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LETTER NO. PWD02.P132

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MAR - 8 2002

02 MAR -8 P2:11

OFF. OF ENVIRONMENTAL
QUALITY CONTROL

MEMORANDUM

TO: Ms. Genevieve Salmonson, Director
Office of Environmental Quality Control

FROM: Gordon Matsuoka
Public Works Administrator

SUBJECT: Kapolei Judiciary Complex
Finding of No Significant Impact (FONSI)
TMK: (1) 9-1-16 Por. 4 and 5
Ewa, Oahu, Hawaii

The Department of Accounting and General Services has reviewed the comments received during the 30-day public comment period which began on March 23, 2001. The agency has determined that this project will not have significant environmental effects and has issued a FONSI. Please publish this notice in the March 23, 2002, OEQC Environmental Notice.

We have enclosed a completed OEQC Publication Form and four copies of the Final Environmental Assessment. If there are any questions, please have your staff call Mr. Tyler Fujiyama of the Planning Branch at 586-0492.

TF:mo
Attachments

MAR 23 2002

FILE COPY

2002-03-23-DA-PEA-

Final Environmental Assessment

of the

(Kapolei Judiciary Complex)

**(Family Court and Juvenile Detention
Center)**

**Prepared for
State of Hawaii
Department of Accounting and General Services**

March 2002

**Prepared by
Architects Hawaii, Limited**

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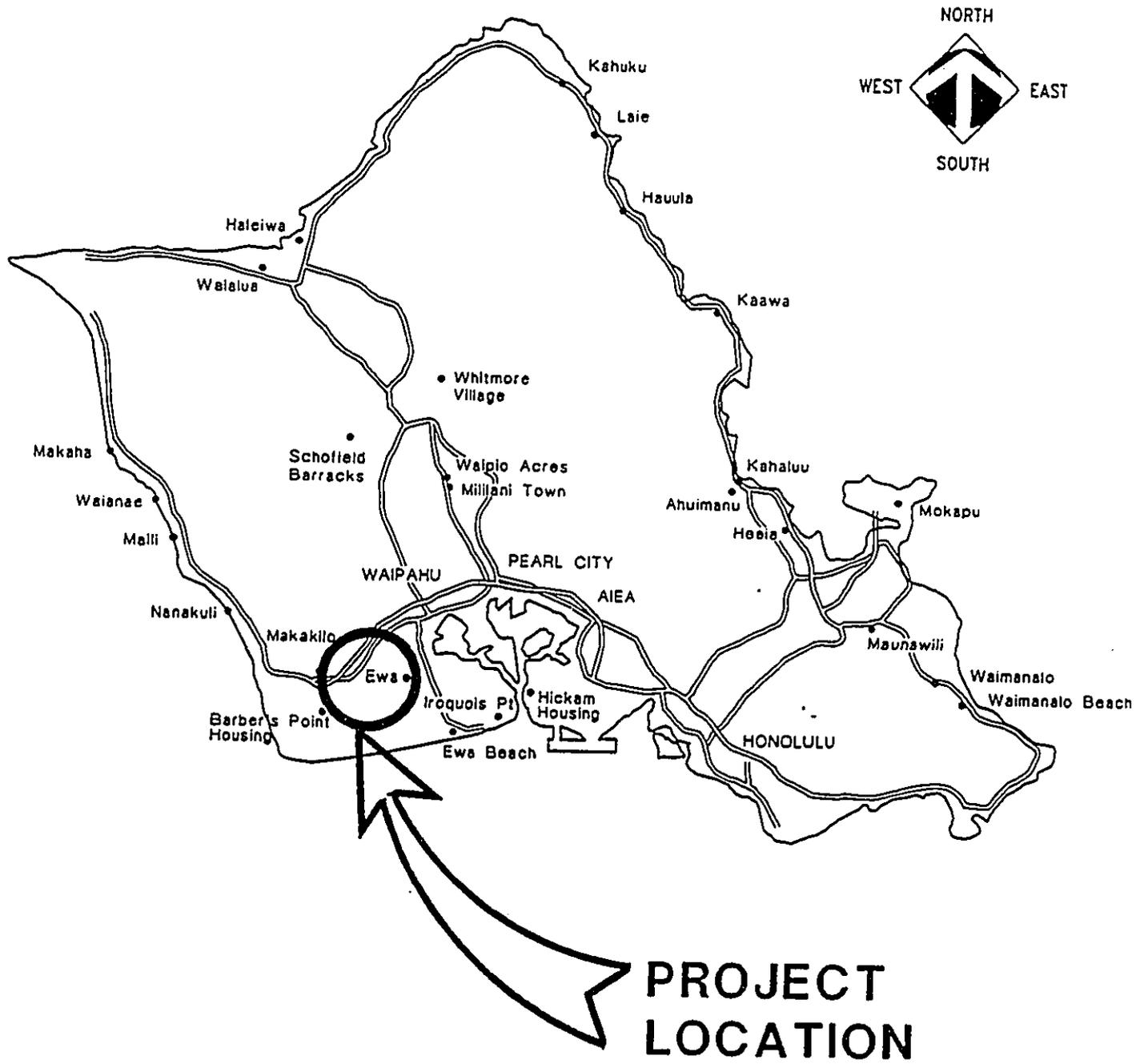
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KAPOLEI JUDICIARY COMPLEX DAGS, State of Hawaii	LOCATION MAP	EXHIBIT
		1

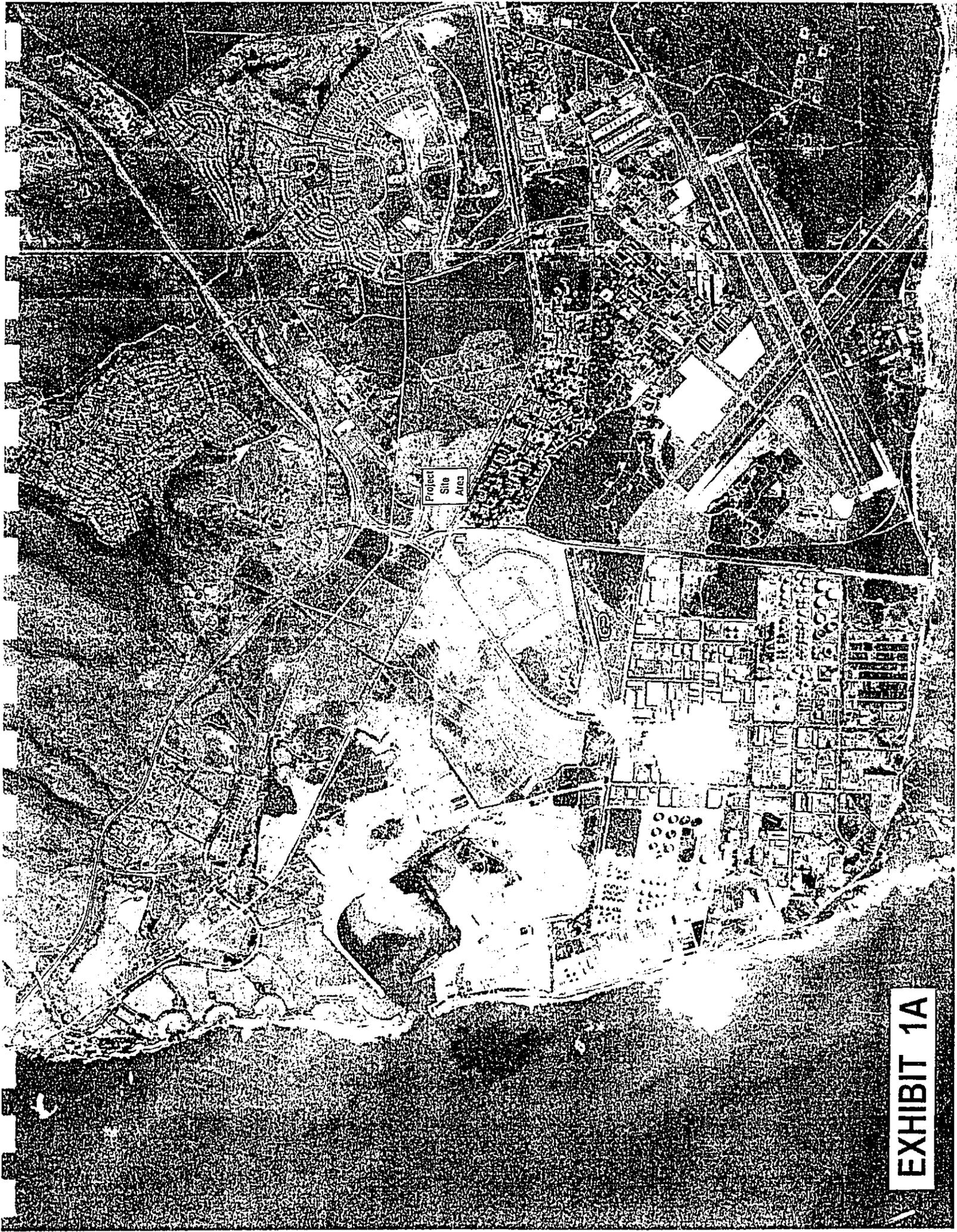
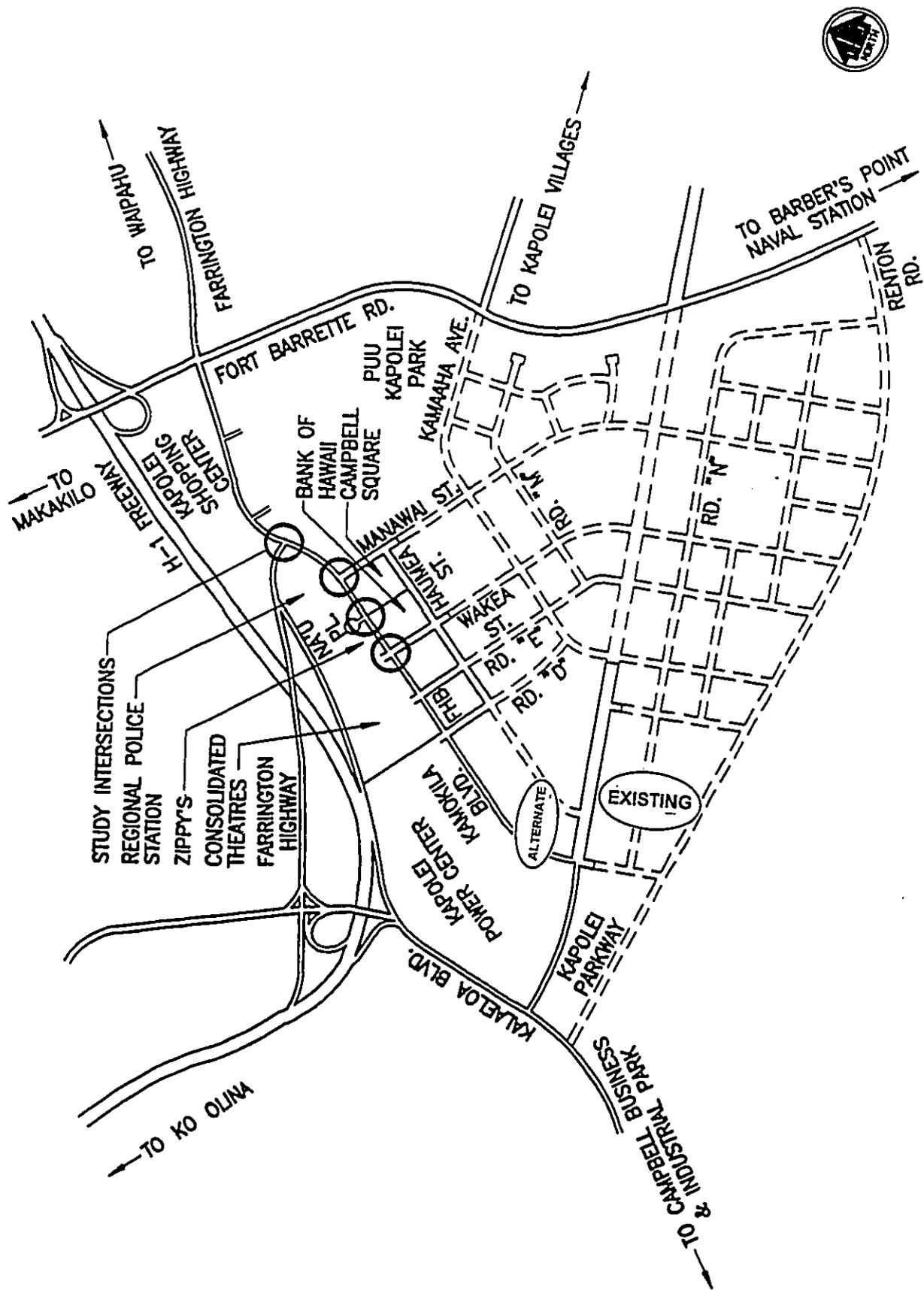


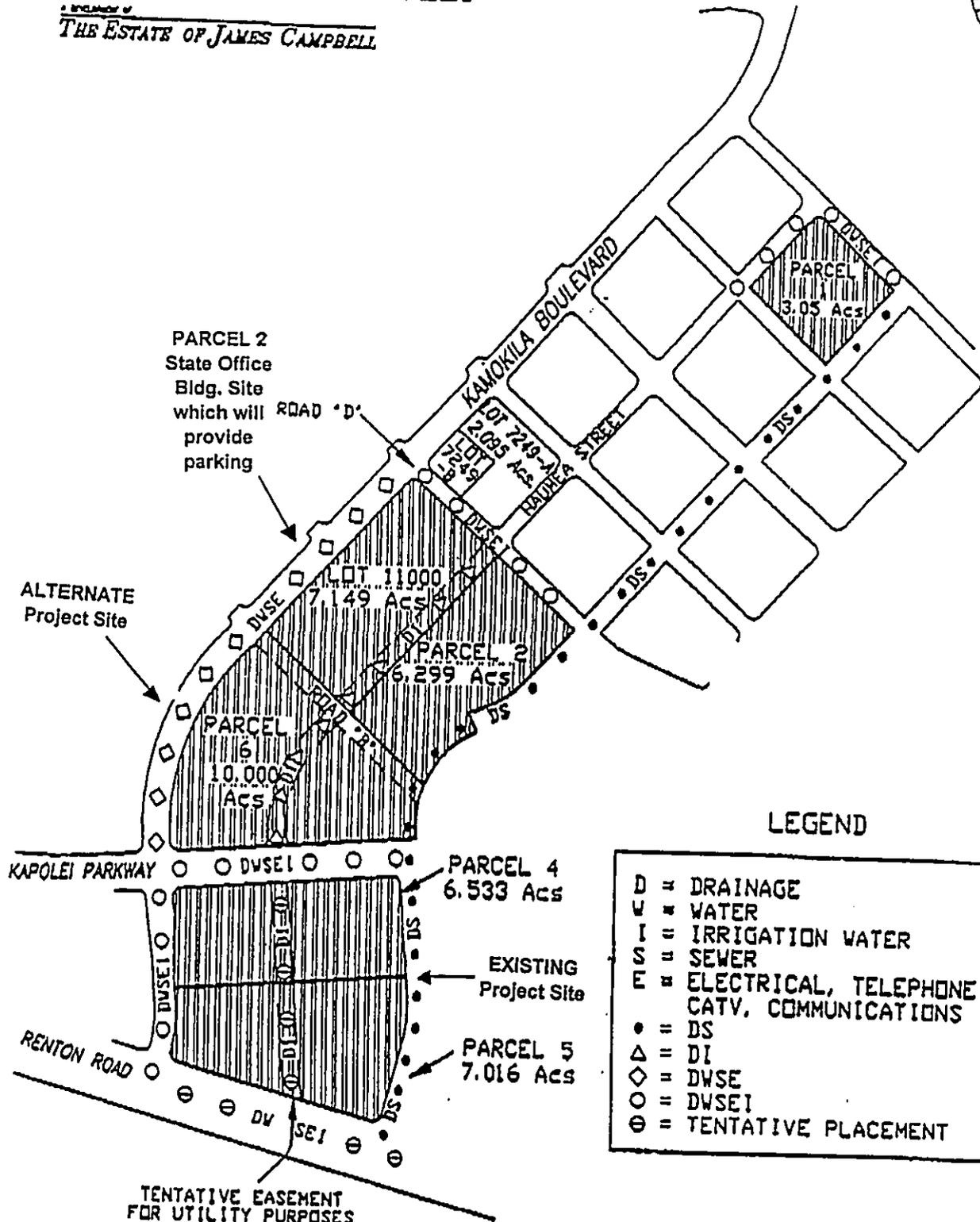
EXHIBIT 1A



KAPOLEI JUDICIARY COMPLEX DAGS, State of Hawaii	VICINITY MAP	EXHIBIT
		2

THE CITY OF KAPOLEI

A PORTION OF
THE ESTATE OF JAMES CAMPBELL



LEGEND

D	=	DRAINAGE
W	=	WATER
I	=	IRRIGATION WATER
S	=	SEWER
E	=	ELECTRICAL, TELEPHONE CATV, COMMUNICATIONS
•	=	DS
△	=	DI
◇	=	DWSE
○	=	DWSEI
⊖	=	TENTATIVE PLACEMENT



EXHIBIT 3

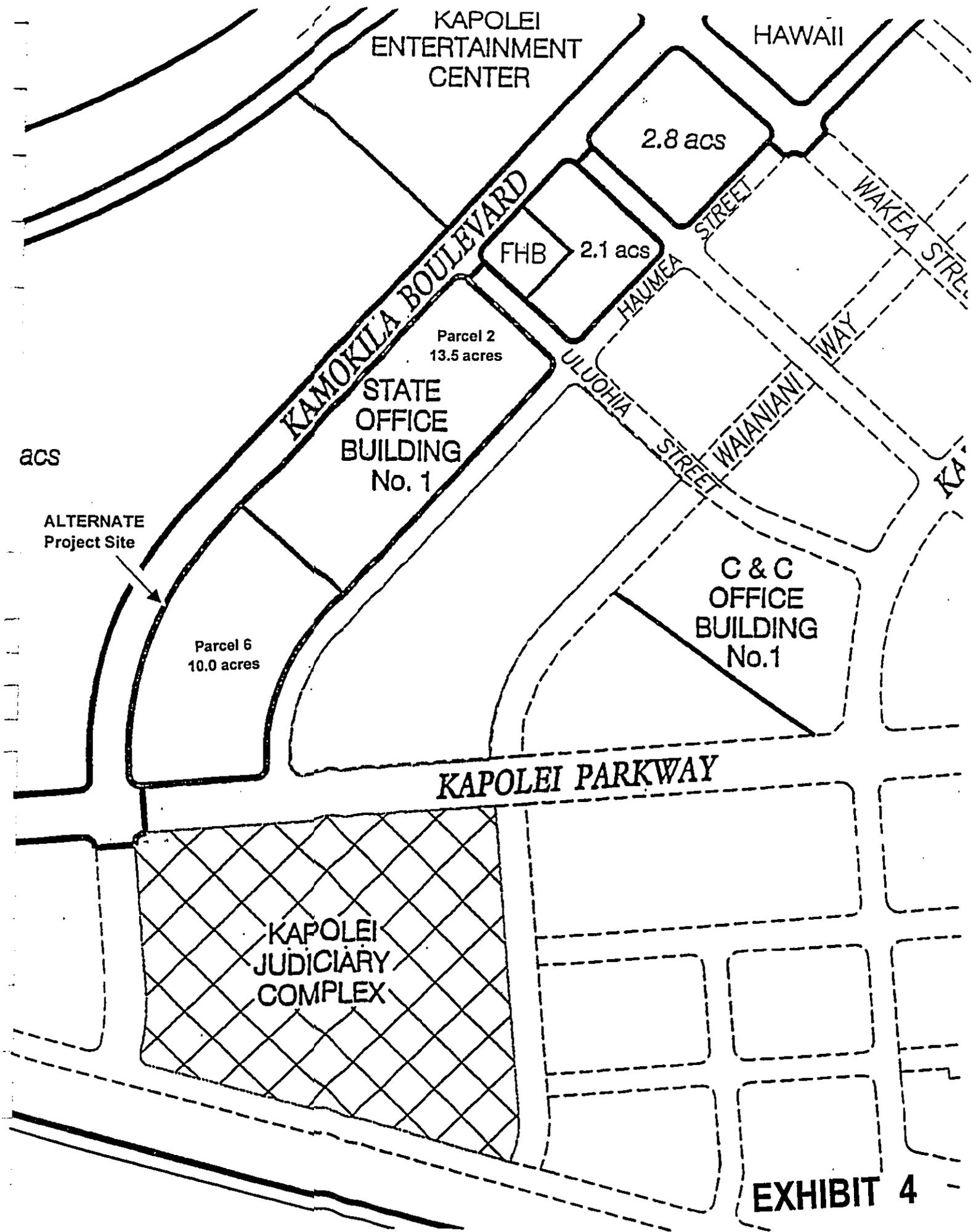
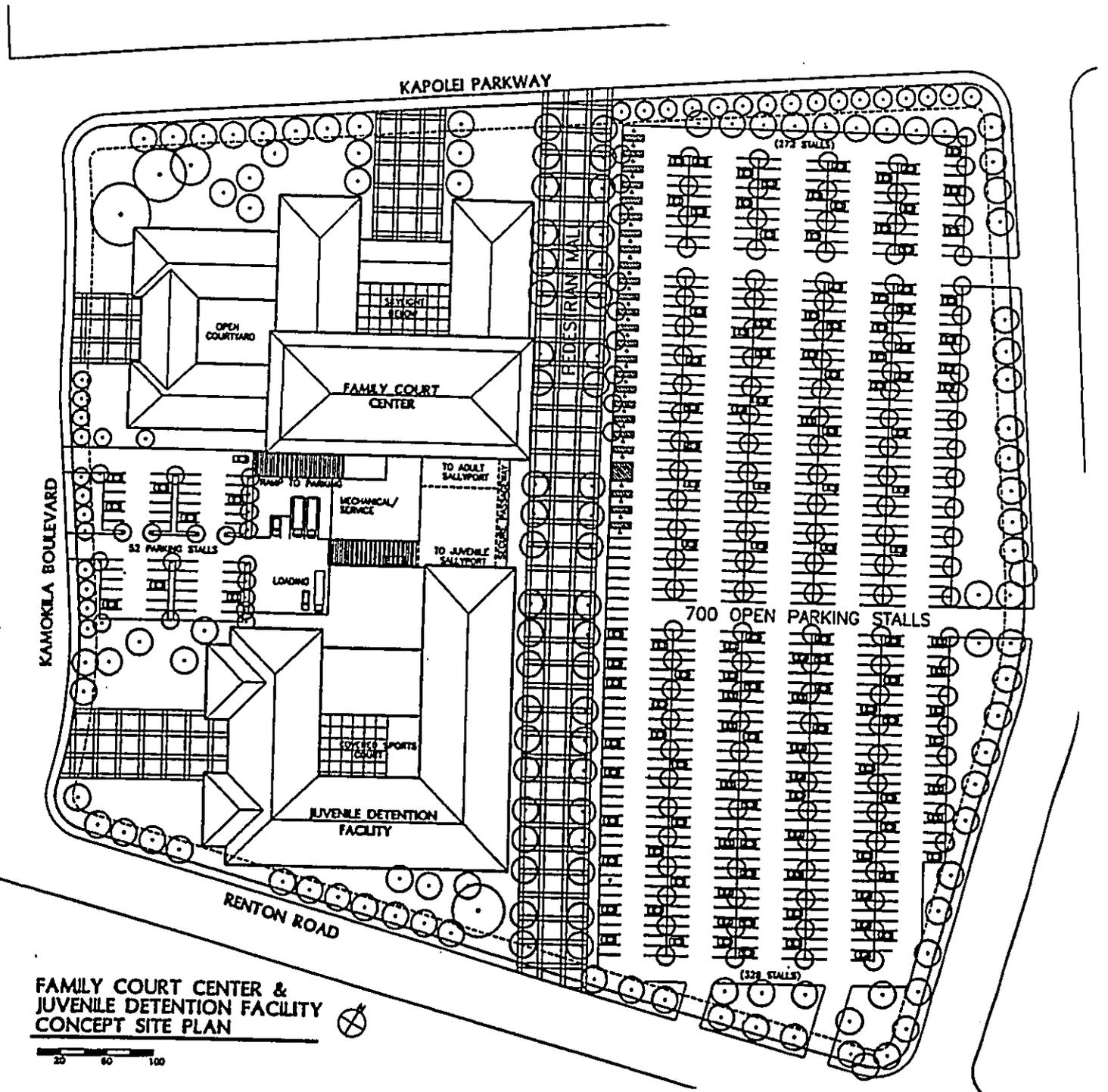


EXHIBIT 4

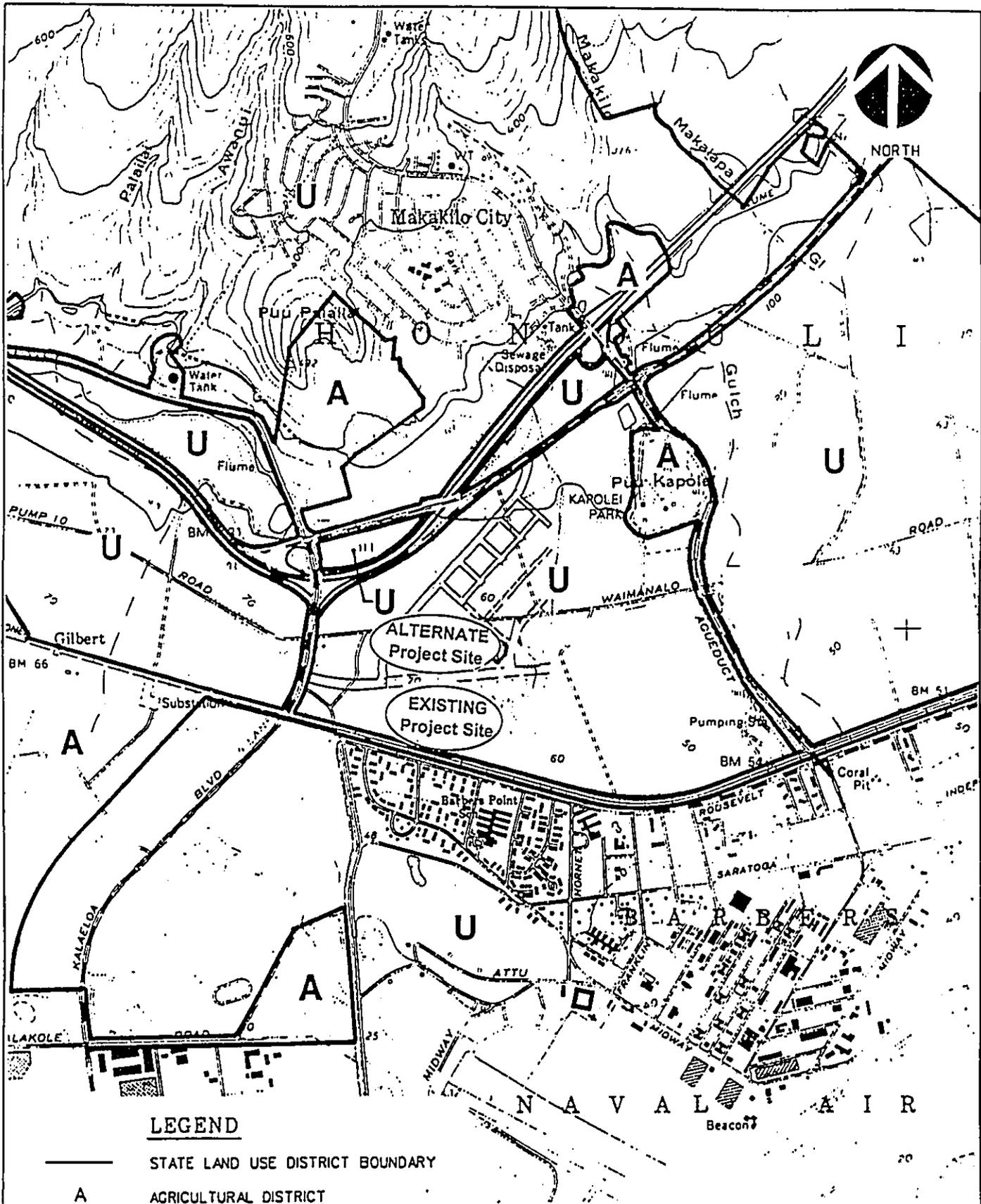
SITE PLANNING CONSIDERATIONS - Conceptual Site Plan



FAMILY COURT CENTER &
JUVENILE DETENTION FACILITY
CONCEPT SITE PLAN

(Existing Project Site - 13.5 acres)

(Note: The alternate project site would have to be placed on Parcel 6, a 10.0 acre lot, with Parcel 2 accommodating the extra parking.)



LEGEND

- STATE LAND USE DISTRICT BOUNDARY
- A AGRICULTURAL DISTRICT
- U URBAN DISTRICT

REFERENCE: STATE LAND USE COMMISSION

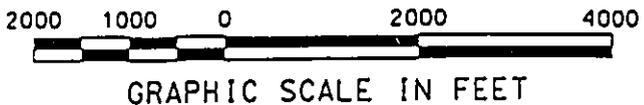
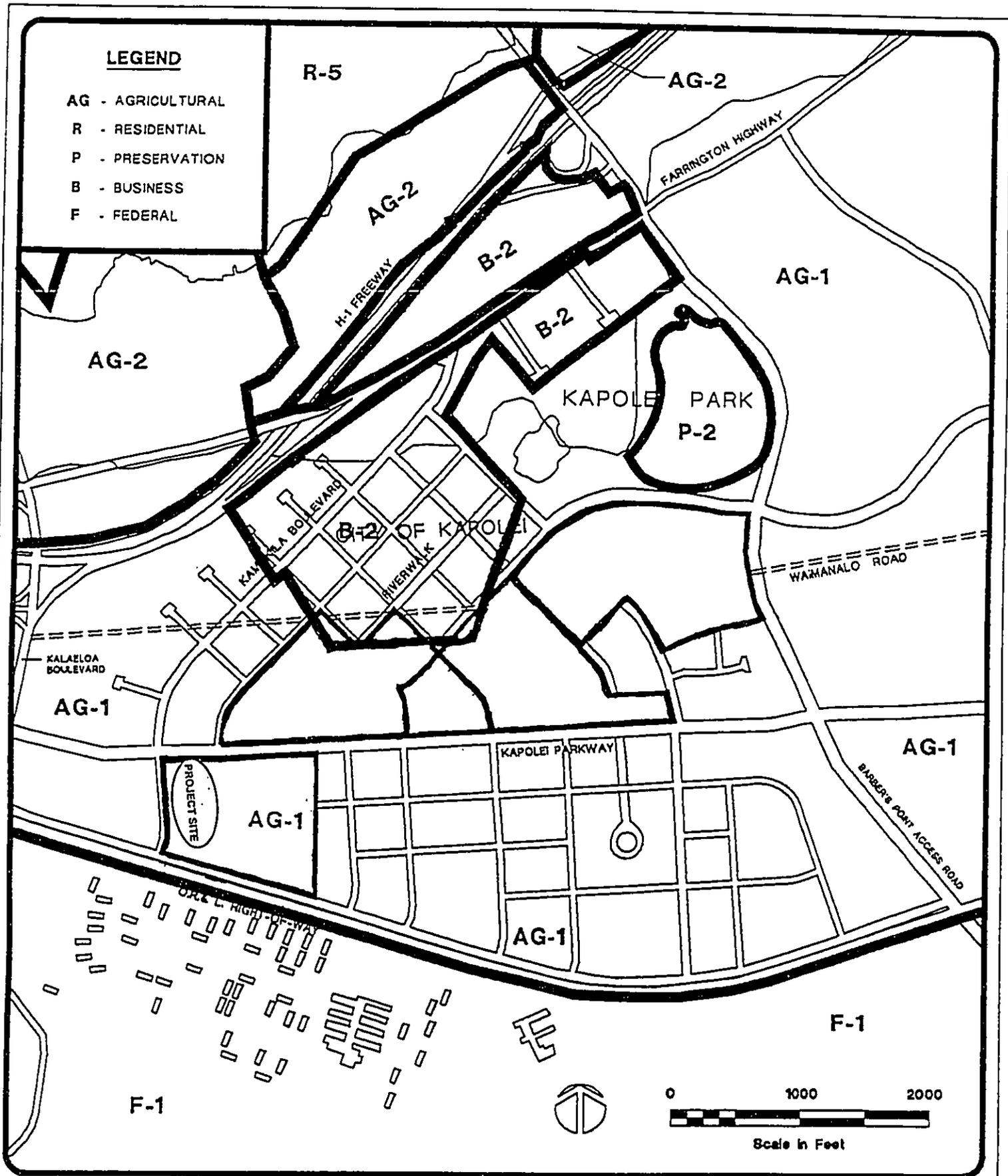


EXHIBIT 6
STATE LAND USE MAP



**KAPOLEI JUDICIARY
COMPLEX**

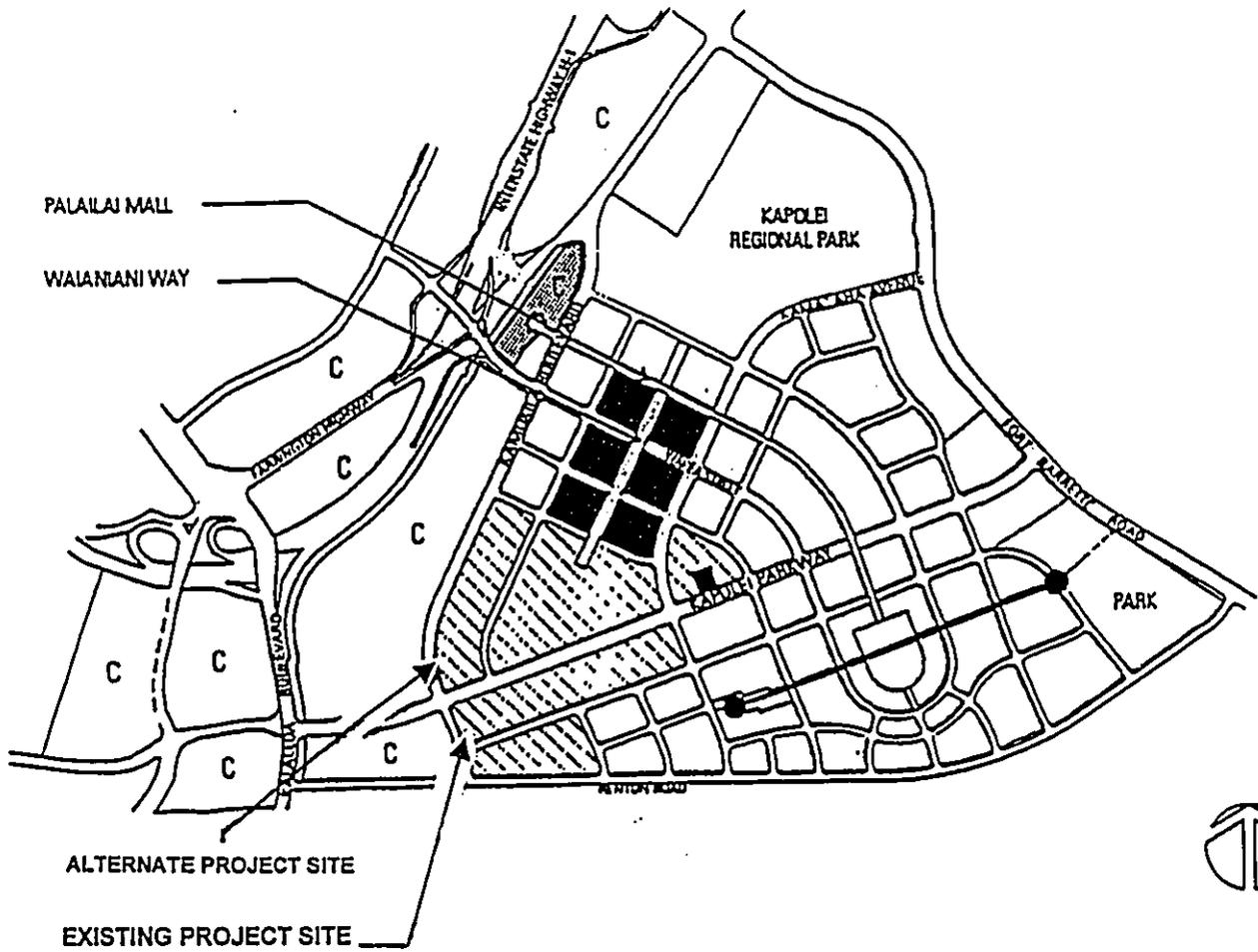
DAGS, State of Hawaii

ZONING MAP

EXHIBIT
6A

LEGEND

-  "City Center" Retail Business
-  Civic Center
-  Mixed Use
-  Commercial
-  Low-Medium Density Residential
-  Park
-  Transit Node
-  Village Walk



No Scale

<p>KAPOLEI JUDICIARY COMPLEX</p> <p>DAGS, State of Hawaii</p>	<p>CITY OF KAPOLEI LAND USE MAP</p>	<p>EXHIBIT</p> <p>6B</p>	
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Preface

The State of Hawaii, Department of Accounting and General Services (DAGS) proposes to build, the Kapolei Judiciary Complex in Kapolei, Hawaii. TMK portions 9-01-16:49, 4. Pursuant to Chapter 343, Hawaii Revised Statutes, and Chapter 200 of Title 11, Administrative Rules, Environmental Impact Statement Rules, this Environmental Assessment (EA) documents the project's technical characteristics and environmental impacts, and advances findings and conclusions relative to the significance of the project.

Summary

Proposing Agency and Landowner

The proposing agency for the proposed project is the State of Hawaii Department of Accounting and General Services. The landowner for the property is the Estate of James Campbell (EJC).

Property Location and Description

The proposed Kapolei Judiciary Complex is located within the growing City of Kapolei being developed on the leeward side of the island of Oahu. The City of Kapolei consists of the area generally bordered by Renton Road to the South, Fort Barette Road to the East, the H-1 Freeway to the North, and land area West of Kalaeloa Boulevard. This City is intended to serve as the urban core for the developing Secondary Urban Center in the Ewa region. Exhibit 1 and Exhibit 1A, Aerial Map shows the project location and Exhibit 2, a Vicinity Map, shows both the existing project site's location within the City of Kapolei.

The existing project site consists of somewhat rectangular-shaped property situated on the southern end of the intersection of Kamokila Boulevard with Kapolei Parkway. The existing project site is located within the City of Kapolei's designated Civic Center area which is comprised of about 57 acres planned for the development of both State and City government offices and public facilities. (See Exhibit 6B).

The approximately 6.53-acre project site is comprised of one parcel, identified as Tax Map Key 9-01-16:portion of 1, and is situated at the southeastern corner of Kapolei Parkway with Kamokila Boulevard. (It is assumed the land will be subdivided as shown in Exhibits 3 and 4).

Proposed Action

The project consists of a new Family Court of the First Judicial Circuit and a new Juvenile Detention Center. The Family Court is planned to have a gross floor area of

about 259,700 square feet while the detention center is planned to have 84 beds with about 69,000 square feet of gross floor area. This Judiciary Complex would replace existing facilities in Honolulu, and is designed to meet projected space requirements to the year 2011. The construction completion year is scheduled for 2006.

The approximately 6.53-acre project site (Parcel 4) is part of a larger 40.0-acre land area situated within the City of Kapolei is being transferred incrementally to the State of Hawaii from the Estate of James B. Campbell based on the starting construction date for State governmental offices or other public facilities. This 40.0-acre area is part of the City of Kapolei's larger "Civic Center" planned on about 57 acres which will also include City government offices and public facilities. (See Exhibit 6B). It should be noted at this point only approximately 13.5 acres have transferred to the State. The remaining 26.5 acres have yet to be conveyed.

The approximately 6.53-acre property is comprised of one parcel (i.e. Parcel 4) is identified as Tax Map Key 9-01-16: portion of 1 and is situated at the southeastern corner of Kapolei Parkway with Kamokila Boulevard. (It is assumed the land will be subdivided as shown in Exhibits 3 and 4).

Alternatives

A. "No Action Alternative"

A "no action" alternative would in the short-term, simply produce no development on the subject project site, the land would remain in its vacant state, and there would be no increased demands on infrastructure support. However, in the longer term, if no Judiciary Complex is built on the site, residential development would eventually take its place in accordance with the proposed use in the 1993 Kapolei Master Plan. This alternative would not produce any Judicial facilities or create any additional job markets in Kapolei. Moreover, this alternative would leave deficiencies associated with existing facilities, and would fail to meet the projected increase in caseload demands on the Family Court. (See I.C.- Project Need). For all the foregoing reasons, the applicant has rejected this alternative.

B. Alternate Sites

The State also considered relocating the project to Parcel 6 which is immediately across the Kapolei Parkway from the existing site. (See Exhibits 2, 3, and 4). The alternate project's program was identical to the original except for the site and the on-grade parking at the alternate project site (Parcel 6). DAGS was to provide the parking on Parcel 2, which is adjacent to Parcel 6 to the northeast. Also considered was a parking structure rather than just an on-grade parking lot. (However, in either case the initial parking would be on-grade.)

Findings and Conclusion

The proposed project will involve earthwork and construction activities. In the short-term, these activities may create temporary nuisances normally associated with construction activities. However, dust control measures, such as regular watering and sprinkling, will be implemented to minimize wind-blown emissions. It should also be noted that DAGS also requires: preparation of a Dust Mitigation Plan, dust screens, and notification to the Villages of Kapolei Association, or others, prior to commencement of site work. 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. There are no known significant habitats or rare, endangered or threatened species of flora or fauna or archaeological sites located on the project site. The proposed project conforms to area-wide improvements. Appropriate erosion control measures are being incorporated during the construction phase to minimize soil loss associated with construction activities.

With regard to other infrastructural systems and public services, the proposed project should have no adverse environmental impact.

In light of the foregoing findings, it is concluded that the proposed action will not result in any adverse environmental impact. Therefore, DAGS anticipates the filing of the official Findings of No Significant Impacts (FONSI).

Development Summary

- Proposing Agency:** Department of Accounting and General Services (DAGS)
- Property Owner:** Estate of James Campbell (EJC)
- Property Location:** Approximately 22 miles west of the primary urban center of Honolulu, near the center of the Ewa Plain, north of Kawaalula south of the existing residential community of the Villages of Kapolei in the City of Kapolei's Civic Area at the southern corner Parkway with Kamokila Boulevard
- Tax Map Key:** Zone 9, Section 1, Plat 16, and encompassing portions of Parcels 4 and 5.
- Area:** Approximately 6.53 acres
- State Land Use District:** Urban
- City and County Development Plan and Zoning Designation:** Agriculture (AG-2) (Note: Site is designated "Civic Center" on the City of Kapolei Land Use Map).
- Pending Rezoning:** General Agriculture (AG-2) to Community Business District (B-2)
- Existing Uses:** Undeveloped lots
- Proposed Use:** Public Facility: Judiciary Complex
- Proposed Action:** This project consists of a new Family Court of the First Judicial Circuit and a new Juvenile Detention Center. The Family Court is planned to have a gross floor area of about 259,700 square feet while the detention center is planned to have 84 beds with about 69,000 square feet of gross floor area. This Judiciary Complex would replace projected space requirements to the year 2011. The construction completion year is scheduled for 2006.
- EA Accepting Authority:** Department of Accounting and General Services (DAGS)

Necessary Permits and Approvals

- A. State of Hawaii
 - 1. Department of Health
Best Management Practices
 - 2. State Commission on Water Resources Management
Potable and Non-Potable Water Allocation
- B. City and County of Honolulu
 - 1. Department of Environmental Services
 - a) *Sewer Connection Application*
 - b) *Industrial Wastewater Certificate*
 - 2. Department of Planning and Permitting
 - a) *Grading Permit*
 - b) *Erosion Control Report*
 - c) *Drain Connection Application*
 - d) *Point Source Identification Information Application*
 - e) *Building Permit*
 - f) *Separate Foundation Permit*
 - 3. Change of Zoning
(Redesignation from AG-2 to B-2)
 - 4. The approval of a Plan Review Use (PRU), pursuant to Section 21-2.120 of the Land Use Ordinance (LUO). (It should be noted that an application for a PRU requires a minimum 5-year master plan.)

I. PROJECT OVERVIEW

A. PROJECT LOCATION, EXISTING USE, AND LAND OWNERSHIP

The State Kapolei Judiciary Complex project is located within the growing City of Kapolei being developed on the leeward side of the island of Oahu. The City of Kapolei consists of the area generally bordered by Renton Road to the South, Fort Barette Road to the East, the H-1 Freeway to the North, and land area West of Kalaeloa Boulevard (City Council 1997). This City is intended to serve as the urban core for the developing Secondary Urban Center in the Ewa region. Exhibit 1 and Exhibit 1A, Aerial Map shows the project location and Exhibit 2, a vicinity map shows the project site's location and within the City of Kapolei.

The project site consists of a somewhat rectangular-shaped approximately 6.53-acre property situated on the southern end of the intersection of Kamokila Boulevard with Kapolei Parkway. The project site is located within the City of Kapolei's designated Civic Center area which is comprised of about 57 acres planned for the development of both State and City government offices and public facilities.

The approximately 6.53-acre project site is part of a larger 40.0-acre land area within the City of Kapolei which is being incrementally transferred to the State of Hawaii from the Estate of James Campbell for State governmental offices or public facilities. It should be noted that based on discussions with representatives of the State Judiciary and State Department of Accounting and General Services (DAGS) Planning Branch (June, 2000) the land for the project site will be deeded to the Department of Land and Natural Resources (DLNR) who will then through Executive Order give approximately half of the site to the Judiciary with the remaining half going to DAGS. The transfer of this land area satisfied a pre-condition from a September 23, 1988 State Land Use Commission (LUC) Findings of Fact, Conclusions of Law and Decision and Order (Decision and Order) reclassifying about 890 acres of land from the

Agricultural District to the Urban District allowing for development of the City of Kapolei.

The two parcels (i.e. Parcels 4 and 5) comprising the State Judiciary Complex project site are presently undeveloped. This site was formerly used for sugarcane cultivation, but have since been fallow for several years.

Consequently, there are no structures, economic uses, or other activities occurring on the project site. Appendix B includes photographs of the project site and surrounding vicinity.

B. JUDICIARY COMPLEX OVERVIEW

1. *Existing Facilities*

The Family Court of the First Circuit is presently located in the Honolulu Circuit Courthouse, known as the Kaahumanu Hale, situated at the corner of Punchbowl Street with Pohukaina Street in downtown Honolulu. This four-storied building was built in 1983, has approximately 212,000 square feet of space, and serves the Circuit Court as well as the Family Court for the First Judicial Circuit in Honolulu.

This building contains a multi-leveled parking structure, storage, and sallyport in the basement level. Parking for employees is provided in a gate-controlled garage under the building while public parking is provided in an adjacent parking structure or through on-street metered parking stalls. The first floor is used for jury assembly, clerk's office, and program offices. Courtrooms, judges' chambers, and jury deliberation rooms are located on the third and fourth floors.

Courtrooms and administrative offices for the First Circuit Family Court are located on the second floor, and occupy about 41,000 square feet of space or almost 20 percent of the Honolulu Circuit Courthouse building. An additional 14,000 square feet of floor space is also used by the Family

Court outside of this Circuit Courthouse. Thus, the Family Court uses a total of approximately 55,000 square feet of space (Townscape, Inc. 1994). Court hearings are also conducted at the Pearl City District Court, the Juvenile Detention Center (Hale Hoomalu), Hawaii State Hospital, Queen's Medical Center, Waimano Home, and Castle Medical Center (Aotani 1985).

There is a central waiting room located near the elevator lobby of the Circuit Courthouse building. The corridors surrounding the atrium are also used for waiting and conferencing. Two counter areas are maintained by bailiffs which consist of the main counter area at the entrance to the waiting room to receive the public, and the main counter within the waiting room.

There are two large offices located on either side of the public corridor where the court clerks for the District Judges have their primary work stations. Their secondary work stations are within the courtrooms. The public corridor serves the seven District courtrooms and the Circuit Court Judge's chambers, courtrooms, and conference rooms.

The District Judges' chambers are located along two unsecured corridors running along the back of the courtrooms, parallel to the public corridor. Per Diem Judges either occupy those District Judges' chambers which are permanently unoccupied or temporarily free due to a particular Judge holding hearings elsewhere. Access to the District Judges and the Per Diem is controlled by the court clerks.

The Circuit Court Judges' courtrooms are located at the end of the public corridor. Their chambers and court clerks' offices are accessible by a security door with an intercom system linked to the clerk's office. There

are two conference rooms primarily used at the discretion of the Circuit Court Judge's clerks, but are occasionally used by other parties.

There is a secured elevator for bringing defendants from the holding rooms that are located on the third and basement levels of the Circuit Courthouse building. Detained defendants pass through the public corridor to get to the courtrooms (Aotani 1985).

The existing Juvenile Detention Center is the Hale Hoomalu building which is a 41,700 square foot detention facility owned by the State and operated by the First Circuit Family Court. This facility is located on Alder Street in the predominantly residential neighborhood area of the Kakaako community. This detention facility is a multi-building complex partly surrounded by a six foot high chain link fence set back about 30 feet from the building structure. A wall at the back of the adjacent Chevron Service Station serves to complete the secured perimeter of this facility. This facility houses both separate male and female juvenile dormitories. Hale Hoomalu also has administrative offices, classrooms, a shoproom, kitchen, multipurpose room, laundry room, and an outdoor recreational area. This facility has 65 operational bedspaces. When the evaluation was conducted in 1988, the juvenile population had dropped to about 30 persons, however, the juvenile population has risen at times as high as 80 persons.

2. Existing Services

The Family Courts in Hawaii were created by the Legislature through the Family Court Act of 1965. The purpose of this legislative Act was to integrate the jurisdiction and programs which deal with children and families into a single specialized court (Aotani 1985). This Act's ambitious dual mandate was to: 1) integrate the jurisdiction over family and children cases into one specialized court: and 2) integrate the

judicial system with social science programs in order to respond to the underlying causes of family distress, disruption, and crime (Townscape, Inc. 1994).

The predecessor Juvenile Court and the Domestic Relations Court were subsequently consolidated into one Family Court within each of the four counties. Family Courts are now divisions of the Circuit Court under the Judiciary's unified state court system and the organizational structure of the Family Court subsequently reflects the dual name of the judicial system and social programs.

The Family Court is a specialized court of law in the State of Hawaii focused on both children and families. Due to the nature of these cases processed along with the overall intent of the Family Court, the skills and knowledge developed in the field of social sciences are utilized while maintaining the legal standards mandated for a court of law (Aotani 1985). The Family Court has four distinct characteristics which grew out of a combination of both legal and social principles which are:

- The Court has jurisdiction over children and family related matters;
- Special or modified procedures are utilized by the Court to resolve cases such as private hearings for divorce matters;
- Family Court judges use information obtained through independent investigations, such as social studies, by court employees in the disposition of cases; and
- The court also uses counseling, group therapy sessions, and other social science tools in the disposition of cases.

Family Court proceedings make use of society's increasing knowledge of human behavior as provided by social, medical, psychiatric, and

psychological professionals while ensuring that due process requirements under the law are also accommodated. The services of social science professionals are used within the formal framework of a court hearing along with outside of the courtroom by diverting troubled youngsters to social agencies. This diversion of cases out of the court system allows the court to reserve formal legal action to those situations where both procedural protection and the sanctions of the law are required (Aotani 1985).

The Family Court is a specialized court of record with exclusive jurisdiction in cases involving children, family, and domestic matters. Criminal cases falling within the jurisdiction of the Family Court may be tried by the Court or by jury in accordance with Hawaii Rules of penal procedure. All other actions are tried by the Court (Aotani 1985). The various types of cases processed include:

- Marital Actions;
- Adoptions;
- Paternity Actions;
- Adult Criminal Cases (arising out of spouse and family abuse);
- Involuntary Mental Commitments;
- Guardianship of Incompetents;
- Juvenile Actions (delinquency and special services);
- Jury Trials (for felony indictments); and
- Other matters designated by the Legislature to be handled by Family Court.

A Juvenile Detention Center consists of facilities for pre-adjudicated law violators, post-adjudicated law violators, and status offenders. This facility consequently provides a safe, temporary environment for children that come within the jurisdiction of the Family Court. The existing

Juvenile Detention Center called Hale Hoomalu, and are located in a residential neighborhood on Alder Street, about one mile from the Honolulu Circuit Courthouse. The detention center has two distinct facilities which are Hale Hoomalu, which is a secure facility, and Home Maluhia, which is a youth shelter facility. The proposed project would be a new secure facility detention center replacing Hale Hoomalu.

Detention services provide short-term care for juveniles who have been accused of an offense and are awaiting court action, or who have been sentenced to detention services as a result of an offender disposition.

Staff from this facility would:

- Treat juveniles with dignity by providing for their physical, emotional, spiritual, educational, and social needs during detention.
- Provide for the juveniles' basic needs such as shelter, food, clothing, and medical care.
- Provide housing for juveniles in a safe, healthy, and humane environment.
- Prevent the abridgement of the juveniles' legal rights during their detention.
- Maintain through needs assessment and a comprehensive behavior management system the level of security necessary to protect the community.
- Assure that the juveniles live free of fear of assault or intimidation (Architects Hawaii, Ltd. 1999a).

Further, the mission of the Juvenile Detention Facility is to provide a safe and secure setting for juveniles requiring detention supervision, and to ensure that the juveniles detained by intake or the court will be available for their scheduled court hearings. The atmosphere of all detention programs would be such that the child would not be physically or

psychologically damaged by the detention experience. A detention program would be developed to meet each child's nutritional, emotional, spiritual, educational, recreational, hygienic, and physical needs. The child's medical, dental, and mental health problems would also be handled as necessary (Architects Hawaii, Ltd. 1999a).

The Family Court of the First Circuit has jurisdiction over the City and County of Honolulu which encompasses the island of Oahu. This Family Court is also the largest of the circuits in terms of the number of judges and caseload activity. There are currently 12 Judges serving in the First Circuit Family Court, consisting of two Circuit Court judges and nine District Family Court judges, and one Senior Family Court judge (Based on data provided by Director's Office of the Judiciary, November 2000). The Chief Justice of the Supreme Court designates one of these Circuit Court judges to serve as the Senior Judge presiding over the First Circuit Family Court. These Family Court judges are assigned by this Senior Judge to three divisions which are the: 1) Domestic Division; 2) Special Division; and 3) Juvenile Division (Architects Hawaii 1998). In addition, this Family Court uses the services of Per Diem Judges on an interim basis.

The Domestic Division handles the marital actions, the Juvenile Division handles the juvenile cases, and the Special Cases Division handles the adoptions/paternities, involuntary commitments, and adult criminal cases. Only the adult criminal cases handled by the Special Cases Division involve jury trials with all the attendant facilities associated with such trials (e.g., jury assembly area, jury box, jury room, jury parking).

In the First Judicial Circuit, the Family Court's operational structure is organized into branches to provide services to children, detention or shelter care services to children, and adult services. Presently, the

Family Court branches are: Judicial Services, Administrative and Fiscal Services, Court Management Services, Juvenile Intake Services, Children and Youth Services, and Adult Services. Judicial Services are directly related to court hearings, and personnel assigned here perform a variety of important tasks. In-court clerks serve Judges by receiving, screening, and disposing of all petitions, complaints, and other legal pleadings requiring a judicial hearing or court action. Bailiffs provide courtroom services to the Judge, maintain security in the courtroom, and carry out the Judge's instructions. Law clerks assist Judges in the research of legal issues within the Family Court jurisdiction.

The calendaring section sets the hearing and motions calendars for all Family Court Judges, and monitors the progress of cases. The use of Per Diem Judges is coordinated through the efforts of the Deputy Director and the Senior Family Court Judge. Although most Family Court hearings do not require the services of a court reporter, their role is to provide transcripts of cases expected to be appealed to the Supreme Court. The Family Court is administered by the Court Executive Officer (Director), with support from the Deputy Director who supervises day-to-day operations, caseload management, data collection, staff training, and conducts special projects. An administrative staff monitors the operations of the branches, prepares the Family Court's budget, coordinates Court operations with external agencies, formulates administrative procedures, and performs other duties directed by the Senior Judge (Architects Hawaii 1998).

This Family Court is organized into eight divisions which report through the Deputy Director to the Court Executive Officer. These operational divisions are briefly summarized below.

- Court Fiscal Officer. This division includes the Court Fiscal Officer and supporting staff which maintain financial records,

prepares the annual budget, and is responsible for purchasing and maintaining supplies for the Court.

- Court Operations. Provides daily assistance in the operation of the Court, evaluates the effects of changes in Federal and State legislation, changes internal policy manuals and forms, and prepares some public statements and position papers.
- Family Court Attorney. A Staff Attorney and Paralegal provide assistance to the Judges in matters of legal research.
- Kids First Program. A new State initiative requires a temporary position for monitoring this program. Although this program is not directly related to Family Court services, the responsibility has been temporarily assigned to this Director.
- Personnel Services. This division's responsibility is providing clerical support for the maintenance of personnel records and also monitors training for the Court.
- Program Specialists. Provide advice on management, social work and service functions, prepare and evaluate program, track legislation, and assist with budget preparation.
- Research and Statistics. This division compiles and analyzes data necessary for budgetary, personnel, and program evaluation.

The court management services branch provides three major services to the Family Court which consists of central registry, judicial services (which includes the Bailiffs), and the VGAL Program.

- Central Registry and Documents Services Section. This unit receives pleadings from attorneys and the public, opens

files, maintains Court files, and supervises review of files by the Court, attorneys, and the public. The reception and clerical support of this section serve the social workers and Judges.

- Judicial Services Section. This section includes the Court clerks who schedule and attend hearings and trials, and record the outcome of trials in court minutes. The clerks maintain custody of Court documents and physical evidence presented in Court. Bailiffs, who serve as the "in-house police" for the courtrooms, are also included under this section.
- The VGAL Program. This program consists of trained volunteers who serve as surrogates to abused or neglected children in the court setting. These volunteers provide a vital link between the abused and/or neglected child and the human service and legal resources determining parental rights.

The Detention Center branch conducts the intake of all juveniles referred to the Court who are not already on status with the Court. The branch provides initial social work screening through contact with families to determine the level of intervention necessary, determines and coordinates the kinds of community resources that could be of service to the families, and develops and monitors informal adjustment contracts with juveniles. Sections included under this branch are:

- Law Violation Section. This section mainly deals with juveniles ages 12 to 17 charged with breaking a criminal law, and also performs evaluations of juveniles who have been recommended to the Court to be tried as adults.

- Persons in Need of Supervision Section. This section deals with status offenders (incorrigibles, runaways, truants, curfew violators), and juveniles below the age of 12 years old referred to the Court as law violators.
- Special Services Section. This section assesses and coordinates all cases of child abuse and neglect referred to the Court.
- Detention Facility Liaison Section. This section primarily performs intake and referral services at the Juvenile Detention Center, and coordinates and participates in the detention hearing held at the facility. This section also facilitates the transport of juveniles back to their home or state, and coordinates the arrangements of medical attention required outside the facility for the juvenile detainees.

The children and youth services branch conducts the post-adjudication supervision of juveniles charged with either law violations or status offenses (incorrigibility, truancy, failure to obey parents or guardians, running away, etc.). The branch is divided into units of social workers who handle cases according to the geographic location of the child. Social workers conduct numerous interviews and counseling sessions in and away from the office, investigate and visit homes, schools, jobs, and family members, monitor residential placements, attend court hearings, and maintain files on all juveniles under the Court's jurisdiction.

The Adult Services branch provides counseling and investigative services for the adult clients of the Family Court. Among the services provided are child custody and visitation investigations, court-ordered marital counseling, counseling to people in need of Court intervention due to

family violence, and assistance with modifications of child support and visitation orders.

The Domestic Violence Section of this branch investigates and evaluates spouse abuse and domestic violence cases referred by other agencies, the Courts, or upon request of the abused party, and assists in petitioning for temporary restraining orders. It also performs annual reviews of the guardianship of incompetent adult persons under the jurisdiction of the Court.

The Adult Probation Section of this branch is comprised of two divisions which monitor persons on probation resulting from the abuse of a household member (spouse or child).

C. PROJECT NEED

The need for the Kapolei Judiciary Complex project stems from three main areas of concern which are discussed in greater detail. These areas are: 1) deficiencies associated with existing facilities serving the Family Court of the First Circuit along with the Hale Hoomalu juvenile detention center; 2) the need for a centralized Family Court Center to increase efficiency in coordinating the social programs of the Family Court with the administration and programs of the Juvenile Detention Center; and 3) to meet the projected increase in caseload demands placed on the Family Court due to Oahu's increasing resident population and ratio of filings per population.

The *Hawaii Judicial System Master Plan* (CGA 1989a) evaluated the State's existing judicial facilities, and considered whether to rehabilitate existing facilities or to construct new facilities. These facilities included the First Judicial Circuit Family Court located within the Honolulu Circuit Courthouse as well as the island's existing juvenile detention facility (Hale Hoomalu). These facilities were evaluated and rated in terms of being "adequate", "marginal", or

"inadequate" based upon three types of criteria which were: 1) spatial adequacy, 2) operational adequacy, and 3) physical adequacy.

This evaluation's most important requirement was spatial adequacy which involved having sufficient present and future facility space to serve the needs of the public. Other requirements concerned the operational adequacy of individual spaces in terms of size, configuration, and location within the facility, and finally the physical character of the space in terms of structure, systems, and finishes (CGA 1989a). In summary, this report concluded that the State should provide new facilities for a separate Family Court apart from other Circuit Court functions, and replace the existing antiquated Juvenile Detention Center (Hale Hoomalu) (CGA 1989a).

The *Hawaii Judicial System Master Plan* concluded that the Honolulu Circuit Courthouse was the worst facility in the State in terms of spatial and operational adequacy due to the Family Court functions occurring. Without these Family Court functions, this Circuit Courthouse would have received a "very adequate" rating similar to that of the Honolulu District Courthouse and the third highest rated facility in the First Judicial Circuit. A very heavy volume of cases are heard in the Family Courts, and completely inadequate conditions coupled with projected growth in the Family Court contributed to the poor facility rating of the Honolulu Circuit Courthouse (CGA 1989a).

As a result, this Master Plan recommended a new Family Court facility be developed which includes ancillary support functions. Once a new Family Court Center is available, this Court's existing functions and activities occurring on the second floor of the Honolulu Circuit Courthouse can be relocated. With this relocation, the internal expansion or reconfiguration options for the Honolulu Circuit Courthouse would become available and allow this facility to better meet existing and future judiciary needs.

In terms of spatial adequacy, the high volume of cases tried in First Circuit Family Court coupled with a lack of sufficient future courtrooms to hear these cases resulted in the Honolulu Circuit Courthouse being given an "inadequate" rating. In addition, the Courthouse has already filled up its storage space requiring active files to be stored in an unsecured section of the parking garage.

A number of general design issues have also made this Circuit Courthouse operate in an inadequate manner and involve;

- Too small courtrooms. Existing courtrooms of 456 and 347 square feet are too small to adequately conduct hearings. The resulting tight layout of the courtroom does not give any symbolic status to the judge presiding. Furthermore, there is insufficient separation between the parties since they are seated at the same table.
- Insufficient corridor outside courtrooms. The corridor leading to the family courtrooms is too narrow to adequately handle user traffic.
- Insufficient public waiting space. Public waiting takes place in an overcrowded area opening onto the constricted corridor. During peak times, this room is overfilled with parties who should be physically separated such as: opposing parties in divorce and custody proceedings, victims and accused child abuse offenders, adult criminal defendants, juvenile criminal defendants, and status offenders.
- Crowded support areas. Family court support areas, particularly court clerk areas, are dysfunctionally crowded with far too little space for either records storage or efficient operations (CGA 1989a).

A summary is provided of some of the more specific concerns and problems associated with the existing design and space use for each of the branches within the Family Court system (Aotani 1985).

- **Family Court Administration**
 - a. The office of the Administrative Director is not large enough to accommodate files and reference materials nor is there a private entrance.
 - b. The secretarial area serving the Administrative Director needs to be larger to accommodate necessary equipment and future automation.
 - c. Fiscal operations are not accessible to the public without passage through the offices of the Administrative Director requiring people to be redirected to the back room.
 - d. The open offices of the account clerks and accountant do not provide a counter to keep the public (attorneys, foster parents, etc.) from the confidential records on their desks.
- **Court Management Services**
 - a. Spaces for file storage are not sufficient for future expansion.
 - b. The court clerks' workstations typically do not provide enough privacy allowing them to be interrupted and disturbed by the constant flow of traffic.
 - c. There is no public phone near the courtrooms for attorneys and the public.
 - d. Spaces provided are not large enough for the storage of papers, forms, and office supplies.
- **Juvenile Intake and Family Crisis Branch**
 - a. No spaces are provided for family and group counseling sessions or outside agency/client interviews.
 - b. The waiting/reception area does not allow for the separation of potentially hostile people nor can it accommodate the needs of young children.
 - c. Staff office spaces do not provide for confidential conversation between workers and their clients.

- d. The Family Crisis Section is physically separated from the rest of the other sections, and the Law Violation Section Supervisor is physically separated from his staff.
- e. Supply storage areas are scattered throughout the areas rather than centrally located.
- **Children and Youth Services Branch**
 - a. No spaces are provided for family interview sessions or for attorney/client interviews.
 - b. The waiting/reception area does not have sufficient space for those waiting.
 - c. Staff office spaces do not allow for confidential conversation between workers and their clients.
- **Adult Services Branch**
 - a. There are no spaces provided for staff meetings or conferences.
 - b. The area designated for children does not allow for visual supervision by staff.
 - c. Staff restrooms are not easily accessible, and there is no staff lounge in the area.
 - d. Closer proximity to the Courts will allow for more expedient and efficient handling and processing of cases.

The lack of available courtrooms for the Family Court of the First Circuit has directly contributed to trial backlogs. In 1993, the Domestic Violence coordinating Council conducted a study regarding the misdemeanor jury trial backlog in the First Circuit Family Court (State CADR 1993). This group included representatives from a wide range of professions such as the Judiciary, service providers, attorneys, public safety and health professionals. This group found several factors contributing directly or indirectly to the backlog, of which those pertinent to the project were:

- There is only one jury trial courtroom for the First Circuit Family Court which hears all misdemeanor cases and felony cases. Felony trials are given priority for trial scheduling ahead of misdemeanor cases, and are usually of a longer duration (one to three weeks or longer) than misdemeanor cases (two or three days).
- In 1993, an average of 50 additional new jury trial demands were made each week with a large majority (about 80%) of defendants demanding a jury trial. A maximum of about 10 cases per week may be resolved in the single jury trial courtroom which are set by the Family Court each Monday morning. Therefore, only about 40 cases per month may be processed in this courtroom which is seriously short in handling the present demand (about 200 per month) (State CADR 1993).

The Domestic Violence Coordinating Council did recommend various measures to better utilize existing Family Court resources such as reallocating existing Family Court resources and implementing modifications to the court system (night or Saturday court). However, there would still be a need for more resources even if existing resources were utilized to the maximum (State CADR 1993). Two additional jury trial courtrooms were subsequently recommended for the First Circuit Family Court to handle the present caseload.

The Judiciary has since developed a plan to alleviate the backlog of domestic violence cases in Family Court. One of these items identified was inventorying the physical facilities available in the First Circuit and identifying potential non-Judiciary sites which could be used for conducting jury trials or other judicial business (The Judiciary 1995). Thus, this need to look for non-Judiciary sites reflects the need for

additional courtrooms and related facilities. The new Family Court project would adequately address the present shortage of courtrooms for non-jury hearings.

Hale Hoomalu was first constructed in 1950, and has not had any major renovations since 1963. This facility was planned and designed for a mission that is no longer valid today. The juvenile population accepted at Hale Hoomalu are pre-adjudicated law violators and some post-adjudicated juveniles which is a significant change from the days when status offenders were also held in this facility (Architects Hawaii, Ltd. 1999a).

The *Hawaii Judicial System Master Plan* (CGA 1989a) also evaluated the existing Juvenile Detention Center (Hale Hoomalu) and concluded that a new Juvenile Detention Facility should be constructed. This juvenile detention facility operated well despite the many physical defects, unfortunately, the problem was that this facility was simply obsolete. Today, the building's physical limitations impede the optimum success of the facility. Contemporary juvenile detention centers throughout the United States currently provide educational, recreational, and programmed activity spaces for all of their juvenile detainees (Architects Hawaii, Ltd. 1999a).

In contrast, Hale Hoomalu currently houses juveniles in multi-bed dormitories, and offers limited space for educational, recreational, and programmed activities. There is limited space available for these activities, as well as for adequately processing, holding, and classifying juveniles once they enter the facility (Architects Hawaii, Ltd. 1999a).

These spatial and operational defects present with the existing Hale Hoomalu facility are inherent to this facility's design. As a result, neither

on-site expansion nor the internal reconfiguration of the facility would substantially improve the current situation. The physical defects associated with the facility, taken individually, are potentially remediable. However, collectively, the repairs required to make this an adequate facility are overwhelming and prohibitively expensive for the end result. Thus, a new facility would be a far more cost-effective solution in the long-term (CGA 1989a).

Overall, the Hale Hoomalu juvenile detention facility was rated as "marginal" in terms of spatial adequacy. From a bed space viewpoint, the facility was adequate when the evaluation was conducted in 1988 since the juvenile population had dropped to about 30 persons. However, the facility was determined to be "marginal" as the population continues to increase since the juvenile population had risen to 80 persons at times. The bed spaces were not adequately separated if housing differentiation was required between status offenders and criminal offenders.

The Hale Hoomalu facility was not adequate in the areas of classroom space, program space, and administrative space. The total amount of housing and support square footage available in the facility was within acceptable ranges, however, the location and configuration of spaces did not allow for effective or efficient operations.

In terms of operational adequacy, this facility was determined to be "inadequate". The arrangement of housing units and the specific configuration of individual rooms made supervision very difficult, particularly in the female dormitory. There was relatively poor physical security which could lead to escapes or self-inflicted harm. The sizes of spaces did not always appropriately support the functions being performed. Classrooms and administrative areas were too small, and some of the dormitory and group bathrooms should be larger. If the

juvenile population of the facility increases over time, or if the separation of status offenders and criminal offenders is mandated, the existing problems described would be exacerbated.

In terms of physical adequacy, the facility was evaluated to be "inadequate". There were significant masonry cracks in the exterior wall, and evidence of extensive termite damage throughout the facility was present. Other problems included water infiltration in the plaster ceiling and exterior walls of certain areas, poor sanitary conditions of toilet and shower areas, flooding of the kitchen during heavy rains, inadequate ventilation for some housing units, and an asbestos product ceiling was used in the classrooms.

Several factors have contributed to the growing autonomy of the Family Court and the need for a separate facility. As a result, the separation of the Family court from Circuit Court is necessary to allow for greater efficiency and ease of identification (Architects Hawaii, Ltd. 1999). Some of these factors include:

- Many cases handled in the Family Court system demand special or modified procedures as well as input from a variety of social science professionals and outside agencies working with the court in a coordinated effort.
- Rulings from the United States Supreme Court, as well as from the State Legislature since the Family Court's creation in 1965 have broadened its mandate and jurisdiction, increasing its responsibilities and operational structure.
- An immediate caseload and projected increase in cases over the next 20 years have placed a demand for more space.

Since the establishment of the Family Court Act in 1965, this Court has developed over the years to a point at which it can function as a separate entity from the Circuit Court. Thus, several studies and actions have been taken by the Judiciary to determine implementable measures to improve the Family Court system and its delivery of services to children and families.

A report prepared by a Summer Intern Committee formed in 1976 determined that a new centralized Family Court Center would improve the delivery of services for the children and families who enter the Family Court system through increased coordination between the Family Court and other social service agencies. This committee also determined that the community would be more informed as to what services were offered and where these services could be found due to increased coordination.

In 1979, a *Juvenile Justice Plan Supplement* was published by the State Law Enforcement and Planning Agency which presented new data and conclusions supplementing the 1974 *Juvenile Justice Master Plan* that emphasized the need for cooperation among the various components of the juvenile justice system. Recommendations from this supplement report also stressed the need for the components of the juvenile justice system to "focus on unity".

In 1980, the State Legislature passed Act 303 which created a master plan for the juvenile justice system of the State of Hawaii. Concurrent with these efforts to improve the juvenile justice system, a Secure Custody Committee was organized by the Family Court in August 1979 to address the question of the need for secure detention facilities, and to analyze the effectiveness of the existing detention facility. One of this committee's key recommendations was to form a long-range planning committee to consider the need for "a totally new Family Court Complex".

House Resolution No. 632 H.D.1 was then passed in 1981 which reflected the concern of all interested parties regarding the use of detention facilities and the shortage of shelter care homes, foster homes, and other appropriate placement options.

A Family Court Center Committee was subsequently created to explore the possibility of a new centralized Family Court Center for Oahu in response to the Secure Custody Committee's recommendations and to address the mandates of Act 303 and House Resolution No. 632, H.D.1. This committee published a report in 1983 recommending that ". . . after review of the critical factors, it is the firm recommendation of this committee that a centralized facility be built for the Family Court of the *First Circuit and the Judiciary undertake planning to this end at once.*"

In response to the Family Court Center Committee's strong recommendation, the Judiciary initiated actions leading to the preparation of additional studies and reports to establish a new Family Court Center for Oahu. These studies consisted of:

- *The Family Court Center for Oahu; Project Development Report* (Aotani 1985) which provided a comprehensive facility program and complex concept models.
- *An Alternatives Sites Study; Family Court and Juvenile Detention Center, First Judicial Circuit* (Townscape 1994) evaluated potential sites to construct the new Family Court Center leading to the Kapolei site.
- More detailed Project Development Reports for both the Family Court Center and Juvenile Detention Center of the First Judicial Circuit (Architects Hawaii, Ltd. 1999).

The new Family Court of the First Judicial Circuit proposed embodies a centralized concept recommended by the Family Court Center Committee

in response to addressing the mandates of Act 303 (1980) and House Resolution No. 632, H.D.1 (1981) (Aotani 1985). The advantages of locating the Juvenile Detention Center on the same site as the Family Court include reduced transportation time and expense for the Family Court staff, and increased efficiency in coordinating the social programs of the Family Court with the administration and programs of the Juvenile Detention Center (CGA 1989a).

Other benefits of a centralized court complex are numerous, and include:

- Space and facilities would be provided for all components which are presently poorly accommodated;
- Service delivery and coordination would be improved in the new complex which are hindered by restrictions in the current spaces;
- Improved security, efficiency, and working conditions would be achieved;
- The new detention center would be able to accommodate the various gradations of security, care, and treatment to the various groups of juveniles; and
- Improved communication and coordination among ancillary agencies would be facilitated by their location on one site.

For the fiscal year 1996-97, the Family Court of the First Circuit had a total of 29,480 new cases filed. At the start of the fiscal year, there was 23,059 cases still pending with the Family Court, thus, the total caseload for that year was 52,539 cases. During that year, 32,788 cases were terminated and 19,751 cases were pending for the start of 1997-98 fiscal year. Of those cases terminated that year, 710 cases involved a non-jury trial and 305 cases involved a jury trial with the Family Court (The Judiciary 1998).

The Family Court of the First Circuit presently generates a large volume of visitors for its associated activities and functions. It is estimated that approximately 60,000 people per year currently enter the First Circuit Family Court as litigants. This total significantly increases to between 120,000 and 150,000 people per year when accompanying friends, family members, and witnesses are added. In addition, this estimated range does not include people visiting the Family Court's program branches, outside agencies, or records and cashiering areas which would further contribute significant volumes of people per year (Architects Hawaii, Ltd. 1999).

Growth in the State's Judicial system is a function of both the growth in caseload and a function of the way that system responds to that caseload. Subsequently, forecasts of future caseload for the First Circuit Family Court up to the year 2005 were developed as part of the *Hawaii Judicial System Master Plan* (CGA 1989). These forecasts showed a centralized Family Court Center in light of existing Family Court facilities. These forecasts thus enabled the State to undertake a measured program of judicial facility improvement in response to current and future growth needs resulting in the proposed Kapolei Judiciary Complex project.

The forecasts developed were based on four fundamental assumptions:

- Population growth was the strongest single factor influencing caseload since this growth exerts an increased demand for all types of governmental services.
- Court filings were a highly predictive mechanism for anticipating future growth in courts and personnel.
- Three primary forecasting methodologies afforded the best predictive indicators for judicial system forecasting. These methods were: historical trends projected (uncompounded) into the future; ratios to population factored for changes in

rate of growth (filings growing faster than population, for instance); and relationship models such as linear regression, multiple regression, and filing change to population change.

- A multi-factored approach which combined at least two of these methodologies offered superior predictive value (CGA 1989).

The resulting forecasts for the First Circuit Family Court are provided in Table 1. This table provides forecasts of new case filings for both the First Circuit Family Court along with all circuits of the Family Court in relation to resident population. Also included on Table 1 are new case filing estimates for the year 2010 based upon a review of the State Department of Business Economic Development and Tourism's (DBEDT) new 2020 Projection Series along with historical data obtained from the Judiciary's annual reports.

As shown on Table 1, there has been considerable growth in the number of new cases filed in the First Circuit Family Court from 1973 to 1995 which correlates with the growing resident population of Oahu. In addition, the ratio of the number of filings per 1,000 residents population for the First Circuit Court has more than doubled during this same period. As shown under the year 1995, filings per resident population for all circuits has increased more dramatically since the late 1980's corresponding to the growth and development of the neighbor islands.

The *Hawaii Judicial System Master Plan* (CGA 1989) prepared caseload forecasts only up to the year 2005 using DBEDT's Series M-F (DBEDT 1996) population projections available at that time. Based upon DBEDT's projected resident population and historical case filings obtained from the Judiciary, the First Circuit Family Court was forecast to have about 51,600

new case filings by the year 2005. In addition, the case filings to population ratio was expected to increase considerably to almost 53 filings per 1,000 resident population.

**Table 1
Actual and Forecast Case Filings**

Category Descriptions	1973	1987	1995	2005 _a	2010 _b
Resident Population					
<i>City & County of Honolulu</i>	691,400	818,400	870,761	975,100	980,000
<i>State of Hawaii</i>	851,600	1,067,900	1,179,198	1,359,500	1,366,800
Family Court Case Filings					
<i>First Circuit Family Court</i>	12,537	26,544	32,883	51,610	45,900
<i>Family Court - All Circuits</i>	16,055	37,639	58,729	80,188	to 49,500 82,200 to 91,100
Filings Per 1,000 Population Ratio					
<i>First Circuit Family Court</i>	18.13	31.85	37.76	52.93	= 50.50
<i>Family Court - All Circuits</i>	18.87	34.60	49.81	58.98	= 66.60

Notes: a) 2005 forecasts reflect that obtained from *Hawaii Judicial System Master Plan (CGA 1989)*.
b) 2010 estimates reflect analysis performed using DBEDT's 2020 projection series and historical data from Judiciary annual reports.

The State DBEDT has since updated their long-range projections of Hawaii's economy and population used in the *Hawaii Judicial System Master Plan (CGA 1989)* published in 1989. Their current projections are the 2020 Projection Series, and include population projections for the year 2010 (DBEDT 1996). Consequently, Table 1 includes estimated case filings for the year 2010 which were derived using DBEDT's 2010 resident population projections. These estimated case filings were determined by analyzing population and caseload data obtained from 1989 to 1996 in addition to that included in the 1989 master plan report.

Recent Family Court caseload data obtained from the Judiciary's annual reports showed that the annual increase in new cases filed has slowed during the 1990s. In fact, new cases filed in the First Circuit Family Court actually decreased in 1996. This slowing down of new cases filed corresponded with the slowing increase of Oahu's resident population. From 1994 to 1996, Oahu's resident population has essentially remained the same increasing a total of only 0.29 percent (DBEDT 1997). This lower growth in resident population projected is reflected in DBEDT's new 2020 Projection Series which estimate about 980,000 residents for Oahu in the year 2010 as shown on Table 1 (DBEDT 1996). The residential population now projected for Oahu in 2005 (944,000 residents) is also lower than used for the 1989 master plan report.

The mission of the Kapolei Judiciary Complex is to provide a centralized facility that will:

- Provide the proper forum for a wide diversity of Family Court cases to be resolved in an efficient, dignified, fair, and timely manner.
- Provide a versatile, flexible, and expandable facility.
- Ensure the safety and security of all parties associated with the Family Court.
- Create a facility that reflects a sense of dignity and respect for the law, and provides the proper forum for the expedient resolution of Family Court cases.
- Integrate proven technologies into the operations and space of the court and its service and support agencies.
- Encourage and facilitate the use of alternative methods of resolving Family disputes (Architects Hawaii, Ltd. 1999).

Based upon this project's planning and design, all services related to the Family Court, including the new Juvenile Detention Center, would be

situated in one location on the approximately 6.53-acre project site. As a result, this centralized facility should facilitate the management of the court system along with its coordination with community services and social service agencies. In addition, the various design features planned to be incorporated into this project would achieve the desired goals for the judiciary complex.

The Juvenile Detention Center is mandated by the Hawaii Revised Statutes to provide juveniles that come within its jurisdiction with a safe, temporary environment until alternative plans can be made for them. Juveniles and minors coming within the jurisdiction of the Family Court are to receive the care, guidance, and control that will be conducive to their welfare and the interests of the State.

Consequently, the estimate range of new case filings in the year 2010 reflect demands in the area of but slightly lower than that initially projected for 2005. As a result, the likely increases in caseloads experienced at the First Circuit Family Court by the year 2010 are still considerable over present conditions, and they reflect a less sharp increase to the year 2010 than that initially forecast for 2005. This anticipated increase in new case filings for the year 2010 would still almost double the number filed in 1987, and represent over a 50 percent increase since 1995. Therefore, this increase would likely create significant hardship for present staff and exacerbate deficiencies experienced with current Family Court facilities on the second floor of the First Circuit Courthouse.

D. PROPOSED ACTION

The State is planning to build the new Kapolei Judiciary Complex on an approximately 6.53-acre project site in the City of Kapolei's Civic Center area. This judiciary complex would consist of a new Family Court Center of the First

Judicial Circuit and a new Juvenile Detention Center. A conceptual Site Plan showing both the Family Court Center and Juvenile Detention Center is provided on Exhibit 5. It should be noted that this Site Plan is preliminary, and may be modified as more detailed plans are prepared and finalized during the design of this project. Construction of this project is planned to be completed in early 2005 with relocation of employees by the end of 2005. Previous studies, referred to as Project Development Reports (PDR), analyzed the functional relationships and space requirements for both the new Family Court and Juvenile Detention Center. These studies' review of existing facilities and determination of future space requirements were subsequently projected to the year 2010. The resulting project description for both facilities were consequently obtained from these documents which were completed in May, 1999 (see Architects Hawaii, Ltd.,PDR). The new Family Court Center would serve the island of Oahu, and replace existing facilities situated on the second floor of the First Circuit Courthouse in downtown Honolulu. Consequently, this new Family Court Center would have sufficient courtrooms and accessory facilities to house a combination of Judicial, Administrative, and Program Branch functions directly involved with Family Court proceedings. In addition, space will be provided for representatives of other outside agencies whose services are an integral part of the Family Court system. As shown on the Site Plan, the facility is planned to be sited on the property in a location that is easily accessible and readily apparent to the public. This Family Court Center would thus be in close proximity to the other government offices and businesses as they are eventually developed in the Civic Center area. The Family Court facility will be located in close proximity to the Juvenile Detention Center since direct access to the courts have reduced transportation problems and expenses.

Thus, the new Juvenile Detention Center planned would serve as a place where minors requiring secure custody, for their own or the community's protection, would be temporarily detained pending disposition of their situations by the Court. This new facility would subsequently be designed to:

- Provide an environment that will keep the detainee physically safe from injury by self and/or others.
- Secure the physical presence of the detainee until such time as the court determines that the minor can be released.
- Administer the policies of the Court relating to the detention of minors.
- Provide and maintain the basic essentials of adequate food, clothing, shelter, and medical care services for all juveniles.
- Provide supervision for each detainee on a 24-hour basis.
- Provide every detainee the opportunity to participate in an educational program that is designed to fulfill basic academic requirements.
- Provide every detainee with the opportunity to maximize constructive use of their time through development and implementation of activities in recreation, crafts, special education, and social skills (Architects Hawaii 1999a).

E. PROJECT SCHEDULE AND COSTS

Construction of both the Family Court and Juvenile Detention Center are expected to be completed in the year 2006. The transfer of existing Family Court staff to the new facility would similarly occur and be completed by the end of year 2006.

Preliminary cost estimates for site improvements and facilities construction for the entire Kapolei Judiciary Complex project would total approximately \$65.36 million. Development costs for the Family Court of the First Circuit is estimated to be about \$16.84 million which includes \$1.41 million for site development and \$15.43 million for building construction (Architects Hawaii, Ltd. 1999).

Development costs for the Juvenile Detention Center is estimated to be about \$48.52 million which includes \$2.68 million for site development and \$45.84 million for building construction (Architects Hawaii, Ltd. 1999a).

It should be noted that the schedule and project cost are projections and are subject to change. The cost addressed here are "on-site" costs. Off-site improvement costs are not addressed in this section because this is usually the responsibility of the developer. However, in a January 24, 2001 meeting with representatives of DAGS and the Judiciary, there was some consensus that prior to the construction phase the potential impact of the off-site construction may have to be addressed. For example, the possible improvements necessary for a fire-line connection and drainage are usually provided by the developer right up to borders of the project site. Also, still unresolved is whether the State or the developer will bear the burden of the costs of the off-site improvements. While this remains an unresolved issue, it was suggested that this needs to be addressed. Prior to the construction phase at which time a supplement to the EA may be considered to address any off-site improvement.

II. DESCRIPTION OF THE EXISTING ENVIRONMENT

A. PHYSICAL ENVIRONMENT

1. Regional Context

The socioeconomic structure of the Ewa area has evolved from one that was primarily agricultural to one that is now principally oriented towards urbanization, including housing, commercial development, and tourism. With this evolution, the demand and need for public facilities have become more acute. Located in Kapolei, Oahu's growing Second City, the Judiciary Complex is expected to provide flexibility in the use of space, use of financial and facility resources cost-effectively, and provide an improved judicial environment.

The project site and surrounding areas had been planted in sugar cane since the late 1800's, and the entire Kapolei area site was under lease to Oahu Sugar Company.

The Ewa-Kapolei area is comprised of many different and distinct communities, both old and new. Existing residential development in the vicinity of the project includes the older Honouliuli residential area, the West Loch residential development and golf course to the east, and the plantation-era Ewa Villages to the southeast. The Villages of Kapolei, Barbers Point and the proposed Ewa Marina project are also within a one mile radius of the site. To the northeast lies Waipahu town, and to the northwest, the residential community of Makakilo.

2. Climate

The climate in the project area is generally dry with northeast tradewinds providing the predominant wind direction, blowing 85 percent of the time with an average velocity of 9 knots. The Ewa Plain experiences light rainfall of approximately 20 inches per year.

Temperatures in the area range from 69-91 degrees Fahrenheit. The warmest average monthly temperature is 80.7 degrees Fahrenheit and the coolest month average temperature is 72.3 degrees Fahrenheit. The highest temperature of record is 93 degrees Fahrenheit, and the lowest temperature recorded is 53 degrees Fahrenheit.

3. Topography and Soil Characteristics

The major topographic feature in the area is the Waianae Range forming the major backdrop of the project area. Intermediate features in the area include: Puu Makakilo (972 feet elevation above mean sea level) (MSL), Puu Kapuai (1,047 feet MSL), Puu Palailai (492 feet MSL), all located directly north of the site; Puu Kapolei (166 feet MSL), located on the Northwestern edge of the site; and two intermittent streams (Makakilo Gulch and Makalapa Gulch).

The site slopes gently from the southwest corner near the access gate of Naval Air Station Barbers Point (NASBP) to the northeast corner adjacent to Farrington Highway. Average slope is less than one percent (0.7). Approximately 90 percent of the site ranges in slope from zero to two percent. The remaining area is in the two to four percent range with a few spot locations in the four to six percent range.

Geologic formations of the site are coral outcrop (CR) for the most part which is generally hard and may require ripping for excavation. The remainder of the site is made up of alluvial deposition.

The excavated coral material can and has provided a good source of low expansive structural fill. Cavities of varying sizes are often found in the coral formation. If encountered, backfilling of the cavities with grout or compacted fill may be required.

Other predominant soil types within the project site consist of Mamala stony silty clay loam 0 to 12 percent slopes, and Waialua silty clay 0 to 3 percent slopes. In general, most of the clays can be classified as low to moderately expansive. Local soft zones in the clay were encountered beneath drainage ditches, irrigation trenches and in area where water leaked from irrigation hoses. Easy excavation and conventional site grading procedures are anticipated for earthwork on these areas. Some of these soils may be moderately expansive and could require special procedures for foundation and design, such as deep footings, subgrade saturation or capping with non-expansive soils.

Soils present on the project site were determined based upon review of appropriate maps from the U.S. Department of Agriculture, Natural Resources Conservation Service's (formerly called Soil Conservation Service) *Soil Survey of Islands of Kauai, Oahu, Maui, Molokai, and Lanai*,

State of Hawaii (SCS 1972). In addition, the Land Study Bureau's *Detailed Land Classification - Island of Oahu* was also reviewed (LSB 1972).

Soils situated on the property are of two types which are: 1) Mamala stony silty clay loam, 0 to 12 percent slopes (MnC), and 2) Honouliuli clay, 0 to 2 percent slopes (HxA). Figure 3.2 identifies these soil types in relation to the project site, and shows the majority of the property is comprised of Mamala stony silty clay loam (MnC).

The Mamala series of soil consist of shallow, well-drained soils along the coastal plains on the island of Oahu. These soils formed in alluvium deposited over coral limestone and consolidated calcareous sand. The Mamala stony silty clay loam (MnC) has a slope range of 0 to 12 percent, but this slope does not exceed 6 percent in most places. Stones, mostly comprised of coral rock fragments are common in the surface layer and in the profile.

Representative profiles of this soil's surface layer was dark reddish-brown stony silty clay loam about 8 inches thick. The subsoil was dark reddish-brown silty clay loam about 11 inches thick. This soil is underlain by coral limestone and consolidated calcareous sand at depths of 8 to 20 inches. The soil type is also neutral to mildly alkaline. This soil type has moderately slow permeability, very slow to medium runoff, and the erosion hazard is slight to moderate. This soil type is used for sugarcane, truck crops, and pasture (SCS 1972).

The Honouliuli series of soils consist of well-drained soils on coastal plains in the Ewa area of the island of Oahu. These soils developed in alluvium derived from basic igneous material. The Honouliuli clay, 0 to 2 percent slopes (HxA), occurs in the lowlands along the coastal plains.

Representative profiles of this soil type showed that it was dark reddish-brown, very sticky and very plastic with a surface layer of about 15 inches thick. The subsoil and substratum have subangular blocky structure, and the soils is neutral to mildly alkaline. This soil type had moderately slow permeability, slow runoff, and the erosion hazard is no more than slight. This soil type is used for sugarcane, truck crops, and pasture (SCS 1972).

Review of the *Detailed Land Classification - Island of Oahu* (LSB 1972) determined that the project site was classified as "C72i" indicating an overall productivity rating of "C" for that particular land type category. This land type (72i) consisted of moderate machine tillability, was stony in stoniness, had a moderately deep depth, had a slope of 0 to 10 percent, had moderately fine soil texture, was well-drained, and had nonexpanding clay properties (LSB 1972). The crop productivity rating was "b" for sugarcane which was the type of crop cultivated on the project site several years ago before becoming fallow.

4. Flood and Tsunami Hazard

Of the potential natural hazards, only earthquakes, hurricane, and flooding hazards are applicable to the project site which are addressed below. There are no other potential urban-related hazards applicable to the property such as airport clear zones, nuisances, or other site safety issues.

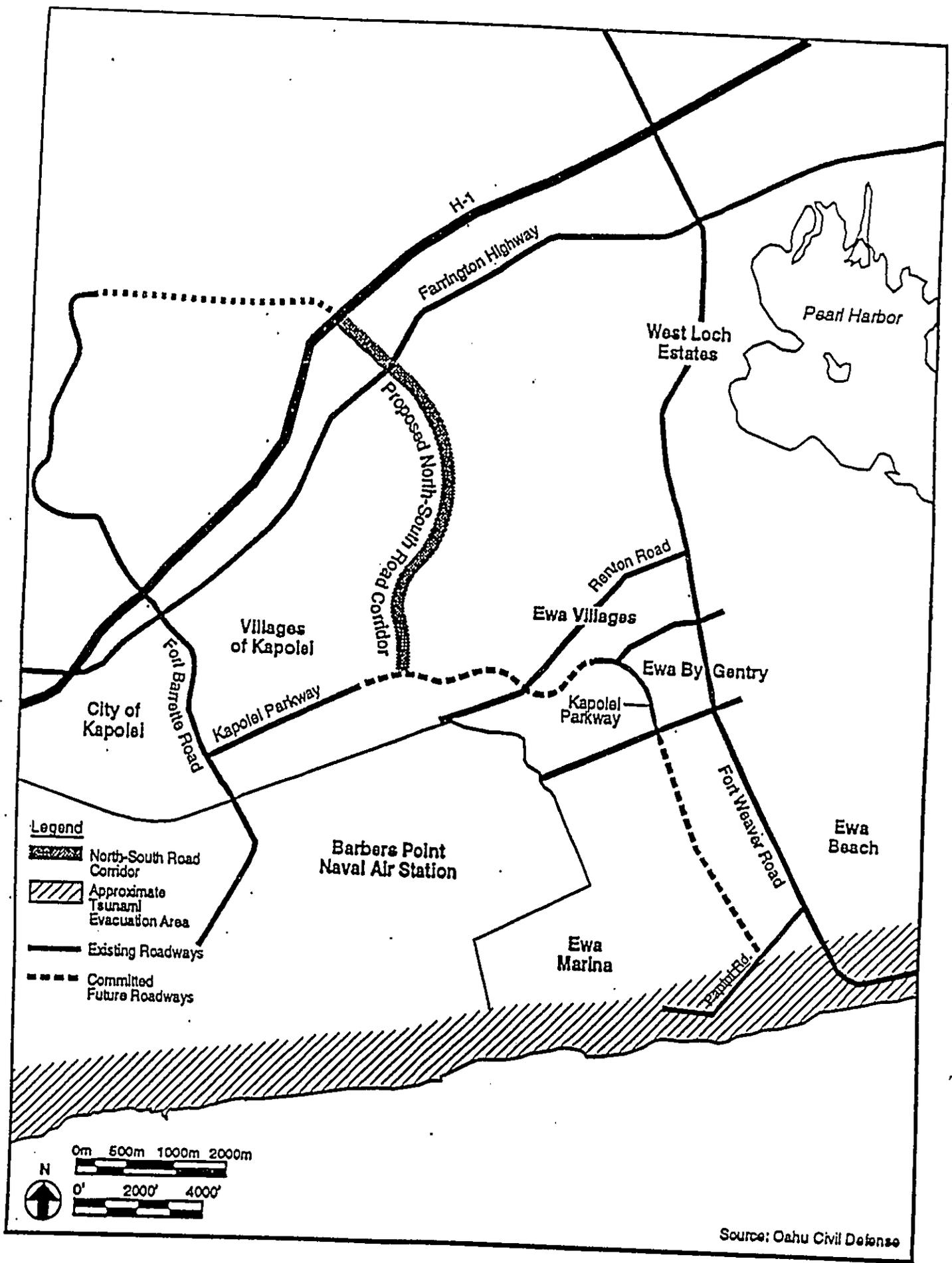
Although difficult to predict, an earthquake of sufficient magnitude causing structural or other property damage to the project may occur in the future. However, except for the island of Hawaii, the Hawaiian Islands are not situated in a highly seismic area subject to numerous earthquakes causing little or no damage. Moreover, the seismic risk classification of the island of Oahu is generally low with a rating of Zone 2a.

Earthquakes in the Hawaiian Islands are primarily associated with volcanic eruptions resulting from the inflation or shrinkage of magma reservoirs beneath which shift segments of the volcano (Macdonald et al. 1983). Recent earthquakes recorded were on the island of Hawaii in 1997 and 1994, and had magnitudes (Richter scale) of 5.1 on the south flank of Kilauea and 5.2 about 12 miles offshore of Kilauea, respectively (DBEDT 1998).

Oahu is periodically subject to episodes of seismic activity of varying intensity. Available historical data indicates that the number of major earthquakes occurring on Oahu have generally been less and of lower magnitude compared with other islands such as Hawaii (Furumoto, et al. 1973). However, earthquakes cannot be predicted with any degree of certainty or avoided, and an earthquake of sufficient magnitude (greater than 5 on the Richter Scale) may cause some damage to the project along with existing buildings and structures in the City of Kapolei and surrounding Ewa region.

The three major elements of a hurricane making it hazardous are: 1) strong winds and gusts, 2) large waves and storm surge, and 3) heavy rainfall (FEMA 1993). Of these three, the Kapolei Judiciary Complex could potentially be affected from only strong winds and heavy rainfall. The property's location in the City of Kapolei is situated well inland about 2 miles away from the nearest shoreline making the project's potential to receive damage from large waves and storm surge very unlikely. (See Exhibit 7).

A hazard mitigation report prepared by the Federal Emergency Management Agency after Hurricane Iniki in 1992 determined that nine hurricanes approached within 300 nautical miles (about one day's travel time) of the Hawaiian Island's coastlines between 1970 and 1992 (FEMA



Tsunami Evacuation Areas

1993). Most hurricanes affecting the islands have focused on Kauai. Based upon a tracking of hurricanes since 1950, there appears to be no geographical or meteorological reasons why hurricanes miss the other islands but tend to steer toward Kauai (FEMA 1993).

5. Flora and Fauna

The project site was under sugar cane (saccharum officinarum) cultivation prior to initial grading for the Villages of Kapolei in the late 1980s. Agricultural lands are dynamic systems, changing with the different stages of cultivation practices. Cane fields may vary from newly harvested, bare field to short stature, open stands to tall stature, very dense stands. The fast-growing sugar cane tends to shade out and out-compete other plants to form large monodominant stands. The weedy species associated with sugar cane cultivation include nutgrass (*Cyperus rotundus*), swollen fingergrass (*Chloris inflata*), red pualele (*Emilia fosbergii*), snowthistle (*Sonchus oleraceus*), and hairy spurge (*Euphorbia hirta*). Presently, wild bitter melon (*Momordica charantia* var. *pavel*) and little bell (*Ipomoea triloba*) are locally common vines now found along the margins of the fields on the project site which is predominantly covered by common scrub vegetation. According to a biological study conducted by Char & Associates in 1987, which included the project site area, and an August 1999 site inspection by environmental consultants of MPAC, Inc., no threatened or endangered flora occur at the project site.

Because of the many years the project site has been under sugar cane cultivation, the area is not a suitable habitat for native birds. Various surveys of the Ewa area conclude that the entire region has been disturbed for over a hundred years, resulting in severe alteration of the native ecosystem. The only mammals known to inhabit this altered ecosystem are introduced species such as feral cats, dogs, rats, mice, and mongooses. The biological survey performed as part of the Final EIS

for the City of Kapolei development similarly addressed avifauna and feral mammals (HHK 1988). Of the total number of bird species observed at this time all but one were introduced (non-native) species. The sole native species was the Pacific Golden Plover (*Pluvialis dominica*) which was a wide-ranging migratory species. Feral mammals present on this site were likely those normally associated with sugarcane fields such as the Indian Mongoose (*Herpestes auropunctatus*).

Use of the project site has since changed from sugarcane cultivation to undeveloped scrubland vegetation. This site should thus be currently absent of special or unique wildlife habitat, such as wetlands, which may serve as important habitat for endangered or threatened species.

6. Archaeological and Cultural Resources

Based on a November 1986 comprehensive study of the entire town of Kapolei area (i.e. EIS Kapolei Master Plan Project) conducted by Paul Rosendahl, Ph.D., Inc., consulting archaeologist of the Kapolei area, which included the 6+ acre site designated for the Kapolei Judiciary Complex, it was determined that:

no potentially significant archaeological sites or features of any kind were encountered during the reconnaissance survey of the Kapolei Project area.

Moreover, this study also addressed the three main culturally related resources of research value, interpretive value, and cultural value. Based on extensive review of the literature, interviews with knowledgeable sources at the project site area and discussions with Chief State Archaeologist, Ross Cordy, it was determined that there existed no identifiable or significant sites for research, interpretive, or cultural value. It should be noted that research value refers to the potential of

archaeological resources for producing information useful in the understanding of culture history, past lifeways, and cultural processes at the local, regional, and interregional levels of organization. Interpretive value refers to the potential of archaeological resources for public education and recreation. Cultural value, within the framework for significance evaluation used here, refers to the potential of archaeological resources for the preservation and promotion of cultural and ethnic identity and values. Moreover, Act 50 (April 2000) requires that the impact of these "values" be assessed in the Final EA.

Also, the 1992 *Environmental Impact Statement for the Kapolei Sports and Recreation Center* involved a 475-acre site in the vicinity of the Kapolei Judiciary Complex. Based on the comprehensive document research and consultations with the Chief State Archaeologist, Ross Cordy during the completion of this EIS, it was determined that:

the presence of any archaeological sites of any significance on the surface or subsurface of any of the alternate sites is unlikely because of the continuous cane cultivation for nearly 70 years.

Moreover, a letter dated August 3, 1998, from the State Historic Preservation Division (SHPD) determined that the Kapolei Judiciary Complex project planned for the property will have "no effect" on historic sites. This conclusion was reaffirmed in a letter from SHPD dated May 4, 2001. (See Appendix E). However, in the event archaeological resources are uncovered during construction activities, the SHPD would be notified immediately.

7. Air Quality

There is a Department of Health Kapolei air monitoring station, located at 95-591 Kalaeloa Boulevard at the entrance to Campbell Industrial Park.

The Kapolei station is adjacent to the present Department of Land and Natural Resources Desalination Plant, which is directly below the proposed project site. The other nearest monitoring stations are at Pearl City and Barbers Point, which measure particulate matter. Particulate matter levels are well below the State standard levels at these sites. Air quality at the project area was expected to be comparable or somewhat better, given the site's more rural location. The State Department of Health (DOH) monitors air quality at various locations on Oahu. Typically, however, each station does not monitor the full complement of air quality parameters. The annual air quality measurements that were made nearest to the project site at the Barbers Point station for each of the regulated air pollutants generally indicate that Ambient Air Quality Standards (AAQS) as defined by the DOH and Federal Environmental Protection Agency have not been exceeded. It appears likely that the State AAQS for sulfur dioxide, nitrogen dioxide, and lead are currently being met at the project site. The ozone AAQS has not been exceeded during the past four years at the Sand Island monitoring station. Carbon monoxide readings from urban Honolulu at the DOH Building station indicate the State AAQS may be exceeded at a rate of one to three times per year, but only in traffic-congested areas. As such, the AAQS for carbon monoxide at the project site has probably not been exceeded.

Several sources of industrial air pollution are located at Campbell Industrial Park, which is located at Barbers Point to the southwest about three miles of the project site.

Companies currently operating at Campbell Industrial Park include the Chevron and PRI refineries, H-Power, and others. Prevailing winds from the northeast will carry these emissions away from the project site most of the time, although southwesterly winds, occurring less than 5 percent of the time, will carry emissions toward the site. It should be noted that all

the buildings of the Kapolei Judiciary Complex will be air-conditioned so most of the indoor activities will be unaffected by even the minimum impacts of air quality.

8. Noise

Existing noise levels in the vicinity of the project area were mostly generated from NASBP operations and sugarcane cultivation activities. Noise impacts of aircraft operations from NASBP on the project area and surrounding environment have been in the past the subject of a number of studies. However, it should be noted that NASBP has been phased out and potential impacts associated with military aircraft in the area will not be an issue in the long-term. The other potential noise generator in the project area was sugar cultivation from existing fields in the vicinity of the project site. However, sugar cane cultivation of the fields just across the drainage channel and south of the Kapolei Golf Course has been phased out. The State Department of Land and Natural Resources (DLNR) which manages this land is allowing these fields to lay fallow pending projected future development in this area. Also, as noted above all the buildings of the Kapolei Judiciary Complex will be air-conditioned, which will minimize noise impact on most indoor activities.

Aircraft The major source of noise in the Ewa area is the commercial and general aviation aircraft taking-off from and landing at Kalaeloa. The Department of Defense established the Air Installations Compatible Use Zone (AICUZ) Program to protect the public's health, safety, and welfare while maintaining the operational capability of military air installations. The purpose of the AICUZ program is to develop information which describes the noise level and flight clearance requirements of military airfield operations. This information can be used by landowners and government regulators in achieving the highest and best use of adjacent lands while assuring the health, safety, and welfare of existing and

prospective residents. The NASBP AICUZ was first established in 1976, updated in 1984, and again in 1989. Also presented is Figure 7 which depicts aircraft noise level patterns originating from commercial aircraft landing or taking off from nearby Honolulu International Airport (HIA), and as such considers the cumulative noise effects from both NASBP and HIA as indicated.

The noise descriptor currently used by federal agencies to assess environmental noise is the Day-Night Average Sound Level (Ldn). The descriptor incorporates a 24-hour average of instantaneous A-Weighted Sound Level as read on a standard Sound Level Meter. Sound levels which occur during the nighttime hours between 10:00 p.m. to 7:00 a.m. are increased by 10 decibels (dB) prior to computing the 24-hour average by the Ldn descriptor. As a general rule, noise levels of 55 Ldn or less occur in rural areas and urbanized areas which are shielded from high volume streets. In urbanized areas, levels generally range from 55 to 65 Ldn, usually dependent on traffic noise from motor vehicles.

For the purpose of determining noise acceptability for funding assistance from federal agencies (FHA/HUD and VA) to purchase residential property, an exterior noise level of 65 Ldn or lower is considered "acceptable." It should be noted that, due to Hawaii's open living conditions and the predominance of naturally ventilated dwellings, an exterior noise level of 65 Ldn does not eliminate all risks of noise impacts. For these reasons, a lower level of 55 Ldn is considered as the "unconditionally acceptable" level of exterior noise. However, upon consideration of the feasibility of applying the lower 55 Ldn standard government agencies such as FHA/HUD and VA have selected 65 Ldn as a more appropriate regulator standard. It has been this standard that is applied for all existing residential development in the vicinity of the Judiciary Complex site.

Aircraft noise associated with activities at Naval Air Station Barbers Point (NASBP) should not be a major noise concern associated with this proposed project. As noted, NASBP is presently undergoing a lengthy process preparing for its closure, and the future use of this site for various non-military uses are being planned for and evaluated by a Commission. It should be further noted that NASBP closed operations and the major portions of the base's land area have been transferred to the State in accordance with the Federal Base Realignment and closure (BRAC) programs. Consequently, there should be no concerns with noise impacts from military aircraft on the Judiciary project. Furthermore, previous noise studies determined that the project site, as well as the City of Kapolei, are located outside of the 65 Ldn aircraft noise contour applicable to the naval base (HHK 1988). The Judiciary project, as a commercial land use category, would thus be "Compatible" under Federal regulations, and not require any mitigation measures under the State Department of Transportation's guidelines.

The 1984 AICUZ Report establishes three Accident Potential Zones (APZ-for aircraft landing and take-off operations) essentially radiating off the runway and aircraft flight tracks. These include **Clear Zone** - with the highest potential hazards; **APZ I** - which have some degree of density restrictions where all forms of residential development are disallowed; and **APZ II** - the least hazardous where *most forms of open space, industrial, commercial, and scattered low density residential uses are considered compatible*. A primary concern is that the building structure and/or improvements not reflect glare, emit electronic interference, or produce smoke. The approximately 6.53-acres designated for the site is clearly outside even the least hazardous APZ II area.

9. Visual Resources

The predominant view from the site is of the Waianae Mountain Range located approximately three miles to the north. Other views include the primary urban center with Diamond Head visible approximately 25 miles to the east; the Pacific Ocean, NASBP, two miles to the south; and of Puu Kapolei (peak height 166 feet MSL) directly to the west. (See Appendix B, Photos of Project Site.)

The new Ewa Development Plan adopted by the City Council under Ordinance 97-49 identified several significant views and vistas in the Ewa region (City Council 1997). In the City of Kapolei area, the natural features of Puu Kapolei and Puu Palailai were identified as having significant views. Other views generally applicable to the project were distant views of the shoreline from the H-1 Freeway, and mauka and makai views.

B. SOCIO-ECONOMIC ENVIRONMENT

1. Land Use History

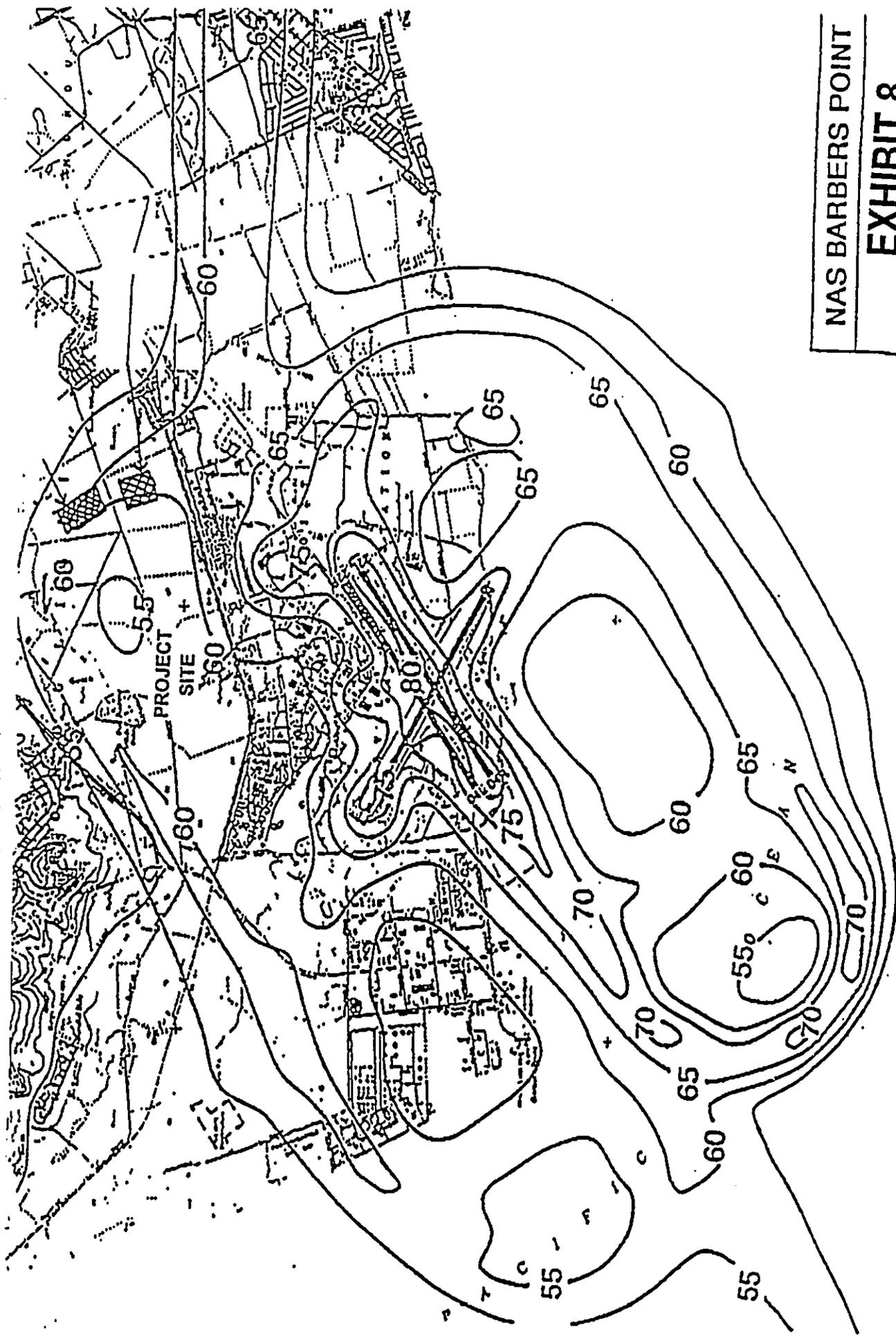
In 1793, Vancouver, the British explorer, anchored off the entrance of what is presently designated as West Loch. According to Vancouver, the area did not seem to be populous, nor to possess any great degree of fertility. However, he was told that at a short distance from the sea, the soil was rich, and all necessities of life were abundantly produced. Historically, the area was famous for the taro variety known as "kai koi o Ewa." These fields no longer exist in the Ewa area.

In 1879, James Campbell developed the first artesian well near the West Loch area. The development of a reliable water source in this barren area provided the water for the development of the sugar industry which flourished for the next 60 to 70 years.

The project site is in the Town of Kapolei Project which itself is part of the larger Campbell Estate Long Range Master Planned Development for Kapolei. The first homes in the Villages of Kapolei were completed in 1990, with up to 5,000 units on 890 acres planned at buildout. Kapolei will include a variety of residential types, including market rate and affordable single and multi-family units, rental and elderly housing. A full range of community support facilities have been and continue to be constructed at Kapolei, including an 18-hole golf course, parks and recreational amenities, churches, schools and commercial areas.

2. Population

A population policy of the City and County General Plan is to "encourage development within the secondary urban center at Kapolei and the Ewa and Central Oahu urban-fringe areas. . . to meet housing needs not readily provided in the primary urban center."



NAS BARBERS POINT

EXHIBIT 8

Ldn for both NASHP and Honolulu International Airport

SCALE IN FEET
 0 2000 4000 8000
 HARRIS MILLER MILLER & HARRIS

KAPOLEI JUDICIARY COMPLEX
 DAGS, State of Hawaii

Patterns indicate combined Ldn noise contours generated by both NASBP and Honolulu International Airport. Unofficial AICUZ Map. For information only.

The following Table 2 compares the General Plan's population growth guidelines with population projections for Ewa, for the years 2010 and 2020. The figures are based on a projected Oahu-wide population of 1,012,100 persons in the year 2010, and 1,071,200 persons in the year 2020.

Table 2
Year 2010 and 2020 Population in Ewa: Policy vs. Projection

	<u>Share of Island Population</u>	<u>Population</u>
Year 2010		
General Plan Policy	12.0% - 13.3%	121,452 - 134,609
Planning Dept. Forecast	10.2%	103,300
Year 2020		
General Plan Policy	12.0% - 13.3%	128,544 - 142,470
Planning Dept. Forecast	11.7%	124,800

(Source: Planning Department)

The resident population for the City and County of Honolulu in 1997 was estimated to be about 869,900 residents as of July 1997. Since 1990, Oahu's resident population has increased by approximately 33,630 residents as of July 1997. Given the recorded number of resident births, deaths, and foreign immigration during this period, Oahu has actually experienced a net domestic migration out of the State of about 81,300 persons (DBEDT 1998).

Projected increases in Oahu's resident population to the year 2010 are anticipated to be less than 1 percent per year ranging from 0.7 to 0.9 percent (DBEDT 1997a). The resident population by the year 2010 for the City and County of Honolulu was projected to be 980,000 persons

which reflects an increase of about 110,100 persons over the next 13 years (1997 to 2010). This projected population was subsequently incorporated as the City's "likely population" in the year 2010 for assessing General Plan population guidelines as published under their *Development Plan Annual Report; Fiscal Year 1997* (Planning Department 1997).

3. Economy

Cumulatively, the increased population in the Ewa region will provide additional justification for already-proposed regional infrastructure improvements, public services and commercial development. Although the project will not result in a net "increase" in Oahu's population or employment, it will cause population and jobs to be located in Ewa. This growth of the Ewa region is consistent with City and State population policy objectives. Moreover, the proposed location of the Kapolei Judiciary Complex is within the area designated as the "Civic Center" in the Ewa Development and the revised City of Kapolei Urban Plan updated in June 1998.

C. PUBLIC SERVICES

The project site is located nearby State Office Building No. 1 which is north of the site and a City and County office building just northwest of the site.

1. Recreational Facilities

Existing public parks in the project region include Ewa Mahiko Neighborhood Park, Puuloa Neighborhood Park, Makakilo Community Park, Geiger Park Gentry, and the new Kapolei Community Park. In addition, the City is planning a new district park at either Ewa Mahiko or near Ewa Villages. The City also expects to acquire a major new regional beach park within the NASBP upon closure of the base.

The project site is located toward the southern end of the City of Kapolei generally bordering the NASBP and commercial-industrial areas of Kapolei Business Park and Barbers Point Harbor. Consequently, there are generally few recreational facilities located in the close proximity to the project site.

The nearest public recreational facility to the Judiciary site is the 42.3-acre Kapolei Regional Park which was dedicated by The Estate of James Campbell to the City. Smaller neighborhood and community parks are located outside of the City of Kapolei in the Villages of Kapolei development and Makakilo community. Other major recreational facilities in the surrounding area include the privately-owned Kapolei Golf Course and Ko Olina Golf Club. There is also a dragstrip for racing at Campbell Industrial Park.

There are currently no facilities provided for active recreational activities at the Kapolei Regional Park such as ballfields, basketball courts, etc. However, this regional park is used for various recreational activities such as youth soccer and baseball activities, picnicking, walking, and jogging. Restrooms were recently constructed near the park's parking lot along Manawai Street, and park benches and lighting along walkways are provided.

2. Police and Fire Protection

The area is presently served by the Kapolei Police Station in the Honolulu Police Department's District 8. The district stretches from Kunia to Kaena Point. There are presently seven beats in the area directly serviced by the Kapolei station, with one officer per beat, 24-hours a day, seven days a week. The police officers assigned to this area work with the community through the volunteer Neighborhood Security Watch and the Community Area of Responsibility (CAR) programs, to directly involve the

citizenry with crime prevention efforts. There are plans to increase the total number of police beats in this area: five beats to serve Kapolei and three beats in the Makakilo area. The new Kapolei Police Station officially opened in July 2000.

The Kapolei Judiciary Complex project site is situated within the Honolulu Police Department's District 8, Beat 870. District 8 encompasses the area between Iroquois Point and Kaena Point, which includes the Ewa Plain, Makakilo, City of Kapolei, and the Waianae Coast.

This district's command staff and CAR Resource Unit and units of the Juvenile Services, Criminal Investigation, and Narcotics Vice Divisions are housed in the Kapolei Police Station. The new station provides 51,000 square feet for the Narcotics/Vice Division, Receiving, Regional Patrol, Juvenile Services Division, and Criminal Investigation Division. The Kapolei District Police Station employs approximately 250 police officers and civilians. Though Phase II is not yet planned, it would provide an additional 14,000 square feet for office and storage space for the Finance and Records Division. This new station administers this district and is located near the intersection of Farrington Highway and Kamokila Boulevard. The city has requested 69 uniformed police officers for the new Kapolei station. (It should be noted that this section was revised based on updates provided by HPD Support Services Bureau on April 17, 2001 and correspondence from the draft of Planning and Permitting, City and County of Honolulu, May 2, 2001).

The Ewa area is served by four fire stations: Makakilo Station, serving Makakilo, upper Kapolei and Ko' Olina Estates; the Waipahu Station, serving lower Kapolei, Ewa by Gentry and Ewa area to Renton Road; the Ewa Beach Station, serving all of lower Ewa Beach up to Renton Road; and the recently completed Kapolei Fire Station. The Waipahu Station,

which has 23 fire fighters, assists the Ewa Beach Station when necessary. The Kapolei Fire Station has both a ladder company and an engine company with a total of 10 firefighters. The Waikele Fire Station can also assist the Kapolei Fire Station when necessary.

The Judiciary project site and surrounding area is serviced by the Honolulu Fire Department's Battalion 4 division. Fire stations in the vicinity of the project site and City of Kapolei include the Kapolei Station (No. 40) located on Lauwiliwili Street in the Kapolei Business Park and the Makakilo Station (No. 35) located on Makakilo Drive. Together, these two stations should be able to reach service areas in the City of Kapolei within four minutes and are thus generally able to provide a high level of fire protection responsiveness (Towers Perrin 1994).

3. Solid Waste

Refuse collection from residential areas in the Ewa-Kapolei area near the project site is provided by the City and County of Honolulu. Non-residential uses and multi-family residential areas are serviced by private refuse collection companies. Residential waste is transported to the City and County of Honolulu's H-POWER (Honolulu Program of Waste Energy Recovery) waste-to-energy combuster, located at the James Campbell Industrial Park. Ash residue and nonprocessable waste are then disposed of at the Waimanalo Gulch Landfill in west Oahu.

4. Health Care

Saint Francis-West Medical Center is the full-service hospital closest to the proposed project. The hospital is approximately five to 15 minutes from the site, depending on traffic conditions. St. Francis-West provides a full range of hospital services, including emergency care, outpatient treatment, laboratory and x-ray facilities and medical offices. The hospital has 100 licensed beds available. Ambulance service is coordinated with

the City and County and the hospital has a helipad for medivac transport. St. Francis-West is currently operating at 80 to 85 percent of capacity.

Other existing medical facilities in the City of Kapolei include a clinic by Straub Clinic and Hospital, Inc. in the Kapolei Building and another by Kaiser Permanente in the Kapolei Entertainment Center. Within the Kapolei Park Commercial Area property located across from the Kapolei Shopping Center, is the recently completed new "Kapolei Medical Park." This medical mall serves as a health care campus providing outpatient diagnostic and treatment services by some of the major health providers operating in the State of Hawaii. Also, in the area just off Kapowai Street is the new Queen's Health Care Center which include a full-service Dental Care Component.

Other medical facilities within a 20 to 30 minute drive include the Waianae Coast Comprehensive Health Center, Pali Momi Medical Center at Pearlridge, Wahiawa General Hospital, and Kaiser Permanente's Punawai Clinic in Waipahu.

Non-emergency services are provided by local general physicians.

5. Schools and Libraries

A Social Impact Assessment conducted by Community Resources, Inc. prepared in 1994 and updated in 1995, analyzed schools and libraries. The 1994 study described existing conditions and estimated project demand for these facilities, as summarized below.

Primary and Secondary Schools. The project is within the State Department of Education's (DOE) Leeward School District and is within the Kapolei Elementary School service area. According to the DOE, the rapid development in the Ewa-Kapolei area has created a pressing need

for additional schools and classroom space. The proposed and projected Capital Improvement Program (CIP) budgets for the next three bienniums are already severely strained by the lack of CIP funds to build adequate classrooms.

The Kapolei area is currently served by the following schools:

<u>School</u>	<u>Enrollment (2000 School Year)</u>
Kapolei High	373 (grade 9 only; additional grade planned to be added each year)
Campbell High	2,102 (currently serves Kapolei students in Grades 10-12)
Kapolei Middle	1,261
Kapolei Elem.	1,039
Mauka Lani Elem.	691
Makakilo Elem.	617
Barbers Point Elem.	198

The Kapolei Elementary School opened in 1993 school year, and had an enrollment of 350 students, with a projected enrollment between 800 and 850 when the school is completed. A new elementary school within the Ewa by Gentry project, Holomua Elementary, opened in September 1996.

The Department of Education has opened the new Kapolei Middle School near the proposed project site on 20-acres in July, 1999 and Kapolei High School on 45-acres, in the Villages of Kapolei in July, 2000. Waikele Elementary School opened in the spring of 2001 and other elementary schools planned for the Leeward District (e.g., Ko' Olina and Royal Kunia) will also accommodate the increasing regional population.

Other public educational facilities located in the immediate vicinity of the project is the Barbers Point Elementary School. This elementary school is situated makai (south) of the property along Boxer Road in the NASBP.

Other existing public educational facilities in the general area of the City of Kapolei are Kapolei Elementary School in the Villages of Kapolei, Makakilo Elementary School in the Makakilo subdivision and Kapolei Middle School which opened July, 1999. The first phased Kapolei High School was also completed in July, 2000, and is located in the Villages of Kapolei.

Barbers Point Elementary provides regular programs for kindergarten through sixth grade along with special education programs for preschool through sixth grade. This school is presently operating under School/Community-Based Management. Student enrollment for the current 1998-99 school year totals 494 students which includes special education. Student enrollment have remained fairly steady over the past few years ranging from 515 to 565 students. However, this school experiences a higher number of student turnover with only about 77 percent of the students enrolled for the entire school year as compared to Kapolei and Makakilo Elementary Schools which have had between 90 and 99 percent (DOE 1999). In Kapolei Town, there is also a new small private "Sea Gull School" which is a special education project of the Weinberg Foundation just off Kapowai Street.

Post-Secondary Education. The nearest post-secondary educational facility is the University of Hawaii-West Oahu, located in temporary quarters at the Leeward Community College (LCC) in Pearl City. In 1995, in response to economic recession in the State, Governor Ben Cayetano negotiated a land exchange with Campbell Estate to provide funding to build UH-West Oahu at Kapolei. According to the terms of this agreement, the University of Hawaii has received 941 acres of land above the H-1 Freeway at Kapolei, the "second city," on the slopes of Puu Kapuai. Among other conditions, the land exchange involves the improvement and sale by the State of the original UH-West Oahu site, below the H-1 Freeway, with the use of net proceeds from the sale

designated for development and construction of the UH-West Oahu campus. In a 1995 press release the Governor stated, *This land exchange is only the first step towards realizing my vision for West Oahu and the people who live there. By building on the slopes of Puu Kapuai, we will create a great campus that can be seen by all. This land deal demonstrated my administration's commitment to higher education and the City of Kapolei.*

In 1996, UH Board of Regents (BOR) approved the Governor's plan and decided that UH-West Oahu will remain in an interim site at LCC until a new campus is built. However, the BOR decided that UH-West Oahu will be expanded by the movement of 19 buildings from Kapiolani Community College (KCC). In April 1996, the Legislature approved funding for moving the buildings from KCC to UH-West Oahu and approved the Governor's land exchange plan for funding a new campus.

A permanent home for the institution has been identified, and for the first time the Legislature has established mechanisms to fund the development and construction of a new campus in Kapolei. Meanwhile, UH-West Oahu continues to function as an upper-division baccalaureate institution providing an essential service to the people of West Oahu.

In a related development, the Legislature passed Act 276 Session Laws of Hawaii 1996 (SLH) which mandated the transfer of the Center for Labor Education and Research (CLEAR) from the UH-Manoa to the UH-West Oahu campus. The physical transfer of CLEAR was completed in the Spring of 1998. In addition, the 1997 Legislature increased the number of temporary buildings at the UH-West Oahu interim site from 19 to 28. CLEAR now occupies three of these buildings on the UH-West Oahu campus and provides college level labor-related educational services and various certificate programs to residents of West Oahu.

Library Services. Ewa Beach Public Library serves approximately 40,000 residents within the Ewa area. The combination school and public library is a full-service library situated on the Campbell High School campus. Based on discussions with the Hawaii State Librarian Office (June, 2000) there are currently plans to construct a major new Kapolei Library by Spring 2002 within the City of Kapolei, to serve as a "second anchor" to Honolulu's Downtown library. There are also long-term plans to separate the Ewa Beach School and public library into two facilities.

D. INFRASTRUCTURE

1. Roadways

The project site is well served by regional and local road systems. Major public roadways adjacent to the site include Farrington Highway, a two-lane highway mauka of the project site and Barbers Point Access Road (aka Fort Barrette Road), a two-lane highway west of the site. Further north of the site is the H-1 Freeway allowing access to the site via the Makakilo Interchange. The H-1 Freeway has been upgraded from four lanes to six lanes. Also, the project site's northern border will front the proposed Kapolei Parkway extension, a six-lane roadway which fronts the entire northern border of the site. Additional access to the site is provided by the proposed Kamokila Boulevard, a four-lane roadway, which will front the western border of the project site. It should be noted that it is assumed that the Kapolei Parkway will be fully constructed and that bus shelters will be built along Kapolei Parkway. However, it is not clear as yet exactly when the Kapolei Parkway will actually be constructed.

Traffic on Farrington Highway, west of Barbers Point Access Road, exhibits directional splits during peak periods typical of suburban commuter routes. East of Barbers Point Access Road, eastbound and westbound traffic are almost evenly distributed. Major employment areas (e.g. Campbell Industrial Park) attract west bound traffic during the

morning which balances eastbound commuter traffic from the Kapolei residential area. Highest hourly traffic on Farrington Highway adjacent to the project site occurs in the afternoon.

The Ewa Regional Highway Master Plan is specifically referred to as a working plan to maintain consistency with ongoing land use development in the Ewa region. For further details see Ewa Region Highway Master Plan Working Group: Ewa Region Highway Transportation Master Plan, 1997 and 2005 Roadway Concepts (February 1992). The study has generated roadway concepts for future years based on planning projections. Planning projections also are available from both the City & County of Honolulu Planning Department. In addition, the major facilities of the roadway master plan are shown on the Kapolei Area Long-Range Master Plan. Information from these and other relevant sources were incorporated in the Final Traffic Impact Study Villages of Kapolei in 1994 by R. M. Towill Corporation. All of the above studies were updated relevant to the Kapolei Judiciary Complex in a June, 2000 study by Wilbur Smith Associates (WSA). The study makes assessments of the Kapolei future traffic conditions relevant to the Kapolei Judiciary Complex and provides recommendations to accommodate traffic impacted by the Kapolei Judiciary Complex. (See State Judiciary Complex Traffic Impact Study, June, 2000 by Wilbur Smith Associates in Appendix C). It should also be noted that the Pearl Harbor Historic Trail proposed along the OR&L right-of-way (ROW) may provide opportunities in this area for alternate transportation modes to link with this project. The State Department of Transportation is also planning improvements for the Leeward Bikeway along this ROW.

2. Wastewater

The area of the project site and along with the greater Ewa-Kapolei area is served by the City & County's Honouliuli Wastewater Treatment Plant

(WWTP), adjacent to the NASBP. The Honouliuli WWTP also services Central Oahu and the Primary Urban Center areas west of Red Hill, with the exception of military installations and facilities. Wastewater currently receives advanced primary treatment and is disposed via the Barber's Point Ocean Outfall.

The secondary treatment system at Honouliuli was recently completed, and according to project engineers, can accommodate future use by the Judiciary Complex. It is designed to accommodate 13 -15 million gallons per day (mgd) of sewage for secondary treatment. The City plans to reclaim and distribute this wastewater effluent, provided that paying customers can be found for the non-potable water. This is consistent with current policies established by the City and County's Department of Wastewater Management requiring that treated effluent be used for irrigation and other uses where feasible. Based on discussions with project engineers of the City's Wastewater Treatment and Disposal Division (June, 2000), the City is presently working in conjunction with a

private firm, U.S. Filter, on a water reclamation project that will increase the effluent capacity. The result of this project is also expected to use some of the effluent for irrigation as well as the industrial park. This project remains in progress.

A wastewater system with sewage transmission line capacity is in place for the City of Kapolei. The Judiciary Complex site will be connected to the existing system along Kamokila Boulevard (see Exhibit 3) provided that the City and County Department of Wastewater Management approves sewer treatment capacity and connection approvals to the Honouliuli Wastewater Treatment Plant.

3. Water

In 1987, the State enacted the State Water Code in order to protect, control and regulate the use of the State's water resources. The State Commission on Water Resource Management (CWRM) is responsible for the administration of the State Water Code, and has designated water management areas (WMAs) in those areas where water resources may be threatened by existing or proposed withdrawals or diversion. The project area is located within the Pearl Harbor Water Management Area (WMA), the largest groundwater body on Oahu, which supplies over 50 percent of Oahu's municipal water demand. Groundwater withdrawals within the Pearl Harbor WMA are regulated by the CWRM. The City & County Board of Water Supply (BWS) coordinates the development and allocation of potable water for urban use on Oahu. A water system is in place for the City of Kapolei which includes the project site for the Kapolei Judiciary Complex (see Exhibit 3).

Based on discussions with the project engineers with the City and County Board of Water Supply, Planning and Engineering Division (June, 2000), the increased water demand due to the projected number of employees and clients for the Kapolei Judiciary Complex, will have minimum impact and can be accommodated by the existing water system.

4. Drainage and Hydrology

All work must be done in accordance with the Federal National Pollutant Discharge Elimination System (NPDES) requirements, and the recommendations of the geotechnical engineer. For existing drainage for project site (See Exhibit 3).

5. Electric Power and Telephone Service

Off-site power and communication requirements include a telephone switching station to serve the proposed Kapolei Town Center and the

project site and an electrical substation when existing power capacities are exceeded. Proposed on-site power and communications improvements consist of electrical and telephone conduits provided along the major roadways. The system also includes street lights and hand holes. Electrical, telephone, and cable systems are underground within the development and run adjacent to the project site along the proposed Kamokila Boulevard extension. Street lights run along Kapolei Parkway, and will be extended along the proposed Kapolei Parkway extension along the entire northern border of the proposed Judiciary Complex site. (See Exhibit 3, i.e. "E") Presently, there is an existing easement (i.e. 00:6) for landscaping and utilities in favor of the Estate of James Campbell.

III. POTENTIAL IMPACTS AND MITIGATION MEASURES

A. PHYSICAL ENVIRONMENT

1. Surrounding Uses

Surrounding uses in the immediate vicinity of the property were graphically shown on Exhibit 2, 3, and 4. As shown in these exhibits, adjacent properties within the City of Kapolei surrounding the project site are undeveloped fallow land which were formerly used for sugarcane cultivation. Most of these parcels are part of the Civic Center, and are being planned for both State and City government uses along with public facilities. The State Office Building No. 1 situated along Kamokila Boulevard recently opened and is in operation with several State agencies that have been relocated from downtown Honolulu.

The historic Oahu Railroad and Land Company right-of-way along with a portion of the proposed Renton Road extension border the southern boundary of the project site. South of the property is a residential subdivision that's part of what remains of Barbers Point Naval Air Station. The Kapolei Business Park is a growing industrial park located southwest

of the project site. Palama Meat signed a lease for 4.2 acres of land at Kapolei Business Park to build an \$8 million food-processing plant. The 80,000 square-foot building will be nearly three times larger than the company's current facility and is presently under construction with a projected completion date of February, 2001.

Surrounding uses located further north predominantly reflect growing commercial and office developments along both Farrington Highway and Kamokila Boulevard associated with the developing City of Kapolei. Office uses include the Bank of Hawaii building, the Campbell Building, and the Kapolei Building. Commercial uses include the Kapolei 16-Plex Theaters, Kapolei Park Square, and the Kapolei Shopping Center with about 134,000 square feet of space for various retail tenants and eating establishments. The 42.3-acre Kapolei Regional Park is also located in this commercial area along Farrington Highway, along with new buildings near the shopping center, that includes the new Kapolei Medical Park and Queen's Health Care Center and a new Kapolei regional police station which opened on July 8, 2000. Also, Kmart signed a lease for a 135,000 square foot big Kmart store on ten acres west of the Kapolei Entertainment Center. Across from the Kapolei Shopping Center, a Shell Oil/Jack-in-the-Box facility is being developed on 1.7-acres and will include a 10,000 square foot commercial complex with a Burger King restaurant. Both projects are slated to open in early 2000. Pacific Meritage, LLC signed a lease to build a \$2 million, 5,500 square foot Chili's Grill and Bar at the Kapolei Shopping Center. The restaurant, which will create approximately 150 full and part-time jobs, will open in January, 2002. The shopping center, which currently has more than 30 retail businesses, will be 100 percent leased with the arrival of Chili's. A 130,000 square foot self-storage facility also opened next to Kapolei Shopping Center.

Impacts - There are no negative impacts anticipated with regard to surrounding uses.

Mitigation - No mitigation measures are proposed.

2. Flora and Fauna

There are no known significant habitats or rare, endangered or threatened species of flora and fauna located within the project site. The proposed project is therefore not considered to have an adverse impact upon these environmental features. There are also no wetland indicator plants on the project site.

Impacts - There are no impacts associated with the project with regard to flora and fauna.

Mitigation - No mitigation measures are proposed.

3. Archaeological and Cultural Resources

The project site has been subject to previous ground disturbing activities from agricultural use and construction of the City of Kapolei development. There are no surface or sub-surface archaeological materials present on the project site or evidenced by existing studies of the site. Moreover, as note previously in Section II A.6, based on various studies and surveys there are no identifiable significant archaeological or historical sites or those approaching research, interpretive, or cultural value. It should also be noted an assessment of cultural impacts, based on discussions with knowledgeable resources in the community (i.e. A' 'hahui Siwila Hawai'i O Kapolei, Hawaiian Civic Club, etc.) and at the Hawaiian and Pacific Studies Program at the University of Hawaii West-Oahu (which has one of the highest percentage of students of Hawaiian ancestry from the Ewa,

Makakilo, Kapolei, and the Waianae coast) revealed that the project will not adversely impact on the cultural practices of residents living in the vicinity of the project. This includes, but is not limited to access related to recreational, religious, and spiritual customs.

Impacts - There are no known impacts with regard to archeological and cultural resources.

Mitigation - No mitigation measures are proposed.

4. Air Quality

Air quality impacts attributed to the project will include dust generated by short-term, construction-related activities. Site work such as filling and grading and utilities and parking lot 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. At least one water sprinkling truck will be kept on-site during working hours during the construction phase of the project, and all other dust prevention measures such as protective temporary dust screens around construction area, will be utilized in accordance with Department of Health (DOH) regulations. These regulations require that construction activities comply with provisions of Chapter § 11-60.1-33 on fugitive dust. The contractor should provide adequate means to control dust from road areas and during the various phases of construction activities, including but not limited to:

- a. Planning the different phases of construction, focusing on minimizing the amount of dust-generating materials and activities, centralizing material transfer points and on-site vehicular traffic routes, and locating potentially dusty equipment in areas of the least impact;

- b. Providing an adequate water source at the site prior to start up of construction activities;
- c. Landscaping and rapid covering of bare areas, including slopes, starting from the initial grading phase;
- d. Controlling of dust from shoulders, project entrances, and access roads; and
- e. Providing adequate dust control measures during weekends, after hours, and prior to daily start up of construction activities.

Short-term impacts from construction activities would predominantly be associated with fugitive dust from soil excavation and exhaust emissions from on-site construction equipment. Fugitive dust emissions would generally arise from grading and dirt moving activities associated with site clearing and preparation. The EPA's emission factors for uncontrolled fugitive dust emissions from these construction activities are estimated to be about 1.2 tons per acre per month (B.D. Neal 1996). Due to the project site's relatively dry climate and soil silt content, this estimate would likely be higher. The State Department of Health monitors the air quality and the monitoring stations in the vicinity of the project may be affected by construction activities. The primary purpose of the statewide monitoring network is to measure ambient air concentrations of nitrogen dioxide, particulate matter less than or equal to 10 micrometers (PM10), carbon monoxide and sulfur dioxide. Inadequate dust control measures may affect the quality of data collected at the station.

On-site mobile and stationary construction equipment would also emit air pollutants from engine exhausts. Nitrogen oxides emissions are not likely to violate State standards since they would be short-term and are set on an annual basis. Short-term carbon monoxide emissions from

construction equipment would be low and should be relatively insignificant compared to vehicular emissions on surrounding roadways.

State air pollution controls prohibit visible emissions of fugitive dust from construction activities at the property line. Therefore, a dust control plan would be prepared and implemented to ensure compliance with these regulations. Adequate fugitive dust control can usually be accomplished by establishing a frequent watering program, and implementing those measures already identified to address impacts on topography from construction activities. Other measures considered may include:

1. Limiting the areas which are disturbed at any given time;
2. Applying chemical soil stabilizers, mulching, or using wind screens;
3. Covering dirt-hauling trucks before traveling on roadways;
4. Establishing a road cleaning or tire washing program to reduce fugitive dust emissions from trucks using paved roadways in the project area; and;
5. Paving of parking areas and establishing landscaping early in the construction schedule to control dust. (It should also be noted that HRS 103D-407 requires the use of recycled glass in paving materials whenever possible, and HRS 103D-408 requires the use of native Hawaiian flora whenever and wherever possible).

Automobile-related emissions would inevitably be generated from activities occurring at the new Judiciary Complex site resulting in some impacts to the present air quality around the site and immediate vicinity. Carbon monoxide emissions would be the primary air pollutant generated from vehicular traffic associated with the project.

The Final EIS prepared for the City of Kapolei, which included the project site, addressed vehicle related impacts on air quality resulting from a variety of uses planned for this City one of which was government uses. At that time, some exceedances of the State's 1-hour and 8-hour standards for carbon monoxide were predicted by the year 2005 based upon the traffic projections used for that FEIS. It should be noted that the State's ambient air quality standards for carbon monoxide are considerably more stringent than National standards. Consequently, these standards are probably currently exceeded at many intersections in the State which have even moderate traffic volumes due to the ambient air quality standards being set so low.

As a condition of approval from the State Land Use Commission for the applicant's reclassification of the City of Kapolei area to the Urban District, Campbell Estate was required to participate in an air quality monitoring program as specified by the State Department of Health. This condition has been satisfied. In addition, several improvements to the City of Kapolei's roadway system near the project site and in the immediate vicinity have been constructed, and additional improvements are planned in the future to accommodate the ongoing development of the City of Kapolei. These roadway improvements would thus address traffic congestion in the area and mitigate impacts on air quality.

Furthermore, Federal air pollution control regulations require that new motor vehicles be equipped with emission control devices which reduce emissions significantly compared to a several years ago. New amendments to the Clean Air Act require further emission reductions to be phased in. Consequently, this combination of current and new restrictions on emissions from new vehicles would lower average emissions each year as older vehicles are removed from the island's roadways. As an example, carbon monoxide emissions should be

reduced by about 15 percent on the average during the next 10 years due to the replacement of older vehicles (B.D. Neal 1996).

Project-related emissions are not expected to adversely impact local and regional ambient air quality conditions. It should also be noted that the prevailing winds from the northeast will carry dust and emissions away from existing residential areas more than 95% of the time.

Impacts - Fugitive dust during construction.

Mitigation - A dust prevention plan will be provided by the contractor in accordance with Department of Health (DOH) Standards and Rules.

5. Noise

As with air quality, ambient noise conditions will be impacted by construction activities. Heavy construction equipment would be the dominant source of noise during the site construction period. To aid in the mitigation of construction noise impacts upon surrounding uses, construction activities will be conducted during the daylight hours only. The use of the property for a Judiciary Complex facility is compatible with surrounding uses.

Development of the Judiciary project would involve grading activities and the construction of infrastructure and buildings. Consequently, these various phases of construction would inevitably generate significant noise levels. However, any noise impact from these activities should be relatively short-term, and actual noise levels would be dependent upon the construction methods and equipment employed during each stage of the process. Earthmoving equipment, such as bulldozers and diesel

powered trucks, would probably be the noisiest equipment used during construction.

In cases where construction noise exceeds, or is expected to exceed, the Department of Health's allowable property line limits, a permit must be obtained from this department to allow these activities. Required permit considerations for construction activities are:

- No permit shall allow construction activities creating excessive noise before 7:00 a.m. and after 6:00 p.m. of the same day.
- No permit shall allow construction activities which emit noise in excess of 95 dBA except between 9:00 a.m. and 5:30 p.m. of the same day.
- No permit shall allow construction activities which exceed the allowable noise levels on Sundays and on certain holidays. Activities exceeding 95 dBA would also be prohibited on Saturdays.

The Judiciary project would create additional vehicular traffic on surrounding roadways from visitors, employees, and others conducting business with the new Kapolei Judiciary Complex. As a result, this new traffic would inevitably contribute to some increase over existing noise levels along Kapolei Parkway and Kamokila Boulevard in the vicinity of the property. However, increased noise levels should not cause a significant impact to surrounding properties developed in the immediate vicinity of the project site. Existing and planned land uses in the immediate vicinity would predominantly consist of government buildings and other public uses within the City of Kapolei's "Civic Center" along with further commercial developments. Future residential developments in the City of Kapolei near the project site are planned to be located well away from Kapolei Parkway, and would be buffered by blocks of commercial

developments fronting this roadway. Noise generated from activities occurring within the Kapolei Judiciary Complex should not be significant and result in much annoyance to surrounding properties since activities would primarily occur within buildings could be a source of annoyance if not properly controlled. However, the design and construction of the project is expected to consider use of standard noise mitigation devices, such as dust silencers, acoustic louvers, etc. for air-conditioning equipment, pumps, fans, etc. in order to meet pertinent DOH noise regulation. Also, all activities associated with the construction of the project will comply with the Department of Health's Administrative Rules, Chapter 11-46, "Community Noise Control."

- a. The contractor shall obtain a noise permit if the noise levels from the construction activities are expected to exceed the maximum permissible sound levels of the regulations as stated in Section 11-46(a);
- b. Construction equipment and on-site vehicles requiring an exhaust of gas or air shall be equipped with mufflers as stated in Section 11-46-6(b)(1)(A); and
- c. The contractor shall comply with the requirements pertaining to construction activities as specified in the rules and the conditions issued with the permit as stated in Section 11-46-7(d)(4).

Impacts - Noise from construction activities.

Mitigation - Dust prevention measures noted above, such as the temporary dust screens around the site will also alleviate noise impacts. In addition, construction activities and hours will be in accordance with the 11.46 Rules of Department of Health (DOH) regulating noise impacts.

6. Visual Resources

The project will be fully landscaped to create a site visually and aesthetically integrated with the City of Kapolei, and other surrounding developed properties.

A *Coastal View Study* was prepared for the Department of Land Utilization (now called Department of Planning and Permitting) in 1987 which identified and inventoried significant coastal views and coastal land forms (Chu and Jones 1987). This study also identified important views from public viewpoints and coastal roadways. This *Coastal View Study's* South Shore Viewshed of the Ewa area did not identify any significant coastal views or land forms of scenic value in the City of Kapolei which included the project site. Thus, the Judiciary Complex project would not result in a negative impact on coastal views, land forms, and public viewing locations.

The *City of Kapolei Urban Design Plan* was adopted under City Council Resolution 95-60 in 1995, and updated in 1998 (Group 70 International, Inc. 1998). This design plan is intended to define the design character for the City of Kapolei, set forth standards and guidelines for directing the development of this city; and supplements existing regulatory controls such as the *Land Use Ordinance* (City 1998).

View opportunities within the City of Kapolei of near and distant features along with mauka and makai views were identified in this urban design plan. Focal points identified were of Puu Palailai, Puu Kapolei, and distant views of the Waianae Mountain Range. Mid-range views and view corridors identified primarily centered around the Kapolei Regional Park and "City Center" district. Consequently, there are no view corridors or important views which would be negatively impacted by the project.

This urban design plan does specify general design provisions which are applicable to all developments within the City of Kapolei. Such provisions include: 1) those concerning the overall design character of developments, 2) building envelopes such as heights, siting and setbacks, 3) architectural guidelines such as architectural character, building materials, and color, and 4) site development guidelines for areas like pedestrian access, landscape character, and signage. In addition, the Civic Center district of the City of Kapolei has its own set of specific design provisions which address in more detail items such as setbacks, heights, roof forms, materials and color, architectural character, and parking. Accordingly, appropriate measures for mitigating the visual impacts of the proposed parking lot, including landscaping, buffering, and other necessary and/or required site improvements will be applied in the final design and construction phase of the Kapolei Judiciary Complex.

The PDRs prepared for both the Family Court Center and Juvenile Detention Facility included design guidelines that would be used in designing these facilities. These design guidelines predominantly addressed the functional relationships and space requirements for the various components to be included with these facilities. However, the design guidelines specified under the *City of Kapolei Urban Design Plan* would also be incorporated into the project's design to ensure it would be consistent with other developments in the City of Kapolei. This urban design plan also has a project design review process to ensure that all developments would conform to and implement these guidelines and standards. Consequently, this Judiciary Complex development would be visually compatible with both existing and future developments in the City of Kapolei, and should not result in any significant negative visual impacts.

The Judiciary Complex project should not cause a negative visual impact on existing views of Puu Kapolei and Puu Palailai. Presently, there are no public views of these natural features from the property since the site is undeveloped fallow land. The project would create some new public viewing points of these features from the site and buildings constructed. Building heights would be within the 90-foot height limit proposed, which meets the height limit intended for this site under the *City of Kapolei Urban Design Plan*. Appropriate setbacks and building design in conformance with this urban plan would further ensure the project is visually compatible.

As indicated on the Ewa Development Plan's Open Space Map, panoramic views of the shoreline from the H-1 Freeway occur from the Fort Weaver Road area up to Makakilo Drive. Consequently, there are no important panoramic shoreline views along the segment of the H-1 Freeway from Makakilo Drive up to Ko Olina Resort area which essentially encompasses the City of Kapolei. Therefore, the Judiciary Complex project would not visually impact important panoramic views in this area from the H-1 Freeway. Specific mauka and makai views for the City of Kapolei are not identified under the Ewa Development Plan. However, the Judiciary Complex should not visually impact mauka and makai views along the roadway corridors of Kamokila Boulevard and Kalaeloa Boulevard since appropriate setbacks will be provided and the project's architectural design would be consistent with the urban design plan.

Impacts - Impacts will be positive.

Mitigation - No mitigation measures are proposed.

B. IMPACTS TO COMMUNITY SETTING

1. Population and Local Economy

The new Judiciary Complex is expected to have minimal effect on Oahu's existing and future resident population because this new State facility would primarily involve the relocation of existing employees from various State facilities in Honolulu to the City of Kapolei. The new Judiciary facility is being designed to accommodate projected demand for Family Court services to the year 2010, and as a result will provide enough facilities and working space to accommodate an additional 250 employees. The filling of these additional positions would be dependent upon several factors such as the demand for family court services, increase in resident population, and funding availability.

It is expected that the great majority of these new positions would be filled by existing residents of Oahu. However, a portion of positions could be filled by individuals outside the City and County of Honolulu such as persons from the neighbor islands or other states. It was estimated that about 5 percent of the new positions could be filled by non-Oahu residents which translates into 13 new residents. Using the average persons per household for Oahu, a total of 38 new residents may result from additional operational employment created by the Judiciary Complex project. These additional residents would thus have minimal effect in changing the existing resident population of Oahu. This increase would also have minimal impact on the forecast growth of residents for Oahu which was estimated to increase by over 110,000 persons by the year 2010 to about 980,000 persons.

In terms of housing, the potential 13 new residents with dependents migrating to Oahu to fill new operational positions with the Judiciary Complex project would create increased demand for either home ownership or rental units. This increased demand would result in a

positive impact, however, the overall effect of these new residents on the overall existing housing market would be minimal.

The sluggish housing market on Oahu during most of the 1990s has slowed the development of many housing projects planned or being constructed, and has contributed to the decreased market value of many residences. In the Ewa region alone, there are 29,465 units planned for private sector development of which only about 5,750 have been completed or were under construction as of July 1997 (Planning Department 1998). In terms of rental housing, there are also many units available for rental to accommodate the new residents. Consequently, the increased demand for housing generated by these 13 new residents and dependents migrating to Oahu should be a minimal positive impact since there should be sufficient homes available for either ownership or rent.

The State Judiciary's statewide Family Court system has a total of 409 employees which includes 15 judges and 394 employees (The Judiciary 1998). The Family Court of the First Circuit is estimated to have a total of about 286 employees (as of December 1997). This total includes 11 judges, two of which are Circuit Court judges (does not include Per Diem judges), 35 employees presently working at the Hale Hoomalu juvenile detention center, and about 240 employees working for different Family Court branches.

In addition to Judiciary employees of the Family Court, there are staff persons from various outside agencies who are directly involved in the day-to-day operations of the Family Court such as the District Attorney and Public Defender. Employees from these outside agencies are estimated to currently consist of about 10 persons. A summary of

employees by major branches of the First Circuit Family Court is provided below.

Family Court of the First Circuit		Employees	
1.	Judges and Staff	18	
2.	Office of the Family Court Director	31	
3.	Court Management Services & Miscellaneous	93	
4.	Juvenile Intake Services	29	
5.	Children and Youth Services	35	
6.	Adult Services	45	
7.	Residential Services (Hale Hoomalu)	35	
	Total Family Court	<u>35</u>	
8.	Outside Agencies	10	286
	Total	<u>10</u>	296

The average annual budget appropriated for the statewide Family Court system for the past two fiscal years (1995 to 1997) was about \$24.34 million. Of this average annual budget, about 65 percent was expended for payroll amounting to approximately \$15.82 million (The Judiciary 1998). Based upon this payroll expenditure, salaries for Family Court employees were estimated to average about \$37,000 per year in 1997 given that judges' salaries were estimated to be in the range of \$90,000 per year.

Construction of the new First Circuit Family Court facility and Juvenile Detention Center would create several hundred construction jobs over the anticipated one to two-year construction period. Direct construction jobs would typically consist of on-site laborers, tradesmen, mechanical operators, and supervisors. These new jobs would generate additional personal income for construction workers. Personal income is defined as the wages paid to the direct construction workers or operational employees associated with a development.

Direct construction jobs generated by the project was estimated using the projected construction budget which totaled \$66.3 million. Review of statewide data on construction costs, jobs, and wages during the 1990s indicated construction wages represented about 35 percent of the construction budget. The average annual construction wage for a full-time job was estimated to be \$44,950 dollars. Consequently, construction of the new Kapolei Judiciary Complex is projected to generate a total of about 510 direct construction jobs over the entire construction period.

Direct construction jobs generated would also stimulate indirect and induced employment within other industries on the island. Indirect and induced employment was estimated using multipliers obtained from the State Department of Business Economic Development and Tourism's (DBEDT) 1992 State input-output study (DBEDT 1997). Using this multiplier, the 510 direct construction jobs generated would stimulate another estimated 650 jobs.

In terms of personal income, the 510 direct construction jobs created would subsequently generate about \$22.93 million in new income for workers based upon the \$44,950 average annual wage (in 1999 dollars). Using DBEDT's income multiplier, another \$19.94 million in indirect and induced income would also be stimulated in the economy resulting in about \$42.87 million of total income generated from the project's construction. Table 3 provides a summary of these estimated construction jobs and personal income.

**Table 3
Construction Employment and Personal Income**

Description	Construction Budget (\$1,000)	Direct Jobs	Indirect and Induced Jobs	Total Jobs
Construction Employment				
<i>First Circuit Family Court</i>	48,524	380	480	860
<i>Juvenile Detention Center</i>	<u>16,844</u>	<u>130</u>	<u>170</u>	<u>300</u>
Totals	65,368	510	650	1,160
Description	Direct Jobs Generated	Direct Income (\$1,000)	Indirect & Induced Income (\$1,000)	Total Income (\$1,000)
Income from Construction Jobs				
<i>First Circuit Family Court</i>	380	17,081	14,860	31,941
<i>Juvenile Detention Center</i>	<u>130</u>	<u>5,844</u>	<u>5,084</u>	<u>10,928</u>
Totals	510	22,925	19,944	42,869

The new First Circuit Family Court Center and Juvenile Detention Center are planned to provide sufficient facilities so that the Judiciary can accommodate projected demands for these services to the year 2010. As a result, office spaces, work areas, and other miscellaneous spaces planned within this complex would be designed to accommodate the employee staffing necessary to meet these future projected demands on the First Circuit Family Court.

Based upon the Project Development Reports prepared for both the Family Court Center and Juvenile Detention Center along with input from the State Judiciary, this new complex could have a combined total of approximately 536 full-time employees to meet the year 2010 demands. Existing employees totaling about 286 persons associated with the First Circuit Family Court in downtown Honolulu and those from the Hale Hoomalu Detention Center would relocate to the new Judiciary Complex in Kapolei. As a result, the new Judiciary Complex would provide enough space and facilities to accommodate an additional 250 employees.

The new Family Court Center would accommodate up to approximately 451 employees which includes 16 judges. This total would reflect an increase of about 200 employees from present levels, and includes additional judges. Spaces for employees are being provided for the various divisions of the Family Court (judicial services, administrative services, court management services, etc.) to allow for their expansion to meet the growing demand for these services. This new court complex would also provide space to accommodate about 15 employees from outside agencies directly involved in the day-to-day operations of the Family Court such as the District Attorney and Public Defender. About 35 additional employees for security and building maintenance would also be needed for the new Family Court Center.

The new Juvenile Detention Center would be designed to accommodate about 85 employees which allows for an increase of about 50 employees over present staffing. These new facilities would accommodate existing employees relocating from Hale Hoomalu, and allow for increased staffing to meet projected demands to the year 2010. Table 4 provides a summary of changes to operational employment along with personal income resulting from the project.

Based upon recent annual reports published by The Judiciary, the average salary for judiciary employees in 1996-1997 was estimated to be about \$37,000 with judges' average salary estimated to be about \$90,000. The added space being provided for the 250 additional employees with the new Judiciary Complex would generate about \$9.88 million in additional direct personal income from salaries. This estimate was based upon a salary of \$90,000 for the additional judge, and an estimated average employee salary of \$38,500 inflated to 1999 dollars.

Indirect and induced income generated by these additional wages was estimated to be about \$4.74 million using DBEDT's income multiplier. Consequently, the total additional income generated by the project would be about \$14.63 million.

**Table 4
Operations Employment and Income**

Description	Employee Positions	Existing Employees	Added Employee Positions	
Operations Employment				
<i>First Circuit Family Court</i>	451	251	200	
<i>Juvenile Detention Center</i>	<u>85</u>	<u>35</u>	<u>50</u>	
Totals	536	285	250	
Description	Added Employee Positions	Additional Direct Income (\$1,000)	Indirect & Induced Income (\$1,000)	Total Income (\$1,000)
Income from Added Staff				
<i>First Circuit Family Court</i>	200	7,958	3,820	11,778
<i>Juvenile Detention Center</i>	<u>50</u>	<u>1,925</u>	<u>924</u>	<u>2,849</u>
Totals	250	9,883	4,744	14,627

Fiscal impacts associated with the Kapolei Judiciary Complex project were evaluated by comparing the operating tax revenues with the new operating expenditures projected to be incurred by both State and County governments. New construction jobs and additional operational employees generated by the project would bring additional tax revenues to both the County and the State governments. Tax revenues come from many sources which include general excise taxes on goods and services, collections from residents for special taxes (fuel, vehicle, public safety, highways), and real property taxes.

New residents attracted to the City and State by new developments of the operation of projects would also necessitate additional expenditures of

State and County public resources. In-migrant residents require additional public expenditures for public safety, maintenance of highways, recreational facilities, preservation and management of natural resources, health and sanitation measures, special cash capital improvements, education, mass transportation, retirement and pension funds, public welfare and other government functions. All of these government expenditures are allocated to residents who benefit from these services.

Tax revenue sources for State government associated with this project would be composed primarily of general excise taxes (GET) on development costs and construction materials, corporate income tax, taxes on fuel, liquor, tobacco and other miscellaneous items, and personal income taxes paid by new State residents. In addition, GET taxes on indirect and induced spending stimulated by direct spending are also included in determining total new revenues to the State.

New revenues to the State from construction activity would be generated from GET related to construction spending. It was assumed that all construction jobs would be filled with existing residents. A 0.5 percent tax is payable to the State from contractors on all wholesale materials purchased, while an additional 4 percent general excise tax is also payable on the total development costs. Information predominantly from *The State of Hawaii Data Book 1997* (DBEDT 1998), and *Construction in Hawaii 1998* (Bank of Hawaii 1998) were used in estimating State revenues and expenditures.

Using the planned construction budget of \$65.37 million with wholesale construction material being about 40 percent of the budget, the total GET revenue generated would be about \$2.75 million. Direct income from construction jobs created was estimated to generate about \$0.45 million with indirect and induced spending generating another \$0.39 million.

State income tax from construction wages would generate about \$1.32 million, and other excise taxes and corporate tax were estimated to generate about \$0.33 million. Consequently, the total State revenue estimated to be generated from construction of the project in 1999 dollars is \$5.22 million, and is summarized below.

State Revenue Generated From Construction Activity

<u>Revenue Description</u>	<u>Amount (\$ million)</u>
1. GET - Construction Cost and Materials	\$2.745
2. GET - Construction Direct Income	\$0.447
3. GET - Construction Indirect/Induced Income	\$0.389
4. State Income Tax - Direct Income	\$1.318
5. Other Excise and Corporate Taxes	<u>\$0.324</u>
Total State Revenue	\$5.223

Changes to the current level of State revenues resulting from the project would be primarily associated with new operational employment created. As previously discussed, about 250 new full-time positions could be created with the new Judiciary Complex. The total State revenue in 1999 dollars created from this new operational employment was estimated to be \$0.92 million in GET. State income tax resulting from these new jobs would be about \$0.57 million, and other excise taxes generated was about \$0.07 million.

State Revenue Generated From Operational Employment

<u>Revenue Description</u>	<u>Amount (\$ million)</u>
1. GET - Direct Personal Income	\$0.193
2. GET - Indirect/Induced Income	\$0.093
3. State Income Tax - Direct Income	\$0.568
4. Other Excise Taxes	<u>\$0.069</u>
Total State Revenue	\$0.923

Available data of State expenditures for years 1995 and 1994 showed that the State spent about \$5,781.26 million and \$5,573.62 million, respectively (DBEDT 1998). These expenditures covered a range of categories such as general government, health and sanitation, public welfare, education, and debt service. Review of this data determined that an average of about \$4,830 was spent on State government operating expenditures estimated at about \$4,900 per resident was used for determining additional State expenditures associated with the Judiciary project.

It is expected that the great majority of new full-time positions created with *The Judiciary for the new Family Court Center and Juvenile Detention Center* would probably be filled by existing residents within the State. Net migration to the State has decreased by about 99,900 residents between 1990 and 1997, excluding movement by military personnel, partially due to the State's economy this past decade (DBEDT 1998). Consequently,

the State's existing labor force should be sufficient to fill most of the new positions created by the Judiciary project.

It was estimated that perhaps about 5 percent of new full-time operational employment, or 13 positions, created by the project could be filled by the migration of residents outside the State. These new residents along with their dependents are estimated to result in about 38 new residents to the State. Using the \$4,900 State expenditure per resident factor, these new residents would increase State annual expenditures by \$0.18 million (\$183,750).

These additional State expenditures would be less than the estimated \$922,630 in new State revenues generated from new operational employment associated with the Judiciary project. Consequently, a

positive net revenue of about \$738,880 would be generated. It should be noted that the 250 additional positions added to the Judiciary would also likely be filled incrementally over the years. The rate of positions created and filled would be determined by future demands placed on Family Court Services, growth of Oahu's resident population, and availability of funding for positions.

For the City, there are three main sources of revenue: 1) real property taxes, 2) government service taxes, and 3) the allocated portion of Transient Accommodations Tax (TAT) collected by the State. Real property taxes are based on tax assessed building and land values using current taxation rates. Government service tax revenues are derived from fuel, utility, motor vehicle, and other non-grant taxes. The TAT would not be applicable for this project.

Presently, the only City revenue generated from the project site is for real property tax due from the current landowner which is the Estate of James Campbell. The existing property value of the approximately 6.53-acre project site was determined based upon a review of available information from the State Bureau of Conveyance. The project site consists of a portion of a larger 360.6-acre parcel identified as Tax Map Key 9-01-16: 01. Consequently, the proportional land value assessment for the Judiciary project site was estimated to be about \$877,300, and existing property tax (1998) due was estimated to be about \$4,100.

With the Judiciary Complex project, land ownership of the approximately 6.53-acre site would be transferred to the State of Hawaii. As a result, this change would make the property exempt from City property taxes since it would now be State-owned property. Consequently, the City would lose the estimated \$4,100 in property tax now received for the agricultural zoned property.

New operational employment created by the project of about 250 new full-time State positions would also have an effect on City revenues and expenditures. Impacts on City revenues and expenditures would only occur from out-of-State or outer island persons migrating to Oahu to fill the new positions. Since the majority of new positions created would likely be filled by existing residents of Oahu, the resulting impacts on City finance should be minimal.

Available information on the City's recent revenues and expenditures were reviewed from the City's *Comprehensive Annual Financial Report* (Department of Finance 1998). Analysis of the City's various government service tax revenue determined that about \$590 is collected per resident. Analysis of the City's expenditures determined that about \$1,180 per resident is spent for the various services provided such as general government, public safety, sanitation, mass transit, and health and human resources.

Of the new operational employment created by the project, about 13 full-time positions (5 percent) was estimated to possibly be filled by migrants to Oahu. With these new residents and their dependents, it was estimated that about 38 new residents could migrate to Oahu. These new residents would generate about \$22,125 in new government service tax revenue, and result in about \$44,250 in new City expenditures. Consequently, the City would be impacted with about \$22,125 a year in additional expenditures from these new residents. However, this amount of additional City expenditures would be minimal and insignificant in light of overall City expenditures of more than \$900 million for 1997.

Impacts - Short-and long-term employment opportunities are a beneficial impact to the Kapolei area.

Mitigation - No mitigation is proposed.

2. Agriculture

The approximately 6.53-acre project site is currently not in agricultural use. The proposed development will not affect agricultural endeavors on the island.

Impacts - No adverse agricultural impacts are anticipated.

Mitigation - No mitigation is proposed.

3. Police, Fire and Medical Services

Police, fire and medical services are not expected to be adversely impacted by the proposed project. The project will not extend existing service area limits for emergency services.

Development of the new Judiciary Complex in Kapolei is not expected to place much additional demand for police protection and related services from the HPD's District 8 staff. Short-term impacts associated with the development of facilities would likely involve the hiring of police officers to coordinate traffic in the area during construction activities.

The project would allow for additional operational employment associated with the Family Court and Juvenile Detention Center. However, most of these new positions would likely be filled by existing residents thereby having minimal impact on the overall island-wide demand for police protection and other services. Some new positions (estimated to be about 18 persons along with dependents) could be filled by migrants to the island. However, the number of new residents anticipated is very small in relation to the island's resident population, and would thus have

minimal, if any, noticeable affect on the HPD's activities and ability to provide protection.

Development of the new Judiciary Complex would create a new State facility in the City of Kapolei resulting in present Family Court activities occurring in Honolulu being relocated to Kapolei along with accompanying traffic to and from the site. The nature of these judicial activities should provide for minimal additional police protection demands placed upon the HPD since the Judiciary Complex would have their own security personnel for monitoring activities associated with the Family Court and Juvenile Detention Center. As a result, the current level of police protection in the area should be minimally impacted by the project, and minimal disruptions to the HPD's daily operations should be experienced.

Overall, the Judiciary Complex should have minimal impact on the present level of fire protection provided in the service region by nearby fire stations. Construction of buildings and accessory facilities would be short-term (1.5 to 2 years), and are expected to have minimal or no impact on existing fire department activities or their ability to provide fire protection.

Development of the project would create a new government facility and bring associated activities to the undeveloped site expanding the urban land uses serviced by the fire department in the City of Kapolei. However, the fairly new Kapolei station is conveniently located down the street from the Judiciary site about 1,000 feet away allowing for quick response to any emergencies. Appropriate access to the site for fire apparatus would be provided along with adequate water supply, and buildings and accessory facilities would be constructed in conformance to existing codes and standards to further ensure that adequate fire

protection services can be provided to the site. Thus, the new facilities and Judicial activities occurring on the site should minimally impact the fire department's ability to continue providing the current level of fire protection services in the City of Kapolei and surrounding area. It should also be noted that construction of the project will comply with HFD requirements to;

1. Provide a private water system where all appurtenances, hydrant spacing, and fire flow requirements meet Board of Water Supply standards.
2. Provide a fire department access road within 150 feet of the first floor of the most remote structure. Such access shall have a minimum vertical clearance of 13 feet 6 inches, be constructed of an all-weather driving surface complying with Department of Transportation Services (DTS) standards, capable of supporting the minimum 60,000 pound weight of our fire apparatus, and with a gradient not to exceed 20%. The unobstructed width of the fire apparatus access road shall meet the requirements of the appropriate county jurisdiction. All dead-end fire apparatus access roads in excess of 150 feet in length shall be provided with an approval turnaround having a radius complying with DTS standards.
3. Submit civil drawings to the HFD for review and approval.

The Kapolei Judiciary Complex project is expected to have minimal impact on existing medical facilities in the Ewa and City of Kapolei area. Development of the new complex would create new activities occurring in the area along with being the center for several hundred employees, visitors, and other personnel associated with Family Court matters. The new Juvenile Detention Center would similarly create short-term residence in the area for up to 84 juveniles.

However, these Family Court activities are expected to place minimal additional demands for the various medical services provided at St.

Francis Medical Center-West. Existing staffing and facilities at this medical center should be sufficient to address emergencies or other matters requiring immediate medical attention. The Juvenile Detention Center would also have their own medical staff to attend to the needs of juveniles residing at this facility. This St. Francis Medical Center-West along with the Kapolei Medical Park, Queen's Health Care Center, and other clinics in the City of Kapolei may benefit from some increased demand for daily out-patient care services such as check-ups, medication, etc. from employees of the project due to their convenient location to the site.

Impact - There are no negative impacts with regard to police, fire and medical services.

Mitigation - No mitigation measures are proposed.

4. Parks and Recreation

Development of the Judiciary Complex is expected to have minimal, if any, impact on the Kapolei Regional Park or other recreational facilities in the surrounding region. Short-term construction activities associated with the project should not impact this regional park or other facilities since they are not situated in the immediate vicinity. As a result, access to and activities occurring at these recreational facilities should not be affected by the construction activities. Construction work which would be occurring during normal weekday work hours when use of these park facilities are typically lower than weekends.

Impact - There are no negative impacts with regard to parks and recreation facilities.

Mitigation - No mitigation measures are proposed.

5. Schools

The Judiciary Complex project would not cause any significant negative impacts on the existing faculty or school activities occurring at Barbers Point Elementary School or Kapolei Elementary, Middle, and High School. This project does not include any new housing units which may increase the resident and student population residing in the City of Kapolei area or within NASBP. As a result, the project would have no impact on future student enrollments or educational demands on existing faculty at Barbers Point Elementary School, Kapolei Elementary School, Kapolei Middle School and Kapolei High School or other nearby schools.

The various activities planned to be conducted at the new Judiciary Complex are not expected to cause *significant disruptions to existing activities* occurring at Barbers Point Elementary School and Kapolei Elementary, Middle, and High School. Vehicular traffic entering and exiting the project site should not affect access or activities at these schools since project-related traffic would be concentrated along Kapolei Parkway. However, it should be noted that Kamokila Boulevard will be impacted more particularly since Kapolei Parkway has not been built and may remain so for some time. Improvements planned for major roadway facilities within the City of Kapolei would also address traffic congestion and circulation in the area.

The Judiciary project would contribute to increased vehicular noise along Kapolei Parkway due to the additional vehicular traffic on surrounding roadways from visitors, employees, and others conducting business at the new Family Court Center. However, increased vehicular noise levels should not have a significant impact affecting classroom activities at Barbers Point Elementary School and Kapolei Elementary, Middle, and High Schools since these schools are located from 1,600 - 3,000 feet away from Kapolei Parkway.

Noise generated from activities occurring within the Kapolei Judiciary Complex should also not have a significant impact on classroom activities at these schools since judicial activities would primarily occur within air-conditioned buildings. Standard noise mitigation devices, such as duct silencers, acoustic louvers, etc. for air-conditioning equipment, pumps, fans, etc. would also be considered during the project's design to further minimize noise from these mechanical equipment.

Impact - There are no negative impacts with regard to schools.

Mitigation - No mitigation measures are proposed.

6. Solid Waste

A solid waste management plan will be developed in coordination with the Solid Waste Division of the County Department of Public Works and Waste Management for any disposal of clearing and grubbing material from the site during construction.

Once completed, the proposed project will be served by the City and County of Honolulu for refuse collection. Solid waste generated from the project will be disposed at the H-POWER facility. To accommodate future disposal requirements, the City plans to stress recycling efforts followed by physical expansion of existing facilities such as H-POWER. Solid waste generated by the project is not expected to cause any adverse impacts.

Impacts - The City and County Department of Wastewater Management (DPW) estimate is based on approximately four pounds/person/day. The Kapolei Judiciary Complex's projected employees and staff, etc. would generate about

1.1 tons/day. Production of this quantity of solid waste will impact the existing county disposal facilities.

Mitigation - The Kapolei Judiciary Complex project will endeavor to promote recycling as its primary realistic means of mitigating this impact. However, the City and County of Honolulu through creation of its Resource Recovery facility (HPOWER) has already issued a program to recover energy, as well as decrease the amount of solid waste which must be ultimately disposed of in landfills.

C. IMPACTS TO INFRASTRUCTURE

1. Roadways

The June, 2000 Traffic Impact Study provides recommendations (i.e. traffic signals, additional lanes, etc.) to accommodate and improve traffic flow in the project area. (See Appendix C, State Judiciary Complex Traffic Impact Study.)

Impacts - The development of the Kapolei Judiciary Complex will produce some traffic impact on local collector and regional systems. Specific traffic impacts are through traffic generation projections and are included in the June, 2000 Traffic Impact Study.

Mitigation - The developer is committed to follow recommendations made in the June, 2000 Traffic Impact Study by WSA and comply with those recommendations made in the Ewa Region Highway Transportation Master Plan.

2. Water

Based on the proposed number of fixtures within the project, and design, the total flow is estimated to be within the Board of Water Supply flow requirements. The water system will be designed in conformance with City and County of Honolulu Water System Standards and Standard Details and Department of Public Safety maintenance personnel recommendations. Potable water supply will be off of the area of the Kapolei Parkway extension via one master meter. (See Exhibit 3 and Appendix B). Fire hydrants are installed on-site in conformance with City and County of Honolulu Fire Department and State of Hawaii Standards. Non-potable transmission lines will be available off the Kapolei Parkway extension. (See Exhibit 3 and Appendix B). Provisions may be required for the use of reclaimed water for irrigation. The project is not anticipated to have a significant impact upon the water source, storage, and transmission system.

Impact - Based on discussions with Board of Water Supply, Planning and Engineering Division (June, 2000), the Kapolei Judiciary Complex will generate a water flow well within the Board of Water Supply flow requirements. However, there is presently no existing allocations of water for the future project demand.

Mitigation - The State will have to secure all necessary approvals for appropriate potable and non-potable water allocation from the State Commission on Water Resource Management.

Included are the requirements noted in the comments provided by Clifford S. Jamile, Manager and Chief Engineer, Board of Water Supply (April 20, 2001) as follows;

1. The existing off-site water system is presently adequate to accommodate the proposed project.
2. The applicant will be required to obtain a water allocation from the Department of Land and Natural Resources rather than the Commission on Water Resource Management as stated in the document.
3. The availability of water will be determined when the Building Permit Application is submitted for our review and approval.
4. The on-site fire protection requirements should be coordinated with the Fire Prevention Bureau of the Honolulu Fire Department.
5. If a three-inch or larger water meter is required, the construction drawings showing the installation of the meter should be submitted for our review and approval.
6. Board of Water Supply approved Reduced Pressure Principle Backflow Prevention Assemblies are required to be installed immediately after all water meters serving the project site.

3. Wastewater

The sewer system will be designed in conformance with City and County of Honolulu Sewer Standards and Standard Details and DAGS maintenance personnel recommendations. Sewage from the complex will be directed in accordance with the City of Kapolei Sewer Master Plan. Also, all wastewater plans will conform to applicable provisions of the Department of Health's Administrative Rules, Chapter 11-62, "Wastewater Systems." It should also be noted that the DOH reserves the right to review the detailed wastewater plans for conformance to applicable rules.

Development of the proposed project is not expected to cause any adverse effects due to wastewater. It should also be noted that the City and County Planning Design section of the Wastewater Branch stated that "as the subject project is located within city sewer service system and

all wastewater flows from this project will be directed to the city wastewater collection system, we have no objections to the proposed project". (Also see Exhibit 3).

Impact - Project will increase sewage flow, but can be accommodated by existing system.

Mitigation - Connections will be in conformance with City and County (C&C) of Honolulu Sewer Standards.

4. Drainage

Storm runoff from the project site would be routed to the existing drainage channel which runs along the border of the site (see Exhibit 3). The drainage channel includes six six-foot diameter culvert pipes at the southwestern end of the site and channels runoff toward the coral pit bordering Barbers Point. The internal drainage system will be designed to comply with the C&C of Honolulu Drainage Standards and Standard Details and Department of Accounting and General Services maintenance personnel recommendations.

Impact - Development of the proposed project is not expected to cause any adverse effects to adjacent or downstream properties.

Mitigation - Swales will be used wherever possible with a minimum slope of 1%. Building finished floors will be higher than the surrounding grades and runoff will be directed away from the buildings.

5. Electrical and Telephone Systems

Electrical power requirements associated with the proposed project will be supplied by Hawaiian Electric Company's (HECO) facilities adjacent to the Judiciary Complex along the proposed Kapolei Parkway extension. Telephone system requirements generated by the project will be met by Verizon Hawaii facilities along the Kapolei Parkway extension. (See Exhibit 3).

Impacts - The project will provide additional requirements for facilities, as specifically provided by Verizon Hawaii and the Hawaiian Electric Co. Through the consultation process, those companies have identified that they foresee no problems in providing service and no impacts are anticipated.

Mitigation - No mitigation measures are proposed.

IV. RELATIONSHIP TO GOVERNMENTAL PLANS, POLICIES, AND CONTROLS

A. STATE LAND USE LAW

Chapter 205, Hawaii Revised Statutes, relating to the Land Use Commission, established the four (4) major land use districts in which all lands in the State are placed. These districts are designated "Urban", "Rural", "Agricultural", and "Conservation". The subject parcel is within the "Urban" district. (See State Land Use Map, Exhibit 6). The proposed action involves the construction of a Judiciary Complex use which is compatible with the "Urban" land use designation.

The approximately 6.53-acre State Kapolei Judiciary Complex project site is presently designated as "Urban District" under the State's Land Use District Boundary Map for Ewa (O-6).

The project site was part of lands reclassified under Docket No. A87-613 concerning development of the City of Kapolei. A more detailed discussion of this reclassification is provided later. The Tax Map Key (TMK) number for a large portion of land reclassified, which included this approximately 6.53-acre project site, was 9-01-16:portion of 1. Since then, this land has been subdivided and given new TMK numbers corresponding to TMK 9-01-16:Parcel 4 and 5 for the project as previously shown on Exhibit 3. The Judiciary facilities planned to be developed on this property will be consistent with the State's Land Use District Boundary Map. The property is already designated as Urban District, therefore, the uses planned are permitted under the proposed B-2 zoning district, and will be consistent with this Urban District classification. Under subchapter 15-15-24 of the Land Use Commission Rules, permissible uses within the Urban District consist of all uses permitted by the applicable county (City and County of Honolulu under this situation) either by ordinance or rules (State of Hawaii 1997).

In 1988, the State Land Use Commission (LUC) reclassified land in the Ewa region from the Agricultural District to the Urban District to allow development of the City of Kapolei (LUC 1988). This reclassification immediately approved about 135 acres referred to as "Increment I", and granted incremental redistricting for the remaining areas (755 acres) referred to as "Subsequent Increments." The approximately 6.53-acres associated with the Kapolei Judiciary Complex property is included under the Subsequent Increments portion of this reclassification.

The LUC's September 1988 Findings of Fact, Conclusions of Law, and Decision and Order (referred to as Decision and Order) was later amended in 1989 to reflect minor modifications to land areas and boundaries resulting in about 77 acres deleted from the Subsequent Increments portion (LUC 1989). Thus, the Subsequent Increments area was amended to include only about 678 acres instead of 755. In 1993, the LUC approved the reclassification to the Urban

District of the Subsequent Increments land area which was reduced to approximately 586.5 acres due to prior modifications and amendments to this portion (LUC 1993).

In 1995, the LUC approved a request to modify Condition 1 of both the 1989 and 1993 Decision and Orders for Increment I and the Subsequent Increments, respectively (LUC 1995). This condition was thus amended to state the City of Kapolei shall be "a commercial, industrial, government, business and residential center which may include mixed uses" (LUC 1995).

The Estate of James Campbell has been complying with the various conditions required under the amended Decision and Order for the Subsequent Increment which includes the project site. Many of these conditions have already been satisfied, and continued progress and coordination with pertinent agencies are occurring to satisfy remaining conditions. Copies of these annual reports have been provided to the Planning Division of DPP (former Planning Department) in accordance with Condition 15 of the Decision and Order. Consequently, copies of these annual reports are available with the Planning Division for reference as needed.

A "Final Environmental Impact Statement: Kapolei Town Center" (HKK 1988) was completed in August 1988 for the planned development of the Kapolei Town Center area which is now the City of Kapolei in addition to some surrounding areas. This Final EIS was prepared and accepted by the Planning Department (currently the Planning Division of DPP) for the proposed development of Kapolei to satisfy Chapter 343, HRS requirements associated with Land Use Map amendments to the then Ewa Development Plan.

Under the current Ewa Development Plan regulations, confirmation from the Director of DPP is required to determine whether a project seeking a zone change generally conforms to the land use assessed in environmental

documents previously prepared under Chapter 343, HRS. Confirmation of the Judiciary project's compliance with these regulations was received from DPP in February, 1998. As a result, the project is not subject to further Chapter 343, HRS, environmental documentation or procedures under the Ewa Development Plan regulations concerning zone change applications.

The specific funding mechanism implemented for the construction of the Judiciary Complex has not been determined at this time. Such funding options being considered could include traditional general obligation bonds, lease-buy back programs, or certificates or participation through the State.

B. HISTORIC PRESERVATION

Under Section 42 of Chapter 6E, Historic Preservation, HRS, review of a proposed project's effect on historic properties or burial sites is required. As discussed in Section II.A.6, an archaeological reconnaissance survey was performed in 1987 as part of the Final EIS for the Kapolei Town Center which included the project site. This survey determined that no archaeological remains or historic sites were known to exist on the property. In addition, the former use of this site for sugar cane cultivation extensively altered the land for many years.

Moreover, coordination with the State Historic Preservation Division (SHPD) was conducted during the preparation of a zone change application to determine the project's probable effect on historic properties or burial sites. In August, 1998 the SHPD determined that the proposed Judiciary Project would have "no effect" on historic sites. In a May 4, 2001 letter, Don Hibbard, Administrator of the State Historic Preservation Division (SHPD) reaffirmed that the "DEA correctly incorporates our earlier comments" (August 1998), "that the presence of historic sites is unlikely because of commercial cultivation of sugarcane that altered the land for many years". Mr. Hibbard also noted that; "the OR&L right-of-way, a significant historic site listed on the National Register of Historic Places (Site no. 50-80-12-9714) is located on the southern boundary of the proposed complex".

However, as noted on page 118 of the DEA the project "would not affect this historic site since the project is located a sufficient distance away from the railway's right-of-way". Mr. Hibbard concludes, "therefore we believe that this action will have "no effect" on any significant historic sites." (See Appendix E, Log No. 27377, Doc No. 014EJ26 SHPD May 4, 2001).

C. CITY AND COUNTY OF HONOLULU GENERAL PLAN

The proposed Kapolei Judiciary Complex would conform to and be consistent with applicable objectives and policies described under the City's *General Plan* (DGP 1992). A discussion of how the project would be consistent with applicable objectives and policies is provided below:

Population

Objective A: To control the growth of Oahu's resident and visitor populations in order to avoid social, economic, and environmental disruptions.

Policy 4: *Seek to maintain a desirable pace of physical developments through City and County regulations.*

Development of the Judiciary Complex project would be consistent with this policy and objective because this project implements the City's objective of encouraging development of the City of Kapolei to serve as the island's secondary urban center. This Judiciary facility would further the establishment of the City's Civic Center District by providing a more diversified range of available government services and facilities. The new complex would also provide additional courtrooms, a centralized Family Court facility, and improved work areas and facilities for employees and island residents.

The Judiciary Complex would be the second State facility in the City of Kapolei with the State office building having been recently completed. Consequently, development of this second State facility would not cause an undesirable pace of physical development in the Civic Center District, and would not result in

significant negative disruptions to the environment or social and economic conditions of the Ewa region. Infrastructure facilities are being appropriately planned and implemented to accommodate future development of the City and Kapolei. Therefore, development of this project would be consistent with City regulations such the Ewa Development Plan, Urban Design Plan for the City of Kapolei, and applicable development standards under the *Land Use Ordinance*. More specifically, the following objective and policies would be addressed;

Objective C To establish a pattern of population distribution that will allow the people of Oahu to live and work in harmony.

Policy 2 *Encourage development within the secondary urban center at Kapolei and the Ewa and Central Oahu urban-fringe areas to relieve development pressures in the remaining urban-fringe and rural areas and to meet housing needs not readily provided in the primary urban center.*

Policy 3 *Manage physical growth and development in the urban-fringe and rural areas so that: a) an undesirable spreading of development is prevented; and b) their population densities are consistent with the character of development and environmental qualities desired for such areas.*

Policy 4 *Seek a year 2010 distribution of Oahu's residential population which would be in accordance with the following table: (Distribution of Residential Population - Ewa 12.0% - 13.3%)*

The Judiciary Complex would be consistent with these policies and objective because it supports establishment of the Civic Center District in the City of Kapolei and subsequently helps contribute to the establishment of this region as the island's secondary urban center. Development of this new centralized facility in Kapolei would also provide sufficient space and facilities to address existing deficiencies associated with the existing First Circuit Family Court and

Juvenile Detention Facilities in Honolulu thereby relieving expansion pressures to other urban-fringe or rural areas.

The project's location and development would be consistent with both the Ewa Development Plan and adopted Urban Design Plan, thus, it would not involve an undesirable spreading of development in urban-fringe or rural areas of the island. The project would be appropriately sited in the Civic Center District as conceptually planned under the Urban Design Plan. (See Exhibit 6B).

This project would not affect the General Plan's 2010 distribution of resident population for the Ewa region since residential long-term no holding units are included in the Judiciary Complex. The new facility would involve the relocation of several hundred employees associated with the Family Court and Hale Hoomalu to the City of Kapolei, and allow for the creation of new government jobs to meet future demands on the Family Court. As a result, this project would stimulate the economic activity and employment desired in this region to serve as the island's secondary urban center. The design of these facilities would also conform with the Urban Design Plan and *Land Use Ordinance* as appropriate to ensure that the project is compatible with the desired character of the City of Kapolei and surrounding environment.

Economic Activity

Objective A To promote employment opportunities that will enable all the people of Oahu to attain a decent standard of living.

Policy 1 *Encourage the growth and diversification of Oahu's economic base.*

The project would be consistent with this policy and objective because the new Judiciary Complex would allow for creating additional government jobs associated with the Family Court, and would stimulate economic activity in the Ewa region. Although employees associated with the Family Court and Juvenile

Detention Center would be relocated to the City of Kapolei, the new Judiciary Complex would have sufficient space and facilities to accommodate additional employees in meeting projected caseloads and other demands. The new government activities generated along with jobs drawn to the City of Kapolei would support existing retail and commercial businesses operating in the City of Kapolei and Ewa region. This new activity could similarly have indirect effect in stimulating and supporting the further development of commercial areas in the City of Kapolei and Ewa region.

Objective G To bring about orderly economic growth on Oahu.

Policy 1 *Direct major economic activity and government services to the primary urban center and the secondary urban center of Kapolei.*

Policy 2 *Permit the moderate growth of business centers in the urban-fringe areas.*

Policy 3 *Maintain sufficient land in appropriately located commercial and industrial areas to help ensure a favorable business climate on Oahu.*

The project would be consistent with this objective and policies because the Judiciary project would contribute to the orderly economic growth of the City of Kapolei. This new government facility would be situated within the planned Civic Center District bringing additional government services to this region. This development would thus facilitate the establishment of the Civic Center District as the region's establishment as a secondary urban center. Rezoning of the project site would also enable the approximately 6.53-acre property to be developed on an appropriate location within the civic center area as planned under the Urban Design Plan.

Natural Environment

Objective A To protect and preserve the natural environment.

- Policy 1* *Protect Oahu's natural environment, especially the shoreline, valleys, and ridges from incompatible development.*
- Policy 4* *Require development projects to give due consideration to natural features such as slope, flood and erosion hazards, water-recharge areas, distinctive land forms, and existing vegetation.*
- Policy 6* *Design surface drainage and flood-control systems in a manner which will help preserve their natural settings.*

Development of the Judiciary Complex would not result in a significant negative impact on the natural environment, and as a result, would conform with this objective and policies. The project site is not located on land areas incompatible with various developments such as along the shoreline, within sensitive valley areas, or on steep mountain ridges. The site is currently undeveloped land previously used for sugar cane cultivation, and the surrounding area is already urbanized or planned for commercial development.

There are no natural features present on the approximately 6.53-acre property which require special consideration or unique design such as steep slopes, flood and erosion hazards, water-recharge area, important vegetation or distinctive land forms. On-site drainage facilities would be appropriately designed during the design stage of this project in conformance with applicable regulations. Off-site improvements have been, and will continue to be, addressed and coordinated with pertinent agencies on a larger regional scale which includes the City of Kapolei and other surrounding developments. Consequently, the drainage improvements implemented would be designed to minimize impacts and retain the natural setting to the extent practicable.

- Policy 7* *Protect the natural environment from damaging levels of air, water, and noise pollution.*
- Policy 8* *Protect plants, birds, and other animals that are unique to*

the State of Hawaii and the Island of Oahu.

Policy 9 *Protect mature trees on public and private lands and encourage their integration into new developments.*

Construction of the Judiciary Complex along with the daily operations and activities occurring are not expected to result in significant impacts on air quality, water quality, or noise sensitive properties. Construction activities would result in inevitable short-term impacts, however, best management practices would be implemented to minimize impacts. Such measures would need to comply with State Department of Health Administrative Rules addressing community noise and air pollution control. Ministerial permits obtained would also be reviewed by regulatory agencies to ensure compliance with regulations.

There are no known endangered plants, mammals, or avifauna present on the project site. A Final EIS (HHK 1988) prepared for the City of Kapolei area, which included the project site, did not identify any important plant, mammal, or avifauna species present. As a result, the project would be consistent with these policies since it should not have any impact on endangered species. There are also no large mature trees present on the project site which may be integrated into the facility's siting and design.

Objective B *To preserve and enhance the natural monuments and scenic views of Oahu for the benefit of both residents and visitors.*

Policy 1 *Protect the Island's well-known resources: its mountains and craters; forests and watershed areas; marshes, rivers, and streams; shoreline, fishponds, and bays: and reefs and offshore islands.*

Policy 2 *Protect Oahu's scenic views, especially those seen from highly developed and heavily traveled areas.*

Policy 3 *Locate roads, highways, and other public facilities and utilities in areas where they will least obstruct views of the mountains and the sea.*

The Judiciary Complex would be consistent with this objective and policies because the project would not have a detrimental effect on natural monuments or scenic views of Oahu. The project site is not situated on sensitive resources such as mountain ranges or craters, forests and watershed areas, marshes, rivers, streams, the shoreline, or near fishponds and bays. The site is currently undeveloped land on the Ewa plain previously used for sugar cane cultivation, and the surrounding area is already urbanized or planned for commercial development.

The project would be designed in conformance to the Urban Design Plan adopted by the City along with other applicable development standards, therefore, this facility should not impact scenic views. The proposed property has already been planned for this Judiciary Complex under the Urban Design Plan, consequently, the construction of this facility would be consistent with this Plan. Roadways and utilities planned to serve the site have already been constructed to serve other developments in the City of Kapolei, thus, these infrastructure facilities would not obstruct important views. Minor roadway improvements necessitated by the project would similarly not obstruct important views.

Physical Development and Urban Design

Objective A **To coordinate changes in the physical environment of Oahu to ensure that all new developments are timely, well designed, and appropriate for the areas for which they will be located.**

Policy 1 *Plan for the construction of new public facilities and utilities in the various parts of the Island according to*

the following order or priority: first, in the primary urban center; second, in the secondary urban center at Kapolei; and third, in the urban-fringe and rural areas.

Policy 2 Coordinate the location and timing of new development with the availability of adequate water supply, sewage treatment, drainage, transportation, and public safety facilities.

Policy 3 Phase the construction of new developments so that they do not require more regional supporting services than are available.

Policy 4 Require new developments to provide or pay the cost of all essential community services, including roads, utilities, schools, parks, and emergency facilities that are intended to directly serve the development.

Policy 5 Provide for more compact development and intensive use of urban lands where compatible with the physical and social character of existing communities.

The Judiciary project would be consistent with this objective and policies because the development of this facility implements the master-planned development of the City of Kapolei. This government facility would be constructed on the property intended for it under the Urban Design Plan, and would be the second State facility established in Kapolei after the State's Kakuhihewa Building. This facility reflects a more compact development and intensive use of the property than other retail commercial developments in the City of Kapolei which is consistent with the intended design of the Civic Center District.

The timing of this project is also appropriate in light of the various infrastructure facilities and utilities already provided for the City of Kapolei. Extensive off-site

infrastructure, such as transportation facilities, potable water, and sewage treatment, have already been constructed with government agencies, and implemented to accommodate additional commercial growth. Consequently, existing regional infrastructure facilities are adequate to serve this government facility.

On-site infrastructure facilities and utilities are provided by each developer of the various properties in the City of Kapolei. As a result, either the State or private developer, would be responsible for providing all necessary on-site infrastructure and utilities to serve the project. In addition, no new or expansion of existing community facilities, such as schools and parks, would be required due to the construction of this government facility. Necessary off-site infrastructure facilities serving the City of Kapolei would be provided by the Estate of James Campbell, so there should not be any effect on City finances or capital improvement plans.

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| Objective C | To develop a secondary urban center in Ewa with its nucleus in the Kapolei area. |
| Policy 2 | <i>Encourage the development of a major residential, commercial, and employment center within the secondary urban center at Kapolei.</i> |
| Policy 4 | <i>Coordinate plans for the development of the secondary urban center at Kapolei with the State and Federal governments and with the sugar industry.</i> |

The Judiciary project is consistent with this objective and policies since the State facility would contribute to the further development and growth of the City of Kapolei in establishing the Ewa region as the secondary urban center. This facility would involve the relocation of several hundred jobs to Kapolei stimulating economic and general activity in this region. Considerable coordination has also occurred with appropriate State agencies in undertaking the planning and now implementation of this project.

- Objective E: To create and maintain attractive, meaningful, and stimulating environments throughout Oahu.
- Policy 4* *Require the consideration of urban-design principles in all development projects.*
- Policy 5* *Require new developments in stable, established communities and rural areas to be compatible with the existing communities and areas.*
- Policy 9* *Design public structures to meet high aesthetics and functional standards and to complement the physical character of the communities they will serve.*

The Judiciary Complex would be consistent with this objective and policies because this project would create a necessary and meaningful government facility associated with the State's Judicial system, and should stimulate both economic along with general activity in Kapolei. The project would also meet the urban design principles and standards established in the City adopted Urban Design Plan for the City of Kapolei. Therefore, this facility would meet the aesthetic standards designed for the area, and its physical character would complement other office buildings and retail commercial properties existing and planned in the future.

The City of Kapolei is steadily progressing in its development and establishment as a second city with several residential subdivisions being developed (such as Villages of Kapolei and Makakilo) along with an increasingly diversified retail and commercial centers. Consequently, the Judiciary project would be appropriately located within this developing city and urban center.

Public Safety

- Objective A To prevent and control crime and maintain public order.
- Policy 9* *Encourage the improvement of rehabilitation programs and facilities for criminals and juvenile offenders.*

The Judiciary Complex would be consistent with this objective and policy because the new facility would alleviate the shortage of space currently affecting the Family Court, and would create a centralized Family Court facility with the new Juvenile Detention Center. The new court facility would address all of the existing problems and concerns associated with present facilities discussed in Chapter 2, and provide the Judiciary with the flexibility to increase staff as needed to accommodate future increases in caseload. Similarly, the new Juvenile Detention Center would be able to service a greater number of juveniles, and provide them with more modernized facilities.

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| Objective B | To protect the people of Oahu and their property against natural disasters and other emergencies, traffic and fire hazards, and unsafe conditions. |
| Policy 9 | <i>Design safe and secure public buildings</i> |
| Policy 10 | <i>Provide adequate staff to supervise activities at public facilities.</i> |

The new Judiciary Complex would be consistent with the objective and policies because it would provide a significant improvement over existing facilities at the Honolulu Circuit Courthouse in downtown Honolulu. The new facilities would be designed to meet both the functional requirements associated with the Family Court and detention center, and aesthetic character of surrounding uses in the City of Kapolei. Buildings would be designed in conformance to applicable building codes and regulations, and would have security personnel for the protection of employees, visitors, and others conducting business at these facilities.

D. COUNTY ZONING

The project is located within the Urban District on the State Land Use Map (see Exhibit 6) and the proposed Judiciary Complex project site is designated AG-2, General Agricultural on the City and County of Honolulu Development Plan Zoning Map (Exhibit 6A). However, the project site is in the process for a zone

change to B-2, Community Business District which is appropriate for the Judiciary Complex project and would make the property consistent with the surrounding commercial uses and land similarly zoned B-2.

Under the *Land Use Ordinance*, the purpose of business districts is to set aside areas for commercial and business activities to meet and support the economic growth of the city. These districts provide for the buying and selling of goods and services, the transportation and distribution of commodities and other complementary economic activities, and other uses supportive or compatible with business activities. These districts are to help ensure a favorable business climate and support the economic and social well-being of residents (City 1998).

The Judiciary Complex would be consistent with the purpose and intent of business zoned districts because this State facility would serve the First Circuit Family Court which processes a wide array of family-related legal and court matters. As a result, considerable judicial and other government service activities would be conducted at this facility which includes the involvement of private sector professionals and businesses associated with the court system. Relocating the Family Court to this new, larger, and centralized facility in the City of Kapolei would address existing space problems, and support developments of the Civic Center District along with the economic growth of Kapolei. Consequently, the Family Court activities and other government services occurring at the Judiciary Complex would involve supportive Public Services and be compatible with existing and planned business activities.

A B-2 Community Business, district zoning is sought for the project site because it is appropriate for the type of land use proposed and activities to be occurring. Under the *Land Use Ordinance*, the intent of the B-2 district is to "provide areas of community-wide business establishments, serving several neighborhoods, and offering a wider range of uses" than the daily retail and business needs of surrounding populations intended under the B-1 zoning district (City 1998). The

new facility planned for the relocated First Circuit Family Court along with the Juvenile Detention Center would serve the entire island of Oahu, and thus be consistent with the intent of the B-2 district.

This B-2 district is also intended to apply to "areas conveniently accessible by vehicular and pedestrian modes, and served by adequate public facilities." This district would be applied to "lots along major streets and in centrally located areas in urban fringe areas" (City 1998). The approximately 6.53-acre property proposed for the Judiciary Complex is similarly consistent with these factors concerning the intent of the B-2 district. The property is situated at the corner of Kamokila Boulevard and Kapolei Parkway which function as major arterial roadways serving the commercial sectors of the City of Kapolei. The project site is also appropriately situated within the Civic Center District that is intended to serve as the State's center for government services and functions. Thus, the site will be conveniently accessible by both vehicular and pedestrian modes of travel, and would be adequately served by infrastructure facilities and utilities.

Under the *Land Use Ordinance*, the planned Family Court Center and Juvenile Detention Center come under the land use definition of "Public Uses and Structures" because both facilities would be owned and managed by the State of Hawaii to conduct matters associated with the Judiciary. This land use classification consists of "uses conducted by or structures owned or managed by the federal government, the State of Hawaii or the city to fulfill a governmental function, activity or service for public benefit in accordance with public policy" (City 1998).

Under the B-2 zoning district, public uses and structures are identified as a "Permitted Principal Use." Hence, the Judiciary Complex would be consistent with the B-2 zoning district proposed because it would be considered an allowable permitted land use under this zoning district. The Family Court Center and on-site parking lot would thus be a permitted development requiring no

further discretionary land use approvals, but would be subject to normal ministerial review and permits.

The Juvenile Detention Facility would be further subject to a Plan Review Use (PRU) permit with the City under *Land Use Ordinance* because this facility would be considered a use of an institutional nature. The purpose of PRUs is to establish a review and approval mechanism for uses of a permanent and institutional nature that provide needed community services but may also have an impact on surrounding land uses. Thus, the design and siting of structures, landscaping, screening, and buffering for these uses need to be master-planned and reviewed under a PRU to minimize potential incompatibilities with other uses. A PRU for the Juvenile Detention Center would be prepared and processed at a later date pending rezoning of the Judiciary Complex project site.

The development standards for B-2 zoning districts applicable to this project include a 5,000 square foot minimum lot area, 50-foot minimum lot width and depth, a 5-foot front yard setback, and no side or rear yard setback. The approximately 6.53-acre project site easily meets the minimum lot area width and depth requirements. As shown on the preliminary Site Plan, a 25' setback along Kapolei Parkway and a 15' setback elsewhere is planned around the entire property which would be landscaped with trees, grass, or other suitable material.

The maximum density allowed is a Floor Area Ratio (FAR) of 2.5, however, the City of Kapolei guidelines under the Ewa Development Plan specifies a FAR of only 2.0 for this property. (It should be noted that there is also a minimum FAR, which is still being negotiated but the last proposed figure was 0.39'). The Judiciary project would be within the maximum density requirements under both the *Land Use Ordinance* and Ewa Development Plan. Open space bonus and height setbacks are also identified, however, these development standards will not be applicable to the project. The maximum height of buildings being proposed under this Zone Change application is 90 feet which would be

consistent with the Ewa Development Plan guidelines and existing height limits for surrounding property in the City of Kapolei.

E. SHORELINE SETBACK AND MANAGEMENT ORDINANCES

Chapter 23 of the Revised Ordinances of Honolulu regulates land uses and activities occurring within the shoreline setback area. Under these regulations, the shoreline setback line is 40 feet inland from the certified shoreline. The Judiciary project site is located well inland of the shoreline, and is subsequently not subject to the rules and requirements identified under Chapter 23, ROH.

Chapter 25 of the Revised Ordinances of Honolulu regulates land uses and activities occurring within the shoreline management area. Based upon the shoreline management area map for the Ewa area, the Judiciary project site is not situated within this management area. In addition, there are no known wetlands present on the project site. Therefore, the Judiciary project is not subject to the rules and requirements identified under Chapter 25, ROH.

F. FLOOD HAZARD DISTRICT

The Judiciary project site is not located within any of the four types of flood hazard districts identified under Section 7.10 of the *Land Use Ordinance* based upon the Flood Insurance Rate Map (Community Panel Number 150001 0130) for the area. As a result, the project will not be subject to the development standards and permits specified under Section 7.10. (Also see Exhibit 7).

G. EWA DEVELOPMENT PLAN

The proposed Kapolei State Judiciary Complex property is located within the City of Kapolei, therefore, this project is subject to the policies, principles, and guidelines described under the Ewa Development Plan (Planning Department 1997a).

The Kapolei State Judiciary Complex project site is currently designated as "City of Kapolei (High Density Residential and Commercial)" under the Urban Land Use Map of the Ewa Development Plan. A future "Civic Center" is also shown in the general area of the Judiciary property within this City of Kapolei land use designation.

A "City of Kapolei Land Use Map" is also incorporated in this Development Plan which identifies the various land use districts designated for this city. The proposed project site is thus situated within the "Civic Center District" designated on this more detailed City of Kapolei Land Use Map. Consequently, the property proposed for the Judiciary Complex project is consistent with both the City of Kapolei Land Use Map and Urban Land Use Map of this Development Plan. (See Exhibit 6B).

The "Open Space Map" of this Development Plan identifies the various open space areas and greenways designated in this area such as agricultural and preservation areas, parks, and natural drainageways. The approximately 6.53-acre project site is designated as "Urban Areas" on this Open Space Map, therefore, development of the Judiciary Complex would be consistent with this Map because the property is intended for urban use.

The "Public Facilities Map" of this Development Plan identifies both existing and future planned public facilities for this Ewa area such as major facilities (harbors, landfill, hospital, etc.) along with bike paths, highways, and future transit corridors. The Judiciary project site would be consistent with this Map since there are no existing or future public facilities planned on the property which is simply designated as "Urban Area."

The Oahu Railway and Land Company Right-of-Way is a historic site routed makai (south) of the project site. The Kapolei Parkway planned would be routed along the northern border of the property, and a future transit corridor identified

would be located along the mauka (north) end of Kapolei Parkway. A future bike lane is also indicated along Kapolei Parkway. These future planned facilities would not be affected by the location of the Judiciary Complex.

The Ewa Development Plan's "Phasing Map" identifies land areas designated for urban expansion within certain time frames ranging from 1997 to 2005, 2006 to 2015, and 2016 and beyond. The Judiciary Complex project would be consistent with this Phasing Map because the proposed site along with the entire City of Kapolei area designated for urban expansion during the 1997 to 2005 timeframe. As a result, the timing of this zone change being proposed is appropriate in light

of the phased development planned for the City of Kapolei and Ewa under this Development Plan.

H. CITY OF KAPOLEI POLICIES, PRINCIPLES, AND GUIDELINES

Under the Development Plan, a separate section is provided which describes the general policies, planning principles, and guidelines applicable for the City of Kapolei. In summary, the Judiciary Complex would be consistent with these general policies, planning principles, and guidelines described. However, a greater discussion of the project's conformance and consistency is provided.

1. General Policies

Development of this State facility would bring several hundred government jobs to this City, assist in stimulating economic activity which support businesses in Kapolei, and further the establishment of the Civic Center District as the center of government services in this City. Consequently, this project would contribute significantly towards establishing the City of Kapolei as the urban core for the developing secondary urban center of Ewa.

This State facility would contribute to the diversity of land uses being established in Kapolei by bringing government services and activities associated with the Judiciary. As previously discussed, the project is appropriately sited within the area designated for the Civic Center as shown on the City of Kapolei Land Use Map. Under this Development Plan, the Civic Center District should feature both City and State offices in an urban setting where people and activities are emphasized. This district is desired to have a balance between built forms and landscaped areas, and between both active and passive uses.

This project would be consistent with these general policies desired for the Civic Center District. As shown on the conceptual Site Plan (Exhibit 5), landscaping would be appropriately provided around the boundaries of the property, featured entrances to buildings would be landscaped with trees and grassed areas, and a major landscaped pedestrian mall would run through the site separating the open parking lot from Judiciary Complex buildings. Therefore, these design features being incorporated into the project would contribute to the development having a balance between built forms and landscaped areas and would contribute to the urban park setting desired.

The Judiciary Complex would not affect the four open space elements identified under this section of the Development Plan. Of these open space elements, only the planned Wai Aniani Way pedestrian walkway would be applicable to the project. This walkway is intended to function as an open space axis and amenity running through the central high density area planned for the City of Kapolei from Kapolei Regional Park. However, this walkway is designed to stop at Kapolei Parkway under the City of Kapolei's Urban Design Plan (Group 70 1998). Consequently, the project would not affect this pedestrian walkway since the property is

separated from this walkway by Kapolei Parkway, and is situated outside of its route.

2. Planning Principles

Seven major themes were identified which define characteristics of the City of Kapolei and provide the basic principles for planning and design. The project's consistency with these planning principles are discussed below:

- **Hawaii Garden City.** Sufficient landscaping, which includes a pedestrian mall, will be incorporated into the conceptual design and siting of buildings to comply with this garden principle.
- **Healthy Living.** The layout of buildings and pathways along with landscaping and the pedestrian mall are consistent in encouraging a healthy lifestyle for employees, visitors, and other persons conducting business at this Judiciary Complex.
- **Complete Community Services.** This project would provide additional government services to this City diversifying the types of services available for the community.
- **Easy Access.** A pedestrian mall is planned for this project which will provide an attractive path for walking. The large open space parking lot planned would also create convenient access for visitors to this State facility. It should also be note that all facilities will be designed to meet the Americans with Disabilities Act (ADA) Accessibility Guidelines for Buildings and Facilities, State and Local Government Facilities, Final Rule published in the Federal Register, Tuesday, January 13, 1998 under Part II, Architectural and Transportation Barriers Compliance Board

-- 36 CFR Part 1191 and the requirements of §103-50 Hawaii Revised Statutes (HRS).

- **Design Reflecting The Past.** The design of buildings and other facilities associated with this project would be consistent with the Urban Design Plan developed for the City of Kapolei.
- **Environmental Sensitivity.** Resource conservation measures would be considered and incorporated as appropriate in the design and construction of this project. The pedestrian mall and future bike lane planned to occur along Kapolei Parkway fronting the site would provide alternative transportation options for persons conducting business at the Judiciary Complex. Various types of plants to be used for landscaping would be considered during the design of the project to minimize water consumption.
- **Transit Access and Orientation.** Under the Development Plan's Public Facilities Map, a future transit corridor is indicated on the mauka (north) end of Kapolei Parkway, and a future transit node is identified further east of the property. As a result, the project would be conveniently located to this transit facility for persons wanting to utilize it.

3. Guidelines

In terms of urban form, most of the blocks planned for the City of Kapolei as indicated under the Urban Design Plan are greater than 300 to 400 feet in length. Those blocks meeting this guideline are generally associated with the City Center District area. Thus, most of the blocks outside of this City Center area, such as the Judiciary property, have lengths longer than 300 to 400 feet.

Due to space requirements and resulting building sizes needed for the Family Court Center and Juvenile Detention Center Facilities, a block with a length of 400 feet or less would not provide enough space unless buildings exceed the 90-foot height guideline. Therefore, the approximately 6.53-acre property is appropriate for this type of project given the off-street parking requirements, building design, and functional space requirements being incorporated into the project. This lot size will allow for landscaping to be incorporated into the design to create a development that is more environmentally sensitive and conforms to the healthy living garden city policy.

By utilizing this block size for the Judiciary Complex, buildings will be able to meet the 90-foot height guideline established for the Civic Center District. In addition, the project would be consistent with the density guideline established for this district which is a maximum 2.0 floor area ratio. The floor area ratio for the project would be approximately 0.51. However, a portion of the approximately 6.53-acre property is being used for the off-street parking lot for employees, visitors, and other persons conducting business at this facility.

With regard to landscaping and natural environment guidelines, the project would be consistent with these guidelines since considerable landscaping is planned to be incorporated into the project to provide screening, shade, and temperature control. Automated irrigation systems would be incorporated into the landscape plan prepared during the design of the project, and the use of non-potable water would be utilized as it is made available to the project. Suitable plants, trees, and grasses having lower water demand would be considered for landscape material as appropriate. As a result, landscaping provided would enhance the development complementing the City's desired urban form, provide continuity within districts, and enhance and preserve view corridors.

It should also be noted that with regard to paving and landscaping, HRS 103D-407 requires the use of recycled glass in paving materials whenever possible, and HRS 103D-408 requires the use of native Hawaiian flora whenever and wherever possible.

The Judiciary project would also be consistent with public access and circulation guidelines. A clear pattern of arteries and local streets have already been established to facilitate travel to and within the City of Kapolei many of which have already been constructed. The spatial design and roadway network established for Kapolei as shown in the Urban Design Plan has already been planned to provide safe, easy, and efficient access for pedestrian, bicycle, and vehicular movement.

Construction of this project would subsequently not change the alignment or eliminate existing or planned roadways. On-site improvements would not effect the established right-of-way and median provided for Kapolei Parkway nor landscaping schemes planned along roadways. It should be noted that Kapolei Parkway will not be built prior to the construction of the Kapolei Judiciary Complex. However, two of the four lanes may be complete up to the south eastern corner of Parcel 6 (see Exhibit 3) to provide access to the fire lane.

No bus pullouts or shelters are planned along Kamokila Boulevard or Kapolei Parkway at this time. However, appropriate coordination with the City would occur during the design of the project to address specific provisions of accommodating bus pullouts or shelters if necessary. The project would not effect bike lanes planned in the area such as one designated along Kapolei Parkway in the future on the Development Plan's Public Facilities Map. Finally, an off-street parking lot being provided on the approximately 6.53-acre project site should be more than adequate to accommodate employees, visitors, and other persons

conducting business at the Judiciary Complex since on-street parking is not permitted nor appropriate for the area.

I. OTHER LAND USE POLICIES, PRINCIPLES, AND GUIDELINES

The Judiciary project's consistency with other applicable land use policies, principles, and guidelines described in the Ewa Development Plan are addressed in this section. Only the project's consistency with the Development Plan guidelines are discussed since these guidelines carry out the general policies and planning principles of the various elements. Thus, conformance with these guidelines would ensure the project's consistency with general policies and principles.

Open Space Preservation and Development

The project would be consistent with guidelines addressing greenways and open space corridors. No easements for utility lines (electrical and communication) are anticipated on the property right-of-ways. In the event an easement is required through the property, sufficient easement width would be provided.

A HECO 138 kV overhead transmission line is routed along the southern (makai) border of the property along Renton Road. Landscaping of trees are planned along this southern border of the property as indicated on the conceptual Site Plan. Consequently, the project would help achieve open space guidelines because this landscaping would be an improvement over existing conditions by helping to screen some of the views of these lines where none are currently present. Landscaping would also be provided along Kamokila Boulevard and Kapolei Parkway bordering the property assisting in helping achieve the desired greenways along major roadways.

Historic and Cultural Resources

Various views and vistas described as significant were identified in the Development Plan. The Judiciary Complex project would not adversely affect those applicable views and vistas discussed in Section II.A.9 and III.A.6.

Therefore, the project would be consistent with the general policies for historic and cultural resources.

The historic Oahu Railway and Land Company Right-of-Way is routed along Renton Road south (makai) of the Judiciary project site. The project would not affect this historic site since the project is located a sufficient distance away from the railway's right-of-way. Thus, the project would easily meet the minimum 50-foot setback guideline described under this Development Plan.

J. PUBLIC FACILITIES AND INFRASTRUCTURE POLICIES AND PRINCIPLES

The Development Plan describes several policies and principles for the various types of public facilities and infrastructure facilities. A discussion of the project's consistency with applicable public facilities and infrastructure is provided.

1. Transportation Systems

A traffic impact study was prepared and is included to address the adequacy of existing transportation facilities to service the proposed Judiciary project. The results of this traffic analysis were discussed, and the necessary roadway improvements planned to be implemented to alleviate traffic congestion were identified. In addition, a letter was sent to the Department of Transportation (DTS) to solicit any comments and concerns they may have which can be addressed. No response was received from DTS, however, their review of this application and traffic impact study should assist in their evaluation of the adequacy of transportation access and facilities. Consequently, these actions taken help to address the general policy concerning adequate access and services to the extent possible.

Concerning transportation system functions, extensive roadway improvements have already been constructed to provide adequate access

to/from and within the City of Kapolei. The Estate of James Campbell has been coordinating with respective State and City transportation agencies on addressing the adequacy of facilities along with the type of roadway improvements to be constructed. The applicant is also a participant to the update of the *Ewa Region Highway Transportation Master Plan* which addresses regional highway system improvements, and has been appropriately coordinating development of the City of Kapolei with OMPO for their planning of Oahu's roadway systems. These continuing efforts thus assist in helping to achieve the system functions and improved linkages general policies.

The design of the Judiciary Complex would involve coordination with applicable agencies and take into consideration efforts to assist in encouraging other modes of transportation besides the automobile.

The roadway system for the City of Kapolei has already been planned for as shown on the City adopted Urban Design Plan. This planned roadway system is integrated with larger region serving State facilities, provides multiple routes for traveling between the various activity districts planned within the City, and facilitates bicycle and pedestrian travel. The Urban Design Plan also establishes design standards for public streets constructed to integrate pedestrian and bicycle travel with automobiles. Thus, this planned roadway system serving the Judiciary Complex would be consistent with the various planning principles concerning transportation systems.

Construction of the Judiciary project on the subject property would also implement land use plans already developed for the Civic Center District of the City of Kapolei. A future possible transit corridor is planned along Kapolei Parkway, and this corridor would not be altered by the Judiciary Complex. The level of government and visitors activity generally

associated with this Court complex would also contribute to the viability of this transit corridor. Therefore, the project would be consistent with and implement the land use plan established which anticipates a future possible rapid transit corridor.

2. Water Allocation and Systems

A preliminary engineering report was prepared and is included to address the adequacy of existing potable and non-potable water facilities servicing the Judiciary project. Based upon these results, the project should not have a significant impact on off-site water facilities, and necessary on-site water facilities would be provided by the State.

Comments from the BWS indicated that the availability of water for the project would be confirmed when construction drawings are submitted for their review when obtaining ministerial permits during the design stage. A water allocation would also be sought at the appropriate time. The use of nonpotable water for irrigation would also be considered and incorporated into the project's design as appropriate given the availability and feasibility of non-potable water use. Development of nonpotable water resources are continuing to be pursued by the applicant in coordination with applicable government agencies. Consequently, these actions being taken help address the project's consistency with general policies concerning the adequacy of water supply, development and use of nonpotable water, and allocation of potable water.

3. Wastewater Treatment

As discussed in Section II.D.2 and III.C.3 the project would have minimal impact on existing wastewater facilities. On-site wastewater facilities would be provided by the State, and would connect with the City's existing off-site wastewater system serving the City of Kapolei. Consequently, the

project would be consistent with the general policies addressing wastewater treatment.

4. Electrical Power Development

All on-site electrical lines associated with the Judiciary Complex are planned to be located underground. This electrical system would connect with the off-site system serving the City of Kapolei, and appropriate coordination with HECO would be performed during the project's design.

Consequently, the project would be consistent with the general policies addressing electrical utilities.

5. Drainage Systems

Development of the proposed project is not expected to cause any adverse effects to adjacent or downstream properties. Storm runoff from the project site would be routed to the existing drainage channel which runs along the border of the site. The drainage channel includes six six-foot diameter culvert pipes at the southwestern end of the site and channels runoff toward the coral pit bordering Barbers Point. The internal drainage system will be designed to comply and be consistent with the C&C of Honolulu Drainage Standards and Standard Details and DAGS maintenance personnel recommendations.

6. Public Safety and Other Community Facilities

Development of the new Judiciary Complex in Kapolei is expected to create minimal additional demand for police protection and related services. The Family Court and Juvenile Detention Center would have their own security system with sufficient staff to address public safety concerns. In addition, the new Kapolei Police Station which has been operational since last year provides the police department with sufficient facilities in this district to serve the City of Kapolei and surrounding areas.

Consequently, the project would be consistent with the general policies addressing police department staffing and facilities.

In terms of fire protection, there are two fire stations in the immediate vicinity of the Judiciary Complex site which should be able to reach the property within four minutes providing a high level of fire protection responsiveness. The Judiciary project should also have minimal impact on the present level of fire protection provided in the service region by nearby fire stations.

The new Juvenile Detention Center planned as part of the Judiciary Complex project would be consistent with principles addressing other community facilities under the Development Plan. Under this Plan, a youth detention facility will be located within the City of Kapolei.

K. SPECIAL COMMUNITY AND OTHER RELATED ISSUES

As part of the consultation process, interested parties have provided information on various issues. Many clients residing in the Ewa and Kapolei area have expressed support for relocating Family Court services, giving specific reasons such as extra expense for travel to the downtown Honolulu area, which some clients described as burdensome, confusing, and even intimidating. Many of the clients take the bus or get a ride from a relative, get caught in morning traffic, and once at their destination must pay high parking fees (Informal interviews with community members, June 2000).

Some attorneys who would be affected by the relocation have indicated concern that the increase in their travel time may conceivably require them to relocate their offices to serve their clients adequately. On the other hand, Family Court Judiciary User Survey data (Spring 1998) and Omni Track Group Report (July 1998) show a much higher incidence of

juvenile related Family Court cases in the Leeward District which helps mitigate the overall impact of the relocation.

The Judiciary has recently embarked on a systemwide reorganization effort which will impact upon the courts. However, the Judiciary does not envision any resulting expansion of the buildings comprising the Kapolei Judiciary Complex. Although the nature of some functions and services within the facility may result in moderate internal planning changes, the main overall structural components of the Complex will remain as originally planned. The building sizes and primary uses are expected to remain the same, with minimal or no changes to the significant impact criteria relative to the environmental assessment.

Concerns related to the relocation of Family Court functions to Kapolei, and the overall restructuring, were raised by designated representatives of the Family Law Section of the Hawaii State Bar Association as follows;

- (1) Family Court clients must not be unduly inconvenienced by having to attend hearings scheduled at 8:30 a.m. and 1:30 p.m. given the traffic and commuting concerns for Kapolei at those hours;
- (2) Because there now is a possibility that non-family court trial divisions may be assigned to the Kapolei Judiciary Complex, the facility at Kapolei must have the capacity to house all necessary family court functions, and the facilities dedicated to these functions must not be compromised;
- (3) Given that the precise nature of the court use at Kapolei is presently being re-assessed, the 1999 Project Development Report (PDR) maybe "obsolete" and should not serve as a basis for the environmental assessment.

To address the first concern several mitigative measures such as possible rescheduling may be considered. General traffic flow data for the Leeward district with access and routes to Kapolei is also included in the Final EA document. With regard to the other two concerns raised, since the overall Judiciary restructuring plan is still being developed, there are no immediate or specific changes to the existing project plan for the Judiciary Complex. If circumstances dictate, there are amendment procedures which allow for adjustments to the original project plan through the submission of a supplemental EA and other procedures for changes prior to the approval of various building permits and progression into the construction phase of the project.

It should be noted that the Judiciary Study found that less than 10% (i.e. 9.5%) of the clients "worked downtown", while the Omni Track Group Study concluded that "incidence among Waianae residents is about 80% higher than the Oahu average for Family Court usage", and "of the types of court cases attended, issues dealing with minors was the most common at 52%". Moreover, the vast majority of comments seem to suggest that the sector of the community which will be most affected by the relocation of Judiciary Services supported the project. The possible addition of some Circuit and District Court functions to create a "one-stop shop" facility further increase the utility of this facility. By most accounts, it appears that the Kapolei Judiciary Complex, in general, will result in a very positive and desirable outcome for the majority of this sector of the community (i.e. the clients). It should be noted that the caseload data compiled by the State Judiciary (Spring 1999) and Omni Track Group (July 1998) also support this conclusion. It should also be noted that when the Family Court relocation study was conducted in 1992, some of the key points that resulted from that review were:

- Over half of the existing Oahu population is better or equally served by the proposed Family Court site in Kapolei. This review was completed prior to the completion of the H-3 freeway which provides even better access to Kapolei by residents living on the Windward side of Oahu.
- By 2010, more people will live in the West Oahu and North Shore area than in Honolulu.
- A 1992 study determined that West Oahu and North Shore regions generate approximately the same number of major Family Court actions as Honolulu does. With the population growth on Oahu being directed to the Central and Leeward areas, this will very likely shift more to the West Oahu and North Shore regions in the future.

Public transportation availability has in the past been identified as a concern for locating in Kapolei. Studies that were conducted by the Estate of James Campbell at one point showed that a large majority of both Oahu and Leeward residents (73%) who went to Family Court drove. Since that study (1995), the City & County of Honolulu has significantly increased public access to the City of Kapolei through the implementation of a vastly improved Hub-n-Spoke bus system that provides service to and from Leeward communities and provides express service (35 minutes travel time) every 30 minutes between Kapolei and downtown Honolulu.

It has also been argued that moving Family Court from Honolulu would inconvenience people because people would not be able to walk from their offices. The Estate of James Campbell study identified that three in five (62%) Oahu residents and three-fourths of Leeward residents who went to Family Court came directly from home and not from their offices. (Source: Hawaii Development Section, The Estate of James Campbell).

Moreover, the resulting increased access and convenience of these critical State services to these community-based clients, are in compliance with general State and Federal quality assurance standards (e.g. proximity, accessibility, etc.) for client satisfaction. Viewed in this overall context, the State is also addressing objectives set forth in the "quality of service" sections of the State Functional Plans.

V. FINDINGS AND CONCLUSION

The proposed project will involve earthwork and construction activities. In the short-term, these activities may create temporary nuisances normally associated with construction activities. However, dust control measures, such as regular watering and sprinkling, will be implemented to minimize wind-blown emissions. 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. There are no known significant habitats or rare, endangered or threatened species of flora or fauna or archaeological sites located on the project site. The proposed project conforms with area-wide improvements. Appropriate erosion control measures are being incorporated during the construction phase to minimize soil loss associated with construction activities. With regard to other infrastructural systems and public services, the proposed project should have no adverse environmental impact.

In light of the foregoing findings, it is concluded that the proposed action will not result in any adverse environmental impacts. Therefore, DAGS anticipates the filing of the Findings of No Significant Impact (FONSI).

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

The following agencies were contacted during the preparation of the draft Environmental Assessment:

A. Federal Agencies

1. Department of Defense (DOD), Base Realignment and Closure (BRAC)
2. Federal Aviation Administration
Flight Standards District Office

B. State Agencies

1. Department of Accounting and General Services
2. Department of Agriculture
3. Department of Business, Economic Development and Tourism
Office of Planning
4. Department of Education
Planning Section
5. Judiciary
Family Court Division
6. Judiciary
Planning Division
7. Department of Health
Office of Environmental Quality Control
8. Department of Land and Natural Resources
Land Management Division
9. Department of Land and Natural Resources
State Historic Preservation Office
10. Department of Transportation
11. Office of State Librarian

B. State Agencies (cont'd)

12. Land Use Commission
13. Legislative Reference Bureau
14. The Disability and Communication Access Board (DCAB)
15. Department of Human Services
16. Department of Public Safety
17. Department of the Attorney General
18. Office of the Administrative Director of the Courts
19. Department of Human Services
Office of Youth Services

C. County Agencies

1. Honolulu Police Department, District 8
Waianae
2. Honolulu Police Department
Kapolei Administrative Office
3. Honolulu Fire Department
Kapolei Fire Station
4. Planning Division
5. Board of Water Supply
6. Building Department
7. Department of Land Utilization
8. Department of Public Works
9. Department of Transportation Services
10. Department of Community and Social Resources
11. Department of Environmental Services

12. Department of Planning and Permitting
13. Department of Design and Construction
14. Department of Facility Maintenance
15. Department of Community Services

D. Other Agencies/Organizations

1. The Estate of James Campbell
2. St. Francis-West Medical Center,
Community Relations Division
3. Hawaiian Electric Company (HECO)
4. Verizon Hawaii
5. Oahu Sugar Company
6. Family Law Section of Hawaii State Bar Association
7. Disability and Communication Access Board
8. Kapolei Rotary Club
9. Hawaiian Civic Club (A' 'hahui Siwila Hawai'i O Kapolei)
10. Makakilo Community Association
11. Makakilo Recreation Center
12. Villages of Kapolei Association
13. Kapolei Family Resource Center
14. Makakilo/Kapolei/Honokai Hale Neighborhood Board No. 34

APPENDIX A
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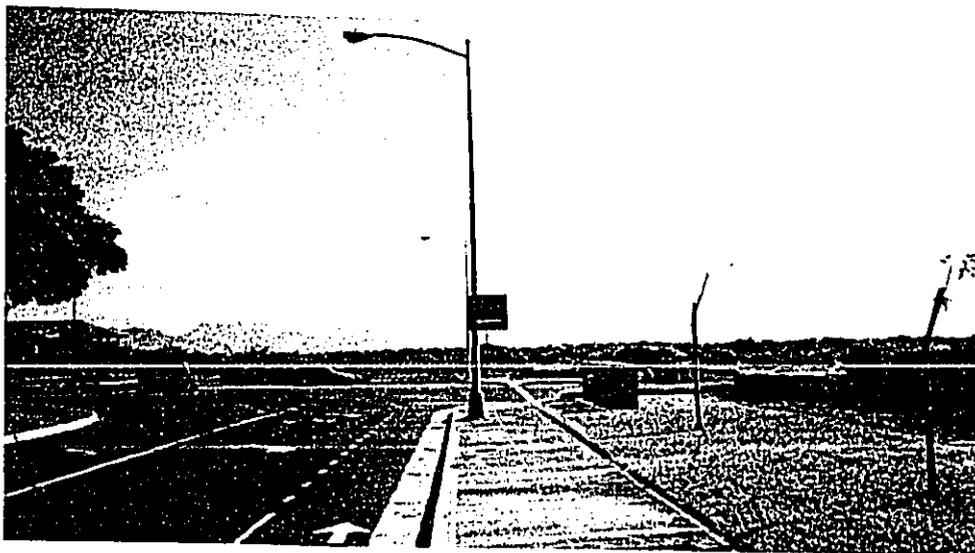
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APPENDIX B
Photos of Project Site

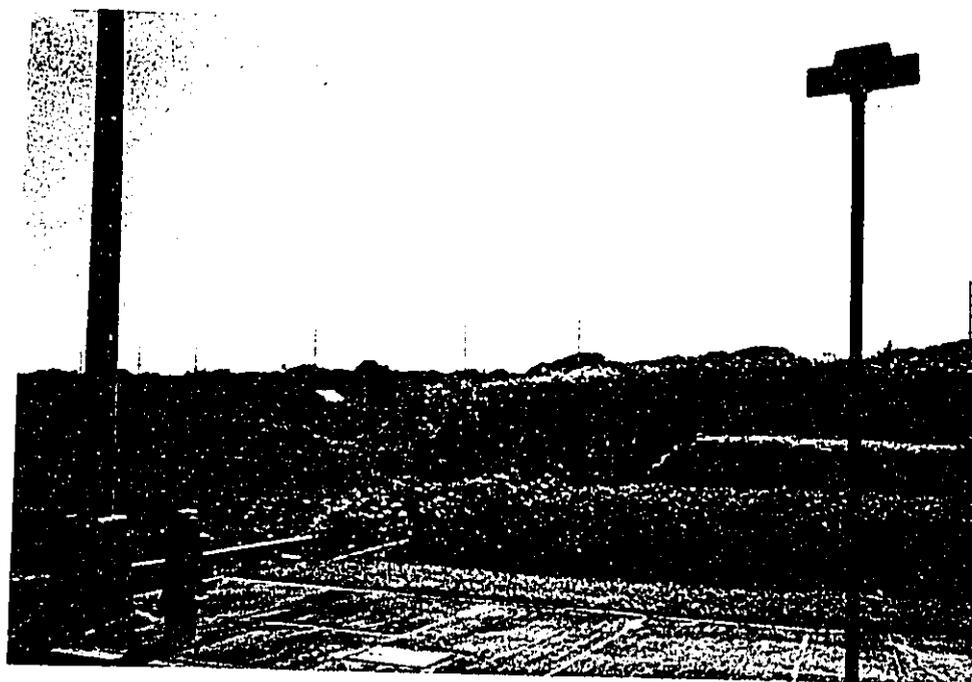
**PROJECT SITE
(6.53 acres)**



Looking northeast (mauka). View from intersection of Kamokila Blvd. and Kapolei Parkway. The site is to the right of Kapolei Parkway (Parcel 4 and 5). Parcels 6 and 2 and the 1st State Office Building is to the left of Kapolei Parkway extension across from site.

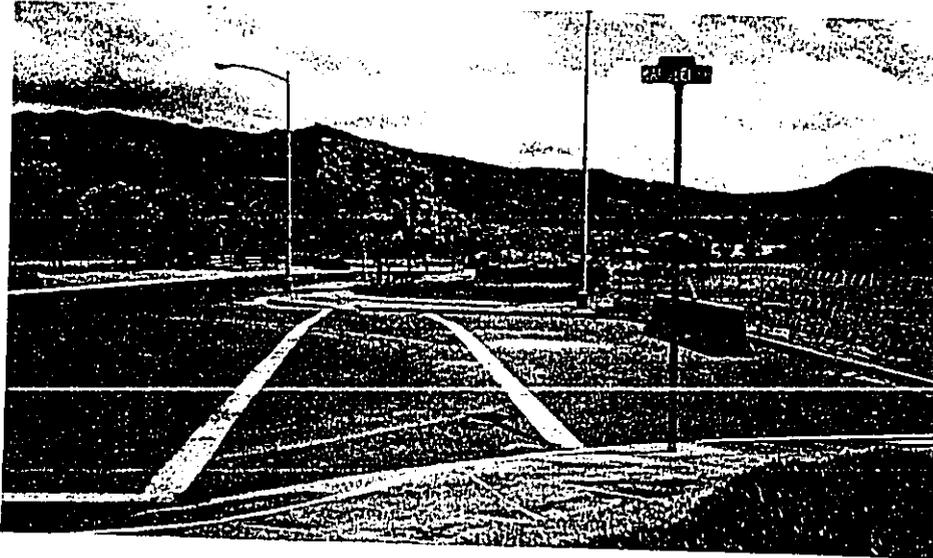


Looking directly south. View from middle of future extension of Kapolei Parkway. Existing sewer visible in foreground. Site is relatively level.



Looking south. View from Kamokila Blvd. Intersection. Fire hydrant visible in forefront.

PROJECT SITE
6.53 acres



Looking north (mauka)
from corner of project
site (Parcel 4) and
intersection of
Kamokila Blvd. and
future extension of
Kapolei Parkway.



Looking northeast from
the OR & L right-of-way
(railway crossing)
which runs along the
south border of project
site.



Looking south (makai),
view from construction
site of new City Civic
Center (Office Building
No. 1).

APPENDIX C
Traffic Impact Study

DRAFT

STATE JUDICIARY COMPLEX
TRAFFIC IMPACT STUDY
Kapolei, Oahu

Prepared by



June 2000

Chapter 5

SUMMARY AND CONCLUSIONS

The State of Hawaii plans to construct a Judicial Complex within the Civic Center area of the City of Kapolei. The Judicial Complex will include the Family Court for the First Circuit, which includes all of the Island of Oahu, and a new Juvenile Detention Center. The Family Court will be located along the south side of the Kapolei Parkway, with the site extending between Kamokila Boulevard and Waianiani Way. The Juvenile Detention Center will be built between the Family Court and the OR&L right-of-way.

2003 CONDITIONS WITHOUT THE PROJECT

Traffic volumes at key intersections in the vicinity of the Project site are expected to increase substantially by 2003 due to the development of nearby parcels and general area growth. Without roadway improvements, traffic problems are anticipated at the Kalaeloa Boulevard intersections with the Kapolei Parkway and Farrington Highway, and the Farrington Highway intersection with Kamokila Boulevard. Conditions at these intersections could be improved by the following actions:

Kalaeloa Boulevard-Kapolei Parkway - Provide double left-turn lane on new eastbound approach leg

Kalaeloa Boulevard- Farrington Highway - Install traffic signal controls

Farrington Highway- Kamokila Boulevard - Convert existing right-turn lane on Kamokila Boulevard to a shared lane to allow left turns from two lanes.

2003 CONDITIONS WITH THE PROJECT

The Project would generate an estimated 640 and 585 vehicle trip ends during the morning and afternoon peak hours, respectively, when it is fully operational in 2003. The Project traffic would increase peak direction traffic on the Kapolei Parkway connection to Kalaeloa Boulevard by approximately 98% and 70% in the morning and afternoon peak hours, respectively. Peak direction traffic on the segment of Kalaeloa Boulevard mauka of Kapolei Parkway would increase by about 30% in both peak hours. Peak hour volumes along Kamokila Boulevard and Farrington Highway are expected to increase by 2% or less.

The Project would result in unacceptable traffic conditions at the intersection of Kapolei Parkway with Kalaeloa Boulevard, with the forecast 2003 volumes approximating capacity in the morning peak hour and exceeding capacity in the afternoon peak hour. Intersection conditions could be improved by:

1. Provide a second (double) left-turn lane on the southbound approach of Kalaeloa Boulevard; and
2. Provide an additional lane in the median area on the westbound approach of Kapolei Parkway. With the third lane, the westbound lanes would be restriped as a left-turn lane, a shared left-turn/through/right-turn lane, and a right-turn lane.

The intersection of Kapolei Parkway and Kamokila Boulevard would operate at unacceptable conditions with STOP sign control. A traffic signal should be installed at the intersection with the development of the Project.

The Project would not substantially affect traffic conditions at the other key intersections in the area.

Appendix Table A-1
VEHICLE TRIP GENERATION FOR CITY OF KAPOLEI DEVELOPMENTS
YEAR 2003
State Judiciary Complex Traffic Impact Study

Land Use	Quantity	Morning Peak Hour		Afternoon Peak Hour	
		Enter	Exit	Enter	Exit
Developments Along Kalaeloa Boulevard					
Ewa Regional Center	135 TSF	63	41	221	239
Kalaeloa Auto Dealerships	33 Acres	347	149	317	475
Other Projects					
Police Station	---	130	83	31	130
Kapolei Park Square					
Retail	6.9 TSF	20	13	52	58
Restaurant	3.5 TSF	17	16	23	15
Kapolei Park					
Medical Mall	54.4 TSF	105	26	54	145
Retail	50.4 TSF	65	41	192	208
Office	23.7 TSF	33	4	6	29
Assisted Living	126 Beds	5	3	12	9
Skilled Nursing	125 Beds	15	9	9	12
Kapolei Shop. Ctr.					
Self Storage	55 TSF	5	3	7	7
Retail	0 TSF	0	0	0	0
City Office Bldg.	100 TSF	200	25	89	197
Library (Phases 1 & 2)					
Public Library	31.6 TSF	12	5	56	60
Distribution	10.7 TSF	4	1	1	4

Emp. = Employees
 TSF = Thousand Square Feet of Floor Area

Wilbur Smith Associates; June 19, 2000.

Appendix Table A-2
VEHICLE TRIP GENERATION FOR OTHER DEVELOPMENTS IN AREA
YEAR 2003
State Judiciary Complex Traffic Impact Study

Land Use	Quantity	Morning Peak Hour		Afternoon Peak Hour	
		Enter	Exit	Enter	Exit
Near City of Kapolei					
Villages of Kapolei					
Single-Family Houses	554 Units	104	312	358	201
Multi-Family Units	340 Units	32	128	130	67
Kapolei Knolls					
Single Family Houses	248 Units	47	140	160	90
Kapolei High School					
Semester Enrollment	1,800 Students	502	236	42	102
Kapolei Middle School					
Semester Enrollment	1,200 Students	202	134	24	48
Makakilo					
Single-Family Houses	308 Units	58	173	199	112
Condominiums	0 Units	0	0	0	0
Kapolei Business Park					
Warehouse	210 TSF	77	17	26	81

Emp. = Employees

TSF = Thousand Square Feet of Floor Area

Wilbur Smith Associates: June 19, 2000.

Appendix Table B-1.

**DISTRIBUTION OF VEHICLE TRIPS
1999-2003**

Location	Gate	Kapolei Commercial				Adjacent Residential				Judiciary Complex	
		AM In	AM Out	PM In	PM Out	AM In	AM Out	PM In	PM Out	Employees	Visitors
H-1 Fwy East	2	39.0	37.7	37.7	39.0	45.5	38.2	38.2	45.5	90.2	84.9
H-1 Fwy West	1	17.8	13.7	13.7	17.8	15.7	8.3	8.3	15.7	1.0	4.7
Makakilo Dr	3	4.7	3.2	3.2	4.7	5.6	2.4	2.4	5.6	0.7	0.8
Ft Barrette Rd	4	2.8	3.5	3.5	2.8	2.9	3.1	3.1	2.9	0.0	0.3
Farrington Hwy East	5	9.3	7.8	7.8	9.3	4.1	2.8	2.8	4.1	2.4	2.5
Kapolei Pkwy East	6	3.1	2.3	2.3	3.1	1.6	6.1	6.1	1.6	1.9	2.6
Kalaeloa Blvd South	7	2.8	5.9	5.9	2.8	2.1	3.4	3.4	2.1	0.0	0.2
Villages of Kapolei	10	15.5	20.9	20.9	15.5	5.0	5.0	5.0	5.0	1.3	1.5
City of Kapolei	12,13	5.0	5.0	5.0	5.0	17.5	30.6	30.6	17.5	2.5	2.5
Totals		100.0	100.0	100.0	100.0	100.0	100.0	100.0	100.0	100.0	100.0

APPENDIX D
Comments/Correspondence

Comments were received in a meeting on September 28, 2000 representing Judiciary (including Family Court) and DAGS and Architects Hawaii, Ltd. at which time concerns by attorneys affected by the relocation of Family Court cases from downtown to Kapolei were raised.

Further discussions on these and related issues took place on January 24, 2001 in a special meeting and consultation session with Family Law attorneys William Darrah and Stephanie Rezens representing the Family Law section of the Hawaii Bar Association. Representatives from DAGS, the Judiciary, and Architects Hawaii, Ltd. were also present at this meeting. The main purpose of the meeting was to solicit comments from the representatives of Family Law attorneys in an official consultation session regarding the relocation of Family Court Services to the new Kapolei Judiciary Complex.



Office of the Administrative Director — Staff Attorney

THE JUDICIARY • STATE OF HAWAII • 417 SOUTH KING STREET, ROOM 209 • ALI'ĪOLANI HALE
HONOLULU, HAWAII 96813-2902 • TELEPHONE (808) 539-4990 • FAX (808) 539-4985

Michael F. Broderick
ADMINISTRATIVE DIRECTOR
Clyde W. Namu'o
DEPUTY ADMINISTRATIVE DIRECTOR

Susan L. Gochros
STAFF ATTORNEY

January 23, 2001

By U.S. Mail and Facsimile

William C. Darrah, Esq.
737 Bishop Street, Suite 2820
Honolulu, Hawaii 96813

Re: January 24, 2001 Meeting

Dear Bill,

I am writing in response to your request for information regarding the meeting scheduled with the Department of Accounting and General Services (DAGS) and Architects Hawaii staff. Please allow me to clarify both the reason for the meeting, the rough agenda for the meeting and answer some of your background questions.

As you know, the environmental assessment (EA) for the "Kapolei Judiciary Complex" is presently being prepared. One of the concerns voiced by the Family Law Section is that the EA should address the socio-economic impacts of the contemplated construction project. The meeting scheduled for 9:00 a.m. tomorrow at the Administrative Conference Room in Ali'iolani Hale (Supreme Court) is intended to consult with you about "community issues" regarding the anticipated relocation, including concerns, information or documentation you believe should be reviewed by the consultants in assessing the factors for the environmental review.

You asked about the agenda. I would suggest that the consultants first present a brief overview of the environmental review process and answer general questions about the areas that they are reviewing and the scope of their review. The meeting may then be used to share with them any information you believe is pertinent to their inquiry.

When we spoke on the phone last week, you asked what is presently contemplated as far as the specific use for the Kapolei Courthouse (e.g., will all functions of the Family Court be transferred to Kapolei? Will there be other non-family law court functions there?) I told you that the Judiciary is presently embarking on a reorganization that may result in the relocation of further court functions to the Kapolei Judiciary Complex. My understanding is that this is an evolving process and many of the questions as to the final use of the complex have not yet been resolved. Clyde Namu'o, Deputy Administrative Director of the Courts, will be present at our meeting and can better address these issues.

<u>Description</u>	<u>Proj Total</u>	<u>Prior Years</u>	<u>FY 2001-02</u>	<u>FY 2002-03</u>
Kapolei Judiciary Complex, O'ahu				
Construction for the Kapolei Judiciary Complex.				
Plans	375	375		
Land	14	14		
Design	4,915	4,915		
Construction	76,900			69,900
Total	82,204	5,304		69,900
G.O. Bonds				

Explanation of Scope and Justification for Project

The new Kapolei Judiciary Complex will provide the First Judicial Circuit with facilities at the developing second city at Kapolei. The courts of the First Circuit have clearly outgrown all of the existing facilities. The most dire situation exists with the Family Court of the First Circuit, which has shared space with the First Circuit Court in Ka'ahumanu Hale since the building's opening in 1983, and continues to work within the confines of the same amount of space today as it occupied then, necessitating leasing / rental of space outside of Judiciary buildings. The Kapolei facility will enable the Judiciary to accommodate more court operations (including both jury and non-jury trials, and related social service functions), relieve current overcrowding at existing facilities, and provide more waiting areas and other public use spaces than are presently available.

The juvenile detention portion of the new Kapolei Judiciary Complex will also replace the existing detention facility located on Alder Street in Honolulu. The existing facility was constructed in the late 1950's and needs major repairs on an ongoing basis. It has been determined that renovation of the facility in order to meet current and future needs is not an economical alternative. In its evaluation of the existing facility, the Hawai'i Judicial System Master Plan completed in 1989 concluded that the "...spatial/operational defects in the facility are inherent to the facility design. Neither expansion on-site nor internal reconfiguration would substantially improve the situation...the repairs required to make this an adequate facility are overwhelming and prohibitively expensive for the end result. A new facility would, in the long run, be a far more cost-effective solution."

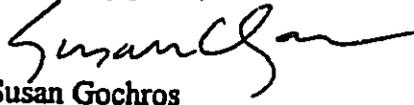
(This project is located in the 42nd and 43rd Representative Districts and 20th Senatorial District.)

William C. Darrah, Esq.
January 23, 2001
Page 2

Finally, you asked for information regarding the request for funding from the Legislature this Session. I am attaching a statement of the construction moneys requested and the "explanation of scope and justification for project" from testimony which we provided the Legislature. You also asked me which Project Development Reports (PDRs) would be incorporated by the EA. My understanding is that the PDRs used for the Judiciary Complex are (1) the PDR for Family Court Center First Judicial Court, drafted by Architects Hawaii, Ltd. in 1999 (a copy of which I have provided you); and (2) the PDR for Juvenile Detention Facility First Judicial Circuit, drafted by Architects Hawaii, Ltd. in 1999.

If you have any other questions or need any further information, please feel free to call me at 539-4990. We look forward to meeting with you and Ms. Rezens and hope that it proves to be a useful meeting for everyone.

Very truly yours,


Susan Gochros
Judiciary Staff Attorney

Enclosure

c: Michael F. Broderick, Administrative Director of the Courts
Clyde W. Namu'o, Deputy Administrative Director of the Courts
Walter Kobayashi, Project Coordinator, DAGS
Lloyd Arakaki, Principal and Chief Operation Officer, Architects Hawaii



Office of the Administrative Director — Staff Attorney

THE JUDICIARY • STATE OF HAWAII • 417 SOUTH KING STREET, ROOM 209 • ALI'IOLANI HALE
HONOLULU, HAWAII 96813-2902 • TELEPHONE (808) 539-4990 • FAX (808) 539-4985

Michael F. Broderick
ADMINISTRATIVE DIRECTOR
Clyde W. Namu'o
DEPUTY ADMINISTRATIVE DIRECTOR

Susan L. Gochros
STAFF ATTORNEY

January 29, 2001

By U.S. Mail and Facsimile

William C. Darrah, Esq.
737 Bishop Street, Suite 2820
Honolulu, Hawaii 96813

Stephanie A. Rezents, Esq.
Dillingham Transportation Bldg.
735 Bishop Street, Suite 205
Honolulu, Hawaii 96813

Re: Kapolei Judiciary Complex

Dear Bill & Stephanie:

Thank you for meeting last week, on behalf of the Family Law Section of the Hawaii State Bar Association, with the consultants conducting the environmental assessment for the Kapolei Judiciary Complex. As was mentioned at the meeting, the draft phase of the environmental assessment will soon be completed. Therefore, we ask that if your section has any remaining input you wish to share with the consultants, such comments be forwarded to us no later than February 9, 2001. We will forward any such information you wish to provide to the consultants.

Based upon our meeting last week, we understand that your concerns with the project are as follows:

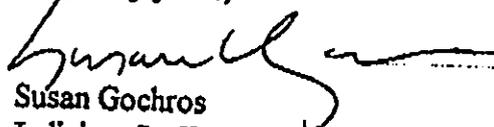
- (1) Family Court clients must not be unduly inconvenienced by having to attend hearings scheduled at 8:30 a.m. and 1:30 p.m. given the traffic and commuting concerns for Kapolei at those hours;
- (2) Because there now is a possibility that non-family court trial divisions may be assigned to the Kapolei Judiciary Complex, the facility at Kapolei must have the capacity to house all necessary family court functions and the facilities dedicated to these functions must not be compromised;
- (3) Given that the precise nature of the court use at Kapolei is presently being re-assessed, you believe the 1999 Project Development Report (PDR) is "obsolete" and should not serve as a basis for the environmental assessment.

William C. Darrah, Esq.
Stephanie A. Rezens, Esq.
January 29, 2001
Page 2

Please let us know if the above does not comport with your recollection of our meeting and if there are other issues that you believe should be addressed by the environmental assessment. Again, your involvement in this matter in no way precludes you from availing yourself to commenting or taking action on the draft environmental assessment once it is issued.

Thank you for your continued assistance with this matter.

Very truly yours,



Susan Gochros
Judiciary Staff Attorney

c: Michael F. Broderick, Administrative Director of the Courts
Clyde W. Namu'o, Deputy Administrative Director of the Courts
Gordon Matsuoka, DAGS Public Works
Walter Kobayashi, Project Coordinator, DAGS
Lloyd Arakaki, Principal and Chief Operation Officer, Architects Hawaii
✓ Ross Prizzia, c/o Architects Hawaii

DEPARTMENT OF LAND AND NATURAL RESOURCES



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES

HISTORIC PRESERVATION DIVISION
1151 Punchbowl Street
Honolulu, Hawaii 96813

STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
HISTORIC PRESERVATION DIVISION

ARCHITECTS HAWAII

ARCHITECTS HAWAII
1001 BULBURY STREET, SUITE 300
HONOLULU, HAWAII 96813
PHONE: 808-531-2188
FAX: 808-531-2188

May 4, 2001

Gordon Matsuoka
Department of Accounting and General Services
1151 Punchbowl Street
Honolulu, Hawaii 96813

Dear Mr. Matsuoka:

SUBJECT: Chapter 6E-9 Historic Preservation Review - Draft Environmental Assessment
of the Kapolei Judiciary Complex
Honolulu, Hwy. O'ahu
TMK 1-2-1-016 (Part 1 and 5)

LOG NO: 33377 ✓
DOC NO: 0104E116

Thank you for the opportunity to comment on the DEA for the Kapolei Judiciary Complex. Our review is based on historic reports, maps, and aerial photographs maintained at the State Historic Preservation Division; no field inspection was made of the project area. The DEA correctly incorporates our earlier comments that the presence of significant historic sites is unlikely because of the commercial subdivision of sugar cane that altered the land for many years. We also note that the OMAA right-of-way, a significant historic site listed on the National Register of Historic Places (Site no. 50-50-12-8710) is located on the northern boundary of the proposed complex. According to page 118 of the DEA the project would "not affect this historic site since the project is located a sufficient distance away from the railway's right-of-way". Therefore we believe that this action will have "no effect" on any significant historic sites.

Should you have any questions, please feel free to call Sara Collins at 892-8026 or Elinas Feardans at 892-8017.

Aloha,

Don Hibbard, Administrator
State Historic Preservation Division

2/31

c: DLQC
Lloyd Arakaki, Architects Hawaii Limited, 1001 Bulbary Street, Pacific Tower, Suite 300 Honolulu, HI 96813



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES

HAR - 6 2002

STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES

HAR - 6 2002

MEMORANDUM

TO: Dr. Don Hibbard, Administrator
Department of Land and Natural Resources

FROM: Gordon Matsuoka
Public Works Administrator

SUBJECT: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

Thank you for your letter of May 4, 2001, and comments reaffirming that this action will have no effect on any significant historic sites. Your comments will be included in Section II A.6 and III A.3 of the Kapolei Judiciary Complex Final EA, which describes existing conditions and potential impacts on archaeological and cultural resources.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

TP:mno

c: Mr. Lloyd Arakaki, Architects Hawaii, Ltd.

BY: DAGS 1 4-27-01 8:28AM 1 PLANNING BRANCH 808 531 0388-82

STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
1151 PENABOWI STREET
HONOLULU, HAWAII 96813



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
1151 PENABOWI STREET
HONOLULU, HAWAII 96813

PAR - 6 2002

RECEIVED
DAGS
DIV. OF PUBLIC WORKS
2002 APR 25 P 12:08



STATE OF HAWAII
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1151 PENABOWI STREET
HONOLULU, HAWAII 96813

STATE OF HAWAII
OFFICE OF HAWAIIAN AFFAIRS
1151 PENABOWI STREET
HONOLULU, HAWAII 96813

April 11, 2001

Gordon Matsuoka
Department of Accounting and General Services
1151 Penabowoi Street
Honolulu, HI 96813

Subject: Draft Environmental Assessment of the Kapolei Judiciary Complex
Ewa, O'ahu, Hawaii

Dear Mr. Matsuoka:

Thank you for the opportunity to comment on the above-referenced project.

The Office of Hawaiian Affairs has the following concern about the DEA. While the DEA indicates that there are no known impacts to archeological resources, the DEA has not addressed cultural practices. The purpose of Act 50, SLH 2000, is to:

- 1) "Require that environmental impact statements include the disclosure of the effects of a proposed action on the cultural practices of the community and State;
- 2) Amend the definition of "significant effect" to include adverse effects on cultural practices."

OHA requests that the DEA address the effects on Hawaii's culture and traditional and customary rights pursuant to Section 343-2, Hawaii Revised Statutes, as amended.

If you have any questions, please contact Sharis Manley, assistant policy analyst, at 594-1944 or e-mail her at sharis@oha.hawaii.gov.

Sincerely,

Colin C. Kippen, Jr.
Colin C. Kippen, Jr.
Deputy Administrator

cc: Board of Trustees
Randall K. Ogata, Administrator

RECEIVED
APR 25 2001
DIVISION OF PUBLIC WORKS
HONOLULU, HAWAII

MEMORANDUM

TO: Mr. Colin Kippen, Jr., Deputy Administrator
Office of Hawaiian Affairs

FROM: Gordon Matsuoka
Public Works Administrator

SUBJECT: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

Thank you for your letter of April 11, 2001, noting the need to address cultural practices. Your suggestions for revision have been addressed in Sections II A.6 and III A.3 of the Kapolei Judiciary Complex Final EA report, which describe the existing conditions and potential impacts on the archaeological and cultural resources. More specifically, we have addressed specific cultural practices and impacts as required by Act 50, SLH 2000 and customary rights pursuant to Section 343-2, Hawaii Revised Statutes as amended.

In addition to knowledgeable sources from the State of Hawaii Historic Preservation Division and other relevant agencies, we were assisted in this effort by the Kapolei Hawaiian Civic Club and other knowledgeable community sources that are members of other Kapolei community based organizations. We were pleased with the result of the review by residents of the community of Hawaiian ancestry who actually visited and walked the project site and concluded that the proposed project will have no impact on the Hawaiian cultural tradition and practices. We greatly appreciated their time and participation in the review process.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

TF:mo

c: Mr. Lloyd Arakaki, Architects Hawaii, Ltd.

01/08/01 SAT 11:17 FAX 808 521 3280

ARCHITECTS HAWAII

Q 003

BOARD OF WATER SUPPLY
CITY AND COUNTY OF HONOLULU
630 SOUTH BERTANHA STREET
HONOLULU, HI 96813



PRINTED NAME: COPY
EDITH P. HARRIS
CHARLES A. TITUS
JAMES L. JAMES
ROBERT E. GARDNER, III
SARAH M. TAYLOR
MAYNARD S. HARRIS
ROSE E. LUMUMBA, ESQ.
CLYDE S. JAMES
Manager of Civil Engineer

April 20, 2001

Mr. Raymond Sato, Comptroller
Department of Accounting and
General Services
State of Hawaii
1151 Punchbowl Street
Honolulu, Hawaii 96813

Attention: Gordon Matsuoza

Dear Mr. Sato:

Subject: Your Transmittal of the Draft Environmental Assessment for the
Kapolei Judiciary Complex, Kapolei, Oahu, TMK: 9-1-16-4-3-49

Thank you for the opportunity to review the subject document for the proposed judiciary complex.

We have the following comments to offer:

1. The existing off-site water system is presently adequate to accommodate the proposed project.
2. The applicant will be required to obtain a water allocation from the Department of Land and Natural Resources rather than the Commission on Water Resource Management as stated in the document.
3. The availability of water will be determined when the Building Permit Application is submitted for our review and approval.
4. The on-site fire protection requirements should be coordinated with the Fire Prevention Bureau of the Honolulu Fire Department.



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
P.O. BOX 191, HONOLULU, HAWAII 96819

RENAME & CATCHING

01 - 6 23

KEVIN S. MURPHY
COMPTROLLER
MAYNARD S. HARRIS
DEPUTY COMPTROLLER
OFFICE NO. 17002J111

Mr. Clifford Jamile
Board of Water Supply
City and County of Honolulu
630 South Bertanaha Street
Honolulu, Hawaii 96843

Dear Mr. Jamile:

Subject: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

Thank you for your letter and comments of April 20, 2001. Your suggestions for revisions have been addressed in the "Necessary Permits and Approvals" and in Sections II D.3 and III C.2 describing water (existing and potential impacts) of the Kapolei Judiciary Complex Final EA. Specifically, we have included your suggestions regarding the "three-inch or larger water meter" and the need to coordinate approvals, permits, and other requirements with the Department of Land and Natural Resources and the Fire Prevention Bureau of the Honolulu Fire Department.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

Very truly yours,

GORDON MATSUOKA
Public Works Administrator

TF:mo

c: Mr. Lloyd Arakaki, Architects Hawaii, Ltd.

Mr. Raymond Sato
April 20, 2001
Page 2

- 5. If a three-inch or larger water meter is required, the construction drawings showing the installation of the meter should be submitted for our review and approval.
- 6. Board of Water Supply approved Reduced Pressure Principle Backflow Prevention Assemblies are required to be installed immediately after all water meters serving the project site.

If you have any questions, please contact Sco: Murakami at 527-5221.

Very truly yours,


CLIFFORD S. LAMILLE
Managerial Chief Engineer

cc: Governor Ben Cayetano
Office of Environmental Quality Control
Cloyd Arakaki, Architect Hawaii, Ltd.

WILLIAM J. CAVIARO
DIRECTOR

WILLIAM J. CAVIARO
DIRECTOR



STATE OF HAWAII
DEPARTMENT OF TRANSPORTATION
669 PUNAHONA STREET
HONOLULU, HAWAII 96813-5077
April 27, 2001

STATE OF HAWAII
DEPARTMENT OF TRANSPORTATION
669 PUNAHONA STREET
HONOLULU, HAWAII 96813-5077
April 27, 2001

MEMORANDUM

TO: The Honorable Brian K. Minnai, Director
Department of Transportation

FROM: Glenn M. Okimoto
State Comptroller

SUBJECT: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

TO: THE HONORABLE RAYMOND H. SATO, COMPTROLLER
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES

ATTN: MR. GORDON MATSUOKA

FROM: BRIAN K. MINNAI, Director
DIRECTOR OF TRANSPORTATION

SUBJECT: KAPOLEI JUDICIARY COMPLEX
DRAFT ENVIRONMENTAL ASSESSMENT
TMC: 9-1-16 Por. 4 and 5

Thank you for your letter of April 27, 2001, and comments noting that the developer should be responsible for, but not limited to the on-site transportation improvements identified in the Traffic Impact Analysis Report. Your comments have been included in Section III C.1 of the Kapolei Judiciary Complex's Final EA, which describes the impact on roadways.

Thank you for your transmittal requesting our comments on the subject project. The developer should be responsible for, but not limited to the on-site transportation improvements identified in the Traffic Impact Analysis Report (TIAR).

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

We appreciate the opportunity to provide comments.

c: Mr. Lloyd Arakaki, Architects Hawaii Ltd.

c: Ms. Genevieve Salmonson, OEQC
Mr. Lloyd Arakaki, Architects Hawaii Limited

WILLIAM J. CAVIARO
DIRECTOR



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
725 BEEK HILL, HONOLULU, HAWAII 96813

MAR - 6 2002

WILLIAM J. CAVIARO
DIRECTOR

THE ESTATE OF JAMES CAMPBELL

BY FACSIMILE

April 20, 2001

Mr. Gordon Matsuoaka
Department of Accounting & General Services
1151 Punchbowl Street
Honolulu, HI 96813

Dear Mr. Matsuoaka:

Thank you for the opportunity to comment on the draft environmental assessment of the Kapolei Judiciary Complex. The Estate strongly supports location of the Family Court to the designated Civic Center in the City of Kapolei. When the Family Court relocation study was conducted in 1992 some of the key points that resulted from that review were:

- Over half of the existing Oahu population is better or equally served by the proposed Family Court site in Kapolei.
- This review was completed prior to the completion of the H-3 freeway which provides even better access to Kapolei by residents living on the Windward side of Oahu.
- By 2010, more people will live in the West Oahu and North Shore area than in Honolulu.
- A 1992 study determined that West Oahu and North Shore regions generate approximately the same number of major Family Court actions as Honolulu does.

With the population growth on Oahu being directed to the Central and Leeward areas, this will very likely shift more to the West Oahu and North Shore regions in the future.

Public transportation availability has in the past been identified as a concern for locating in Kapolei. Studies that we conducted at one point showed that a large majority of both Oahu and Leeward residents (73%) who went to Family Court drove. Since that study (1995), the City & County of Honolulu has significantly increased public access to the City of Kapolei through the implementation of a vastly improved Hub-n-Spoke bus system that provides service to and



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
FOR THE CITY OF HONOLULU, HAWAII

44-6 2002

STATE OF HAWAII
COMPTROLLER
MARK ALAN BAKER
DEPUTY COMPTROLLER
PHONE NO. 535-2111

Mr. Donna Goth
The Estate of James Campbell
1001 Kamokila Boulevard
Kapolei, Hawaii 96707

Dear Ms. Goth:

Subject: Kapolei Judiciary Complex
Draft Environmental Assessment (IEA)

Thank you for your comments and support for the Kapolei Judiciary Complex project as noted in your letter of April 20, 2001. The survey information you provided has been included in Section IV K of the Kapolei Judiciary Complex Final EA, which describes special community and other related issues concerning relocation of the Family Court Services.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

Very truly yours,

Gordon Matsuoaka
GORDON MATSUOKA
Public Works Administrator

TF:mo

c: Mr. Lloyd Arakaki, Administrator Hawaii, Ltd.

Mr. Gordon Masuoka
April 20, 2001
Page 2

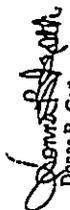
from Leeward communities and provides express service (35 minutes travel time) every 30 minutes between Kapolei and downtown Honolulu.

It has also been argued that moving Family Court from Honolulu would inconvenience people because people would not be able to walk from their offices. Our study identified that 3 to 5 (62%) Oahu residents and three-fourths of Leeward residents who went to Family Court came directly from home and not from their offices.

We believe that the project will beneficially affect the economic and social welfare of the community and the State.

Thank you for the opportunity to submit our comments.

Very truly yours,


Diana B. Goth
Director, Hawaii Development

cc: OEQC
The Honorable Benjamin Cayetano, Governor
Lloyd Arakaki, Architects Hawaii

DEPARTMENT OF PARKS AND RECREATION
CITY AND COUNTY OF HONOLULU

880 SOUTH KING STREET, 10TH FLOOR, HONOLULU, HAWAII 96813
PHONE: (808) 523-1100 • FAX: (808) 523-1101 • INTERNET: WWW.PARKS.HONOLULU.HI



WILLIAM D. BALFOUR, JR.
DIRECTOR
COMMUNITY IMPROVEMENT BUREAU
COUNTY DIRECTOR

April 12, 2001

Mr. Gordon Matsuoka
Department of Accounting and
General Services
1151 Punchbowl Street
Honolulu, Hawaii 96813

Dear Mr. Matsuoka:

Subject: Draft Environmental Assessment of the Kapolei Judiciary
Complex (THK: 9-1-16 Por. 4 and 5)

Thank you for the opportunity to review and comment on the Draft
Environmental Assessment relating to the Kapolei Judiciary
Complex.

The Department of Parks and Recreation concurs that the
development of the Judiciary Complex is expected to have minimal,
if any, impact on the Kapolei Regional Park or other recreational
facilities in the surrounding region.

Should you have any questions, please contact Mr. John Reid,
Planner, at 547-7396.

Sincerely,

W.D. Balfour, Jr.
WILLIAM D. BALFOUR, JR.
Director

WDB:cu
11-11129

cc: Mr. Donald Griffin, Department of Design and Construction
Office of Environmental Quality Control
Architects Hawaii Limited



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
1650 ALI DR. HONOLULU, HAWAII 96813

MAR - 6 2002

Mr. William Balfour, Jr.
Department of Parks and Recreation
City and County of Honolulu
650 South King Street, 10th Floor
Honolulu, Hawaii 96813

Dear Mr. Balfour:

Subject: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

Thank you for your comments and letter of April 12, 2001, noting your concurrence that the
development of the "the Judiciary Complex will have minimal, if any, impact on the Kapolei
Regional Park or other recreational facilities in the surrounding region." Your comments have
been included in Section III B.4 of the Kapolei Judiciary Complex Final EA, "Parks and
Recreation" (Impacts).

Your comment letter and this response letter will be included in the Final EA. We appreciate
your input on this project.

Very truly yours,

Gordon Matsuoka
GORDON MATSUOKA
Public Works Administrator

TY:mo
cc: Mr. Lloyd Arabaki, Architects Hawaii, Ltd.

FIRE DEPARTMENT
CITY AND COUNTY OF HONOLULU

8755 KAILUA, PUNAHOU, HONOLULU, HAWAII 96819-1000
TELEPHONE: (808) 531-4711 • FAX: (808) 531-1778 • INTERNET: WWW.HONOLULU.HI.GOV



REPLY HERE
IF ANY

ATTN: Mr. Matsuo
JAMES O. LAM
FIRE CHIEF

April 17, 2001

Mr. Gordon Matsuo
State of Hawaii
Department of Accounting and General Services
1151 Punchbowl Street
Honolulu, Hawaii 96813

Dear Mr. Matsuo:

Subject: Draft Environmental Assessment of the Kapolei Judiciary Complex
Tax Map Key: 9-1-016; Portions of 4 and 5

We received a letter from Mr. Lloyd Arabaki of Architects Hawaii Limited regarding the Draft Environmental Assessment of the Kapolei Judiciary Complex.

The Honolulu Fire Department (HFD) requests that the following be completed with:

1. Provide a private water system where all egresses, hydrant spacing, and fire flow requirements meet Board of Water Supply standards.
2. Provide a fire department access road within 150 feet of the first floor of the most remote structure. Such access shall have a minimum vertical clearance of 13 feet 6 inches, be constructed of an all-weather driving surface complying with Department of Transportation Services (DTS) standards, capable of supporting the minimum 60,000 pound weight of our fire apparatus, and with a gradient not to exceed 20%. The unobstructed width of the fire apparatus access road shall meet the requirements of the appropriate county jurisdiction. All dead-end fire apparatus access roads in excess of 150 feet in length shall be provided with an approved turnaround having a radius complying with DTS standards.

Mr. Gordon Matsuo
Page 2
April 17, 2001

3. Submit civil drawings to the HFD for review and approval.
- Should you have any questions, please call Battalion Chief Kenneth Silva of our Fire Prevention Bureau at 831-7778.

Sincerely,

ATTILIO K. LEONARDI
Fire Chief

AKL/KSL:bb

cc: Office of Environment, Quality Control
Lloyd Arabaki, Architects Hawaii Limited



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
725 KEELE STREET, HONOLULU, HAWAII 96813

APR 17 2001

Fire Chief Attilio Leonardi
Fire Department
City and County of Honolulu
3375 Koahe Street, Suite H425
Honolulu, Hawaii 96819-1469

Dear Fire Chief Leonardi:

Subject: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

Thank you for your comments noted in your letter of April 17, 2001. Your suggestions for revisions have been addressed in Section III B.3 of the Kapolei Judiciary Complex's Final EA, which describes the potential impact on fire services. More specifically, your suggestions have been included regarding the provision of a private water system, hydrant spacing and fire flow requirements that meet the Board of Water Supply standards, the need to provide a Fire Department access road within 150 feet of the first floor of the most remote structure, and other Department of Transportation Services standards. Finally, we have included the need to submit civil drawings to the Honolulu Fire Department for review and approval.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

Very truly yours,

GORDON MATSUOKA
Public Works Administrator

TF:ncp
cc: Mr. Lloyd Arabaki, Architects Hawaii, Ltd.



STATE OF HAWAII
DEPARTMENT OF EDUCATION
1650 KALANOAU AVENUE, SUITE 1000
HONOLULU, HAWAII 96813

DATE OF THIS CORRESPONDENCE
May 4, 2001

STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
1650 KALANOAU AVENUE, SUITE 1000
HONOLULU, HAWAII 96813



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
1650 KALANOAU AVENUE, SUITE 1000
HONOLULU, HAWAII 96813

DATE OF THIS CORRESPONDENCE
MAY 4, 2001

MEMO TO: The Honorable Wynne H. Kimura, Comptroller
Department of Accounting and General Services

ATTN: Mr. Gordon Mautolo, Public Works Engineer

FROM: Paul G. LaMable, Ph.D., Superintendent
Department of Education

SUBJECT: Kapolei Judiciary Complex Draft EA

MEMORANDUM

TO: The Honorable Patricia Hamamoto
Office of the Superintendent
Department of Education

FROM: Glenn M. Okimoto
State Comptroller

SUBJECT: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

The Department of Education (DOE) offers the following comments on the subject draft environmental assessment:

- 1. Pages 53 and 54. The Kapolei area is currently served by the following schools:

School	Enrollment (2000 School Year)
Kapolei High	373 (Grade 9 only; additional grades planned to be added each year)
Campbell High	2,102 (currently serves Kapolei students in Grades 10-12)
Kapolei Middle	1,261
Kapolei Elem.	1,039
Mauka Lanai Elem.	691
Makaloa Elem.	617
Barbers Point Elem.	198

- 2. Page 53, Last Paragraph. Kapolei Elementary School opened in 1993.

The Honorable Wynne H. Kimura
Page 2
May 4, 2001

- 3. Page 54, Second Paragraph. The first sentence should state that the DOE opened the new Kapolei Middle School near the proposed project site rather than at the proposed project site. Also, Waihele Elementary School is already open.
- 4. Page 54, Third Paragraph. Barbers Point Elementary School is not the only public school in the immediate vicinity of the project site. Also, the first phase of Kapolei High School was already completed in July 2000.

Thank you for the opportunity to comment. If you have any questions, please call Mr. Sanford Bopp at 733-4162.

PLM/EBmp

cc: The Hon. Benjamin J. Cayetano, Governor
Ms. Paula Yoshioka, Assistant Superintendent, DAS
Mr. Lloyd Anshah, Architects Hawaii, Ltd.

Thank you for your letter and comments of May 4, 2001. Your suggestions for revisions have been addressed in Section II.C.5 of the Kapolei Judiciary Complex Final EA report which describes existing public (Department of Education) educational resources. Specifically, we have included the updated information you provided regarding the revised student enrollment figures and the opening of new schools in the Kapolei area.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

cc: Mr. Lloyd Anshah, Architects Hawaii, Ltd.

POLICE DEPARTMENT
CITY AND COUNTY OF HONOLULU

141 SOUTH KALANIANA'OLE ST. #111
HONOLULU, HAWAII 96813 • JALSA 5084 (PHONE 594-1111)



LEE D. DONOHUE
CHIEF OF POLICE
HONOLULU, HAWAII

***** CH-15 *****

April 18, 2001

Mr. Gordon Matsuoaka
Department of Accounting
and General Services
State of Hawaii
1151 Punchbowl Street
Honolulu, Hawaii 96813

Dear Mr. Matsuoaka:

Thank you for the opportunity to review and comment on the Draft Environmental Assessment (DEA) of the Kapolei Judiciary Complex.

Construction-related dust, emissions, noise, and traffic will inevitably have a negative impact on police habitats and services. However, after the proposed facility opens, the services it will be providing and its proximity to the Kapolei Police Station should have positive impacts on police operations.

The following should be noted on pages 50 and 51 of the DEA:

The area is presently served by the Kapolei Police Station in the Honolulu Police Department's District 8. This station structure from Kula to Kana Point. There are presently seven beats in the area directly serviced by the Kapolei station, with one officer per beat, 24-hours a day, 7 days a week. The police officers assigned to this area work with the community through the volunteer Neighborhood Security Watch and the Community Area of Responsibility (CAR) programs, to directly involve the citizenry with crime prevention efforts. There are plans to increase the total number of police beats in the area: five beats to serve Kapolei and three beats in the Makaloa area. The new Kapolei Police Station officially opened in July 2000.

The Kapolei Judiciary Complex project site is situated within the Honolulu Police Department's District 8, Beat 876. District 8 encompasses the area between Kana Point and Kana Point, which includes the East Flats, Makaloa, City of Kapolei, and the Vihear Coast.

Mr. Gordon Matsuoaka
Page 2
April 18, 2001

The district's command staff and CAR Resources Unit and units of the Juvenile Services, Criminal Investigation, and Narcotics Vice Divisions are housed in the Kapolei Police Station. This new station administers the district and is located near the intersection of Farrington Highway and Kamehaha Boulevard. The city has requested 89 uniformed police officers for the new Kapolei station.

Further, in anticipation of increased traffic volumes through this and other projects in the area, we support the recommendations of the State Judiciary Complex Traffic Impact Study, June 2000.

If there are any questions, please call Major Alan Fuhrman of District 8 at 693-4253 or Carol Soderbaf of the Support Services Bureau at 529-3658.

Sincerely,

LEE D. DONOHUE
Chief of Police

Eugene Uehara
EUGENE UEHARA, Assistant Chief
Support Services Bureau

cc: District 8
OGCC
Jr. Lloyd Anzani, Architects
Hawaii United



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
700 SOUTH KALANIANA'OLE AVENUE

MAR - 6 2002

Chief Lee Donohue
Police Department
City and County of Honolulu
801 South Beretania Street
Honolulu, Hawaii 96813

Dear Chief Donohue:

Subject: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

Thank you for your comments noted in your letter of April 18, 2001. Your suggestions for revisions have been addressed in Section II C.2, describing existing police services, of the Kapolei Judiciary Complex Final EA. Specifically, the information you provided has been included regarding updating the increased number of police officers at the various locations and the activities of the Neighborhood Security Watch and Community Area of Responsibility programs. We have also included in the Final EA the expanded activities of the new Kapolei Police Station units of Juvenile Services, Criminal Investigation and Narcotics Vice Divisions.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

Very truly yours,

Gordon Matsuoaka
GORDON MATSUOKA
Public Works Administrator

TF:mo
cc: Mr. Lloyd Anzani, Architects Hawaii, Ltd.

MEMORANDUM

TO: Mr. Genevieve Simonson, Director
 Office of Environmental Quality Control

FROM: Gordon Mizuoka
 Public Works Administrator

SUBJECT: Kapolei Judiciary Complex
 Draft Environmental Assessment (EA)

April 20, 2001

Gordon Mizuoka
 Department of Accounting and General Services
 P.O. Box 119
 Honolulu, Hawaii 96810
 Attention: Tyler Fujiyama
 Dear Mr. Mizuoka:

Subject: Draft Environmental Assessment (EA) for Kapolei Judiciary Complex

We have the following comments to offer:

Unneeded Dates: In order to reduce bulk and save on paper, please consider printing on both sides of the pages in the final document.

Accepting Authority: Please note that, for environmental assessments, the accepting authority is the same as the applicant agency. DAGS will make the determination of significant impact, or lack of significant impact, after reviewing the final EA and all the comment letters and responses.

Statements: The Environmental Impact Statement law prohibits representation of large projects and requires that full disclosure of impacts be made on projects in their entirety. There is no discussion of the impacts of the early Kapolei Civic Center, of which this is one component. If disclosure has already been made on the Civic Center, indicate in which EIS 343 document it can be found.

Contacts: Document all contacts in the final EA, including those made during the pre-consultation phase, and include copies of any correspondence. This is especially true of contacts made with community members or community groups.

Change of focus: In the final EA include the requested re-designation from AO-2 to B-2 in the list of permits.

Thank you for your comments noted in your letter of April 20, 2001. Your suggestions for revisions have been addressed in the Kapolei Judiciary Complex Final EA:

1. Your suggestions for revision of the "accepting authority" have been addressed in the Summary Section which is at the front of the Final EA;
2. Reference to "Change of Zoning" is addressed in the Development Summary and Necessary Permit and Approvals Sections of the Final EA; and
3. Reference to cultural impacts assessment is addressed in Sections II A.6 and III A.3, which describe the existing conditions and potential impacts on archaeological and cultural resources.

The cultural assessment was addressed with assistance from knowledgeable sources of the State Historic Preservation Division (SHIPD) and through on-site visits and discussions with community based sources that have knowledge and experience (i.e., Kapolei Hawaiian Civic Club) of Hawaiian traditions and cultural practices in the Kapolei area. The results of these community-based on-site walkthroughs and discussions revealed that the proposed project would have no adverse impact on the Hawaiian cultural traditions and practices (including access) in the Kapolei area.

Sections II A.6 and III A.3 and Appendix E of the Final EA address your reference to a "determination from Historic Preservation Division." In May 4, 2001, letter, Mr. Don Hubbard, Administrator of the SHIPD reaffirmed their "no effect" determination and added that "the Draft EA correctly incorporates our earlier comments that the presence of

Gordon Muraoka
April 20, 2001
Page 2

Cultural Impacts Assessment:

Act 50 was passed by the Legislature in April of 2000. This mandates an assessment of impacts to local cultural practices by the proposed project. In the final EA include such an assessment.

If the subject area is a developed urban setting, cultural impacts must still be assessed. Many incorrectly assume that the presence of urban infrastructure effectively precludes consideration of current cultural factors. For example, portions are known to glider launch '04, 'Time, 'Whale, road or rd on the grassy slopes and ramps of the H-1 freeway and some state highways on the neighbor island. Certain landmarks and physical features are used by Hawaiians for fishing spots, and the lines of sight from landmarks to the coast by fishermen to locate certain fishing spots. Blocking these features by the construction of buildings or tanks may constitute an adverse cultural impact.

For assistance in the preparation refer to our *Guidelines for Assessing Cultural Impacts*. Contact our office for a paper copy or go to our homepage at <http://www.dnr.hawaii.gov/ehp/ehp.htm>. You will also find the text of Act 50 linked to this section of our homepage.

Determination from Historic Preservation Division: Encloses a copy of the Division's 1998 "no effect" determination for lands encompassing the subject parcels for the Judiciary complex. Documentation from SHPD must appear in the final EA.

Printing: Impacts: HRS 101D-407 requires the use of recycled glass in paving materials whenever possible, and HRS 101D-408 requires the use of native Hawaiian flora whenever and wherever possible. Enclosed are copies of the referenced chapter and sections of the statute.

If you have any questions, please call Nancy Heinrich at 586-4185.

Sincerely,


GENEVIEVE SALMONSON
Director

Enc.

c. Lloyd Arakaki

Ms. Genevieve Salmonson
FWDOLP119
Page 2

significant historic sites is unlikely because of the commercial cultivation of sugar cane that altered the land for many years. Mr. Hibbard concludes: "Therefore, we believe that this action will have "no effect" on any significant historic sites."

Your reference to paving materials and native plants for landscaping has been included in Section IV H.3, which describes the city of Kapolei's policies and guidelines for paving and landscaping.

Finally, please note that disclosure requirements for the Kapolei Civic Center which were referred to in your letter were provided in the Final EA and the Finding of No Significant Impact filed December 1997, pursuant to Chapter 343, Hawaii Revised Statutes. This document was prepared by Koberfritzen/Mitchell Architects and is referenced in the bibliography (Appendix A) of the Kapolei Judiciary Complex Final EA.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

TF:moo
c: Mr. Lloyd Arakaki, Architects Hawaii, Ltd.

§101B-407 Construction projects, roadway materials; recycled glass content requirements. (a) When purchasing roadway materials or other high-value, end-use applications for public projects, state agencies shall, and county agencies may, purchase materials with minimum recycled glass content meeting specifications adopted by the policy board which, at a minimum, shall provide for:

(1) A minimum recycled glass content of ten per cent crushed aggregate in treated or untreated basecourse in paving materials that shall not reduce the quality standards for highway and road construction; and

(2) The use of one hundred per cent aggregate in nonstructural capital improvement applications.

(b) All highway and road construction and improvement projects funded by the state or a county or roadway that are to be accepted by the state or a county as public roads shall utilize a minimum of ten per cent crushed glass aggregate as specified by the department of transportation in all basecourse (treated or untreated) and subbase when the glass is available to the quarry or contractor at a price no greater than that of the equivalent aggregate.

(c) All state and county construction projects calling for nonstructural backfill shall utilize one hundred per cent crushed glass when available at a cost equal to or lower than the equivalent aggregate.

(d) As used in this section:

"basecourse" means the layer or layers of specified material or selected material of a designed thickness to support a surface course.

"Environmental management special fund" means the fund established by section 3420-63.

"Nonstructural backfill" means use as fill in areas not subject to structural loading, including but not limited to utility line bedding, drainage backfill behind retaining walls, drainage line backfill in leachfields or french drains, and similar uses. [L 1994, c 301, §12; am L 1997, c 82, §12; am L 1998, c 11, §17]



STATE OF HAWAII
 DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
 P.O. BOX 2009, HONOLULU, HAWAII 96820

FORM NO. 100-107-01

MAR - 6 2002

Mr. Tyler Pughyana
 Acting Section Head
 General Government Section
 Planning Branch
 Department of Accounting and
 General Services
 1181 Ala Moana Boulevard
 Room 101
 Honolulu, HI 96813

Subject: Kapolei Judiciary Complex
 (Family Court and Juvenile Detention Center)
 Draft Environmental Assessment
 TRAC 9-01-16-09; portion of 1
 4 (6.53 Acres) & 3 (13.516 acres)
 Location: SE Corner Kapolei Parkway and Kamohāi Boulevard

Dear Mr. Pughyana,

The Draft Environmental Assessment for the Kapolei Judiciary Complex was received April 14, 2001 at our office as per request and for analysis. The purpose of our analysis is to ensure that the planning and the design development phases for this proposed project take into account accessibility for persons with disabilities.

We offer the following comment:

1. This project falls within the scope of the Americans with Disabilities Act (ADA) Title II covering state and local government and the Hawaii Revised Statutes (HRS) 113A-30 which address the Americans with Disabilities Act (ADA) Accessibility Guidelines for Buildings and Facilities: Title II, Part II, Section 119.1, "Public Buildings and Facilities" published in the Federal Register, Thursday, January 13, 1998 under Part II, Architectural and Transportation Barriers Compliance Board - 36 CFR Part 1191. These guidelines include Section II, "Judicial, Legislative and Regulatory Facilities" and Section 12, "Pavement and Curbside Facilities." Also, HRS 113B-30 contains a requirement for a document review process by the Disability and Communication Access Board.

We recommend that you include the following statement on accessibility requirements under TRS 1101-30 to read:

"All facilities will be designed to meet the Americans with Disabilities Act (ADA) Accessibility Guidelines for Buildings and Facilities: Title II, Part II, Section 119.1, "Public Buildings and Facilities" published in the Federal Register, Thursday, January 13, 1998 under Part II, Architectural and Transportation Barriers Compliance Board - 36 CFR Part 1191 and the requirements of §101-30 Hawaii Revised Statutes (HRS)."

This statement should be positioned under

SECTION IV. RELATIONSHIP TO GOVERNMENTAL PLANS, POLICIES AND CONTROLS

E. "The Disability and Communication Access Board (DCAB) replaces the Commission on Persons with Disabilities" (CPD) on page 127.

The above reflects that's correct. They do not reflect our Board's approval or disapproval of the plan. Thank you for giving us the opportunity to provide comment.

If you have questions or concerns, please feel free to contact Mr. Gary L. Buchler, Public Access Specialist or Dr. Bin George, Facility Access Coordinator, at 546-1121.

Sincerely,

 FRANCINE WAI
 Executive Director

MEMORANDUM

TO: Mr. Francine O. Wai, Executive Director
 Disability and Communication Access Board
 Department of Health

FROM: Gordon Masuoka
 Public Works Administrator

SUBJECT: Kapolei Judiciary Complex
 Draft Environmental Assessment (EA)

Thank you for your comments noted in your letter of April 23, 2001. Your suggestions for revisions have been addressed in the Kapolei Judiciary Complex Final EA. More specifically, the 1998 ADA Accessibility Guidelines (i.e., 36CFR Part 1191 HRS) proposed in your revisions have been included in Section IV H.2, which describes the City of Kapolei policies and planning principles pertaining to easy access. Also, your suggestion to update the references to the Disability and Communication Access Board has been addressed in Section VI B "State Agencies Contacted."

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

TF:mo
 cc: Mr. Lloyd Anzaki, Architect Hawaii, Ltd.

3/21/01



Mr. Gordon Matsuoaka
Dept. of Accounting and General Services
1151 Punchbowl Street
Honolulu, Hawaii 96813
Dial U.S. Mail and fax: 586-0521

Re: Draft Environmental Assessment of the Kapolei Judiciary Complex
Dear Mr. Matsuoaka:

I am writing in regards to the Department of Accounting and General Services' (DAGS) Draft environmental assessment of the proposed Kapolei Judiciary Complex. We have reviewed comments sent to you on April 23, 2001, by the HSBA Family Law Section and concur with their concerns. Specifically, we do not believe that the Environmental Assessment (EA) should be limited to the project's impact on the local Kapolei community. Instead, we feel that the EA should take into account the loss of thousands of jobs for residents who would be adversely impacted by relocating the entire First Circuit Family Court to Kapolei.

We have supported in the past and would like to reaffirm our support of a two-court plan for Oahu's court system, with the service justice facilities in both Honolulu and Kapolei. We urge DAGS not to limit the Environmental Assessment until the Judiciary has had a chance to complete its statewide planning for judicial services, including Kapolei.

We apologize that our comments are coming to you past the deadline. If you have any questions regarding this matter, please do not hesitate to contact me at 638-7500.

Sincerely,

David M. Louie, President
Hawaii State Bar Association

Attachment: 4/23/01 letter from Louie and Fry to Matsuoaka
cc: HSBA Family Law Section
Susan Cochran, Esq.
scc@hsba.org

1151 Punchbowl Street, Suite 908 • Honolulu, HI 96813 • Phone: (808) 537-1100 • Fax: (808) 531-7556 • <http://hsra.org>

3/21/01

RECEIVED - RAGS
DIV. OF PUBLIC WORKS
May 9, 2001 9:49 AM P 3-33



STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
1151 PUNCHBOWL STREET
HONOLULU, HAWAII 96813

Mr. David Louie, President
Hawaii State Bar Association
1151 Punchbowl Street, Suite 908
Honolulu, Hawaii 96813

Dear Mr. Louie:
Subject: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

This letter is in response to your letter of May 9, 2001, which was received after the statutory deadline of April 21, 2001. We have reviewed your comments and noted your concerns, which have been addressed in the Kapolei Judiciary Complex Final EA. More specifically, Section IV K describes the special community and other related issues concerning relocation of the Family Court Services. Documentation from the statistical data compiled by the State Judiciary (Spring 1999), the study by the Omni Truck Group (July 1998), and the Family Court Relocation Study of 1997, generally support the rationale of the proposed project. Moreover, the various studies conducted by the Hawaii Development Section of the Office of James Campbell also support the proposed project (see Section IV K of the Final EA). We appreciate your past support and reaffirmation of that support in your letter regarding the State Judiciary's future plans to serve Hawaii's residents.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

Very truly yours,

GORDON MATSUOKA
Public Works Administrator

TF:mo
cc: Mr. Lloyd Arakaki, Architects Hawaii, Ltd.

DEPARTMENT OF PLANNING AND PERMITTING
CITY AND COUNTY OF HONOLULU
RECEIVED - DABS
CITY OF PUBLIC WORKS



700 MAY - 7 A 9 08
2001 (CLOO-146087)

Mr. Gordon Matsuoka
Department of Accounting and General Services
State of Hawaii
2151 Punchbowl Street
Honolulu, Hawaii 96813

Dear Mr. Matsuoka:

Draft Environmental Assessment of the Kapolei Judiciary Complex
The Kapolei Judiciary Complex

We have reviewed the Draft Environmental Assessment for the Kapolei Judiciary Complex and have the following comments:

General:

The text map parcel information listed in the Summary section (p. 14) appears to be incorrect. Our records indicate that the parcel title is identified as TRAC 9-1-16; portion 1. Please clarify what the correct T.M.K. is.

Section II.C.1 "Police and Fire Protection" should indicate that Kapolei is presently served by the new Kapolei District Police Station located in the City of Kapolei. Phase I of the new station, opened in July 2000, provides 31,000 square feet for the Narcotics/Drug Division, Receiving, District Police Station employees approximately 250 police officers and civilians. Though Phase II is not yet planned, it would provide an additional 14,000 square feet for offices and storage space for the Planning and Records Division.

Section VI of the DEEA lists City agencies whose names have changed due to a City-wide reorganization. The Final Environmental Assessment should include the following additional agencies:

STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
ALL OTHER TAX INFORMATION PLEASE REFER TO
HAR - 6 2002



Mr. Randall Fujiki, AIA
Department of Planning and Permitting
City and County of Honolulu
650 South King Street
Honolulu, Hawaii 96813

Dear Mr. Fujiki:

Subject: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

Thank you for your comments and suggestions for revisions noted in your correspondence of May 7, 2001. Your proposed revisions have been addressed in the Kapolei Judiciary Complex Final EA, specifically:

1. Reference to the Tax Map Key has been addressed in the Summary Section.
2. Proposed revisions to update Section II C.1 "Police and Fire Protection" have been included.
3. Proposed revisions to Section VI, which lists city agencies, have been updated in accordance with the citywide reorganization and the new agencies you suggested.
4. Reference to a missing Table 2.1 was a typographical error and has been addressed.
5. Reference to the General Plan, Ewa Development Plan, and Table 2 in Section II B.3 has been addressed in the Final EA.
6. Reference to zoning requirements has been addressed in the appropriate exhibits (i.e., maps) in the Final EA.
7. Reference and suggestions for mitigating visual impacts is addressed in Section III A.6 of the Final EA.
8. Reference to traffic is addressed in Section II C.1, which describes impacts on roadways and traffic. Also addressed is the issue of responsibility and costs of off-site

Mr. Gordon Matsumoto
Department of Accounting and General Services
May 2, 2001
Page 2

- Department of Design and Construction
- Department of Facility Maintenance
- Department of Community Services

In addition, we suggest find Table 2.1 mentioned on page 27.

General Plan and Kawa Development Plan:

The proposed Complex will carry out the policies of the City's General Plan and Kawa Development Plan. With respect to population projections for Kawa, the State Department of Business, Economic Development, & Tourism (DBEDT) has updated their population projections to year 2025. If the applicant desires to use the DBEDT's current population projections, then all applicable data should be adjusted.

Table 2 in Section 1B.3 "Population" (page 48) mentions the General Plan's Distribution of Residential Population (Populations, Objective C, Policy 4), and the former Planning Department's 1995 population forecast. However, last year, the Department of Planning and Permitting (DPP) revised and updated its population projections to the year 2025. We have attached a table showing population, housing, and job projections, by development plan area, for your use.

For your information, the proposed location of the Family Court Center and the Hawaii Detention Center is within the area designated as the "City Center" in the Kawa DP and the revised City of Kapaeha Urban Design Plan updated in June 1998.

Zoning Requirements:

The current zoning of the project site is erroneously indicated as including AG-2, General Agricultural District and also as an Exhibit 6A. The site is currently zoned AG-1, Recreational District.

We confirm that the proposed detention facility will require the approval of a Final Review Use (FRU), pursuant to Section 21-2120 of the Land Use Ordinance (LZO). We note that an application for a FRU requires a minimum 5-year master plan.

The DEA should discuss measures, if any, for mitigating visual impacts of the 700-unit parking lot. For example, what landscaping, buffering, or other site improvements would be used to mitigate the impact of this 6-acre parking lot?

Mr. Gordon Matsumoto
Department of Accounting and General Services
May 2, 2001
Page 3

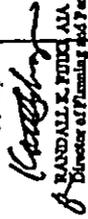
Traffic:

The DEA should make clear the responsibility of the implementation of off-site improvements such as traffic improvements. The DEA should identify who the developer is if not the State of Hawaii. On page 22, the DEA states that "Also still unresolved is whether the State or the developer will bear the burden of the costs of the off-site improvements". Perhaps unresolvable issues should be placed in a new section and labeled accordingly in the DEA.

The DEA should discuss the Pearl Harbor Historic Trail proposed along the ORAL right-of-way (ROW) and what, if any, opportunities there are for alternate transportation modes to link with this project. The State Department of Transportation is also planning improvements for the Leeward Bikeway along this ROW.

If you have any questions, please contact Raymond Young of our staff at 277-5339. For future correspondence, please reference file number 2001/CJL00-1546.

Sincerely yours,


RANDALL K. FITCH, AIA
Director of Planning and Permitting

RKF:th
Enclosures
See site

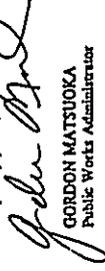
Mr. Randall Fitch
FWD02.P121
Page 2

traffic improvements, which the Director of the State Department of Transportation indicated in an April 23, 2001, letter that the developer should bear this burden. This information has also been included in Section III C.1.

- 9. References to the Pearl Harbor Historic Trail along the ORAL right-of-way (ROW) and for the Leeward Bikeway along this ROW are included in Section II D.1 of the Final EA.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

Very truly yours,


GORDON MATSUMOTO
Public Works Administrator

TF:mo
c: Mr. Lloyd Arakaki, Architects Hawaii, Ltd.



WAYNE H. KIMURA
COMPTROLLER
MARY ALICE EVANS
DEPUTY COMPTROLLER

BENJAMIN J. CAYETANO
GOVERNOR

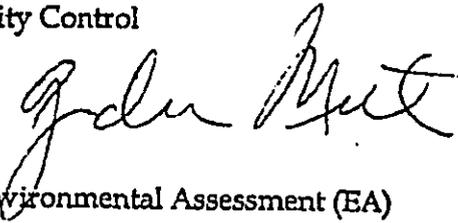
STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
P.O. BOX 119, HONOLULU, HAWAII 96810

LETTER NO. (P)1670.1

OCT 25 2001

MEMORANDUM

TO: Ms. Genevieve Salmonson, Director
Office of Environmental Quality Control

FROM: Gordon Matsuoka
Public Works Administrator 

SUBJECT: Kapolei Judiciary Complex Environmental Assessment (EA)
Proposed Site Change

We have been informed by the Judiciary that they are considering a proposal to change the site for the subject project. As stated in their October 18, 2001, memorandum (Attachment 1), the Judiciary notified Mr. Sam Callejo of the Office of the Governor that they have "no significant objections" to relocating the project from Parcels 4 and 5 to Parcels 2 and 6 in Kapolei (see Attachment 2 for parcel locations). The current report already includes a discussion of Parcel 2 and 6 as alternate sites for the project, and the Judiciary expects building sizes to remain the same. As such, there is no additional impact to the environment.

The Draft EA for the project (which was based upon Parcels 4 and 5 as the site) was published in March 2001, and was included in the March 23, 2001, issue of the *Environmental Notice* (Attachment 3). Currently, we are in the process of completing the Final EA report for the project.

In light of the proposal to change the location for the project, we request your approval to use the existing EA report.

If there are any questions regarding the above, please have your staff call Mr. Tyler Fujiyama of the Planning Branch at 586-0492.

TF:mo

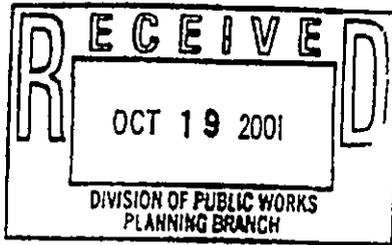
Attachments

c: Mr. Walter Ozawa, Administrative Director of the Courts
Mr. Walter Kobayashi, Project Management Branch



Office of the Administrative Director of the Courts — THE JUDICIARY • STATE OF HAWAII
 417 SOUTH KING STREET • ALI'ĪOLANI HALE • HONOLULU, HAWAII 96813-2902 • TELEPHONE (808) 539-4900 • FAX 539-4855

Michael F. Broderick
 ADMINISTRATIVE DIRECTOR
 Clyde W. Namu'o
 DEPUTY ADMINISTRATIVE DIRECTOR



RECEIVED - DAGS
 DIV. OF PUBLIC WORKS
 2001 OCT 19 A 9:44

MEMORANDUM

DATE: October 18, 2001

TO: Gordon Matsuoka, State Public Works Administrator
 Department of Accounting and General Services
 Division of Public Works

FROM: Walter M. Ozawa *Walter M. Ozawa*
 Administrative Director of Courts

SUBJECT: Kapolei Judiciary Complex
 Environmental Assessment

DIVISION OF PUBLIC WORKS	
TO:	INITIALS
<input checked="" type="checkbox"/> PW Adm.	<i>[Signature]</i>
<input type="checkbox"/> PW Sec	
<input type="checkbox"/> Staff Svcs Cr	
<input checked="" type="checkbox"/> Planning Cr	<i>[Signature]</i>
<input type="checkbox"/> Proj Mgmt Cr	
<input type="checkbox"/> Design Br	
<input type="checkbox"/> Inspec Br	
<input type="checkbox"/> Qual Cont Br	
<input type="checkbox"/> Ltr	

By letter dated October 10, 2001 to Mr. Sam Callejo, Chief of Staff, Office of the Governor, the Judiciary informed the Governor's office that it had no significant objections to locating the Kapolei Judiciary Complex on Parcels 6 and 2 in lieu of Parcels 4 and 5 to facilitate land exchanges for other state projects.

In light of the recent proposal to locate the judiciary complex on Parcels 6 and 2, we request that the environmental assessment be reviewed and the Office of Environmental Quality Control (OEQC) be consulted on whether the environmental assessment that is in progress needs to include additional information on Parcels 6 and 2. We have noted that some discussion on Parcels 6 and 2 as possible alternate sites has been included in the draft report of the environmental assessment.

As we have discussed earlier, we are in the process of a systemwide reorganization which may have an impact on the complex. Although the nature of some functions and services may result in some internal changes, the building sizes are expected to remain the same. We may request that the existing space plan (i.e., project development report family program) be modified to reflect the anticipated organization changes.

Should you have any questions on the above, please call Steven Fernandes at 539-4501. Thank you for your continued assistance on this project.

WMO:sf

ATTACHMENT 1

THE CITY OF KAPOLEI

A PORTION OF
THE ESTATE OF JAMES CAMPBELL

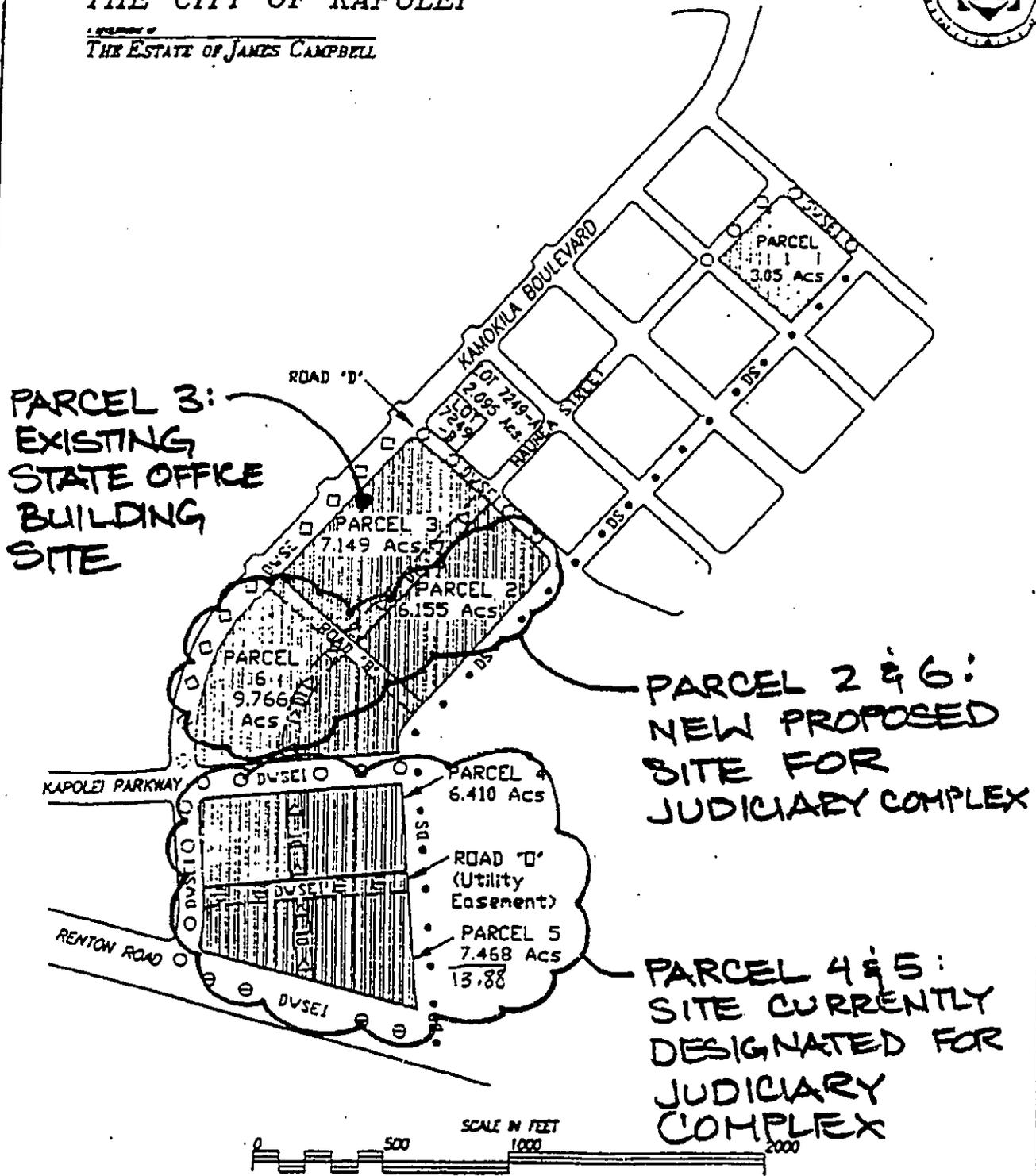


EXHIBIT C-1

ATTACHMENT 2

Draft Environmental Assessments

**(1) Kapolei Judiciary Complex,
Family Court & Juvenile Detention
Center**

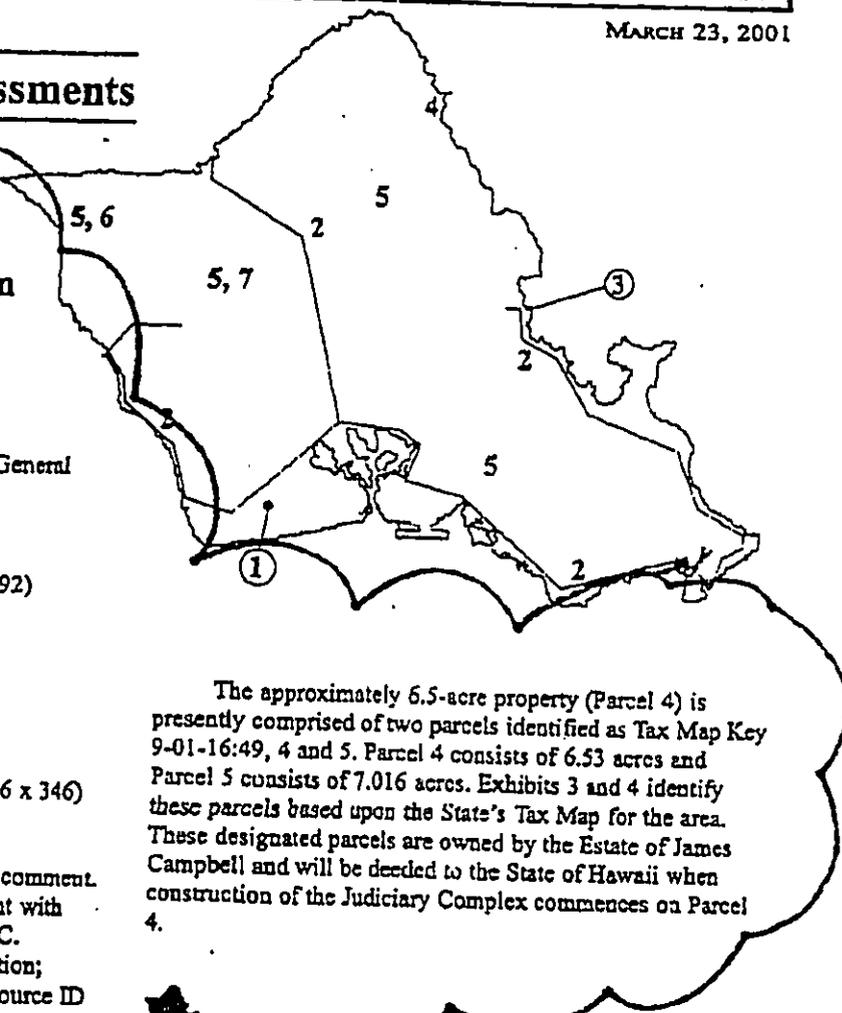
District: Ewa
 TMK: 9-1-16 por. 4 and 5
 Applicant: Department of Accounting and General Services
 1151 Punchbowl Street
 Honolulu, Hawaii 96813
 Contact: Tyler Fujiyama (586-0492)

Approving Agency/Accepting Authority: Same as above.
 Consultant: Architects Hawaii, Ltd.
 1001 Bishop Street
 Pacific Tower, Suite 300
 Honolulu, Hawaii 96813
 Contact: Lloyd Arakaki (523-9636 x 346)

Public Comment
 Deadline: April 23, 2001
 Status: DEA First Notice pending public comment.
 Address comments to the applicant with copies to the consultant and OEQC.
 Permits Required: CWRM use permit; sewer connection; grading, erosion, building, point source ID

The proposed project consists of a new Family Court of the First Judicial Circuit and a new Juvenile Detention Center. The Family Court is planned to have a gross floor area of about 259,700 square feet while the detention center is planned to have 84 beds with about 69,000 square feet of gross floor area. This Judiciary Complex would replace projected space requirements to the year 2010. The construction completion year is scheduled for 2005.

The existing project site consists of somewhat rectangular-shaped property situated on the southern end of the intersection of Kamokila Boulevard with Kapolei Parkway. The existing project site is located within the City of Kapolei's designated Civic Center area which is comprised of about 57 acres planned for the development of both State and City government offices and public facilities.



The approximately 6.5-acre property (Parcel 4) is presently comprised of two parcels identified as Tax Map Key 9-01-16:49, 4 and 5. Parcel 4 consists of 6.53 acres and Parcel 5 consists of 7.016 acres. Exhibits 3 and 4 identify these parcels based upon the State's Tax Map for the area. These designated parcels are owned by the Estate of James Campbell and will be deeded to the State of Hawaii when construction of the Judiciary Complex commences on Parcel 4.

(2) Oahu Rural Fiber Optic Duct Lines Project

District: All except Koolauloa Development Plan Area
 TMK: various
 Applicant: Sandwich Isles Communications, Inc.
 1001 Bishop Street
 Pauahi Tower, 27th Floor
 Honolulu, Hawaii 96813
 Contact: Larry Fukunaga (524-8400)

Approving Agency/Accepting Authority: Department of Transportation
 Highways Division
 601 Kamokila Blvd., Suite 691
 Kapolei, Hawaii 06707
 Contact: Michael Amuro (692-7332)

ATTACHMENT 3

APPENDIX E
State Historic Preservation Division

BENJAMIN J. CAYetano
GOVERNOR OF HAWAII



GILBERT S. COLOMA-AGARAN, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT

DEPUTIES
JANET E. KAWELO
LINNEL NISHIOKA

STATE OF HAWAII

DEPARTMENT OF LAND AND NATURAL RESOURCES

HISTORIC PRESERVATION DIVISION
Kakuhikewa Building, Room 666
601 Kamokila Boulevard
Kapolei, Hawaii 96707

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

May 4, 2001

Gordon Matsuoka
Department of Accounting and General Services
1151 Punchbowl Street
Honolulu, Hawaii 96813

LOG NO: 27377 ✓
DOC NO: 0104EJ26

Dear Mr. Matsuoka:

SUBJECT: Chapter 6E-8 Historic Preservation Review - Draft Environmental Assessment
of the Kapolei Judiciary Complex
Honouliuli, `Ewa, O`ahu
TMK: 9-1-016:Por. 4 and 5

Thank you for the opportunity to comment on the DEA for the Kapolei Judiciary Complex. Our review is based on historic reports, maps, and aerial photographs maintained at the State Historic Preservation Division; no field inspection was made of the project areas. The DEA correctly incorporates our earlier comments that the presence of significant historic sites is unlikely because of the commercial cultivation of sugar cane that altered the land for many years. We also note that the OR&L right-of-way, a significant historic site listed on the National Register of Historic Places (Site no. 50-80-12-9714) is located on the southern boundary of the proposed complex. According to page 118 of the DEA the project would "not affect this historic sites since the project is located a sufficient distance away from the railway's right-of-way". Therefore we believe that this action will have "no effect" on any significant historic sites.

Should you have any questions, please feel free to call Sara Collins at 692-8026 or Elaine Jourdan at 692-8027.

Aloha,

Don Hibbard, Administrator
State Historic Preservation Division

EJ:jk

c: /OEQC
Lloyd Arakaki, Architects Hawaii Limited, 1001 Bishop Street, Pacific Tower, Suite
300 Honolulu, HI 96813



BENJAMIN J. CAYETANO
GOVERNOR

STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
P.O. BOX 119, HONOLULU, HAWAII 96810

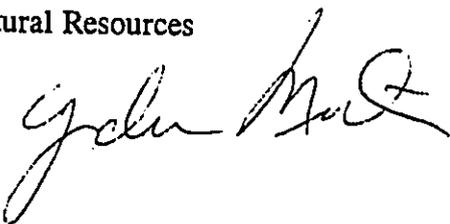
GLENN M. OKIMOTO
COMPTROLLER
MARY ALICE EVANS
DEPUTY COMPTROLLER

LETTER NO. PWD02.P114

MAY - 6 2002

MEMORANDUM

TO: Dr. Don Hibbard, Administrator
Department of Land and Natural Resources

FROM: Gordon Matsuoka
Public Works Administrator 

SUBJECT: Kapolei Judiciary Complex
Draft Environmental Assessment (EA)

Thank you for your letter of May 4, 2001, and comments reaffirming that this action will have no effect on any significant historic sites. Your comments will be included in Section II A.6 and III A.3 of the Kapolei Judiciary Complex Final EA, which describes existing conditions and potential impacts on archaeological and cultural resources.

Your comment letter and this response letter will be included in the Final EA. We appreciate your input on this project.

TF:mo
c: Mr. Lloyd Arakaki, Architects Hawaii, Ltd.