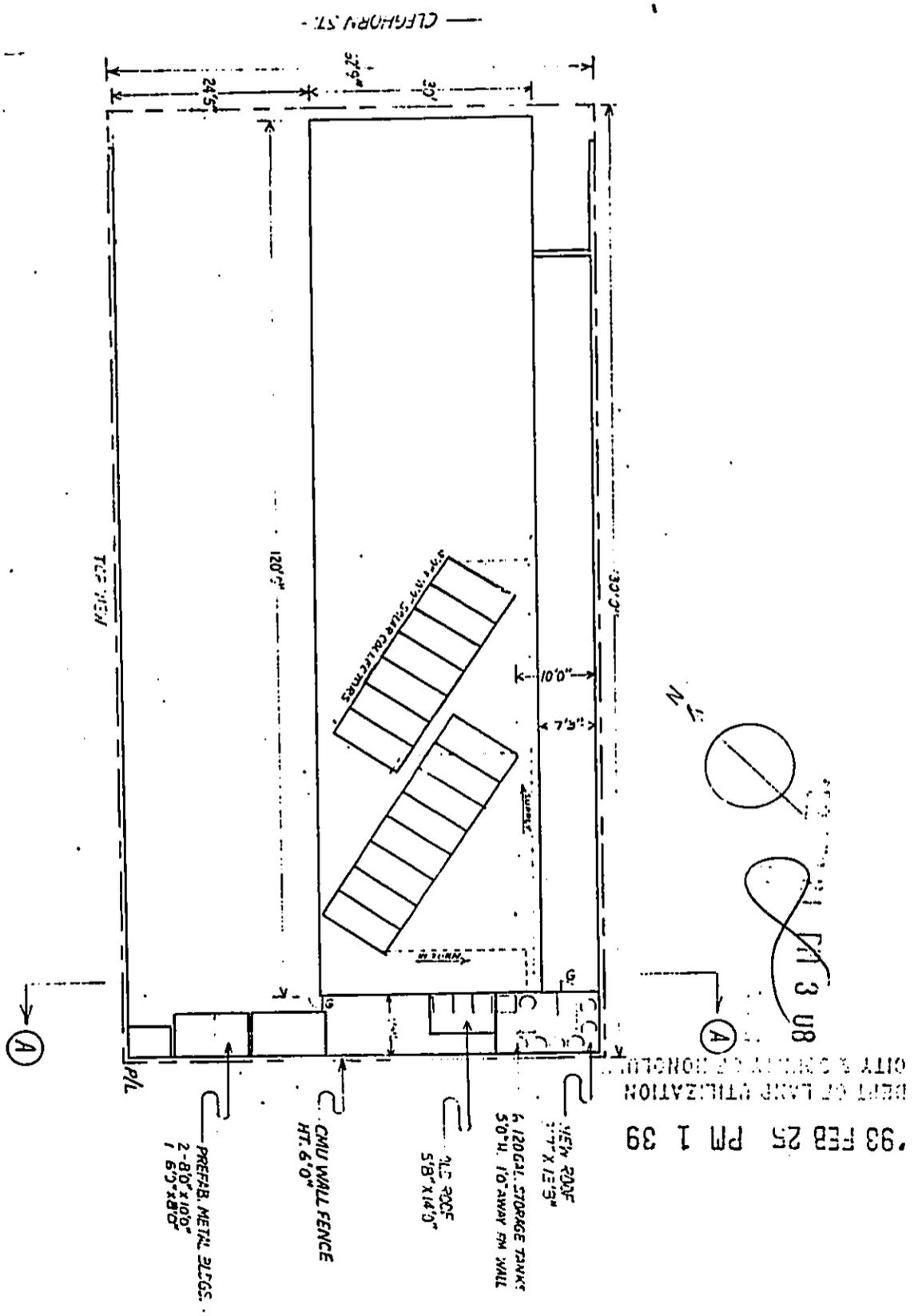


LEA LEA HALE APTS.
2425 CLEGHORN ST.
HONOLULU, HI. 96815.
LOCATION MAP 1/20"=1'

93 FEB 25 PM 1 38
OFFICE OF THE ATTORNEY GENERAL
STATE OF HAWAII

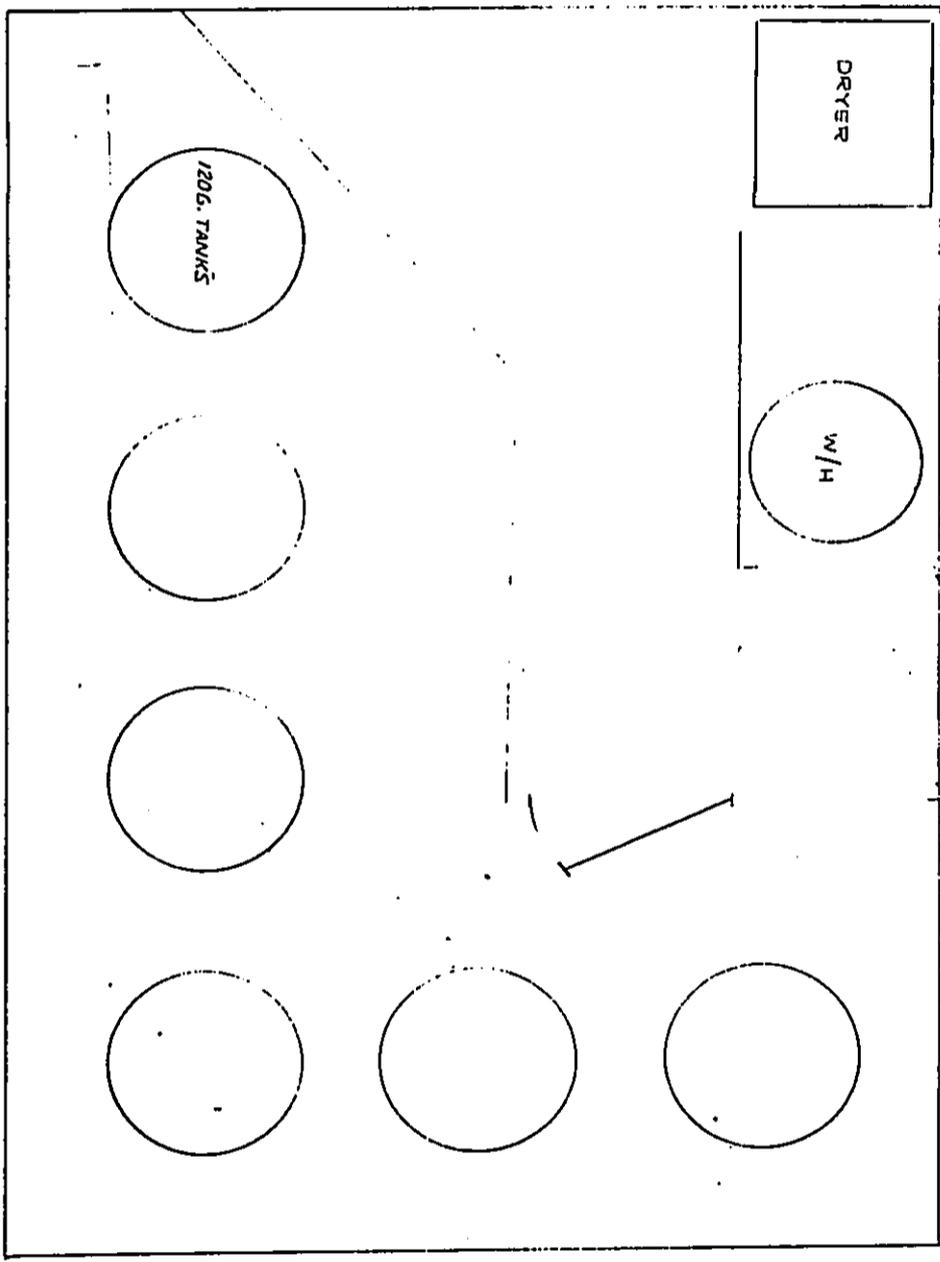
93 FEB 25 PM 3 08

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LEA LEA HALE APT. / HOTEL
 2425 CLEGHORN ST.
 HONOLULU, HI. 96815
 TAX NO. 1-2-6-24-95

DOCUMENT CAPTURED AS RECEIVED



FLOOR PLAN 1"=2'

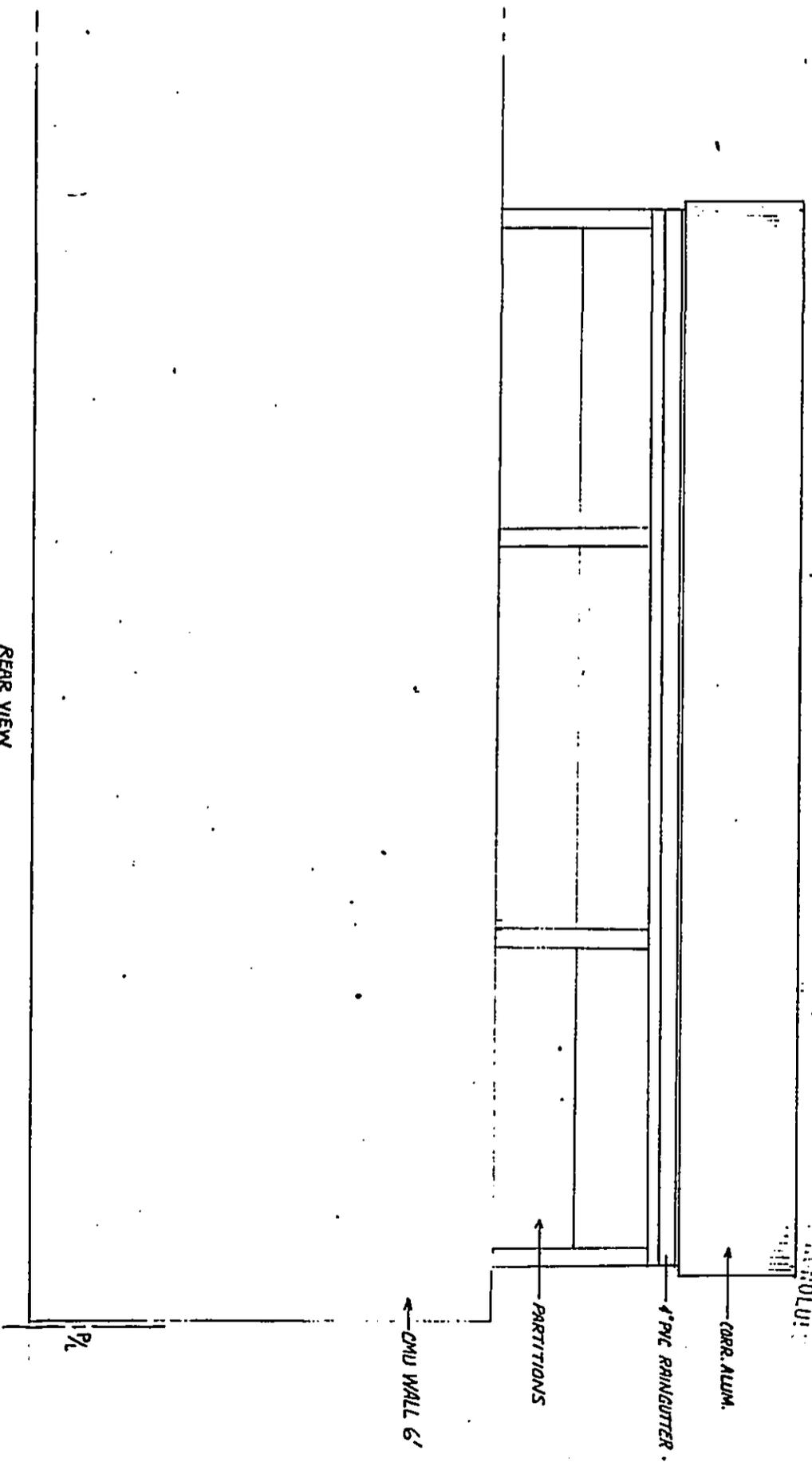
LEA LEA HALE APT. HOTEL
 2425 CLEGHORN ST.
 HONOLULU, HI. 96815
 TAX NO. 1-2-6-24-95

93 FEB 25 PM 1 39
 UTILIZATION

92 SEP 21 PM 3 08

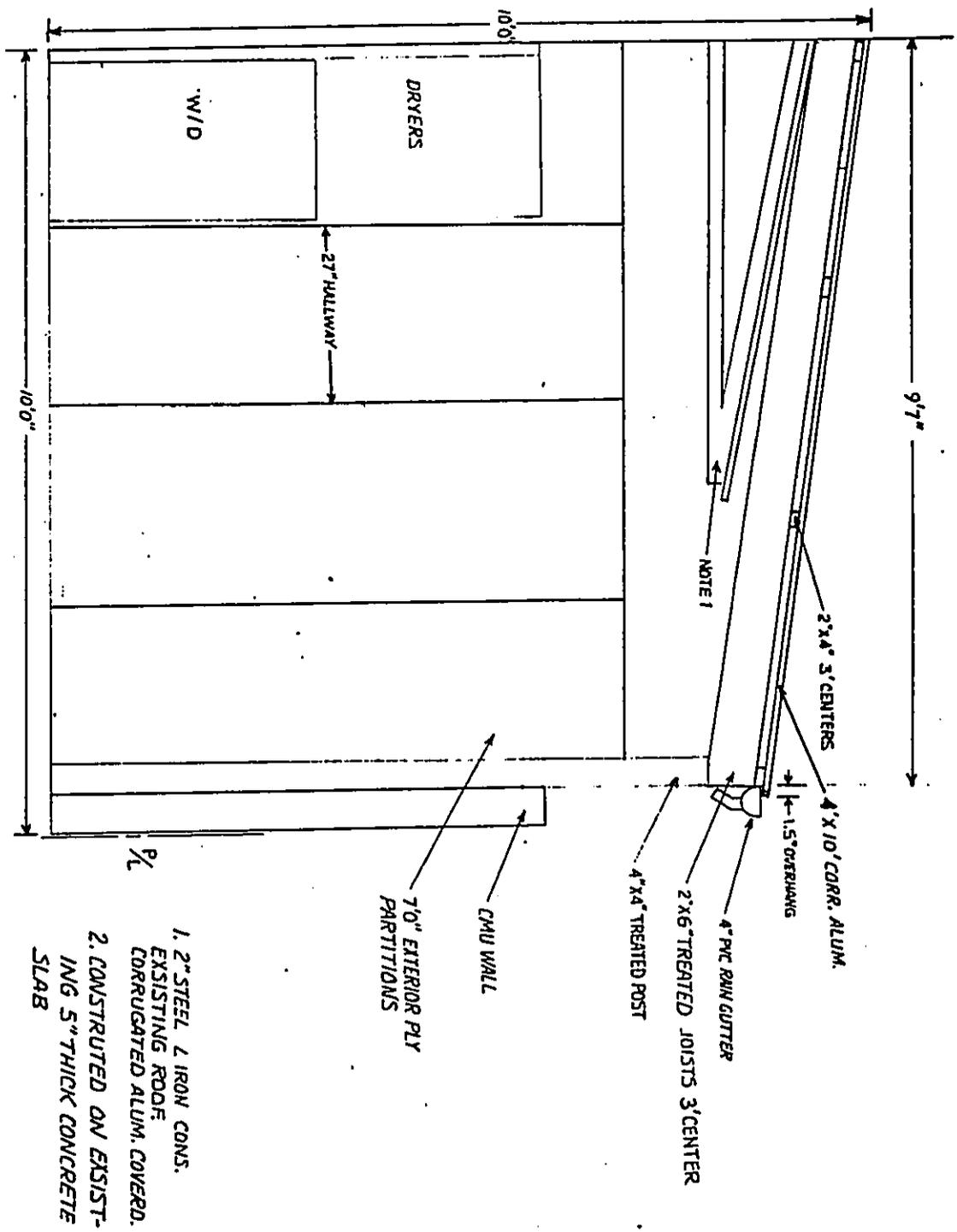
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92 SEP 24 PM 3 09
93 FEB 25 PM 1 39
UTILIZATION
SCHEDULE



REAR VIEW

LEA LEA HALE APT. HOTEL
2425 CLEGGHORN ST.
HONO, HI 96815
TRX# 1-2-6-24-95



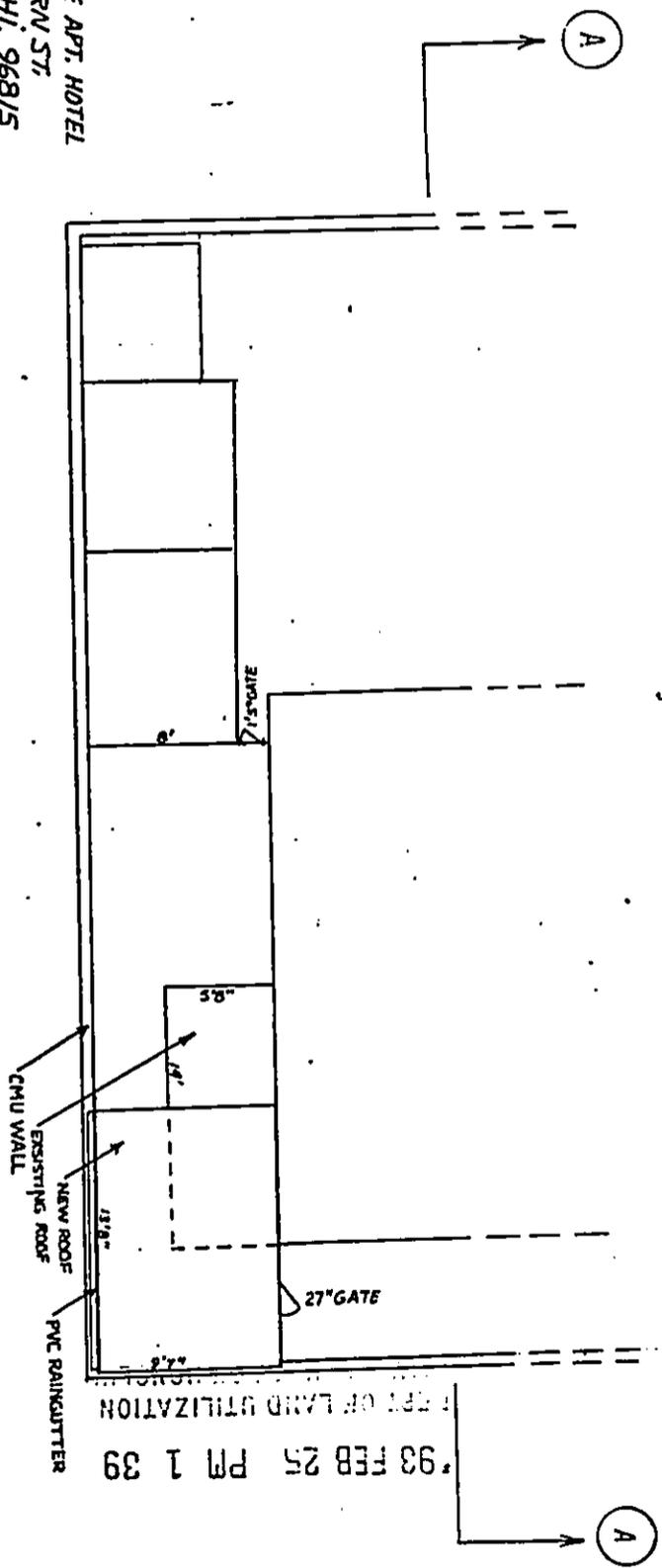
60' 3" W/D
 1/2" = 1'-0"

RECEIVED
 HOLLAND CONTRACTORS
 68 1 W/D 52 B 33 86

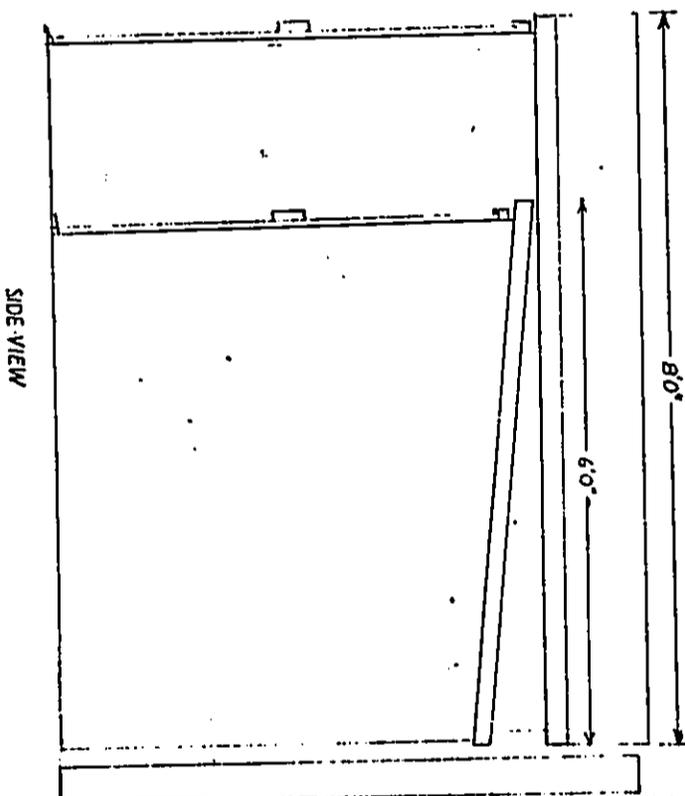
LEA LEA HALE APT. HOTEL
 2425 CLEGGHORN ST.
 HONO. HI. 96915
 TAX # 1-2-6-24-95

1. 2" STEEL & IRON CONS. EXISTING ROOF CORRUGATED ALUM. COVERD.
2. CONSTRUCTED ON EXISTING 5" THICK CONCRETE SLAB

LEA LEA HALE APT. HOTEL
2425 CLEGHORN ST,
HONOLULU, HI. 96815
TAX # 1-2-6-24-95
SCALE 1" = 10'



'92 SEP 24 PM 3 09

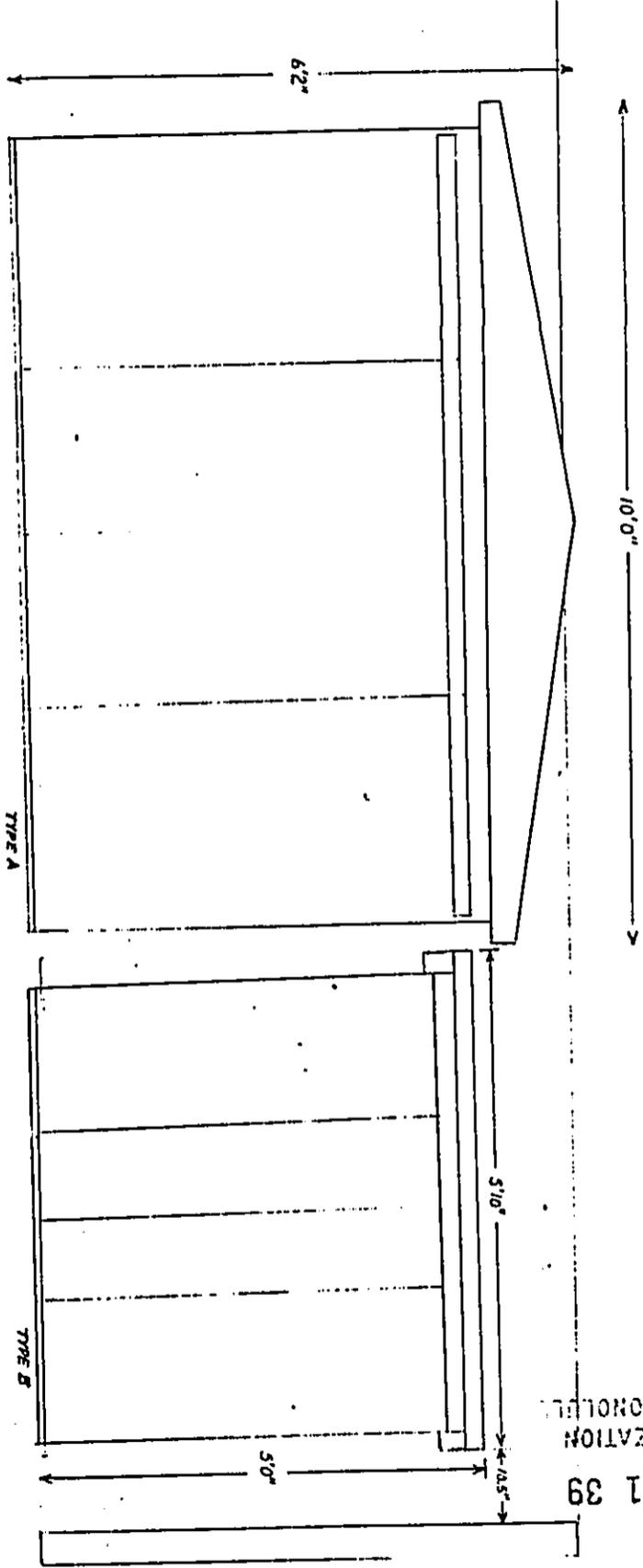


SIDE VIEW

93 FEB 25 PM 1 39
 DEPT OF LAND UTILIZATION
 CITY OF BOSTON

60 S LUD 118-113 26

LEA LEA HALE APPTS.
 2425 CLEGGHORN ST
 TAX # 1-2-6-24-95
 SCALE 1"=2'



THIRD SHED IS IDENTICAL TO TYPE A ILLUS.
AND IS LOCATED TO LEFT OF ILLUS. SHEDS ABUTTING.

FRONT VIEW

TYPE A

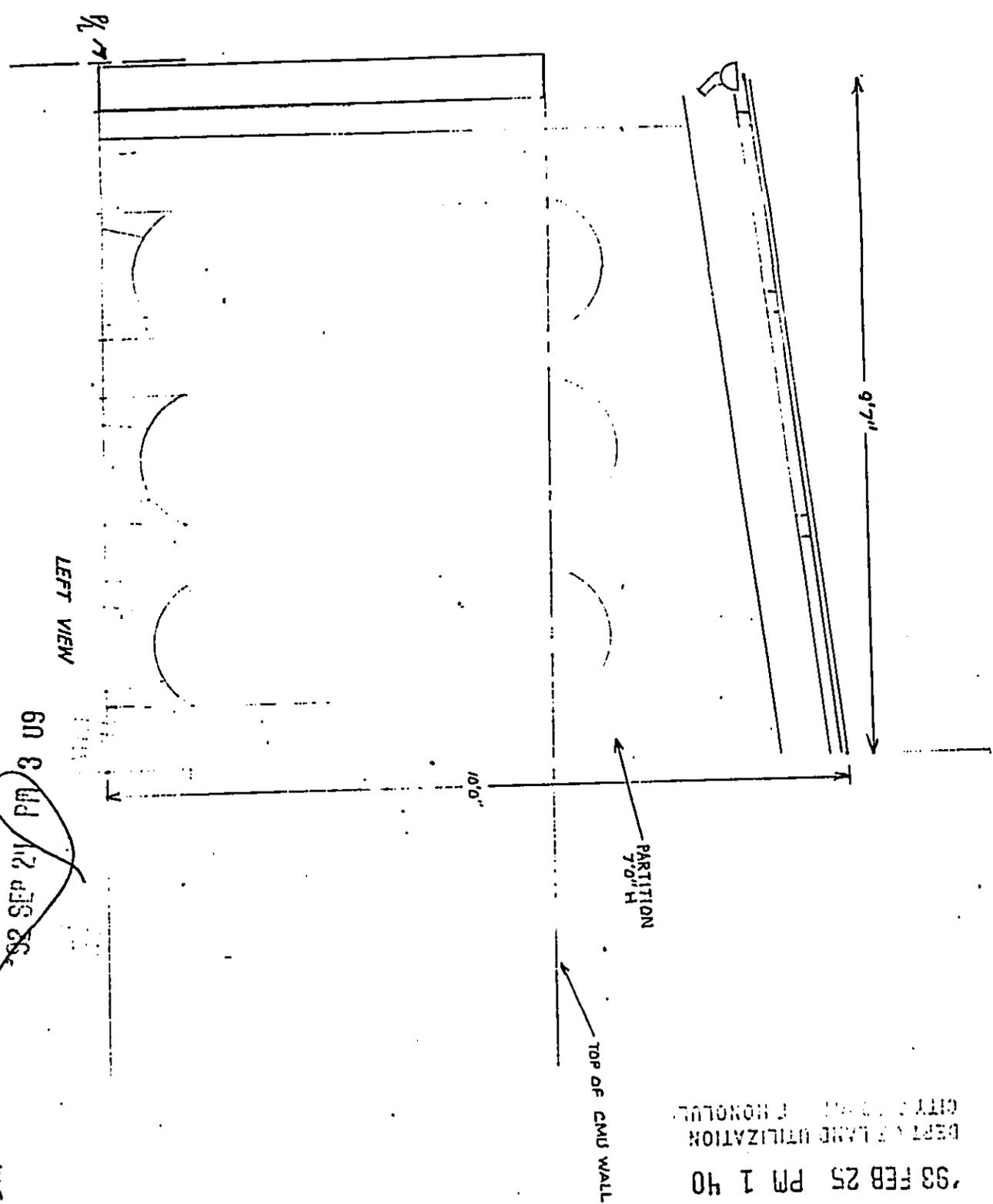
TYPE B

60 B W 1-2-85 75

LEA LEA HALE APTS.
2425 GLEGGHORN ST
TRAX# 1-2-6-24-85
SCALE 1"=2'

93 FEB 25 PM 1 39
DEPT OF LAND UTILIZATION
CITY OF HONOLULU

'93 FEB 25 PM 1 40
DEPT OF LAND UTILIZATION
CITY OF HONOLULU



LEA LEA HALE APTS.
2425 CLEGGHORN ST
TAX # 1-2-6-24-95
SCALE 1"=2'
60 8 04 112 DES SS
60 8 04 112 DES SS