

JOHN WAIHEE
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
DIVISION OF WATER AND LAND DEVELOPMENT

P. O. BOX 373
HONOLULU, HAWAII 96809

NOV 25 1992

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PROGRAM
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STATE PARKS
WATER AND LAND DEVELOPMENT

Mr. Brian J.J. Choy
Director
Office of Environmental
Quality Control
220 South King Street, Fourth Floor
Honolulu, Hawaii 96813

OFFICE OF ENVIRONMENTAL
QUALITY CONTROL

Dear Mr. Choy:

Job No. 17-HW-L, Hualalai
Exploratory Well, North Kona, Hawaii

Pursuant to Section 11 of the Environmental Impact Statement Rules, transmitted for processing are four (4) copies of the Final Environmental Assessment and Notice of Determination (Negative Declaration) for the subject project. Also attached is a completed OEQC Bulletin Publication Form.

If there are any questions on this matter, please have your staff contact Mr. Edward Lau of the Project Development Branch at Extension 70227.

Sincerely,

MANABU TAGOMORI
Manager-Chief Engineer

SL:lc

Enc.

1992-12-08-HI-PEA-Hualalai Exploratory Wells, No. Kona

DEC - 8 1992

ENVIRONMENTAL ASSESSMENT

AND

NEGATIVE DECLARATION

Job No. 17-HW-L

Hualalai Exploratory Well

(Well No. 4258-03)

North Kona, Hawaii

State of Hawaii
Department of Land and Natural Resources
Division of Water and Land Development
November 1992

NOTICE OF DETERMINATION: Negative Declaration

FOR: Job No. 17-HW-L
Hualalai Exploratory Well (Well No. 4258-03)
North Kona, Hawaii

BY: Division of Water and Land Development
Department of Land and Natural Resources

The proposed action will have no significant effect on the environment and therefore does not require the preparation of an Environmental Impact Statement. This Notice of Determination and Environmental Assessment are being filed as a Negative Declaration.

ENVIRONMENTAL ASSESSMENT

For

Job No. 17-HW-L
Hualalai Exploratory Well
Well No. 4258-03
North Kona, Hawaii

I. PROPOSING AGENCY

Division of Water and Land Development
Department of Land and Natural Resources

II. AGENCIES/INTERESTED PARTIES CONSULTED

County of Hawaii

Planning Department
Department of Water Supply

State of Hawaii

Historic Preservation Division, DLNR
Division of Forestry and Wildlife, DLNR
Commission on Water Resource Management, DLNR

Nearby Residents

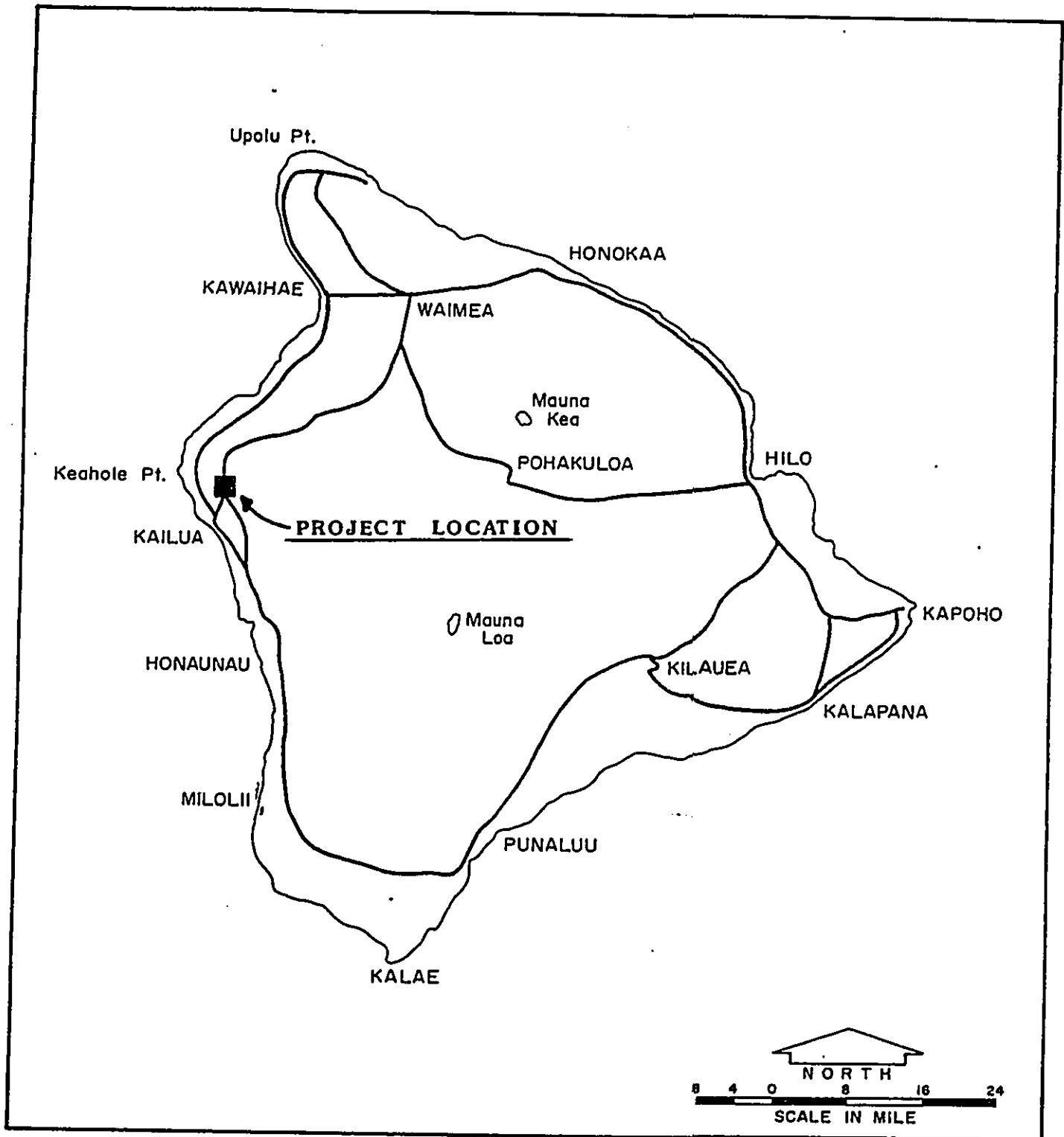
Mr. & Mrs. James W. Higgins
Mr. & Mrs. Daniel L. Jensen
Mr. James Kincaid
Mr. & Mrs. Michael A. Jones
Mr. & Mrs. Hiram P. Rivera
Mr. Bruce Szathmary

III. PROJECT DESCRIPTION

This project involves the drilling, casing and testing of an 18-inch diameter well approximately 1660 feet deep on the western slope of Mt. Hualalai in North Kona, Hawaii. The proposed well site is located on an unencumbered parcel of State land, TMK: 7-3-06:3, within the Kohanaiki Homesteads. See Figures 1 and 2.

Funds for this project are available through Act 316, SLH 1989, Item D-20.

This exploratory well drilling is part of the "Statewide Exploratory Well Drilling Program" to locate new groundwater sources and to gather hydro-geologic



ISLAND OF HAWAII

FIGURE 1.

data on the quality and quantity of groundwater resources. It is also consistent with the Hawaii Water Plan, which calls for new source development in North Kona to meet growing demands. Should this well exploration prove successful, it will be turned over to the Hawaii County Department of Water Supply for incorporation into the North Kona water system. A separate environmental assessment for the development of the well will be prepared at that time.

In the event that the exploration is not successful, the well will be sealed and the area restored, as much as practical, to its natural condition.

The technical characteristics of the proposed exploratory well are as follows:

Ground Elevation:	±1660 feet
Casing Diameter:	18 inches
Depth of Solid Casing:	1470 feet
Depth of Full Flo Shutter Screen:	1660 feet
Depth of Open Hole:	1710 feet (as required)
Total Maximum Depth:	1710 feet
Duration of Pump Test:	72-150 hours
Proposed Pump Test Range:	300-700 gpm
Length of Project:	360 days
Estimated Construction Cost:	\$1,200,000

IV. ASSESSMENT PROCESS

An informal hydrogeologic study of the North Kona area was conducted to identify the potential areas for groundwater exploration. This was followed by engineering analysis to determine the improvement requirements and costs of various alternate well sites and associated environmental and social impacts. A field reconnaissance of the project site was conducted to investigate the physical environment and confirm the earlier conclusions made from researching reference materials.

This project is listed in the Hawaii Water Plan as a State project in the Hualalai Hydrologic Sector, in which a high priority is being placed on well development. This project will play an important role in fulfilling the present and future needs of the North Kona District.

V. DESCRIPTION OF THE ENVIRONMENT

The project site is located in the North Kona district on the west side of the island of Hawaii. This district is the fastest growing district on the island. A growth spurred primarily by an expanding visitor industry. The resident population

of the district increased by 67 percent from 13,748 in 1980 to 23,000 in 1989.

The proposed well site is located on an uninhabited lot within the Kohanaiki Homesteads area, approximately 100 feet north of the Old Government Mauka Road. This parcel is considered ceded land under Section 5(b) of the Admission Act of March 18, 1959. The Division of Land Management, DLNR, will handle any compensation to the ceded lands trust due to this project.

The well site lies on the western slopes of Hualalai Volcano. The rocks of Hualalai consist of prehistoric and historic basaltic lava flows, intrusive rocks, and pyroclastic materials. Cinder cones are scattered in the summit area and along three rift zones extending northwest, northeast, and southeast from the summit. Ash beds ranging from a few inches to a few feet thick mantle part of the mountain. Many unexposed dikes probably cut the lava flows along the rift zones.

The State Land Use designation of the project site is Agriculture (A) and does not require a Conservation District Use Permit. The character of the area is basically rural, consisting mostly of suburban type residential lots.

It is very unlikely that any endangered or threatened species will be adversely affected by this project.

The State Historic Preservation Division has determined that the project will have "no adverse impact" on any archaeological or historic sites within the project area. However, if anything of possible significance is found during construction, work will be halted and the Historic Preservation Division will be contacted.

VI. PROBABLE IMPACTS AND MITIGATIVE MEASURES

The anticipated impacts of the project will be from the construction work involved in the site preparation, drilling, and pump testing of the exploratory well.

A working pad, approximately 500 square feet in area, will be needed for the drilling equipment and materials storage. An additional area will also need to be cleared for vehicle access and turnaround purposes. Dust, erosion and sediment control provisions will be included in the contract specifications.

Drilling equipment to be used include a drilling rig, drilling bits and rods, generators and pipe racks. The contractor is allowed 360 days to complete the work.

Noise generated during the drilling work may at times be in excess of 95 decibels. Therefore, drilling work will be restricted to eight hours during the day and as specified in Chapter 44B, Public Health Regulations. No work will be

permitted during weekends and holidays without prior consent of the department.

After the well has been drilled to the specified depth and cased, a temporary pump will be installed in the well to test the groundwater aquifer for yield and water quality. The pump test will be conducted over a continuous 72 to 150 hour period. This may generate a droning sound which may at times be heard during the night. Therefore, the contractor will be required to use mufflers or other sound attenuating devices as needed to meet applicable noise restriction regulations of the Department of Health.

VII. ALTERNATIVES

There are two possible alternatives to the proposed project: taking no action or finding an alternative well site.

The "no action" alternative would preclude the investigation of groundwater sources and the possibility of developing a new water source for the area. This alternative would not meet the objectives of the Hawaii County Water Use and Development Plan, which calls for the continuation of the State exploratory well drilling program.

Alternate sites were considered for the proposed well. However, based on the hydrogeologic and topographic conditions, cost, risk and environmental and social impacts considered during the engineering analysis, the selected site was considered to be superior to the alternative sites.

VIII. DETERMINATION

In accordance with Chapter 343, Hawaii Revised Statutes, it is determined that the proposed project would not have any significant adverse effects on the environment. Any potentially negative impacts resulting from the drilling and testing of the Hualalai Exploratory Well should be insignificant and temporary. Based on the findings of this Environmental Assessment, an Environmental Impact Statement is not required and this Environmental Assessment is hereby being filed as a Negative Declaration.

REFERENCES

- State of Hawaii, Department of Business and Economic Development, The State of Hawaii Data Book, 1989.
- State of Hawaii, Commission on Water Resource Management, State Water Projects Plan, Review Draft, February 1992.
- State of Hawaii, Commission on Water Resource Management, Hawaii County Water Use and Development Plan, Review Draft, February 1992.
- Sterns, H.T. and G.A. MacDonald, Geology and Ground-Water Resources of the Island of Hawaii, Bulletin 9, Hawaii Division of Hydrography, 1946.

APPENDIX A

Comments and Responses
to the
Draft Environmental Assessment

JOHN WAIHEE
GOVERNOR OF HAWAII

RECEIVED
12 JAN 16 4:08



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
STATE HISTORIC PRESERVATION DIVISION
33 SOUTH KING STREET, 5TH FLOOR
HONOLULU, HAWAII 96813

January 14, 1992

WILLIAM W. PATY, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

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KEITH W. AHUE
MANABU TAGOMORI
DAN T. KOCHI

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STATE PARKS
WATER RESOURCE MANAGEMENT

LOG NO: 4424
DOC NO: 0387K

MEMORANDUM

TO: Kazuo G. Akita, Manager-Chief Engineer
Division of Water Resource Management

FROM: Don Hibbard, Administrator
State Historic Preservation Division *DH*

SUBJECT: State of Hawaii Division of Water Resource Management
Archaeological Investigations at Job No. 17-HW-L
Hualalai Exploratory Well Site
Kohana-iki, North Kona, Hawai'i Island
TMK: 7-3-06-03

Carol Kawachi and Marc Smith of our staff, did a 100% archaeological surface survey of the Hualalai Exploratory Well site in Kohana-iki, North Kona, Hawai'i island on December 26, 1991. This was a follow-up of Ms. Kawachi's earlier survey in November. Four historic sites were found in the 5.29 acre parcel.

The project area is within the Kona Field System, an extensive district of prehistoric Hawaiian agricultural fields and associated houses and burials. The entire parcel is covered with remnants of these fields in form of depressions in the 'a'a, probably once used as mulching pits and is labelled site 16,159. The depressions once used by the prehistoric Hawaiians also showed evidence of having been used most recently by marijuana growers especially along the southern boundary.

In the northwestern corner, a crypt (site 16,160), an enclosure (site 16,161) retaining walls creating terraces (site 16,162) and remains of several bottles were found. The size (2.3m wide by 3.8m long) of the empty crypt suggest an extended burial, probably historic. The inside of the enclosure is paved. It might have been an animal pen or the frame of a thatched structure.

The proposed well is to be placed in the southwestern corner of the parcel and will impact a portion of site 16,159. There should be "no adverse effect" to the site, however, because only 10,000 square feet of the 5.29 acres or less than 5% of the entire parcel

Kazuo G. Akita, Manager-Chief Engineer
January 14, 1992
Page 2

will be affected. The site is significant solely for its information content, and sufficient amounts of this information still needing recovery are in the bulk of the site which will not be impacted.

If, however, historic remains such as artifacts or burials are found during construction, please direct your construction crew to stop work in the immediate area and contact the Historic Preservation Division at 587-0047 immediately. Our office will assess the situation and make recommendations for mitigative action, if needed.

A detailed report will follow. But, again, the project will have "no adverse effect", so compliance concerns are concluded.

CTK:jle



Planning Department

County of Hawaii • 25 Aupuni Street, Room 109 • Hilo, Hawaii 96720 • (808) 961-8288

92 JUN 5 4 8: 29

DIV. OF WATER &
LAND DEVELOPMENT
June 3, 1992

Lorraine R. Inouye
Mayor

Norman K. Hayashi
Director

Tad Nagasako
Deputy Director

Mr. Manabu Tagomori
Division of Water and Land Development
Department of Land and Natural Resources
P. O. Box 373
Honolulu, HI 96809

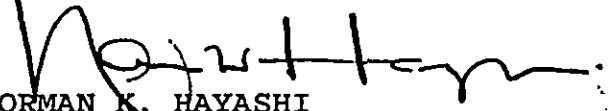
Dear Mr. Tagomori:

Special Management Area (SMA) Inquiry
Proposed Hualalai Exploratory Well
TMK: 7-3-06: 3; Kohanaiki Homesteads, North Kona, Hawaii

We have received and reviewed a Special Management Area (SMA) letter of inquiry regarding the location of the subject parcel. We note that the project site is outside the SMA.

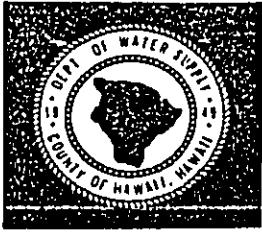
Should you have any questions, please contact Rick Warshauer or Alice Kawaha at this office.

Sincerely,


NORMAN K. HAYASHI
Planning Director

FRW:jl
5462D

cc: SMA Section
West Hawaii Office



May 8, 1992

DEPARTMENT OF WATER SUPPLY • COUNTY OF HAWAII

25 AUPUNI STREET • HONOLULU, HAWAII 96720
TELEPHONE (808) 969-1421 • FAX (808) 969-6996

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MAY 18 1992
DEPT. OF WATER &
LAND DEVELOPMENT


Mr. Manabu Tagomori, Manager-Chief Engineer
State of Hawaii
Department of Land and Natural Resources
Division of Water and Land Development
P.O. Box 373
Honolulu, HI 96809

ENVIRONMENTAL ASSESSMENT FOR JOB NO. 17-HW-L
HUALALAI EXPLORATORY WELL (NO. 4258-03)
TAX MAP KEY 7-3-06:03, NORTH KONA, HAWAII

Thank you for allowing us to review the subject matter.

The Hualalai Exploratory Well development is consistent with the Hawaii County Water Use and Development Plan.

From available water quality data (Kalaoa Well about 2,600 feet away), the Department anticipates very good drinking water quality from this source.


H. William Sewake
Manager

DL

... Water brings progress...



NATIVE HAWAIIAN ADVISORY COUNCIL

A NONPROFIT CORPORATION

1088 Bishop Street, Suite 1204, Honolulu, Hawaii 96813

Telephone (808) 523-1445

Facsimile (808) 599-4380

1992 September 18

State of Hawaii Department of Land and Natural Resources
Division of Water and Land Development

RE: COMMENTS ON ENVIRONMENTAL ASSESSMENT FOR JOB NO. 92-17-HW
HUALALAI EXPLORATORY WELL
WELL NO. 4258-03
NORTH KONA, HAWAII

92 SEP 21 P 3: 41
U.F. OF WATER &
LAND DEVELOPMENT

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II. AGENCIES TO BE CONSULTED

~~The State of Hawaii Commission on Water Resource Management (COWRM)~~
should be added to the list of consulting agencies. Because COWRM has discretionary permitting authority over the proposed well development and broader responsibilities for water resource planning and management, it would be helpful to initiate formal contact during the environmental assessment stage in order to get an early start on any problems that might develop.

Because the proposed water source is located on State land, the Office of Hawaiian Affairs (OHA) and the Hawaiian Homes Commission (HHC) must also be consulted.

V. ASSESSMENT PROCESS

It would be helpful to the public to include more detailed references for the "hydrogeologic study of the North Kona area" that was conducted, as well as more detailed description of the "engineering analysis."

NHAC is increasingly disturbed with the DOWALD/COWRM process of acting on well construction and pump installation permits before the environmental assessment (EA) process has been completed, and with DOWALD's process of advertising for bids and awarding construction contracts prior to the completion of the EA process and COWRM permitting. In this case, bids have already been solicited for the proposed project, and the well construction permit application was already acted on by COWRM. This seems to be putting the cart before the horse. COWRM should have the benefit of a completed environmental assessment prior to its decisionmaking, and the public should have its due process rights protected by keeping the project approval process free from premature permitting actions and funding and contract obligations.

The assessment process should also include analysis of the proposed project's relationship with the Hawaii Water Plan. Since the well

would be sited on state land, the potential demand for/use of the water by OHA and/or HHC must be addressed, as well as compensation to the ceded lands trust for alienation of the water resource. Furthermore, specific planned and proposed development projects which might use water from the proposed source development should be identified.

Mahalo,

David L. Martin

David L. Martin, Vice-President

pc: County of Hawaii Department of Water Supply
County of Hawaii Planning Department
State of Hawaii Commission on Water Resource Management
Water Commissioners
Office of Environmental Quality Control
Hawaiian Homes Commission
Office of Hawaiian Affairs
Native Hawaiian Legal Corp.
Protect Kohanaiki Ohana

JOHN WAIHEE
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
DIVISION OF WATER AND LAND DEVELOPMENT

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NOV 20 1992

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Mr. David L. Martin
c/o Native Hawaiian Advisory Council
1088 Bishop Street, Suite 1204
Honolulu, Hawaii 96813

Dear Mr. Martin:

Draft Environmental Assessment for
Hualalai Exploratory Well, North Kona, Hawaii

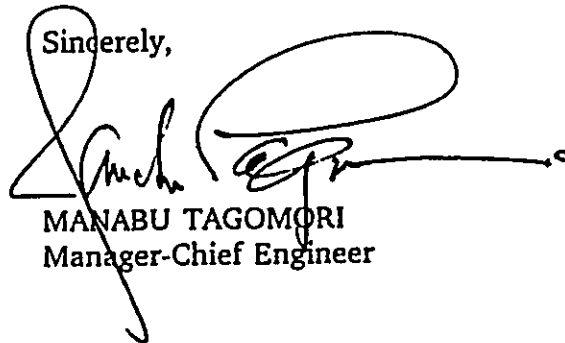
Thank you for your comments regarding the subject project.

When necessary to meet our schedules, we have been processing both permit and environmental assessment simultaneously since the approval of a well permit does not supersede the environmental review process, or vice versa.

This is an exploratory well but we hope it will prove to be a good potential source of potable water so that it can be developed for the various State projects in North Kona, especially the Housing Finance and Development Corporation's affordable housing communities.

If successful we will be turning the well over to the Hawaii County Department of Water Supply (DWS) for incorporation into its North Kona system.

Sincerely,



MANABU TAGOMORI
Manager-Chief Engineer

SL:lc

KAIPO KINCAID, Esq.
Post Office Box 2125
Opelo Road Cottage #8
Kamuela, Hawaii 96743
Tel.: (808) 885-6693

RECEIVED
92 OCT 7 AIO: 58

DIV. OF WATER &
LAND DEVELOPMENT

October 6, 1992

Mr. Manabu Togomori
Manager-Chief Engineer
Division of Water and
Land Development
DLNR, State of Hawaii
P.O. Box 373
Hon., HI 96809

RE: Environmental Assessment for Job No. 17-HW-L,
Hualalai Exploratory Well, No., Kona, Hawaii

I am in receipt of your letter dated September 3, 1992 regarding the above-captioned matter. Although you request comments by September 22, 1992 the material was not mailed to me until October 1, 1992 which accounts for this late response.

As you are aware my brother James Kincaid and I own the lot adjacent to and in front of the subject drilling site. I inspected the site 9/23/92 and found a rock wall enclosure. Was this site disclosed to the State Historic Preservation Division and has an archeological disposition been made of it? If so, may I have a copy of the report? If not, why? The site should not be disturbed.

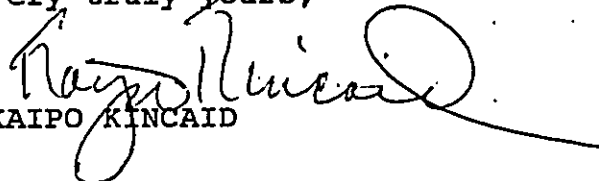
There is also a rock wall between the project site and my property. This is the old wall which bounded the "old government road". This rock wall should also be identified and reported to the Historic Preservation for evaluation. This wall should not be disturbed.

The "Draft Environmental Assessment" states at page 4, Section V, paragraph 4 that: ". . . The character of the area is a mix of rural and agricultural, with an emphasis on agriculture." [Emphasis added.] This is decidedly not the case. This area is not farmed by anyone in the area, with the possible exception of a vegetable garden, for home consumption. This is a suburban area which happens to be classified Agriculture. There are 12 to 15 homes along Lihau Street, [which accesses the job site] including up the hill. The drilling is not any farther away from my lot than the length of my lot. I wish you had put the drilling site further from the homes along Lihau Street.

October 6, 1992
Mr. Manabu Tagomori
RE: Hualalai Exploratory Well
Page Two

The noise from the drilling diminishes the value of my home, and constitutes noise pollution. If the well brings in a viable source of water the continual noise around the clock from an "unchecked pump motor" (page 5, Sec. VI, Par. 5) is objectionable and will further devalue my lot because it will be there in perpetuity.

Very truly yours,


KAIPO KINCAID

cc: James K. Kincaid
519 Kaimake Lp.
Kailua, HI 96734

JOHN WAIHEE
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
DIVISION OF WATER AND LAND DEVELOPMENT

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STATE PARKS
WATER AND LAND DEVELOPMENT

Mr. Kaipo Kincaid, Esq.
P.O. Box 2125
Opelo Road Cottage #8
Kamuela, Hawaii 96743

Dear Mr. Kincaid:

**Draft Environmental Assessment for
Hualalai Exploratory Well, North Kona, Hawaii**

Thank you for your comments regarding the subject project.

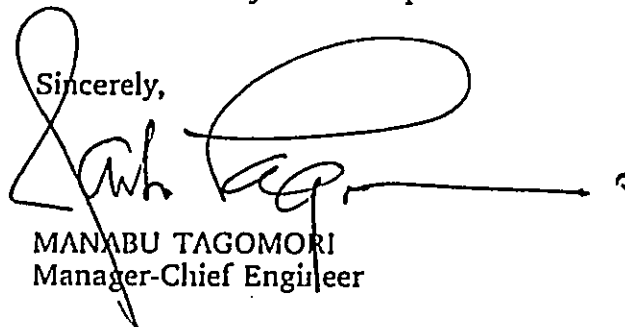
Attached for your information is the January 14, 1992 memorandum from the State Historic Preservation Division (SHPD) regarding the archaeological survey of the project site. As you have probably already observed, the well site was shifted slightly north of its originally intended location for access and topographic reasons. During the grading of the site, a staff archaeologist from SHPD was present at all times to monitor the work and prevent possible damage to any significant historic sites.

Regarding the noise generated during the job, please understand that the drilling is only a short-term activity, and therefore, the accompanying noise should not diminish the value of your home in any way. Also, the continual noise during the pump testing should not last for more than 72 hours. The noise generated from this operation will be in large part due to the generator needed to provide electricity for the testing.

If the well proves viable, a permanent submersible pump will be installed. The pump motor will be located approximately 1,660 feet below ground level and will, therefore, be quite silent from the surface. As we have noticed from past drilling experiences, the only noise generated from a permanent pump is the muted humming which is sometimes associated with electrical hookups.

We hope your concerns have been satisfactorily addressed. If you have any further questions, please feel free to contact Mr. Edward Lau of the Project Development Branch in Honolulu at 587-0227.

Sincerely,



MANABU TAGOMORI
Manager-Chief Engineer

SL:lc
Enc.