



# OEQC Bulletin

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## REGISTER OF DOCUMENTS PREPARED UNDER CHAPTER 343, HAWAII REVISED STATUTES

The *OEQC Bulletin* is a semi-monthly publication. The publication dates of the *OEQC Bulletin* are the eighth and twenty-third of each month. Environmental Assessments should be submitted to the appropriate agency directly. For environmental assessments (EA) for which a Negative Declaration is anticipated, agencies should submit four copies of the Draft EA with a letter stating that a Negative Declaration is anticipated and that notice of the Draft EA should be published in the *OEQC Bulletin*. (When an agency initially determines that an EIS will be required for a project, an EIS Preparation Notice determination is made. No Draft EA is required since those projects undergo two comment periods throughout the EIS process.) After the Draft EA comment period ends, the agency will submit to OEQC, four copies of the document and a determination of a Negative Declaration or an EIS Preparation Notice for publication in the *OEQC Bulletin*. Applicants should deliver an appropriate number of Draft and Final Environmental Impact Statements (EIS) to the accepting authority before submitting copies to OEQC for publication. All documents submitted for publication in the *OEQC Bulletin* should be delivered to the Office of Environmental Quality Control, 220 South King Street, 4th Floor, Honolulu, Hawaii 96813. The deadline for all submittals is eight working days prior to the publication date. To ensure proper processing of documents, please attach the *OEQC Bulletin Publication Form* (Revised July, 1992) with all submittals. This form can be obtained by calling OEQC at 586-4185.

Please contact the approving or proposing agency to request copies of any Draft EAs, Negative Declarations, EISPNs or EISs. Any questions related to the content of these documents should be directed to the listed agency contact person.

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## DRAFT ENVIRONMENTAL ASSESSMENTS

A negative declaration determination is anticipated for the following actions. Act 241, SLH 1992, was approved by the Governor on June 17, 1992, and became effective on that same date. The Act requires environmental assessments, for projects for which a negative declaration is anticipated, to undergo a 30-day comment period before a final determination is made. The comment period begins when the notice of availability of the draft EA is published in the *OEQC Bulletin* and ends 30 calendar days later. For agency actions, the proposing agency shall respond to all comments postmarked within the 30-day period. For applicant actions, the applicant shall respond to all comments postmarked within the 30-day period. See the deadlines below for comment period end dates.

Please send the original copy of your comments to the agency and duplicate copies of the comments to the applicant, consultant, and OEQC.

### HAWAII

#### KAHAKAI ELEMENTARY SCHOOL WATER SYSTEM EASEMENT

District: North Kona  
TMK: 7-5-20:77; 7-6-16, 17, 18 and 19  
Agency:  
Department of Accounting and General Services  
1151 Punchbowl Street, Room 430  
Honolulu, Hawaii 96813  
Attention: Ralph Morita (586-0486)  
Deadline: February 22, 1993

This project proposes to convey an existing water system which serves the subject school to the Department of Water Supply (DWS), County of Hawaii. The water system easement will consist of road easements A and B and easements for waterlines within the school site. The easement will provide the DWS with the necessary access for maintenance and repairs of the water system as required.

#### SOUTH KONA FOREST RESERVE LAND ACQUISITION

District: South Kona  
TMK: 8-7-01:4,6,7,11; 8-7-12:1,3,4,7; 8-8-01:11,12,13 and 9-2-01:5  
Agency:  
Department of Land and Natural Resources  
Division of Forestry and Wildlife  
1151 Punchbowl Street, Room 325  
Honolulu, Hawaii 96813  
Attention: Michael G. Buck (587-0166)  
Deadline: February 7, 1993

The proposed project involves the acquisition of approximately 425 acres of private fee simple land adjacent to sections of the South Kona Forest Reserve. The land acquisition will create a

contiguous block of over 26,000 acres of state-owned forest lands in South Kona. It will also consolidate a large block of state-owned native forest lands for 'alala habitat.

The acquisition will also provide multiple use applications which include habitat protection, recreation and commercial forest uses.

### LANAI

#### LANAI INTEGRATED SOLID WASTE MANAGEMENT FACILITY

District: Lanai  
TMK: 4-9-2:01  
Applicant:  
County of Maui, Department of Public Works  
200 South High Street  
Wailuku, Hawaii 96793  
Attention: Elaine Baker (243-7875)  
Consultant:  
Harding Lawson Associates  
235 PearlrIDGE Center, Phase I  
98-1005 Moanalua Road  
Aiea, Hawaii 96701  
Attention: Lene Ichinotsubo (486-6009)  
Deadline: February 7, 1993

The County of Maui proposes to construct an integrated solid waste management facility on Lanai to replace the existing landfill. This landfill was opened in 1974 on a 10-acre site. It currently covers 18 acres and will reach its capacity in 1993.

The proposed facility will be located on the site of an existing quarry, on a portion of the property already excavated. The site is in the southwestern region of Lanai, approximately 8,000 feet west of the Lanai Airport. It is bounded on the south by Kaunalapau Gulch. Access to the site is from Kaunalapau Highway.

The project will initially use 20 acres of the westernmost (makai) portion of the quarry site. Approximately ten acres will be used for landfilling. As the cells on the western part of the quarry are filled, landfill operations will continue eastward, following quarry operations.

The other ten acres will be used for supporting facilities. These will include an access road, an office/weigh station at the entrance, a building for equipment storage and repair, a recycling area, a materials reuse center, and an above ground diesel fuel tank and pump.

### MOLOKAI

#### MOLOKAI WATER SYSTEM IMPROVEMENTS, PHASES 3B AND 3C

District: Molokai  
TMK: Zone 5; Section 2; Plats 01, 02, 03, 04, 05, 06, 17, 21, 25, 26, 27  
Applicant:  
Department of Hawaiian Home Lands  
P. O. Box 1879  
Honolulu, Hawaii 96805  
Attention: Patrick Young (586-3815)

OEQC BULLETIN  
January 23, 1993

Consultant:

Wilson Okamoto and Associates, Inc.  
P. O. Box 3530  
Honolulu, Hawaii 96811  
Attention: Earl Matsukawa (531-5261)  
Deadline: February 7, 1993

A series of water line replacements and extensions are proposed for the Department of Hawaiian Home Lands domestic water systems at the Hoolehua-Palaau Homestead on the island of Molokai. This Draft Environmental Assessment encompasses Phases 3B and 3C of these water line improvements, which will complete the implementation of the currently planned domestic water distribution system for the Hoolehua portion of the homestead.

The intent of the Phase 3 improvements is to bring the domestic water distribution system at Hoolehua up to County of Maui standards, including those for fire protection. Since occupation of homestead parcels is contingent upon the availability of infrastructure, including water, the project is necessary to allow many Hawaiian Homestead awardees to move onto their land.

Construction of 3B, which will replace or add 9-1/2 miles of water lines, is scheduled for completion in 1994. Phase 3C, which will replace or add 17 miles of water lines, is scheduled for completion in 1995. Short-term impacts include dust emissions, noise, and occasional roadway obstruction. The long-term impact is improved water quality and service, benefitting residents of Hawaiian homestead lands.

**OAHU**

**CHESTNUT AND ISAYAMA AFTER-THE-FACT SEAWALL  
RECONSTRUCTION AND BOAT RAMP PAVING**

District: Koolaupoko  
TMK: 4-4-7-21  
Agency:  
City and County of Honolulu  
Department of Land Utilization  
650 South King Street, 7th Floor  
Honolulu, Hawaii 96813  
Attention: Joan Takano (527-5038)

Applicants:  
Gayle and Deborah Chestnut and  
Koichi and Pamela Isayama  
44-323 and 44-321 Kaneohe Bay Drive  
Kaneohe, Hawaii 96744  
Attention: Gayle Chestnut (254-5368)  
Deadline: February 22, 1993

The applicants request a shoreline setback variance to allow (retain) a reconstructed seawall and paved boat ramp within the 40-foot shoreline setback area.

A nonconforming hollow tile seawall located on the property has been replaced with a rock seawall. The top of the footing of the rock wall is at approximately the water line at low tide. At high tide, the wall extends from one to two feet above the water line. The wall is approximately two feet wide and from three to four feet high.

In addition, an existing, nonconforming gravel boat ramp was paved over with about six inches of reinforced concrete. The boat ramp is partially located on the adjacent property. At its lowest point, the boat ramp extends to the water line at low tide.

**CLEARING OF HEEIA STREAM**

District: Koolaupoko  
TMK: 4-6-05:09  
Agency:  
Department of Land and Natural Resources  
Division of Water and Land Development  
1151 Punchbowl Street, Room 227  
Honolulu, Hawaii 96813  
Attention: Edward Lau (587-0227)  
Deadline: February 22, 1993

The Division of Water and Land Development, Department of Land and Natural Resources (DLNR), State of Hawaii, desires to do maintenance work on a portion of Heeia Stream in Heeia State Park, Oahu, Hawaii. The project will involve the clearing of overgrown vegetation and the dredging of excess sediment along a 1500-foot length of stream. It will also include the hand-clearing of a 132-foot section of auwai which parallels the stream.

This project will help to reduce the possibility of flooding due to the dense over-growth of mangroves in the stream. A temporary siltation dam will be constructed prior to any clearing or dredging to keep any disrupted silt from flowing into Kaneohe Bay. To prevent the bay from suffering long-term sediment damage, the first 150 feet of stream up to the stream mouth will remain untouched. Clearing only a portion of the stream is not meant to completely eliminate water build-up during rainy periods, but it will help to ease the flooding problem.

The preliminary construction cost estimate for this project is \$224,000. It is anticipated to take 120 calendar days to complete.

**CONTINENTAL SURF HOTEL, ADDITION OF INTERIOR SPACES**

District: Honolulu  
TMK: 2-6-24:16  
Agency:  
City and County of Honolulu, Department of Land Utilization  
650 South King Street  
Honolulu, Hawaii 96813  
Attention: Ardis Shaw-Kim (527-5349)  
Applicant:  
KVR Incorporated  
201 Merchant Street, Suite 902  
Honolulu, Hawaii 96813  
Attention: James Kamo  
Consultant:  
Tyron T. Kusao, Inc. (538-6652)  
1188 Bishop Street, Suite 2202  
Honolulu, Hawaii 96813  
Deadline: February 22, 1993

The existing twenty-one story structure is a hotel located on the mauka (north) side of Kuhio Avenue, midblock between Kaiulani Avenue and Kapuni Road in Waikiki. The applicant is requesting a variance from the Land Use Ordinance (LUO) to allow both existing

and proposed enclosures of interior spaces. The proposal will add floor area and yard encroachments and increase the non-conformity under the LUO.

#### HONMAG II

District: Ewa  
TMK: 9-8-9:13, 23 and 24  
Agency:  
City and County of Honolulu, Department of Land Utilization  
650 South King Street, 7th Floor  
Honolulu, Hawaii 96813  
Attention: Dana Teramoto (523-4648)  
Applicant:  
Honolulu, Ltd.  
455 Seaside Avenue, #3  
Honolulu, Hawaii 96815  
Attention: Alvin Awaya (924-1000)  
Consultant:  
Gerald Tokuno (487-2002)  
99-165 Moanalua Road #307  
Honolulu, Hawaii 96701-4036  
Deadline: February 7, 1993

The site is located on East Loch of Pearl Harbor, and its topography is approximately level without any prominent features or characteristics. The proposed fence is partially within the 40 foot shoreline setback area.

The applicant proposes to construct a 6-foot-high, 145-foot-long chain link fence and a 6-foot-high, 8-foot-wide gate.

#### KALIHI UKA III EXPLORATORY WELL

District: Honolulu  
TMK: 1-4-20:39  
Agency:  
City and County of Honolulu, Board of Water Supply  
630 South Beretania Street  
Honolulu, Hawaii 96843  
Attention: Bert Kuioka (527-5235)  
Deadline: February 7, 1993

In an ongoing effort to provide adequate water service and to meet the increasing needs of an expanded community, the Board of Water Supply (BWS) is developing new water sources in the Honolulu District. Kalihi Valley II Exploratory Well, was drilled in 1991 and proved to be unsuitable for a production well. Kalihi Uka III Exploratory Well has been selected as the next exploratory well to develop water perched in the Kalihi Basalt of the Honolulu Volcanic series to be used for municipal purposes. The well site is located approximately 350 feet ewa of Kalihi Street within BWS owned property.

The proposed action is to drill an exploratory well, install a test pump and conduct a series of aquifer tests to determine water quality and sustainable yield. Upon completion of the testing, the pump will be removed and the well capped.

#### MAKIKI HEIGHTS DRIVE CONTEMPORARY MUSEUM ADMINISTRATION/TRAINING BUILDING

District: Honolulu  
TMK: 2-5-08:02  
Agency:  
City and County of Honolulu, Department of Land Utilization  
650 South King Street  
Honolulu, Hawaii 96813  
Attention: Ardis Shaw-Kim (527-5349)  
Applicant:  
The Contemporary Museum  
2411 Makiki Heights Drive  
Honolulu, Hawaii 96822  
Attention: Merrill Rueppel (526-1322)  
Consultant:  
CJS Architects, Ltd.  
1188 Fort Street Mall, Suite 200  
Honolulu, Hawaii 96813  
Attention: Christopher Smith (524-4485)  
Deadline: February 7, 1993

The applicant proposes to convert an existing residential property to office and meeting facilities, a 57 space parking lot, and a residence for visiting artists. The residence is listed on the Hawaii Register of Historic Places.

The existing land use is comprised of a 1.17 acre residential estate with two dwellings, a primary residence and a cottage, totalling approximately 7,872 s.f. of floor space. Extensive gardens with mature trees and large lawn areas occupy 44,633 s.f. of property, inclusive of a swimming pool and drive court. Surrounding land use is comprised of single-family dwellings on varied lot sizes served by Makiki Heights Drive and an access road to the flag lots. No major construction work is required to alter the interior of the main structure for use as offices. The existing stair will be rotated 180 degrees to facilitate better circulation from the proposed reception area to the new offices, which were formerly bedrooms. The living and dining areas will be used for a waiting area and general administrative meetings. The existing five bathrooms will be retained for use as staff and guest restrooms.

A staff of six to ten will occupy the building during regular office hours, 8:00 a.m. to 5:00 p.m. The designated "Meeting Room" will be used for informal meetings, docent training, and monthly Board meetings.

The existing cottage, inclusive of a two-car garage, will be used for the "Artist in Residence" program.

An accessory parking lot is proposed to the rear of the property on an existing lawn area. This will provide 57 stalls. Drive court and parking lot use will occur mainly during standard office hours, but will include some evening functions.

**OUTRIGGER ALA WAI TOWER (STORAGE AREAS)**

District: Honolulu  
TMK: 2-6-11:08  
Agency:  
City and County of Honolulu, Department of Land Utilization  
650 South King Street  
Honolulu, Hawaii 96813  
Attention: Joan Takano (527-5038)  
Applicant:  
Waikiki Westbury Limited Partnership  
71 Washington Street  
Reno, Nevada 89503  
Consultant:  
Cades Schutte Fleming and Wright  
P. O. Box 939  
Honolulu, Hawaii 96808  
Attention: Donna Y. L. Leong (521-9232)  
Deadline: February 22, 1993

The building located at 1700 Ala Moana exceeds the maximum density (floor area) allowed under the Land Use Ordinance (LUO). The building is deemed nonconforming because the maximum permitted floor area was decreased after the building was constructed.

Five storage areas were constructed within the parking garage and are not visible from the street. The additional floor area created by the storage areas increases the nonconformity of the building. Eight parking stalls were eliminated when the storage areas were installed. However, the number of remaining parking stalls exceeds what is required by the LUO.

The applicant is requesting a zoning variance to retain storage areas within the parking garage which exceed the maximum density (floor area) and increase nonconformity.

**ULUNIUI STREET COMMERCIAL EMPHASIS MIXED USE  
DEVELOPMENT PLAN AMENDMENT**

District: Koolauapoko  
TMK: 4-3-52:1, 6, 9, 10, 11, 12, 16, 23, 25 and 26  
Agency:  
City and County of Honolulu, Planning Department  
650 South King Street  
Honolulu, Hawaii 96813  
Attention: Mel Murakami (527-6020)  
Applicant:  
Dale E. Adams, Edwin P. Dierdorff, American Trust Company  
Trustees c/o Law Offices of Cynthia Thielen  
345 Queen Street, Suite 700  
Honolulu, Hawaii 96813  
Attention: Laura Thielen (599-4141)  
Deadline: February 22, 1993

The proposed amendment would redesignate approximately 2.6 acres of zoned B-2 parcels along Uluniui Street from Commercial to Commercial Emphasis Mixed Use.

There is no planned development associated with this Development Plan amendment application. The applicants, who own nonconforming multi-family housing on this property are simply

asking that the mixed use designation on the other side of Uluniui Street be extended across the street to encompass only the properties zoned for business use. This Development Plan amendment would grant the multi-family dwellings conforming status, and provide a benefit to the residential neighbors as it would prohibit night clubs, cabarets and amusement facilities from operating on the property.

**WAIANAE WASTEWATER TREATMENT PLANT, SECONDARY  
TREATMENT FACILITIES**

District: Waianae  
TMK: 8-6-01:44  
Agency:  
City and County, Department of Public Works  
Division of Wastewater Management  
650 South King Street  
Honolulu, Hawaii 96813  
Attention: Jared Lum (523-4654)  
Consultant:  
R. M. Towill Corporation  
420 Waiakamilo Road, Suite 411  
Honolulu, Hawaii 96817  
Attention: Erin Yap (842-1133)  
Deadline: February 7, 1993

The proposed action consists of constructing facilities to improve the performance of the Waianae Wastewater Treatment Plant (WWTP) to meet secondary treatment levels. This project will fulfill requirements by the U.S. Environmental Protection Agency and State of Hawaii Department of Health to provide secondary treatment at the Waianae WWTP in order to meet Federal and State Water Quality Standards.

The new facilities will be constructed within the boundaries of the existing plant. The proposed facilities include: trickling filters, a solids contact reaeration basin, final clarifiers, a thickening/dewatering building, a secondary operations building, pump stations, valve boxes, modifications to the existing sand drying beds, and odor control facilities. Since some of the new structures may be located within a flood hazard zone, the design and construction of those structures will conform to the Development Standards in the Land Use Ordinance.

Short-term impacts involve dust, noise, and disruption of traffic due to construction activities. The Contractor will be required to mitigate impacts of construction by following State and County regulations.

Long-term impacts are aesthetic and economic in nature. Visual impacts due to additional treatment structures will be mitigated by architectural and landscaping design. Odors will be minimized by operational control and installation of odor control equipment. Noise-generating equipment will be enclosed to mitigate noise impacts. The discharge of effluent will continue through the existing outfall, but the effluent will be more purified.

The construction cost for the new facilities is estimated at \$20 - \$25 million (in 1992 dollars), and the additional operation and maintenance cost for the new facilities is estimated to be \$0.5 - \$0.7 million (in 1992 dollars). The City and County of Honolulu is expected to provide funds for construction and anticipates

requesting a loan under the State Revolving Loan Program. Since operation and maintenance costs will be borne by the City alone, these costs may have an impact on the City's sewer user charges.

## VARIOUS ISLANDS

### ACQUISITION OF SUBMERGED LANDS FOR SEVEN COMMERCIAL HARBORS--OAHU, HAWAII, KAUAI, MOLOKAI AND LANAI

**District:** Various  
**TMK:** Molokai (5-3-1:66, 99); Kauai (4-2-4:11, 16, 17, 21, 56; 2-1-3:10, 18, 22; Honolulu (1-2-25:12, 1-5-38:2, 6, 5, 11, 12); Hawaii (2-1-9:42, 48; 6-1-3 (various)); Lanai (4-9-2; 4-9-3)

**Agency:**  
Department of Transportation, Harbors Division  
33 South Nimitz Highway  
Honolulu, Hawaii 96813  
Attention: Randal Leong (587-1883)

**Consultant:**  
R. M. Towill Corporation  
420 Waiakamilo Road, #411  
Honolulu, Hawaii 96817  
Attention: Colette Sakoda (842-1133)  
**Deadline:** February 22, 1993

In accordance with Chapter 226-1, Hawaii Revised Statutes (HRS), all ocean shores seaward of the shoreline, shore waters and navigable streams, and all harbors and roadsteads, and all harbor and waterfront improvements, belonging to or controlled by the State, and all shipping within the harbors, roadsteads, waters, and streams are maintained and controlled by the State Department of Transportation (DOT). The State DOT is also, according to Chapter 266-2, HRS, responsible for the planning, construction, operation and maintenance of any harbor facility in the State.

All past proposed activities involving such things as maintenance dredging, boat mooring construction, etc. that consequently affected submerged lands (i.e., lands seaward of the shoreline) in a harbor have required approval from the State Department of Land and Natural Resources (DLNR) through the Conservation District Use Application (CDUA) permit process. All submerged lands in the State of Hawaii are within the State's Conservation District, and as such are regulated by the DLNR. Thus, as long as the submerged land was not yet placed under DOT jurisdiction through an Executive Order (EO) each proposed harbor improvement activity required DOT to apply to DLNR for a CDUA permit.

In 1983, DLNR, in the interest of assisting the DOT in its statewide harbor maintenance and planning effort, recommended that DOT consider, "...submitting a single CDUA requesting establishment of harbor use at those harbors where the submerged lands were not covered under an Executive Order," in order to allow DLNR the opportunity to transfer appropriate submerged lands to DOT in a single action. "In order to facilitate expeditious processing of these (numerous) requests (CDUA permit applications) and thereby benefit both private individuals and government agencies, (we feel that) the problem of jurisdiction over submerged lands in all harbors could be resolved (Memorandum dated September 13, 1983 from airperson S. Ono to DOT Director R. Higashionna)."

By establishing proper jurisdiction over submerged lands in harbors through the Executive Order, DOT will be able to execute its functional responsibility in managing the entire harbor. For example, upon approval of CDUA for harbor use, it is understood that maintenance dredging and pier construction within the harbor would not require a new CDUA. This would then leave the DOT to be responsible for submitting four copies of any proposed construction plans to DLNR for review as to their consistency with the purposes of the Executive Order.

Thus, the following Environmental Assessment (EA) is intended to comprehensively address a one time action for acquisition of submerged lands in and within the vicinity of the following commercial harbors:

Kaunakakai, Molokai  
Nawiliwili Harbor, Kauai  
Port Allen Harbor, Kauai  
Honolulu Harbor, Oahu  
Hilo Harbor, Hawaii  
Kawaihae Harbor, Hawaii  
Kaunapau, Lanai

A secondary purpose is to acquire access and maintenance easements for DOT at each harbor and to avoid any future incremental, piece-meal easement or subdivision requirements for such purposes which have always been time-consuming and cumbersome.

## NEGATIVE DECLARATIONS

The following actions were previously published as Draft EAs and have been determined by the listed agency to have no significant impacts. As a consequence, Environmental Impact Statements are not required of these projects. Aggrieved parties who wish to contest the agency's determination have a 30-day period, from this publication date, in which to initiate litigation. Any questions regarding the following project(s) should be directed to the listed contacts.

### HAWAII

#### KEAHOLE GENERATING STATION EXPLORATORY WELL DRILLING AND GEOTECHNICAL INVESTIGATIONS

**District:** North Kona  
**TMK:** 7-3-49:36  
**Agency:** Department of Land and Natural Resources  
Office of Conservation and Environmental Affairs  
**Contact:** Don Horiuchi (587-0381)  
**Applicant:** Hawaii Electric Light Company, Inc.  
**Contact:** Clyde Nagata (935-1171)  
**Consultant:** CH2M Hill  
**Contact:** Al Lyman (943-1133)

This project is exploratory well drilling and geotechnical investigations at the Keahole Generating Station, North Kona District, Island of Hawaii. The purpose of the project is to collect information for the proposed expansion of the Keahole Generating Station.

OEQC BULLETIN  
January 23, 1993

HELCO is proposing to expand the existing generating station. The developed portion of the site is approximately 3 acres, and the expansion would be on the undeveloped area. The generating capacity would be expanded from 30.25 megawatts (MW) up to 86.25 MW in three phases.

The exploratory well drilling includes two injection wells and one supply well. The injection wells will be 10 inches in diameter with a 6-inch casing, and will be drilled to a depth of 500 feet. The supply well will be 16 inches in diameter with a 12-inch casing and will be drilled to a depth of 265 feet. Six observation wells will also be drilled. The observation wells will be 3 inches in diameter; three wells will be drilled to a depth of 300 feet, and three will be drilled to a depth of 500 feet. In addition twenty test borings, 3 or 4 inches in diameter, will be drilled to depths ranging from 20 to 50 feet.

Notice of availability of the Draft EA for this project was initially published in the November 8, 1992, OEQC Bulletin.

**KEALAKEHE INTERMEDIATE SCHOOL FIVE-CLASSROOM  
BUILDING ADDITION**

District: North Kona  
TMK: 3rd Division 7-4-19:44  
Agency: Department of Accounting and General Services  
Contact: Ralph Morita (586-0486)

This is to construct a one-story, two-classroom reinforced concrete masonry addition (comprising approximately 3,565 net square feet) to the existing Building D and to renovate vacant space (approximately 3,720 net square feet) in the existing Building D into three classrooms. This project also includes the construction of ten additional parking stalls and improvements to the sewage system.

Notice of availability of the Draft EA for this project was initially published in the October 23, 1992, OEQC Bulletin.

**MAUI**

**KALAMA INTERMEDIATE SCHOOL  
EIGHT-CLASSROOM BUILDING**

District: Makawao  
TMK: 2-4-32:110  
Agency: Department of Accounting and General Services  
Contact: Allen Yamanoha (586-0483)

This project includes the construction of a new eight-classroom, two-story concrete/masonry building at the site adjacent to Kalama Intermediate School. A faculty work center, elevator, toilets, septic tank, sewage lift station and leaching fields are also included in the project. This facility will help meet the demands of the increased student enrollment.

Notice of availability of the Draft EA for this project was initially published in the November 23, 1992, OEQC Bulletin.

**KULA RECREATION CENTER**

District: Makawao  
TMK: 2-2-14:1 and portion of 2

Agency: County of Maui, Department of Parks and Recreation  
Contact: Patrick Matsui (243-7383)  
Consultant: Landscape Architect  
Contact: Russel Gushi (242-6503)

The proposed project includes the construction of a community recreation center. This facility will consist of two multi-purpose ballfields, two picnic sites with four tables/benches at each site, one fitness area with exercise apparatus, and paved pathways for passive recreation. There will be two on-site parking lots containing 48 stalls with direct access onto Calasa Road. There will also be a future restroom facility located between the two ballfields. Improvements to Calasa Road will consist of road widening and realignment, a concrete drainage swale and a shoulder improvement.

The project is located on a parcel of land located off of Kula Highway, between Kula Elementary School and Calasa Road and east of Inu Road.

Notice of availability of the Draft EA for this project was initially published in the December 8, 1992, OEQC Bulletin.

**LAHAINA MASTER PLANNED PROJECT  
OFF-SITE INFRASTRUCTURAL COMPONENTS**

District: Lahaina  
TMK: 4-5-21: por. 4, por. 7, por. 3; 4-5-11: por. 1  
Agency: Housing Finance and Development Corporation  
Contact: Joseph Conant (543-6806)  
Consultant: PBR Hawaii  
Contact: Ramona Mattix (521-5631)

The project involves the development of infrastructure to support the Housing Finance and Development Corporation's Lahaina Master Planned Project. Included in the Environmental Assessment are; potable water source development, implementation of a water reclamation plan and two drainage improvements; a reinforced/concrete box culvert at Honoapiilani Highway on the boundary of Waikuli Park and a drainage channel from the site to the existing apron of Kahana stream.

The Environmental Assessment (EA) has also been prepared in support of various permit applications required to construct the proposed project and to facilitate the exchange of well sites between the State and Pioneer Mill. The well sites covered in a previous June 1991 EA would be exchanged for the sites discussed in this EA.

An Environmental Impact Statement previously prepared for the Lahaina Master Planned Community was filed by the State Housing Finance and Development Corporation and accepted in February 1990 by the State.

Notice of availability of the Draft EA for this project was initially published in the November 8, 1992, OEQC Bulletin.

**MAUI COMMUNITY COLLEGE BUILDINGS "S" and "J"**

District: Wailuku  
TMK: 3-8-7:40, 125  
Applicant: Department of Accounting and General Services

**Contact:** Eric Nishimoto (586-0468)  
**Consultant:** Michael T. Munekiyo Consulting, Inc. (244-2015)

The proposed project involves the construction of improvements on the Maui Community College campus, in Kahului, Maui, Hawaii. Two new structures are proposed, Buildings "S" and "J", as well as the expansion of the existing main parking lot and a new retention basin.

Building "S" is proposed to be located in the northeast section of campus on a portion of the existing main parking lot. It is proposed to be 2 stories and 66 feet in height, containing approximately 33,000 square feet of building area. Building "S" would provide space for 6 classrooms, 3 computer labs, a desktop publishing room, reading room, office spaces, and administrative and storage spaces.

Building "J" is proposed to be located on the west side of the MCC campus, adjacent to the existing library. Building "J" would be 2 stories and 60 feet in height, containing approximately 35,000 square feet of building area. The building would contain a lecture hall, 7 classrooms, a multi-purpose room, faculty office spaces, workrooms and storage spaces.

The existing 397 stall main parking lot, which is located north of the existing Student Center Building, will be expanded to the northeast. Approximately 171 parking stalls will be displaced by the construction of Building "S" and the parking lot expansion. With restriping and expansion of the parking lot, a total of approximately 640 parking stalls are proposed to meet parking needs generated by increased floor area and to comply with County of Maui parking requirements.

An off-site retention basin is being proposed on an adjacent property (TMK 3-8-7:125). This will consist of a four feet deep pond with two feet of freeboard, approximately 140 feet wide and 900 feet long.

Notice of availability of the Draft EA for this project was initially published in the December 8, 1992, OEQC Bulletin.

#### OLD LAHAINA PALI TRAIL RE-ESTABLISHING PUBLIC USE

**District:** Lahaina  
**TMK:** 3-6-01:14 and 4-8-01:1  
**Agency:** Department of Land and Natural Resources  
Division of Forestry and Wildlife  
Na Ala Hele Trails and Access Program.  
**Contact:** Michael Baker (243-5352)

The Na Ala Hele Trails and Access Program under the authority of the Department of Land and Natural Resources, Division of Forestry and Wildlife, proposes to re-establish public use of the Old Lahaina Pali Trail. An Archaeological Survey of the trail, approved by the Historic Preservation Division, and incorporated in the Environmental Assessment (EA) will serve as the basis for maintenance and management of the resource.

It is the intention of the Na Ala Hele Program to permanently remove a 50 foot wide section of the trail corridor from the existing title grazing lease. The EA and a new metes and bounds survey were created for that purpose.

Trail development will include the creation of the trail head parking lots and access roads for no more than 15 automobiles each, two interpretive display areas and safety/information signage. Minor reconstruction of portions of the trail bed will occur as will periodic brushing of the trail bed corridor. Removal of non-native weed species and planting of locally occurring native species is planned. Impacts due to cattle grazing will be mitigated through the use of passive barriers. Impacts from visitor use will be mitigated through the strategic placement of interpretive signage, passive barriers and informational displays designed to redirect visitor attention away from sensitive locations.

Notice of availability of the Draft EA for this project was initially published in the November 8, 1992, OEQC Bulletin.

#### OAHU

#### HAWAIIAN SEASIDE HOSTEL - ZONING VARIANCE REQUEST TO USE YARD SETBACK AREAS FOR PARKING

**District:** Honolulu  
**TMK:** 2-6-21:60 and 61  
**Agency:** City and County of Honolulu  
Department of Land Utilization  
**Contact:** Art Challacombe (523-4107)  
**Applicant:** Stephen & Harriet Sawyer (395-2219)  
**Consultant:** David K. Hoe (949-2608)

The applicant is requesting a zoning variance which would allow for the use of 36% of the total side and rear yard setback areas for parking purposes (9 stalls). The existing apartment project was originally developed with no parking provisions on-site. At this time, tenants must park on public streets.

Notice of availability of the Draft EA for this project was initially published in the November 23, 1992, OEQC Bulletin.

#### EIS PREPARATION NOTICES

The following actions have been determined to have significant impacts upon the environment by the listed Agency (which maybe the Accepting Authority). As a consequence, Environmental Impact Statements will be prepared for these projects. A 30-day consultation period commences with the initial publication of these projects in the bulletin (see listed deadline dates). The purpose of soliciting comments during the consultation period is to establish the scope and depth of coverage that the Draft EIS should have.

Aggrieved parties who wish to challenge the agency's determination have sixty days from the initial date of publication of the EIS Preparation Notice to initiate litigation.

Please send the original copy of your comments to the accepting authority and duplicate copies of the comments to the proposing agency or applicant, consultant and OEQC.

## HAWAII

### KEAHOLE TO KAILUA REGION URBAN EXPANSION OF STATE LANDS

District: North Kona  
TMK: 7-3-09:5 & 8; 7-3-10:2; & 7-3-10:por. 33

Accepting Authority:  
Land Use Commission  
335 Merchant Street, Room 104  
Honolulu, Hawaii 96813  
Attention: Esther Ueda (587-3822)

Applicant:  
Office of State Planning  
P. O. Box 3540  
Honolulu, Hawaii 96811-3540  
Attention: Mary Lou Kobayashi (587-2802)

Consultant:  
Helber, Hastert and Fee  
733 Bishop Street, Suite 2590  
Honolulu, Hawaii 96813  
Attention: Scott Ezer (545-2055)  
Deadline: February 7, 1993

The Office of State Planning (OSP) is requesting an amendment to the State Land Use District Boundaries for approximately 2,640 acres of land in the Keahole area of North Kona, Hawaii from Agricultural and Conservation to Urban. Of the total acreage, approximately 1,400± acres in the western (makai) half of the petition area are within the State Conservation District (General Subzone) and the balance of about 1,200± acres in the eastern (mauka) half of the petition area are within the State Agricultural District. A small portion of the land in the Agricultural District is in the western half of the petition area, immediately mauka of the existing State-owned Keahole Agricultural Park.

The petition is based on a recommendation made by OSP as part of the Draft State Land Use District Boundary Review (for the island of Hawaii) which identifies the petition area for urban reclassification as a Priority Area for Action. This is the highest priority category assigned to land recommended for reclassification.

Approximately 500 acres in the northeastern portion of the petition area is proposed to be developed as the West Hawaii Campus of the University of Hawaii. Other uses for the remainder of the petition area have yet to be defined, although a mix of urban uses is expected, including but not limited to, housing, parks, commercial uses, light industrial uses, roadways, and public facilities. Specific acreages and locations for uses have yet to be determined.

## OAHU

### EAST MAMALA BAY FACILITIES PLAN

District: Honolulu  
TMK: Portions of Zones 1, 2 and 3  
Agency:  
City and County of Honolulu, Department of Public Works  
Division of Wastewater Management  
650 South King Street  
Honolulu, Hawaii 96813

Attention: Richard Leong (527-5863)  
Consultant:  
Belt Collins and Associates  
680 Ala Moana Boulevard, First Floor  
Honolulu, Hawaii 96813  
Attention: John Goody (521-5361)  
Deadline: February 7, 1993

The project addresses the City's sewer system of Oahu's East Mamala (Honolulu) area, which extends from Moanalua/Aliamano to Niu Valley-Paiko Peninsula. In addition, Kuliouou will be evaluated for inclusion in the East Mamala Bay tributary area.

Honolulu's municipal sewer system is composed of five generic elements: wastewater collection, wastewater treatment, sludge treatment, wastewater disposal, and sludge disposal. The Environmental Impact Statement (EIS) will evaluate the impacts of one or more recommendations for improvements to each of these elements to meet projected wastewater flows in the year 2015 in the study area.

East Mamala's gravity sewer system consists of a network of pipes that collects wastewater from residences and businesses and carries it to the Sand Island Wastewater Treatment Plant (WWTP) via a series of pump stations and force mains which augment the gravity flow. The age of sewer lines in some portions of the study area approaches 100 years.

East Mamala's unsewered areas are mostly found in the mountain and forested regions. In these areas, individual systems are used to treat or dispose of household wastewater. Even within the sewer area, individual systems are sometimes employed based on cost considerations. Effluent from most of the individual systems is discharged on-site. The common types of individual systems in the study area include residential cesspools, septic tanks and aerobic units. The State Department of Health has jurisdiction over all individual systems.

The Sand Island WWTP is presently a primary treatment plant designed to treat an average flow of 82 million gallons per day (MGD). The present average daily flow is approximately 73 MGD, or roughly 88 percent of its capacity.

Primary treated effluent from the Sand Island WWTP is discharged into Mamala Bay at a depth of over 200 feet. The outfall system consists of a 1,452-foot-long pipe extending underground from the WWTP, with a 9,200-foot-long pipe submerged under the water, and ending with a 3,350-foot-long diffuser which ranges in diameter from 84 to 48 inches.

Sludge from the Sand Island WWTP is presently disposed of at the City's Kapaa landfill.

### EWA BY GENTRY

District: Ewa  
TMK: 6-1-69: Por. 3 & Por. 6  
Accepting Authority:  
City and County of Honolulu, Department of General Planning  
650 South King Street, 8th Floor  
Honolulu, Hawaii 96813  
Attention: Brian Suzuki (527-6073)

Applicant:

Gentry Pacific  
560 North Nimitz Highway, Suite 301  
Honolulu, Hawaii 96817  
Attention: Tosh Hosoda (599-8300)

Consultant:

Gray, Hong, Bills and Associates, Inc.  
119 Merchant Street, Suite 607  
Honolulu, Hawaii 96813  
Attention: David Bills (521-0306)

Deadline: February 22, 1993

In conjunction with a Development Plan Approval granted by the Department of General Planning in 1988, Gentry Properties prepared a Chapter 343 Environmental Impact Statement (EIS) covering 7150 residential units on 932 acres. The project included schools, parks and golf course. Infrastructure improvements included roadways, sewers, drainage systems, water systems and electrical distribution improvements. The EIS prepared for Ewa By Gentry was accepted by the Department of General Planning in April, 1988.

Ewa By Gentry wishes to extend the Development Plan Boundaries identified in the 1988 EIS to incorporate an additional 61 acres of residential development as well as incorporate 18 acres of industrial development. The lands are located on the western boundary of Ewa By Gentry. The residential lands will support single-family homes. The industrial lands will support uses such as storage, contractors' yards and building suppliers' yards.

The 1988 EIS addressed 7150 dwelling units while the current master plan identifies 8300 dwelling units. However, only 500 dwelling units are proposed on the 61-acre residential parcel. The difference (650 units) has gradually been added to the existing master plan boundaries since 1988.

An Environmental Impact Statement will be prepared in conjunction with the redesignation of 79± acres from Agricultural use to Residential and Industrial use. In addition, the EIS will address the Ewa By Gentry ultimate project density of 8300 units which is 1150 units above that analyzed in the 1988 EIS.

**HALE KEWALO RENTAL HOUSING MIXED-USE DEVELOPMENT**

District: Honolulu

TMK: 2-3-09:por. 1

Accepting Authority:

Housing Finance and Development Corporation (HFDC)  
677 Queen Street, Suite 300  
Honolulu, Hawaii 96813  
Attention: Mike McElroy (587-0525)

Proposing Agency:

Hawaii Community Development Authority (HCDA)  
677 Ala Moana Boulevard, Suite 1001  
Honolulu, Hawaii 96813  
Attention: Harold Edwards (587-2870)

Consultant:

Wilson Okamoto and Associates, Inc.  
P. O. Box 3530  
Honolulu, Hawaii 96811  
Attention: Earl Matsukawa (531-5261)

Deadline: February 22, 1993

The Housing Finance and Development Corporation (HFDC), the Hawaii Community Development Authority (HCDA), and the University of Hawaii (UH) propose the joint development of a rental housing project with parking structure, employment training facility and park/open space. Two concrete towers adjacent to a 5-level parking platform will comprise approximately 29 floors of affordable housing in one tower and approximately 26 floors of faculty housing for the University of Hawaii and Manoa campus in the other tower.

The project addresses the community's housing, education and recreation needs. The community's acute need for housing is addressed by providing a total of approximately 530 rental apartments to a broad section of income ranges. The project also addresses UH's need to recruit and retain top-notch faculty by designating one tower of housing for UH faculty. Toward addressing educational uses, the project includes the new Employment Training Office facility, which will provide the program with ample functional space. Building 857 will be preserved on the site for educational purposes. Community recreation is addressed through the creation of approximately 1.75 acres of park/open space along Kapiolani Boulevard, extending the adjacent athletic field to Pensacola Street.

The project is not anticipated to result in any significant short- or long-term impacts. Short-term impacts during construction are relatively insignificant and include those on noise, air quality, and traffic. In the long-term, existing uses will be displaced in favor of more intensified use of the site with inherent marginal increases in associated traffic, noise and vehicular emissions. Social impacts will reinforce changes already occurring in neighboring areas, while addressing education and recreation.

**DRAFT ENVIRONMENTAL IMPACT  
STATEMENTS**

A 45-day review period commences with the initial publication of these projects in the bulletin (see listed deadline dates). EIS's listed in this section are available for review at the following repositories:

- \* Office of Environmental Quality Control
- \* Legislative Reference Bureau
- \* Municipal Reference and Records Center (Oahu EISs)
- \* University of Hawaii Hamilton Library
- \* Hawaii State Library (Main Branch)
- \* Kaimuki Regional Library
- \* Kaneohe Regional Library
- \* Pearl City Regional Library
- \* Hilo Regional Library
- \* Wailuku Regional Library
- \* Lihue Regional Library
- \* Branch library in closest proximity to the project

Please send the original copy of your comments to the accepting authority and duplicate copies of the comments to the applicant or proposing agency, consultant and OEQC.

## HAWAII

### PUAINAKO STREET EXTENSION AND WIDENING

District: South Hilo  
TMK: 2-2, 2-4, 2-5

Accepting Authority:  
Governor, State of Hawaii  
c/o Office of Environmental Quality Control  
220 South King Street, Suite 400  
Honolulu, Hawaii 96813

Applicant:  
County of Hawaii, Department of Public Works  
25 Aupuni Street  
Hilo, Hawaii 96720  
Attention: Donna Kiyosaki (961-8321)

Consultant:  
Okahara and Associates, Inc.  
200 Kohola Street  
Hilo, Hawaii 96720  
Attention: Masahiro Nishida (961-5527)  
Deadline: March 9, 1993

The Puainako Road Extension has been a part of the Hawaii County General Plan since 1967, when "A Plan for Metropolitan Area of Hilo" designated Puainako as a secondary arterial street. The proposed project involves the widening and extension of Puainako Street between Kilauea Avenue and Country Club Road in Kaumana, South Hilo, Big Island of Hawaii. The project is comprised of two major components, a widening and partial realignment of Puainako Street between Kilauea Avenue and Country Club Road. The total length of the roadway improvements is approximately 6.1 miles.

The project implementation would involve typical construction activities associated with building a roadway system. These would include effects on traffic, noise, air quality, scenic resources, and flora and fauna. It is also anticipated that there are important archaeological resource discoveries along the proposed alignments. A careful identification of these resources and a series of mitigative measures are recommended. The project might also necessitate the relocation of as many as six houses. Thus, short-term construction related impacts on the environment would be generated by the project. Mitigative measures would be implemented to minimize these impacts.

Notice of availability of the EIS Preparation Notice for this project was initially published in the June 8, 1992, OEQC Bulletin. In this notice, the Accepting Authority was inadvertently listed as the Office of the Mayor, Hawaii County. Since the project will utilize State funds, the Accepting Authority will be the Governor.

### WATER RESOURCE DEVELOPMENT AND ACROSS ISLAND TRANSMISSION, JOB NO. 22-HW-J

District: North and South Hilo/South Kohala and Hamakua  
TMK: 2-4-06:34; 2-4-08:2, 4, 8; 2-5-45:11; 2-5-44-4; 2-5-01:1, 2, 3, 4, 11; 2-5-02:3; 2-6-18:4; 3-8-01:8, 13; 4-4-16:5; 4-4-15:3; 6-7-01:25; 6-7-02:17

Accepting Authority:  
Governor, State of Hawaii  
c/o Office of Environmental Quality Control  
220 South King Street, Fourth Floor  
Honolulu, Hawaii 96813

Proposing Agency:  
Department of Land and Natural Resources  
Division of Water and Land Development  
1151 Punchbowl Street, Room 227  
Honolulu, Hawaii 96813  
Attention: Edward Lau (587-0232)

Consultant:  
Okahara and Associates, Inc.  
200 Kohola Street  
Hilo, Hawaii 96720  
Attention: Donald K. Okahara (961-5527)  
Deadline: March 9, 1993

The Water Resource Development and Across-Island Transmission Project was conceived to begin to address the potential long-term water imbalance between East and West Hawaii. A water source and transmission pipeline capacity of 20 million gallons per day (mgd) was set by the State for planning and design purposes.

The proposed water development site (well field) is located in the Waiakea-Uka area of South Hilo, at an elevation of 830 ft. The pipeline project entails two segments; the first segment is 38.4 miles long, extending from the well field site to the initial delivery point at PTA. The downhill, leeward segment of the pipeline from PTA to the Waimea area is 23.5 miles long and follows Saddle Road from PTA via gravity flow, to the 5,600 ft. level, where it then cuts north across Parker Ranch lands, descending to the terminal reservoir site south of Waimea (elev. 4,150 ft.). The total pipeline length under alternative A will be 61.9 miles (38.4 miles windward and 23.5 miles leeward).

It is anticipated that construction-related impacts on the environment will be generated by the project, but mitigative measures will be implemented to minimize these impacts. Significant archaeological sites are not expected to be found along the proposed pipeline corridor. However, should such resources be discovered, a plan for further mitigative steps will be formulated.

Energy Requirements: When the pumping requirement reaches 12 mgd, an additional 16.5 MW of electrical generating capacity will be needed to meet the peak load demand, although it will be used for only 4 hours a day. One mitigative measure to avoid the construction of added capacity would be to pump water on a strictly interruptible basis. Another alternative measure would be to pump water during the off-peak period until such time as a dependable and economically viable alternative energy source, such as geothermal energy, is fully developed and available to the utility.

Notice of availability of the EISPN for this project was initially published in the June 23, 1991, OEQC Bulletin.

OAHU

OAHU LIVESTOCK AGRICULTURAL PARK

District: Ewa and Koolauloa  
TMK: 9-02-04:5 and 6; 5-06-05:9, 5-06-06-6 and 19,  
5-06-08:2

Accepting

Authority:

Governor, State of Hawaii  
c/o Office of Environmental Quality Control  
220 South King Street, Suite 400  
Honolulu, Hawaii 96813

Applicant:

Department of Agriculture  
1428 South King Street  
Honolulu, Hawaii 96814  
Attention: Dr. Paul J. Schwind (973-9469)

Consultant:

M&E Pacific, Inc.  
1001 Bishop Street, Suite 500  
Honolulu, Hawaii 96813  
Attention: Dr. James Dexter (521-3051)

Deadline: February 7, 1993

The State of Hawaii, Department of Agriculture, proposes to acquire in perpetuity between 550 to 900 acres of existing agriculturally-zoned land for a livestock agricultural park on Oahu. In addition, the Department of Agriculture will oversee the construction of infrastructure facilities that provide a consistent standard for the waste management, water supply and irrigation, electrical power and energy recovery systems. This project is considered a demonstration of new technology for the livestock industry in Hawaii.

After analysis of eighteen sites on Oahu, the potential number of sites have been pared to two candidates - Palikea Uplands in the Kunia area and the Kahuku Agricultural Park (and adjoining parcels). Environmental effects are expected at either site, and therefore a draft environmental impact statement has been prepared to inform the public of the alternatives, and provide an opportunity for discussion of the significance of the expected effects.

It is expected that dairy operators will be among the first tenants of the project. The ultimate development of the project might provide facilities for one-fourth of the present dairy operation on Oahu. The cost of the project development is approximately \$40 million over a 20-year period. This includes estimates of private development costs. Preliminary engineering studies are expected to develop further detailed cost information, including alternative waste management plans.

Notice of availability of the EIS Preparation Notice for this project was initially published in the July 23, 1992, OEQC Bulletin.

FINAL ENVIRONMENTAL IMPACT  
STATEMENTS

This section provides notice of EISs that have been submitted for acceptance. All substantive comments received by the applicant or proposing agency, and corresponding responses, should be contained within the Final EIS. This section also provides notice of acceptance determinations. Aggrieved parties who wish to contest the acceptance of an EIS have a 60-day period in which to initiate litigation. The 60-day litigation period starts from the date of publication of the notice of acceptance in the OEQC Bulletin.

HAWAII

KAWAIIHAE TEN-YEAR MASTER PLAN

District: South Kohala  
TMK: 6-1-1:3; 6-1-2:60-63, 65, 69-80; 88; 6-1-3:3, 16-20;  
6-1-4:3-20; 6-1-5:1-8; 6-1-6:1-16

Accepting

Authority:

Governor, State of Hawaii

Proposing

Agency:

Department of Hawaiian Home Lands

Status:

Currently being reviewed by the Office of Environmental Quality Control.

The overall Kawaihae Long Range Master Plan encompasses approximately 10,000 acres of DHHL lands located on the southwestern slopes of the Kohala Mountains on the Island of Hawaii. The project site is situated about 26 miles north of Keahole Airport and 8 miles west of the town of Waimea. Kawaihae Harbor is located across Kawaihae Road at the southeast corner of the project area.

The Kawaihae Master Plan 10-Year Plan encompasses over 2,100 acres of land in the southwestern portion of the Master Plan area. The 10-Year Plan area will be the initial development phase of the overall Long-Range Kawaihae Master Plan. It will be the focus of higher density land use development activity and will contain the Kawaihae Town Center. The main objective of the 10-Year Plan is to provide for development of approximately 3,500 residential units. A secondary objective, but critical for the implementation of the Plan, is the development of income generating activities that will supplement legislative appropriations, or finance the sale and repayment of revenue bonds. Additionally, another key objective is the creation of job opportunities for native Hawaiian beneficiaries. The following sections will discuss the 10-Year Plan development theme, land use components and circulation, and infrastructure development.

DEVELOPMENT THEME. As the initial phase of the Kawaihae Master Plan, the 10-Year Plan will be the beginning of a major new community on the Island of Hawaii. The development theme for the 10-Year Plan centers on the development of the community around a distinctive town center which will be designed utilizing components of other small towns located throughout the Big Island. The theme is further cultivated through the development of focal points of community activities within the project to create a sense of belonging. These focal points will be in the form of a central

community center and smaller "village centers" consisting of a variety of community facilities that will serve the residents of the community.

Community facilities will utilize Hawaiian architectural elements and the relation to historical and cultural sites throughout the area is emphasized.

The owner of the property is the Department of Hawaiian Home Lands. The lands to the south of the project site are owned by the Queen Emma Foundation. DHHL is the owner of the property located directly north of the project site.

#### SUMMARY OF MAJOR IMPACTS

Archaeological Features: The archaeological sites identified throughout the master plan area will have an impact on the location and alignment of the proposed bypass road at the makai end of the project area.

Terrain: Slope conditions vary greatly throughout the site with gradients ranging from 5% to greater than 20%. The cost of grading excavation, and construction on land with such a wide range of slope conditions is high. Design guidelines for the various land uses, particularly for the proposed industrial park will be enforced to minimize view impacts and costs of grading.

Drainage: The existence of numerous gulches and gullies throughout the master plan area will complicate development of the site. Major gulches, specifically Honokoa Gulch, will greatly influence circulation and development patterns thereby limiting north-south connections. Further, gullies and swales in the middle portion of the site will make infrastructure development more costly.

Visual Impact: The implementation of the Kawaihae Master Plan will result in major changes to the area in terms of land use and activity. The visual impacts of these changes are of concern as the existing undeveloped landscape will be transformed into an urbanized environment. As the master plan area lies on the slopes of the Kohala Mountains, it is highly visible from various locations in the vicinity including the highways, the Puukohola Heiau National Historic Site, Kohala Ranch, the proposed marina site and neighboring resorts. Thus, adverse impacts on existing views of the project site shall be minimized by the establishment of specific facilities design criteria along with the development of certain restrictions as to what types of land uses will be allowed in this area.

Economic Feasibility: A major concern in trying to fulfill the objectives of making land and affordable housing available to the Hawaiian people is the need to establish other income generating uses to make the plan economically feasible. Several uses have been identified as having potential income to help support the implementation of the plan. These are an expanded industrial park/business center, a commercial center, and cultural learning center.

The project will result in positive impacts on the use of Kawaihae Harbor with the growing population's demand for consumer goods, construction and other supplies.

Long-term employment will be created for harbor operations, industrial park businesses, and resort uses.

Notice of availability of the Draft EIS for this project was initially published in the November 23, 1991, OEQC Bulletin.

## MAUI

### HANA RANCH COUNTRY CLUB AND GOLF COURSE

District: Hana  
TMK: 1-4-02:7, 9, and 10; 1-4-02:por. 4 and 8; 1-4-03:6; 1-4-03:por. 5 and 9; 1-4-07:por. 4

Accepting Authority: County of Maui, Department of Planning  
Applicant: Keola Hana Maui, Inc.  
Status: Currently being reviewed by the County of Maui, Department of Planning.

Keola Hana Maui, Inc. (Keola) is proposing to construct the Hana Ranch Country Club in the Hana district on the island of Maui. The project site is located 1.8 miles south of Hana Town on approximately 201 acres of existing pasture land presently used for cattle ranching operations by Hana Ranch.

The golf course is needed as a basic resort amenity for the Hotel Hana-Maui to enable the Hotel to be more competitive with other Hawaii luxury resorts. No additional hotel rooms, luxury homes or condominiums will be developed. The objectives of the project are to: 1) improve the performance of the Hotel Hana-Maui relative to other luxury resorts; 2) substantially reduce Hotel operating losses; 3) provide stable employment for hotel employees; 4) provide new job opportunities for Hana residents; and 5) to improve Keola's financial situation.

The Hana Ranch Country Club will be an 18-hole championship golf course measuring approximately 6,930 yards. This semi-private golf course will be open to guests of the Hotel Hana-Maui, members of the Hana Ranch Country Club, day visitors to Hana and the resident community. Construction of the project is planned to start in late 1993 and be completed in 1995.

Support facilities include a clubhouse, maintenance facilities, driving range, and approximately 150 parking spaces. The clubhouse (39,900 square feet) is expected to be a two story building which will include the following facilities: pro shop, administrative offices, full service restaurant, lounge (bar), meeting rooms, snack shop, kitchen, locker facilities, and golf cart storage areas. The restaurant will be able to accommodate about 200 persons, and is scheduled to be open to the public seven days a week. A driving range of approximately six acres will be operated in conjunction with the golf course.

Notice of availability of the Draft EIS for this project was initially published in the August 23, 1992, OEQC Bulletin.

## OAHU

### KAPOLEI SPORTS AND RECREATION CENTER

District: Ewa  
TMK: 9-1-16: 25; 9-1-17: 4; 9-1-18:1  
Accepting Authority: Governor, State of Hawaii

Proposing

Agency: Department of Accounting and General Services  
Status: Accepted by the Governor on November 6, 1992.

The State of Hawaii Department of Accounting and General Services (DAGS) proposes to build a sports and recreation center at Kapolei in Ewa on Oahu. To this end, a feasibility study and preliminary alternate site analysis were completed in June, 1990 designating four possible sites for the facility.

Alternative sites "A" and "D" are located along Fort Weaver Road, with Alternative Site "A" on the west mauka side of Farrington Highway and Alternative Site "D" near the Old Fort Weaver and Fort Weaver Road Intersection. Alternate sites "B" and "C" are situated along a proposed road, Ewa Parkway, adjacent to the western side of Kaloii Gulch.

The general location of the four Alternate Sites was determined by many factors including availability of land and the plans for a "Second City" in this region. Also considered were the potential of mutually acceptable long range goals of the proposed project and that of the "Kapolei Long Range Master Plan" (April 1990). All four of these Alternate Sites were located on land owned by Campbell Estate. However, an agreement was reached between Campbell and the State of Hawaii in April 1991 for land parcels which included two of the four sites to be acquired by the State of Hawaii.

The existing use of each of the four Alternative Sites is agricultural with various residential development in progress or planned for those areas near the main roadways.

The overall socioeconomic structure of the Ewa area has evolved from one that was primarily agricultural to one that is now principally oriented toward urbanization, including housing, commercial development, and tourism. With this evolution, the demand and need for recreational facilities have become more acute.

The recreational acreage required to support community sports is directly related to the area's population. Projections of future population for West Oahu and a summary of population projections by district for the Ewa Oahu area, and the recreational acreage required to support sports activities reveal a present deficiency and, unless additional facilities are provided, this deficiency will increase significantly by year 2000.

Residents of the Ewa area are expected to use the proposed facilities on a daily basis, whereas people living in the outlying sectors of West Oahu and other areas of Oahu will utilize the sports complex only for major sports and recreational events.

Notice of availability of the Draft EIS for this project was initially published in the January 8, 1992, OEQC Bulletin.

**LUINAKOA PARTNERS RESIDENTIAL SUBDIVISION**

District: Honolulu  
TMK: 3-5-24:1  
Accepting Authority: State Land Use Commission  
Applicant: Luinakoa Partners

Status: Currently being reviewed by the State Land Use Commission.

The proposed project requests a reclassification of 8.74 acres of Conservation lands to Urban for the purpose of designing and constructing 50-52 fee simple residential lots. These lots will be approximately 5000 square feet in size and all offsite improvements will be built to dedicable City and County standards. The project site is located in Aina Koa Valley and will be an extension of existing Luinakoa Street. Lot purchasers will design and construct their own homes on the lots and these structural improvements will be built to County building codes for site work and infrastructure.

Notice of availability of the Draft EIS for this project was initially published in the October 23, 1992, OEQC Bulletin.

**NEPA DOCUMENTS**

**OAHU**

**BARBERS POINT NAVAL AIR STATION CONSTRUCTION OF 120 FAMILY HOUSING UNITS (TURNKEY)  
(Notice of Availability/Finding of No Significant Impact)**

District: Ewa  
TMK: 9-1-13-1

Accepting Authority:  
Commander Pacific Division,  
Naval Facilities Engineering Command  
Attention: Environmental Planning Division  
Pearl Harbor, Hawaii 96860-7300  
Attention: Fred Minato (471-9338)

Agency:  
U. S. Army Corps of Engineers  
Honolulu Engineer District  
Building 230  
Fort Shafter, Hawaii 96858-5440  
Attention: Edward Yamada (438-5421/1776)

Consultant:  
Wilson Okamoto and Associates  
1050 South King Street, Suite 800  
Honolulu, Hawaii 96814  
Attention: Rodney Funakoshi (531-5261)

The proposed action is to construct 120 family housing units on a 18.02 acre site cleared plot, 0.5 miles west of the main gate. It is proposed to construct 84 two-bedroom and 36 three-bedroom units. At least five percent of the dwelling units will be accessible and easily modifiable to accommodate the requirements for the handicapped.

Estimated Project Cost: Federal Funds less than \$14 Million.  
Document Preparation Cost: Environmental Assessment \$69,000.00 Total.

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## OTHER DOCUMENTS

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The following documents are not required under Chapter 343, Hawaii Revised Statutes. They have been prepared to facilitate the planning and permitting process and to provide an opportunity for the public to participate in reviewing and commenting on the proposed project.

### MAUI

#### PUUKOLII VILLAGE (Final Environmental Impact Report)

District: Lahaina  
TMK: 4-4-02: por. 2 and 4-4-06: por. 1  
Applicant:  
AMFAC Property Investment Corporation  
700 Bishop Street, Suite 2100  
Honolulu, Hawaii 96813  
Attention: Don Fujimoto (667-7411)  
Consultant:  
PBR Hawaii  
1042 Fort Street Mall, Suite 300  
Honolulu, Hawaii 96813  
Attention: Ramona Mattix (521-5631)

On November 23, 1992, the OEOC Bulletin published a preparation notice of an Environmental Impact Report for the Puukolii Village project. The project, proposed by AMFAC Property Investment Corp., a Hawaii Corporation, triggers no requirement for an EIS under Chapter 343. Subsequently, no EIS was prepared, however, an extensive Environmental Impact Report (EIR) was issued and circulated for public comment. Similar to the Chapter 343 process, these comments are incorporated in the final EIR, which will be distributed.

The Puukolii Village development would include a residential housing area on about 260 net acres (exclusive of buffer areas and back bone roads which add about 30 additional acres for about 290 acres overall) of land located in the State Agricultural District in the Puukolii area near Kaanapali, Maui. The subject property is identified as Tax Map Key Numbers 4-4-02:02 (portion) and 4-4-06:01 (portion), and is identified for the purposes of this document as Puukolii Village. The proposed development is designed to meet the guidelines of the State Act 15 process. The Environmental Impact Report serves as a support document for the proposed Act 15 certification. The Housing Finance and Development Corporation is responsible for Act 15 certifications.

AMFAC proposes to develop the Puukolii Village parcels into a master planned residential community contiguous to the by-pass highway which is planned to be located above the existing Honoapiilani Highway. The development would include a full range of residential products including affordable and market, two commercial areas, sites for an elementary school, community park, emergency/trauma clinic, elderly residential area, lifecare facility, day care and community center. The proposed Puukolii Village would incorporate a variety of residential unit types and densities to encourage integrated community development and furnish sites

for a number of community facilities that were identified by the AMFAC Community Advisory Board as desirable in the Kaanapali area.

The property would be developed in various phases. The first phase contains approximately 40 net acres, is presently designated as Agriculture under Maui County zoning, and would include approximately 400 residential units. The next phase would involve the development of about 220 net acres mauka of the proposed by-pass highway and contain approximately 1,300 residential units. Future phases also include sites for an 8 acre elementary school site, about 16 acres of commercial area, a 20 acre community park, and approximately 11 acres devoted to an emergency/trauma clinic. Other areas set aside for public use are approximately 2 acres for a day care facility, over 3 acres for a community center and about 3 acres for a church. In total, the project would include approximately 1,700 units, both market and affordable. Densities will vary from 6 to 10 single family units per acre and from 10 - 15 multi-family units per acre.

The developer proposes to provide affordable housing opportunities for Hawaii residents by offering a minimum of 60 percent of all units at prices affordable to families having an income range of up to 140 percent of Maui County median income. The balance of the project would be developed at market prices. A significant number of units would consist of rentals affordable to residents having 100% of median income or less.

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## NOTICES

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### PUBLIC NOTICE HI7210022227 U.S. ARMY, MAKUA MILITARY RESERVATION DRAFT HAZARDOUS WASTE PERMIT FOR OPEN BURN/OPEN DETONATION

The original comment period which was to end on November 13, 1992 has been extended to February 28, 1993. A public hearing will be held on the Waianae Coast in February 1993, and the public will be provided with at least 30-day prior notice of the hearing.

The Region IX office of the U.S. Environmental Protection Agency (EPA) and the Hawaii Department of Health (HDOH) are soliciting public comment on a Draft Hazardous Waste Treatment Permit for the U.S. Army, Makua Military Reservation. Makua is located on Oahu approximately 60 kilometers northeast of Honolulu near Kaena Point.

Once the permit is effective, it would grant approval for Makua to continue to open burn/detonate waste munitions and ordnance. Approval would be granted in accordance with the provisions of the Resource Conservation and Recovery Act (RCRA), Title 40 of the Code of Federal Regulations (CFR) Part 124, as authorized by the 1984 Hazardous and Solid Waste Amendments to RCRA.

Within the Makua Military Reservation an approximate 14 acre area is used for open burn and open detonation of various waste munitions and ordnance. These wastes are from other military installations in Hawaii. The wastes are generally considered hazardous wastes because of their energetic nature (able to burn

or explode). Open burns will occur in a specially designed burn pan whereas detonations occur on the ground.

The facility presently operates under the INTERIM STATUS requirements. If this DRAFT PERMIT is made final and there is no appeal, open detonation and burn may continue at Makua Military Reservation, subject to the terms and conditions of the permit and other applicable permits and legal requirements.

The ADMINISTRATIVE RECORD for the DRAFT PERMIT, which includes the APPLICATION, DRAFT PERMIT, and FACT SHEET, are available for public review during business hours, Monday through Friday at the addresses below. Further information and copies of the FACT SHEET may be obtained by calling Vern Christianson at (415) 744-2422 or by writing to:

U.S. EPA, Region IX  
Attn: Vern Christianson (H-3-2)  
75 Hawthorne Street  
San Francisco, CA 94105

A copy of the APPLICATION, DRAFT PERMIT and FACT SHEET may also be viewed at the following address during business hours:

Hawaii Department of Health  
Solid and Hazardous Waste Branch  
500 Ala Moana Blvd.  
Five Waterfront Plaza #250  
Honolulu, HI 96813  
8:30 a.m. - 4:30 pm, M-F

Environmental Protection Agency  
Pacific Islands Contact Office  
300 Ala Moana Blvd.  
Prince Kuhio Federal Building  
Suite 5124  
Honolulu, HI 96813  
7:45 am - 4:00 pm, M-F

Waianae Satellite City Hall  
Waianae Neighborhood Community Center  
85-670 Farrington Highway  
Waianae, Hawaii 96792  
7:45 am - 4:30 pm, M-F

Waianae Coast Comprehensive Health Center  
(Reception Area)  
86-260 Farrington Highway  
Waianae, Hawaii 96792  
7:30 am - 8:00 pm, Su-Sa

Anyone wishing to submit comments on the DRAFT PERMIT should do so in writing on or before February 28, 1993 to the EPA Region IX contact listed above.

A PUBLIC HEARING will be held in February 1993. Notice of the public hearing will be provided at least 30 days prior to the scheduled date of the hearing.

All comments will be addressed in a RESPONSIVENESS SUMMARY. A final decision to establish final permit conditions and whether or not to issue the final permit will be made after all

comments have been considered. Notice of the final decision shall be sent to each person who has sent or delivered written comments or requested notice of the final decision. The decision will become effective 30 days from the date of issuance.

#### UPDATED GUIDEBOOK FOR THE HAWAII STATE ENVIRONMENTAL REVIEW PROCESS NOW AVAILABLE

The Guidebook for the Hawaii Environmental Review Process has been updated to include the recent changes brought about by Act 241, SLH 1992 and includes updated procedures and forms. Call OEOC at 586-4185 to request a copy.

#### GUIDELINES FOR PREPARING ENVIRONMENTAL ASSESSMENTS

These guidelines are intended to provide help to the agencies and the public regarding the environmental review process; specifically for the preparation of environmental assessments. The reader is referred to Chapter 343 of the Hawaii Revised Statutes, Chapter 200 of Title 11, Department of Health Administrative Rules, and to Act 241, Session Laws of Hawaii 1992, prior to any document preparation. (References in brackets refer to either Chapter 343, Hawaii Revised Statutes, Act 241, SLH 1992, or Title 11, Chapter 200, Department of Health Administrative Rules.)

For an overview of the EA/EIS Process, see the process flowcharts, included as Figures 1 and 2 in the new Guidebook.

**WHAT IS THE PURPOSE OF PREPARING AN ENVIRONMENTAL ASSESSMENT?** The purpose of preparing an environmental assessment is to determine if the impacts of a proposed action are significant enough to warrant the preparation of an Environmental Impact Statement [§11-200-2].

**WHAT IS AN ENVIRONMENTAL ASSESSMENT?** An environmental assessment is a document which is prepared for a proposed action which triggers the Environmental Impact Statement Process. Briefly summarized, the eight triggers that require the preparation of an environmental assessment [§343-5] are:

- (1) Use of State or County lands or funds
- (2) Use within Conservation District Lands
- (3) Use within the Shoreline Setback Area
- (4) Use within any Historic Site or District
- (5) Use within the Waikiki Special District
- (6) Amendments to a County General Plan (except for those initiated by the County)
- (7) Reclassification of Conservation Lands
- (8) Construction or modification of helicopter facilities

**IS THERE A NEED TO CONSULT WITH OTHERS EARLY IN THE PROCESS?** YES. During the preparation of an environmental assessment, the procedures listed in §11-200-9, Early Assessment, must be followed. Historically, one of the steps frequently overlooked has been §11-200-9 (a)(4). This section requires consultation with agencies having jurisdiction or expertise as well as consultation with citizen groups and individuals.

**CAN ACTIONS OR PROJECTS BE SEGMENTED?** NO. The proposed action must be described in its entirety; therefore,

projects should not be done on an incremental basis to avoid the preparation of an environmental impact statement [§343-6(a)(2), §11-200-7].

**WHAT HAPPENS IF AN ACTION IS SUBJECT TO MORE THAN ONE TRIGGER TO THE EIS PROCESS?** If an action is subject to more than one trigger to the EIS process, all applicable approving agencies are encouraged to be involved in the preparation of the environmental assessment and determination as to whether an environmental impact statement is required for the action. Otherwise, the action would be subject to separate environmental assessment processes (including separate 30-day review periods for anticipated negative declarations) and determinations for each approval. Notice of each separate determination will be published in the OEQC Bulletin.

**WHAT IS REQUIRED IN AN ENVIRONMENTAL ASSESSMENT?** Draft and final environmental assessments must include (but are not limited to) the following [§11-200-10]:

- (1) Identification of applicant or proposing agency;
- (2) Identification of approving agency, if applicable;
- (3) Identification of agencies consulted;
- (4) General description of the action's technical, economic, social, and environmental characteristics; **(Some GENERAL guidelines to the content of each characteristic are listed below:**

This section should generally answer the "What, Why, Where, When, Who and How" of the proposed action and its short and long-term impacts.

**Technical:** Describe the purpose of the project and in general terms how the project will be accomplished. If applicable, the spatial dimensions of the project and its timing should be included.

**Socio-economic:** Describe the economic impacts on the immediate community as well as on the community at large. The assessment may include, but not be limited to, providing income for the county/state and creating employment opportunities in areas with high unemployment rates.

Describe issues pertinent to the specific project. If an action involves a targeted segment of the population, any/all positive or negative effects must be discussed. In addition, any other issues pertinent to the action (such as: population density, recreational facilities, child care provisions, relocation of residences, etc.) must be discussed.

The Socio-Economic Impact does **not** apply to the impact of the action on the proposing agency or applicant. For state or county projects, the cost of the proposed action should be included in the assessment.

**Environmental Characteristics:** Describe, as applicable, aesthetics, the generation of air pollution, traffic congestion, noise levels, effects on water quality or any other aspect of the environment which may be affected by the proposed action.

- (5) Summary description of the affected environment, including suitable and adequate location and site maps;

Include descriptions of flora, fauna, significant habitats, historical/ archeological and cultural sites. Describe adjacent natural resources. Sensitive habitats (such as a refuge) or bodies of water (stream, river, ocean, estuary, anchialine pond) adjacent to a proposed project need to be addressed.

- (6) Identification and summary of major impacts and alternatives considered, if any; identify positive as well as negative major impacts. The impacts of concern are of the proposed action on the surrounding environment and community, not the impact of the environment on the action. The alternatives considered should be included when applicable.

- (7) Proposed mitigation measures, if any; It is not sufficient to write one sentence stating that appropriate mitigation measures shall be instituted wherever necessary. The potential problems must be identified and appropriate mitigation described in general terms. If a mitigation measure is identified, the corresponding impact should be described in the impacts section. Best Management Practices should be cited whenever possible. For mitigation at Historic Sites, the environmental assessment must include: 1) copies of the Mitigation and/or Preservation Plans prepared for the Department of Land and Natural Resources' State Historic Preservation Program; and 2) a copy of the approval letter for the plans from the State Historic Preservation Program.

- (8) Determination;

The agency shall consider every phase of a proposed action, the expected consequences, both primary and secondary, and the cumulative as well as the short and long-term effects of the action in making a determination.

For environmental assessments for which a negative declaration is anticipated, a draft environmental assessment shall be made available for public review and comment for a period of thirty days. Subsequently, a final environmental assessment shall be prepared to determine whether an EIS is required (Act 241, SLH 1992).

After reviewing the comments received during the 30-day review period for anticipated negative declarations, the responsible agency may make a Negative Declaration or EISPN determination. If an EISPN is determined, the project must undergo an additional 30-day consultation period to define the scope of the Draft EIS.

A determination letter from the **Agency** must be submitted with the final environmental assessment identifying it as either a Negative Declaration or Environmental Impact Statement Preparation Notice. This letter is a formal declaration stating that the document has been reviewed and the action **will** or **will not** have significant impacts on the environment. This must be the Approving Agency's determination, not the consultant's determination [§343-5(c)].

- (9) Findings and reasons supporting the determination; Evidence justifying the statement that the proposed action will or will not result in any significant environmental impact must be included.
- (10) Agencies to be consulted in the preparation of the environmental impact statement, if applicable. This is necessary only for assessments which are determined to require environmental impact statements.

**WHAT HAPPENS AFTER AN ENVIRONMENTAL ASSESSMENT IS SUBMITTED?**

- If the agency determines the action will have a significant impact, an Environmental Impact Statement Preparation Notice is issued. Publication of this determination in the OEQC Bulletin will initiate a 30-day consultation period to define the scope of the Draft EIS.
- If the agency anticipates the action will not have a significant impact, the document will be published in the OEQC Bulletin as a Draft environmental assessment and will undergo a formal 30-day review period beginning on the date of publication in the OEQC Bulletin. Following the end of this 30-day review period, any comments received along with their responses must be incorporated into the Final environmental assessment. If appropriate, the text, figures, tables, maps and other ancillary parts of the environmental assessment should be revised. After undergoing the 30-day review period required by Act 241, SLH 1992, if the agency determines that:
  - a) the action will not have a significant impact, a negative declaration will be issued. Publication of this determination in the OEQC Bulletin will initiate the 30-day period to legally challenge the determination in court.
  - b) the action may have a significant impact, an EISPN will be issued and the project will undergo an additional 30-day consultation period to define the scope of the Draft EIS.

**WHAT IS REQUIRED IN A NOTICE OF DETERMINATION?** The Notice of Determination (Negative Declaration or EIS Preparation Notice) which is issued by the Approving Agency must include [§11-200-11(c)]:

- (1) Identification of applicant or proposing agency
- (2) Identification of approving agency
- (3) Brief description of proposed action
- (4) Determination
- (5) Reasons supporting the determination
- (6) Name, address and phone number of contact person for further information

**HOW IS THE PUBLIC MADE AWARE OF PROJECTS FOR WHICH EAs HAVE BEEN PREPARED?** Draft Environmental Assessments, Negative Declarations and EIS Preparation Notices must be submitted by the appropriate agency to OEQC for publication in the OEQC Bulletin [§11-200-11(b)]. OEQC has an "OEQC Bulletin Publication Form" which should be filled out and submitted to OEQC with the Draft Environmental Assessment, Negative Declaration or Environmental Impact Statement Preparation Notice.

**CHALLENGING NEGATIVE DECLARATIONS.** Once a final negative declaration determination has been made, the determination stands as a Negative Declaration until it is challenged in court and reversed by the same. There is a 30-day period [§343-7(b)/Act 241, SLH, 1992] starting when the determination is published in the OEQC Bulletin for an aggrieved party to challenge the determination of "negative declaration."

**CHALLENGING ENVIRONMENTAL IMPACT STATEMENT PREPARATION NOTICES (EISPN).** There is a 60-day period [§343-7(b), Act 241, SLH 1992] starting when the EISPN determination is first published in the OEQC Bulletin for an aggrieved party to challenge in court the agency determination that an EIS is required.

**PRE-ASSESSMENT CONSULTATION LIST FOR ENVIRONMENTAL ASSESSMENTS**

During the preparation of an environmental assessment, the procedures listed in Hawaii Administrative Rules, §11-200-9, Early Assessment, must be followed. Historically, one of the steps frequently overlooked has been §11-200-9(a). This section requires consultation with agencies having jurisdiction or expertise as well as consultation with citizen groups and individuals.

The appropriate agencies and groups from the list below should be consulted before the preparation of an environmental assessment. This list is not meant to be comprehensive. Each proposed action is unique in itself and may require consultation with other agencies and concerned groups.

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

Department of Agriculture  
1428 South King Street  
Honolulu, Hawaii 96814

Department of Business, Economic Development and Tourism  
220 South King Street, 11th Floor  
Honolulu, Hawaii 96813-4541

Department of Business, Economic Development and Tourism  
State Energy Office  
355 Merchant Street, Room 110  
Honolulu, Hawaii 96813

Department of Defense  
3949 Diamond Head Road  
Honolulu, Hawaii 96816

Department of Education  
1390 Miller Street  
Honolulu, Hawaii 96813

Department of Hawaiian Home Lands  
335 Merchant Street  
Honolulu, Hawaii 96813

OEQC BULLETIN  
January 23, 1993

Department of Land and Natural Resources  
1151 Punchbowl Street  
Honolulu, Hawaii 96813

State Historic Preservation Division  
Department of Land and Natural Resources  
33 South King Street, 6th Floor  
Honolulu, Hawaii 96813

Department of Health  
1251 Punchbowl Street  
Honolulu, Hawaii 96813

Department of Health  
Environmental Management Division  
500 Ala Moana Boulevard  
Five Waterfront Plaza, Suite 250  
Honolulu, Hawaii 96813

Department of Transportation  
869 Punchbowl Street  
Honolulu, Hawaii 96813

Office of State Planning  
250 South Hotel Street, 4th Floor  
Honolulu, Hawaii 96813

Office of Hawaiian Affairs  
711 Kapiolani Boulevard, Suite 500  
Honolulu, Hawaii 96813

University of Hawaii  
Water Resources Research Center  
2540 Dole Street, Holmes Hall 283  
Honolulu, Hawaii 96822

University of Hawaii  
Environmental Center  
2550 Campus Road, Crawford 317  
Honolulu, Hawaii 96822

U.S. Department of Agriculture  
Soil Conservation Service  
P.O. Box 50004  
300 Ala Moana Boulevard  
Honolulu, Hawaii 96850

U.S. Army Corps of Engineers  
Pacific Ocean Division, Building 230  
Fort Shafter, Hawaii 96858

U.S. Department of the Interior  
Fish And Wildlife Services  
P.O. Box 50156  
300 Ala Moana Boulevard  
Honolulu, Hawaii 96850

U.S. Department of the Interior  
National Park Service  
P.O. Box 50165  
300 Ala Moana Boulevard  
Honolulu, Hawaii 96850

U.S. Department of Commerce  
National Marine Fisheries Service  
2570 Dole Street  
Honolulu, Hawaii 96822

U.S. Department of Transportation  
Federal Aviation Administration  
P.O. Box 50109  
300 Ala Moana Boulevard  
Honolulu, Hawaii 96825

American Lung Association  
245 North Kukui Street  
Honolulu, Hawaii 96817

**For actions in the City and County of Honolulu:**

City and County of Honolulu  
Board of Water Supply  
630 South Beretania Street  
Honolulu, Hawaii 96813

City and County of Honolulu  
Building Department  
650 South King Street  
Honolulu, Hawaii 96813

City and County of Honolulu  
Department of Housing and Community Development  
650 South King Street  
Honolulu, Hawaii 96813

City and County of Honolulu  
Department of General Planning  
650 South King Street  
Honolulu, Hawaii 96813

City and County of Honolulu  
Department of Land Utilization  
650 South King Street  
Honolulu, Hawaii 96813

City and County of Honolulu  
Department of Parks and Recreation  
650 South King Street  
Honolulu, Hawaii 96813

City and County of Honolulu  
Department of Public Works  
650 South King Street  
Honolulu, Hawaii 96813

City and County of Honolulu  
Department of Transportation Services  
650 South King Street  
Honolulu, Hawaii 96813

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

**For actions in the County of Hawaii:**

County of Hawaii  
Planning Department  
25 Aupuni Street  
Hilo, Hawaii 96720

County of Hawaii  
Department of Public Works  
25 Aupuni Street  
Hilo, Hawaii 96720

County of Hawaii  
Department of Parks and Recreation  
25 Aupuni Street  
Hilo, Hawaii 96720

County of Hawaii  
Department of Research and Development  
25 Aupuni Street  
Hilo, Hawaii 96720

County of Hawaii  
Department of Water Supply  
25 Aupuni Street  
Hilo, Hawaii 96720

**For actions in the County of Maui:**

County of Maui  
Planning Department  
200 South High Street  
Wailuku, Hawaii 96793

County of Maui  
Department of Parks and Recreation  
200 South High Street  
Wailuku, Hawaii 96793

County of Maui  
Department of Public Works  
200 South High Street  
Wailuku, Hawaii 96793

County of Maui  
Department of Water Supply  
200 South High Street  
Wailuku, Hawaii 96793

County of Maui  
Economic Development Agency  
200 South High Street  
Wailuku, Hawaii 96793

**For actions in the County of Kauai:**

County of Kauai  
Planning Department  
4280 Rice Street  
Lihue, Hawaii 96766

County of Kauai  
Department of Public Works  
3021 Umi Street  
Lihue, Hawaii 96766

County of Kauai  
Department of Water Supply  
3021 Umi Street  
Lihue, Hawaii 96766

County of Kauai  
Office of Economic Development  
4444 Rice Street  
Lihue, Hawaii 96766

**Other Groups:**

Local Electric Utility, Local Neighborhood Board, Community Groups in Proximity, Groups who currently use the property for their benefit, Special Interest Groups (see listing in "Hawaii Green Pages" published by Hawaii Audubon Society.) To request a copy, please send a self-addressed, stamped (29¢), business size envelope to:

Hawaii Audubon Society  
212 Merchant Street, Suite 320  
Honolulu, Hawaii 96813

**PUBLIC NOTICE: ENVIRONMENTAL COUNCIL MAILING LIST**

To further increase public involvement and to implement the provisions of Section 92-7(c), Hawaii Revised Statutes, the Environmental Council requests that persons interested in receiving notification of its meetings call 586-4185 to be placed on a meeting notification mailing list. Requests to be placed on the mailing list may also be sent to:

Environmental Council, State of Hawaii  
220 South King Street, Suite 400  
Honolulu, Hawaii 96813

MELVIN DAVID L. KALAHIKI  
Chairperson, Environmental Council

**PUBLIC NOTICE OF AVAILABILITY: 1991 ANNUAL REPORT OF THE ENVIRONMENTAL COUNCIL**

The Environmental Council announces that the "1991 Annual Report of the Environmental Council" is available at no charge to the public. Interested persons may obtain a copy by calling 586-4185 or by writing to:

Office of Environmental Quality Control  
220 South King Street, Suite 400  
Honolulu, Hawaii 96813

MELVIN DAVID L. KALAHIKI  
Chairperson, Environmental Council

# 1993 CALENDAR SUBMITTAL DEADLINES FOR OEQC BULLETIN PUBLICATION

*The deadline for all document submittals is 8 working days prior to the Bulletin publication date.*

JANUARY						
SUN	MON	TUE	WED	THU	FRI	SA
					HOL	2
3	4	5	6	7	8	9
10	11	☺	13	14	15	16
17	HOL	19	20	21	22	23
24	25	26	☺	28	29	30
31						

FEBRUARY						
SUN	MON	TUE	WED	THU	FRI	SA
	1	2	3	4	5	6
7	8	9	☺	11	12	13
14	HOL	16	17	18	19	20
21	22	23	☺	25	26	27
28						

MARCH						
SUN	MON	TUE	WED	THU	FRI	SA
	1	2	3	4	5	6
7	8	9	10	☺	12	13
14	15	16	17	18	19	20
21	22	23	24	25	HOL	27
28	☺	30	31			

APRIL						
SUN	MON	TUE	WED	THU	FRI	SA
				1	2	3
4	5	6	7	8	HOL	10
11	12	☺	14	15	16	17
18	19	20	21	22	23	24
25	26	27	☺	29	30	

MAY						
SUN	MON	TUE	WED	THU	FRI	SA
						1
2	3	4	5	6	7	8
9	10	11	☺	13	14	15
16	17	18	19	20	21	22
23	24	25	☺	27	28	29
30	HOL					

JUNE						
SUN	MON	TUE	WED	THU	FRI	SA
		1	2	3	4	5
6	7	8	9	☺	HOL	12
13	14	15	16	17	18	19
20	21	22	23	24	☺	26
27	28	29	30			

☺ Submission deadline for ALL documents (Draft EAs, Negative Declarations, EISPNs and, Draft and Final EISs).  
 NOTE: All documents submitted for publication in the OEQC Bulletin must be received and date stamped by OEQC by 4:30 p.m. of the deadline date.  
 HOL Holiday

<u>INITIAL BULLETIN PUBLICATION DATE</u>	<u>30-DAY COMMENT * PERIOD END DATE</u>	<u>45-DAY COMMENT ** PERIOD END DATE</u>
JANUARY 08, 1993	FEBRUARY 07, 1993	FEBRUARY 22, 1993
JANUARY 23, 1993	FEBRUARY 22, 1993	MARCH 09, 1993
FEBRUARY 08, 1993	MARCH 10, 1993	MARCH 25, 1993
FEBRUARY 23, 1993	MARCH 25, 1993	APRIL 09, 1993
MARCH 08, 1993	APRIL 07, 1993	APRIL 22, 1993
MARCH 23, 1993	APRIL 22, 1993	MAY 07, 1993
APRIL 08, 1993	MAY 08, 1993	MAY 23, 1993
APRIL 23, 1993	MAY 23, 1993	JUNE 07, 1993
MAY 08, 1993	JUNE 07, 1993	JUNE 22, 1993
MAY 23, 1993	JUNE 22, 1993	JULY 07, 1993
JUNE 08, 1993	JULY 08, 1993	JULY 23, 1993
JUNE 23, 1993	JULY 23, 1993	AUGUST 07, 1993

\* Draft Environmental Assessment and EIS Preparation Notice comment period.  
 \*\* Draft EIS comment period.

# PUBLIC NOTICE

Pursuant to Section 13-222-12, Hawaii Administrative Rules  
entitled "Shoreline Certification"

Date: January 23, 1993 Number: 93-002

**NOTICE OF APPLICATION:** Application available for inspection at District  
Land Offices on the islands of Kauai, Hawaii and Maui and at Room 220,  
Kalanimoku Building, 1151 Punchbowl Street, Honolulu, Oahu

## NOTICE OF SHORELINE CERTIFICATION OR REJECTION

<u>LOCATION</u>	<u>APPLICANT</u>	<u>TAX MAP KEY</u>	<u>DATE CERTIFIED (C) OR REJECTED (R)</u>
1) <u>Lot 1151, Ld. Ct. App. 677 as shown on Map 270 (Kaneohe, Koolaupoko, Oahu)</u>	DJNS Surveying and Mapping, Inc. for David M. Huntley	4-4-39:31	12/29/92(c)
2) <u>Por of Kaamola's 1, 2, 3 &amp; 4 (Kaamola, Kona, Molokai)</u>	Cummins & Cummins for Kamehameha School/ Bishop Estate	5-6-06:24	1/7/93(c)
3) <u>Lot 64-A, Paumalu Beach Lots (Koolauloa, Oahu)</u>	Towill, Shigeoka & Assoc. for Dr. Barry D. Miller	5-9-19:42	9/29/92(c)
4) <u>Parcel 3 of the Subdiv. of Lot 2, Sec 4, Second Partition of Hamakuapoko Hui to Alexander &amp; Baldwin (Kuau, Hamakuapoko, Maui)</u>	Akamai Land Surveying for Robert L. Horcajo, et. al.	2-6-11:24	1/6/93(c)
5) <u>Lot 1-D and Grant 11674 (Waimea, Kauai)</u>	Masao Fujishige for Gene Barkin	1-6-06:06	1/6/93(c)

.....  
APPEAL may be made to the Department of Land and Natural Resources in  
writing within twenty (20) days of the date of this notice:

Department of Land and Natural Resources  
1151 Punchbowl Street, Room 220  
Honolulu, Hawaii 96813  
Tel. 587-0439

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<u>LOCATION</u>	<u>APPLICANT</u>	<u>TAX MAP KEY</u>	<u>DATE CERTIFIED (C) OR REJECTED (R)</u>
6) <u>SPS #7, Kamaole Beach Park, Part 1 (E.O. 822, CFS8890, shown on HTS Plat 1073) (Kamaole, Wailuku, Maui)</u>	ECM, Inc. for County of Maui	3-9-05:30	1/6/93(c)
7) <u>Parcel of TMK: 3-2-10 and Parcel 10 of TMK 3-2-13.... (Malaukanaloa, Kapahukauwila, Kapoho, Paleileiha, Makaaka, Kalopue and Waihee, Maui)</u>	Newcomer-Lee Land Surveyors, Inc. for Hawaii, Inc.	3-2-10:01 3-2-13:10	1/6/93(c)
8) <u>Lot 18-B and Lot 19 of Ld. Ct. App 1785 as shown on Map 11 (Kalahuiipuaa, Waimea, S. Kohala)</u>	R.M. Towill Corp. for Mauna Lani Resort, Inc.	6-8-22:01 & 09	1/7/93(c)
9) <u>Koko Head Regional Park (Hanauma Bay Nature Park) (Maunalua, Honolulu, Oahu)</u>	C&C of Honolulu for C&C of Hon/Dept. of Public Works	3-9-12:02	1/7/93(c)

.....  
APPEAL may be made to the Department of Land and Natural Resources in  
writing within twenty (20) days of the date of this notice:

Department of Land and Natural Resources  
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Honolulu, Hawaii 96813  
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# PUBLIC NOTICE

Pursuant to Section 13-222-12, Hawaii Administrative Rules  
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LOCATION	APPLICANT	TAX MAP KEY	DATE RECEIVED
10) <u>Lot 75, Ld. Ct. App 772</u> (Laie, Koolauloa, Oahu)	DJNS Surveying and Mapping, Inc. for Patricia & Antonio Carini	5-5-03:37	1/7/93(c)
11) <u>Parcel of land being all</u> <u>of a 20 ft. wide road of</u> <u>a subdiv. of Lot 8 of the</u> <u>Oneawa Beach Lots being</u> <u>also a por of R.P. 5642,</u> <u>LCA 7122, Apana 6 to</u> <u>T. Tute (Kailua, Koolau-</u> <u>poko, Oahu)</u>	R.M. Towill Corp. for Michael C. Webb, et. al.	4-3-21:14	1/7/93(c)

.....  
Comments on application may be made in writing to the State Land Surveyor  
at Room 210, Kalanimoku Building, 1151 Punchbowl Street, Honolulu, Oahu  
within fourteen (14) days of this notice.

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Department of Land and Natural Resources  
1151 Punchbowl Street, Room 220  
Honolulu, Hawaii 96813  
Tel. 548-6460

**OEQC BULLETIN**

OFFICE OF ENVIRONMENTAL QUALITY CONTROL  
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HONOLULU, HAWAII 96813

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