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IN REPLY REFER TO:

RECEIVED  
APR 14 1992  
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To: Brian Choy, Director  
Office of Environmental Quality Control

From: Rex D. Johnson  
Director of Transportation

Subject: NEGATIVE DECLARATION - MOLOKAI ICE HOUSE PROJECT

In accordance with Chapter 343-5 (c), Hawaii Revised Statutes, we have reviewed the enclosed environmental assessment and determined that the action will not have a significant impact. Therefore, it is submitted as a Negative Declaration (NEG/DEC). We have enclosed the original plus four (4) copies of the assessment on the proposal and a completed OEQC Form for publication in the OEQC Bulletin.

Should you have any question on the action, please contact Robert Nagao of our Harbors Division at 587-1880.

Enc.

1992-05-08-MO-FEA-Molo Kai Ice House Project

MAY 8 1992

ENVIRONMENTAL ASSESSMENT  
MOLOKAI ICE HOUSE PROJECT  
KAUNAKAKAI, MOLOKAI

A. APPLICANT

MOLOKAI ICE HOUSE, INC.  
P.O. BOX 990  
KAUNAKAKAI, HAWAII 96748

B. APPROVING AGENCY

DEPARTMENT OF TRANSPORTATION  
HARBORS DIVISION

C. AGENCIES CONSULTED

DEPARTMENT OF HEALTH  
DEPARTMENT OF LAND AND NATURAL RESOURCES  
DEPARTMENT OF BUSINESS, ECONOMIC DEVELOPMENT AND TOURISM  
MAUI COUNTY PLANNING DEPARTMENT  
NATIONAL MARINE FISHERIES SERVICE  
WESTERN PACIFIC REGIONAL FISHERY MANAGEMENT COUNCIL

D. DESCRIPTION OF THE PROPOSED ACTION

The proposed project involves the construction of a one-story building (approximately 1,000 square feet), to house a freezer and cold storage, ice making machines, a processing area, restroom and an office. The project also will include construction of a self-contained sewage treatment system, utilities (electrical outlets, water and lighting), Jib crane with fish scale and designated parking area. The total area of the project will encompass 5,528 square feet.

The tax map key of the proposed action is 5-3-01:11(Por) on the island of Molokai.

The estimated cost of the completed project is \$170,000.

E. GENERAL DESCRIPTION OF TECHNICAL, ECONOMIC, SOCIAL AND ENVIRONMENTAL CHARACTERISTICS

1. TECHNICAL

The purpose of this project is to provide a stimulus for commercial fisheries development on Molokai. This project is also expected to establish a wholesale marketing operation which provides complete support (ice, bait, cold storage and fuel to the small-boat

fleet). Transient fishermen could also utilize the facilities and services.

2. SOCIAL/ECONOMIC

The project will create temporary construction jobs for workers in the different construction trades during the construction of the ice shed facility and sewage treatment facility. As a result, construction supplies, services, and equipment will be purchased, thus generating additional tax revenues for the State.

The project will also provide the resident fishing fleet and transient fishermen with centralized services to accommodate all their needs and enabling them to pass on the saving to the Molokai residents.

3. ENVIRONMENTAL

The overall project will not have an adverse effect on the environment. Construction of the building will create temporary increase in noise and dust. However, these increases are expected to be of short duration. The building structure will not cause visual impact and be compatible with the existing and planned use of the area. The construction activities will be performed in compliance with acceptable engineering and construction practices.

F. SUMMARY DESCRIPTION OF THE AFFECTED ENVIRONMENT

1. LOCATION

The Ice House facility will be located along the east edged of the Kaunakakai Harbor Commercial Pier.

The sewage treatment facility will be located adjacent to the building structure.

2. PROJECT AREA DESCRIPTION

The land is owned by the State Department of Transportation. No primary beneficiaries will be affected by the project.

3. LAND USE DESIGNATION OF PROPOSED SITE

The State land use designation for the project site is Urban.

4. SITE DESCRIPTION

The area is presently used as backup lands for the Kaunakakai Boat Harbor. It is paved with asphalt

concrete. The adjacent area is used as a commercial pier for barge cargo and a passenger-ferry operation.

5. INFRASTRUCTURE

a. Access

A 40-foot wide 2,000-foot long paved causeway road will provide access to the site from Kaunakakai town.

b. Utilities

Telephone, electrical and water available at the adjacent properties. Until a sewer system is developed on the pier, the proposed sewage system is sufficient to meet their needs.

G. DISCUSSION OF THE ASSESSMENT PROCESS

Evaluation of the effects of the proposed project on the environment indicates that there will be no significant adverse effects on the environment. The proposed project will not:

1. Cause the permanent displacement of any persons;
2. Affect any rare, threatened, or endangered plants; animals, or habitats;
3. Involve an irrevocable commitment to loss or destruction of any natural or cultural resources, except for the labor and materials related to the construction of this project;
4. Permanently curtail the beneficial uses of the environment;
5. Conflict with the States long-term environmental policies, goals, or guidelines;
6. Permanently degrade the environmental quality; and,
7. Alter the existing character of the land or its use.

Rather, the implementation of this project will have a beneficial effect on the general public and its environment.

H. IMPACTS AND ALTERNATIVES CONSIDERED

The proposed project will not cause any significant adverse effects of the environment. During the construction period there will be a temporary increase in noise, dust and emissions from internal combustion engines associated with

the construction. Emissions from the internal combustion engines will be readily dispersed in the open area. No work is expected in the water.

Alternative to the proposed project is to reduce the scope of work or "no project." However, all the proposed improvements are vitally important to the project.

I. MITIGATION MEASURES

Provisions will be made in the project specifications to control and minimize the temporary adverse effects of construction.

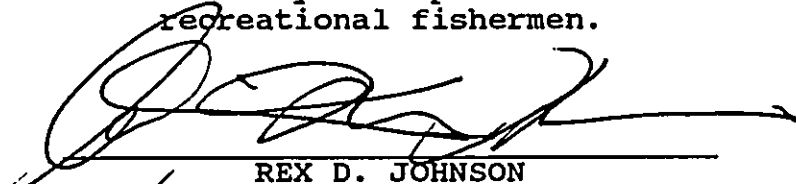
J. DETERMINATION

Since no major adverse impacts are anticipated, costly detailed studies are considered inappropriate. Consequently, a determination has been made that an Environmental Impact Statement is not required.

K. REASONS

This project will have beneficial economic effects for the island of Molokai. It is compatible with the existing and planned land use and appropriate to the physical conditions and capabilities of the area. Any adverse environmental impact resulting from the project has been determined to be insignificant. The applicant will be responsible for and comply with all applicable statutes, ordinances, and rules of the Federal, State, and County governments.

The project is consistent with and will help to implement the State Coastal Zone Management Program's economic uses objective which is to encourage the development of facilities and improvements important to the State's economy in suitable locations. The construction of the ice house facility will provide needed service to the commercial and recreational fishermen.

  
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REX D. JOHNSON  
Director of Transportation

4/16/92  
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DATE

