



## Office of the Mayor

County of Hawaii • 25 Aupuni Street, Rm. 215 • Hilo, Hawaii 96720 • (808) 961-8211 • Fax (808) 961-6553

Stephen K. Yamashiro  
Mayor

William G. Davis  
Managing Director

Henry Cho  
Deputy Managing Director

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OFFICE OF  
QUALITY CONTROL

October 21, 1994

Dr. Bruce Anderson, Acting Director  
Office of Environmental Quality Control  
220 So. King Street, 4th Floor  
Honolulu, Hawaii 96813

Subject: Negative Declaration for Proposed Kahuku Community Park,  
Hawaiian Ocean View Estates, Ka'u, Hawaii (TMK: 9-2-94:36)

Dear Dr. Anderson:

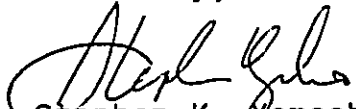
Enclosed is a completed OEQC Bulletin Publication Form and copies of the final environmental assessment for the proposed Kahuku Community Park project.

The County of Hawaii has determined that no significant environmental impacts will result from the proposed project and has thus determined that a negative declaration is appropriate. Please publish this determination in the next OEQC Bulletin.

If any questions arise, please contact Glenn Miyao, Department of Parks and Recreation, at 961-8311.

Thank you.

Sincerely,

  
Stephen K. Yamashiro  
Mayor

encl-EA (4 copies)

cc Department of Parks and Recreation

142

1994-11-08-HI-FEA-Kahuku Community Park

NOV - 8 1994

FINAL ENVIRONMENTAL ASSESSMENT

KAHUKU COMMUNITY PARK

TMK NUMBER 3-9-2-94:36  
HAWAIIAN OCEAN VIEW ESTATES  
KAHUKU, KA'U, HAWAII ISLAND

APPLICANT:

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

in association with

Hawaiian Ocean View Estates Community Association  
P.O. Box 6668  
Captain Cook, Hawaii 96704

CONSULTANT:

Ron Terry Ph.D.  
HCR 9575  
Keaau, Hawaii 96749

APPROVING AGENCY:

Office of the Mayor  
County of Hawaii  
25 Aupuni Street  
Hilo, Hawaii 96720

CLASS OF ACTION:

Use of County Lands  
Use of County Funds

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**PART 1: ACTION DESCRIPTION**

**1.1 Project Location**

The proposed Kahuku Community Park is located at a 4.0 acre parcel identified as TMK 3rd-9-2-94-36 (Fig. 1). The parcel is bounded on the west by Paradise Circle Makai and on the east by Paradise Circle Mauka. To the north is a six-acre County of Hawaii parcel and to the south are two privately owned, one-acre parcels.

**1.2 Purpose and Objectives of Action**

The purpose of the proposed action is to provide a County Park for the use of residents of Hawaiian Ocean View Estates and other Hawaii County citizens and visitors. The principal planned facilities are fields and courts for active sports. The park will be built in phases as funding is available.

**1.3 Project Description**

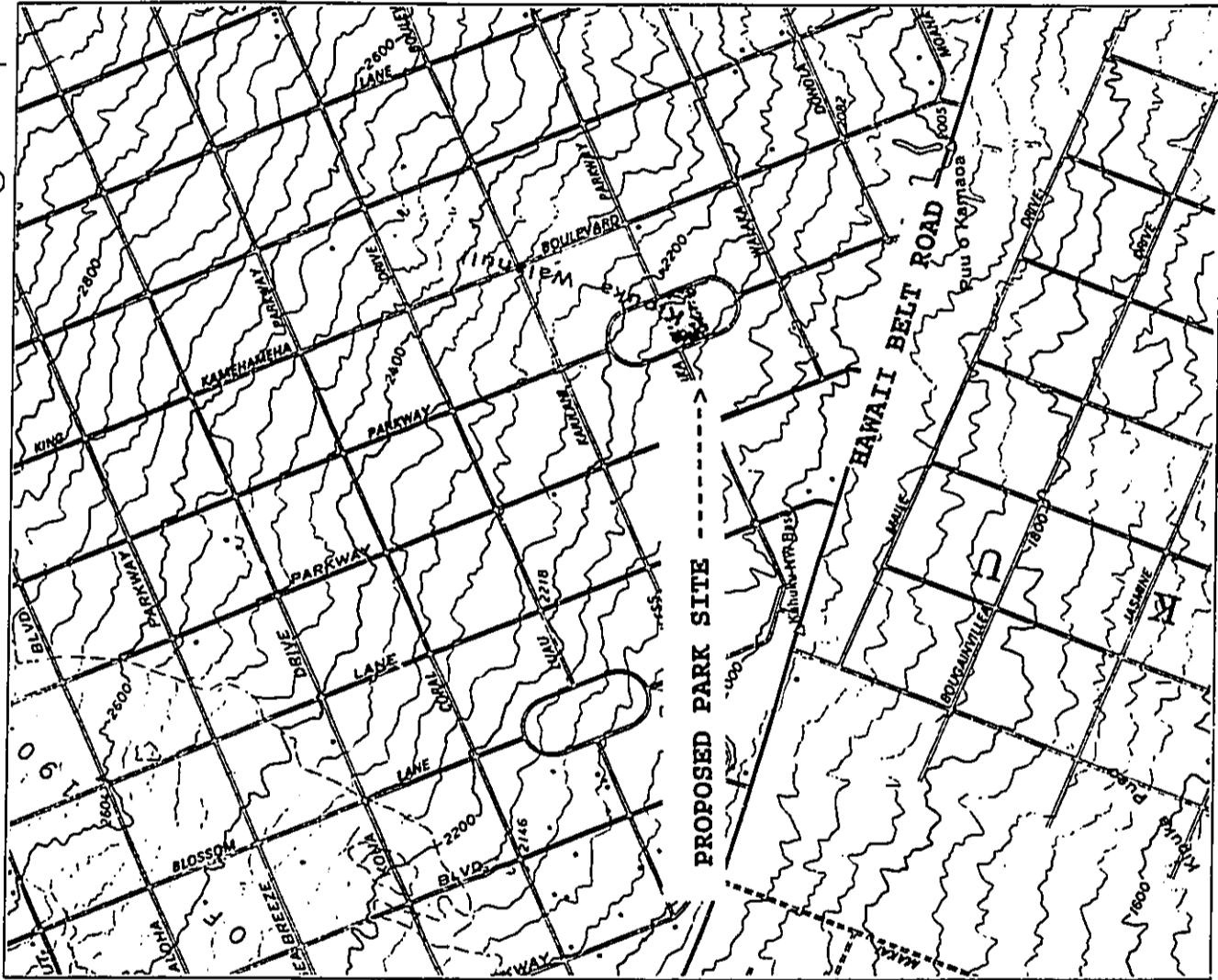
The proposed park takes advantage of a site that has already been cleared, graded and readied for park development. The following facilities (see Figure 2) are planned for phased construction:

Multi-purpose Ball Field (310 feet by 289 feet)  
Basketball Court  
Tennis Court  
Pavilion with Picnic and Restroom Facilities

Phase I, consisting of lot grading and water tank purchase, has already occurred. Phase II will consist of additional field preparation and grassing, construction of the pavilion/restroom structure, and water tank installation. A total of \$71,676 has been appropriated and funded through Capital Improvement Funds and Council District Appropriations to pay for Phase II. Future phases will develop the remaining planned improvements.

General parking will be provided at the north end of the park. Parking for the disabled will also be present at both the north and south ends of the park. All walkways and restrooms will be in compliance with accessibility standards specified in the Americans with Disabilities Act.

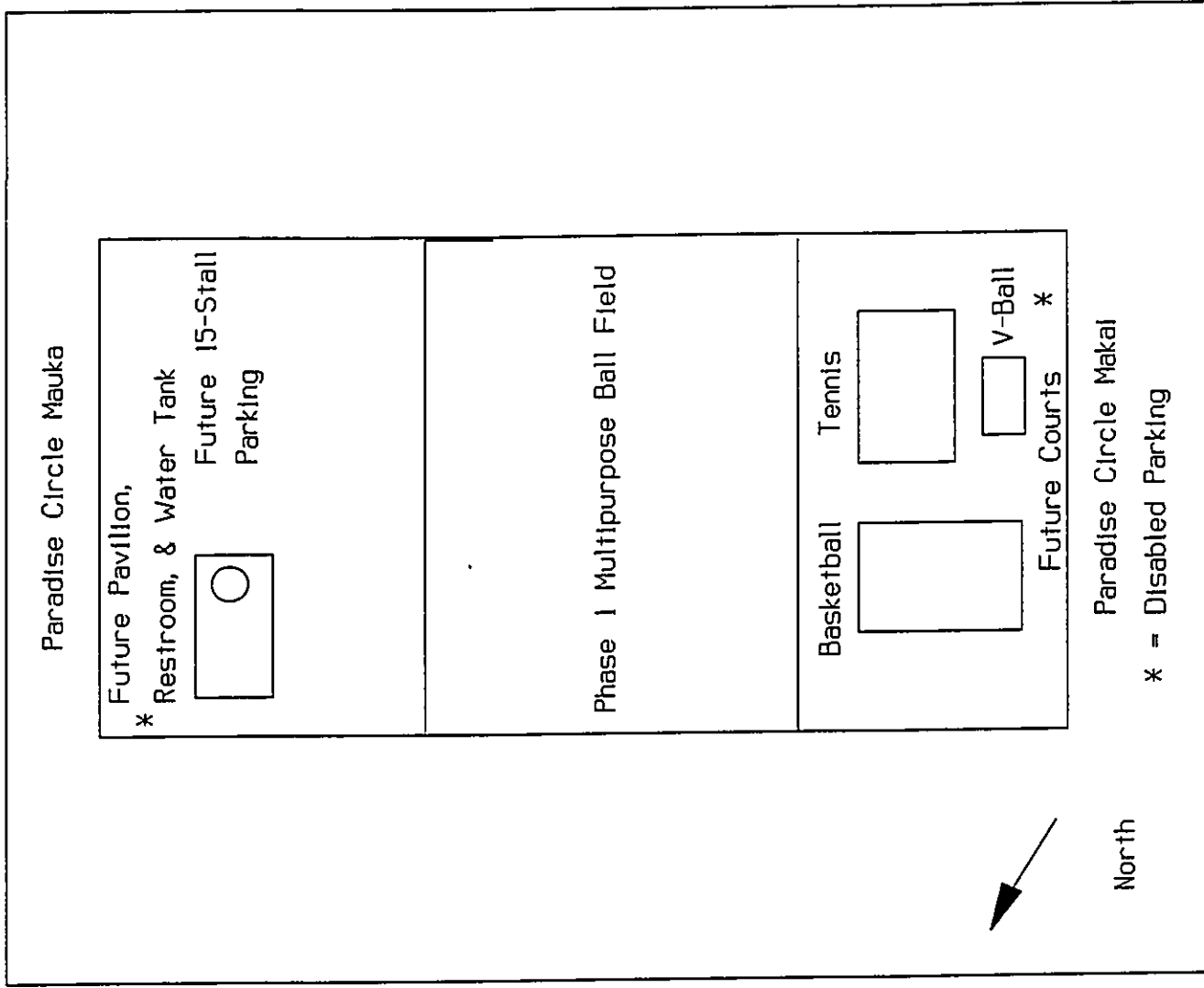
Figure 1  
Vicinity Map



Source: United States Geological Survey, Pohue Bay Quad

Scale: 1 inch equals 2000 feet

Figure 2 Proposed Park Layout



Source: HOVECA Plot Plans.

Note: Rendering is conceptual and not to scale.

Figure 2 illustrates the proposed layout of the park. The exact nature and location of at least some of the facilities is subject to modification as determined by the community in consultation with the County of Hawaii Department of Parks and Recreation.

The project is being developed jointly by the County of Hawaii and the Hawaiian Ocean View Estates Community Association (HOVECA). It is expected that a formal Development Agreement will be implemented between the parties to specify each party's responsibilities regarding planning, construction, funding, maintenance, liability and other issues.

1.4 Ownership

The County of Hawaii owns the parcel in fee simple and will maintain its ownership.

1.5 Land Use Designation and Controls

The parcel is zoned Agriculture (A-1a) by the County and is located in the State Land Use Agricultural District. County zoning and State Land Use designations are identical in the surrounding area. The use of the parcel as a County park is consistent with County zoning. The County of Hawaii Planning Department may determine that the project requires a Special Permit because of its location in the State Land Use Agricultural District. The need for a Special Permit will be determined during further consultation with this agency.

1.6 Consultation With Government Agencies

The following agencies and organizations have been consulted concerning the proposed project.

County:

Planning Department  
Department of Public Works  
Department of Water Supply

State:

Department of Health  
DLNR State Historic  
Preservation Division

Private Organizations

Hawaiian Ocean View Estates Community Association

## PART 2: ENVIRONMENTAL SETTING

### 2.1 Physical Environment Characteristics

#### 2.1.1 Geology, Soils and Climate

According to maps of Mauna Loa from the U.S. Geological Survey (USGS), the general area surrounding the site contains lava flows with ages between 90 to 3,000 years (Lockwood and Lipman 1987). USGS topographical maps show the specific site to be within a recognized kipuka (a small area spared from surrounding lava flows) called Kipuka Waiahuli (Pohue Bay 1:24,000 quad, 1981). Lava within this kipuka has been dated as older than 3000 years (J.P. Lockwood, pers. comm., July 1994).

The elevation at the site is approximately 2150 feet above mean sea level. The natural slope on the site was between 10 and 15 percent. The site has been graded into a series of three flat terraces with slopes of varying height between them.

The U.S. Soil Conservation Service classifies the land as rVS (Very Stony Land). This miscellaneous land type contains very shallow soil on a surface with abundant a'a outcrops. Between outcrops and in cracks are some accumulations of soil as deep as 20 inches. Runoff is rapid and erosion hazard essentially non-existent (U.S. Soil Conservation Service 1973).

The site is located near the hazardous Southwest Rift Zone of Mauna Loa. Its volcanic hazard rating is 2 on a scale of 1 to 9, in which 1 is maximum risk (Heliker 1990:28). The lava flow of 1907 is present approximately 6000 feet upslope from the site. Zone 2 hazard areas are found on the island in all of Western Ka'u and most of South Kona, along with much of Puna and the Saddle Region. Lava flows constitute an ever-present risk, but one which has been deemed of a level acceptable for residential subdivisions by the State and County.

Seismically the area shares with the entire island of Hawaii a Zone 3 rating on a scale of ascending risk 1 to 4 in the Seismic Probability Rating (Furumoto et al 1973:34). Major damage is possible. The relevant design implications of this setting are to follow suitable lateral load specifications according the Uniform Building Code.

Although the geology of the region is undeniably hazardous, geologic conditions do not preclude prudent development of the project.



Average annual precipitation on the site is approximately 50 inches per year (Giambelucca et al 1986) with a slight but distinct summer maximum. The 2,000-foot elevation bestows a temperature regime that is cooler by approximately 6 degrees Fahrenheit than adjacent sea level stations. Thus, summer highs average about 80 degrees and winter lows about 60 degrees (UHM-DG 1983). The pleasant climate is ideal for field games such as soccer and softball.

#### 2.1.2 Flora, Fauna and Ecosystems

A botanical survey of the site was conducted in June 1993 by the author. The site, which forms part of the Kipuka Waiahuli, formerly contained a sparse forest on recent a'a corresponding to the Lowland Dry/Montane Dry Forests zones as defined by biogeographers (Gagne and Cuddihy 1990). The presence of soil pockets encouraged the growth of the alien tree Christmas berry (Schinus terebinthifolius) after the region was disturbed by subdivision building in the 1960s. Recent bulldozing has eliminated most of the original vegetation and weeds are now sprouting through the rubble.

The dominant native tree in the pre-modern, natural vegetation of the site (as evidenced by vegetation communities in and adjacent to the kipuka) was probably the 'ohi'a (Metrosideros polymorpha). Sub-dominants included several natives: mamane (Sophora chrysophylla), alahe'e (Canthium odoratum) and a'ali'i (Dodonea viscosa). Less common but still noticeable elements of the surrounding native flora are naio (Myoporum sandwicense), sandalwood (Santalum spp.), alani (Pelea spp.), mamaki (Pipturus albidus), 'ulei (Osteomeles anthyllidifolia), lama (Diospyros sandwicensis) sword ferns (Nephrolepis sp.), morning glory (Ipomoea indica) and kulu'i (Nothotricium sandwicense). In addition to Christmas berry there are a number of alien trees and shrubs, the most common being lantana (Lantana camara) and sourbush (Pluchea odorata).

The present vegetation consists of one preserved patch that includes a large 'ohi'a tree and few native shrubs, including a'ali'i, mamane and alahe'e. The remainder of the site is dominated by a host of alien species. Most common are the sourbush, lantana, sodom apple (Solanum sodomium), rattlepod (Crotalaria sp.), tomato (Lycopersicon esculentum); and the herbs flora's paintbrush (Emelia sonchifolia), sow thistle (Sonchus oleracea), beggar's tick (Bidens pilosa), and sensitive plant (Mimosa pudica).

The site does not appear to have significant habitat potential for native fauna, although several native birds do probably make occasional use of the general area. The native raptors, 'io (Buteo solitarius) and the Hawaiian owl or pueo (Asio flammeus sandwichensis) are extremely adaptable and may make occasional use of the area. No impact upon these species would be likely from this project. The Hawaiian hoary bat, (Lasiurus cinereus semotus), is also known to be present in the general area, as it is common in many lowland forest on the island of Hawaii. No impact on bat habitat is anticipated.

No listed, candidate or proposed endangered animal or plant species are found on the property. In terms of conservation value, no botanical or zoological resources requiring special protection are present.

### 2.1.3 Air Quality, Noise and Scenic Resources

The entire district of Ka'u is virtually free of human-induced air pollution. However, volcanic emissions ("vog") from Kilauea Volcano are blown over Ka'u and into the stagnant mauka-makai air circulation regime that prevails in Kona. No serious health hazards are associated with typical levels of vog, but elevated amounts may trigger island-wide alerts calling for reduced physical activity, particularly for those with respiratory problems. Since vog is distributed region-wide, there are no feasible recreational site alternatives with more favorable air conditions.

Because of the low density of homes and other activities in Hawaiian Ocean View Estates, noise is generally absent or insignificant in the project area. The proposed park is expected to produce noise levels that are slightly elevated above current conditions but well below nuisance range.

Views from the park consist of scattered homes somewhat hidden from each other and the park site by a sparse forest. Park buildings, playing fields and landscaping will offer a vista that should contrast pleasingly with the rugged scenery of a'a flows and forests surrounding the site.

## 2.2 Social, Cultural and Economic Setting

### 2.2.1 Existing Land Use in Project Vicinity

Nearly all surrounding land parcels within a radius of at least a quarter mile are one-acre lots zoned for agriculture (A-1a) but primarily destined for single-family residences. Over 80 percent of these lots do not yet contain structures. Nearby structures include one church, several residences, and a lot that reportedly may be used as a Montessori School in the future. The parcel immediately to the north of the proposed park is owned by the County and may be used in the future for park expansion.

### 2.2.2 Socio-Economic Characteristics

Hawaiian Ocean View Estates is a sparsely settled "agricultural" subdivision encompassing 10,500 one-acre lots. Approximately 10 percent of these lots now contain single-family residences.

A genuine community has slowly developed over the last three decades, despite the scattered settlement and great distance from jobs or services. In response to requests received by business developers and the community, several lots along the Hawaii Belt Road have been granted Special Use Permits for commercial activities. More than a dozen businesses, including grocery stores, a gas station, real estate offices, a hair salon and a restaurant have been established. A postal sub-station is also present, but there are no schools, parks, or other government offices.

Hawaiian Ocean View Estates is identified by the U.S. Census Bureau as a Census Designated Place (CDP). Published data from the 1990 Census of Population (1991) provide an objective characterization of the population, although the information is somewhat dated. Table 1 summarizes relevant data.

Table 1  
Social Characteristics of Hawaii County, Ka'u and HOVE

Census Characteristic	Hawaii	Ka'u	HOVE
Total Population	120,317	4,438	980
Percent Asian/Pac Islander	60.4%	61.2%	20.2%
Percent Born In State	65.8%	69.1%	26.9%
Percent Over 55 Years	27.1%	31.0%	29.2%
Percent 25-44 Years	32.5%	29.6%	36.8%
Percent Under 18 Years	28.7%	30.3%	23.2%
Percent Occupying Same Home as in 1985	53.1%	49.6%	22.7%
Percent Living in Poverty	14.2%	34.3%	27.1%
Percent Over Age 65 Living in Poverty	9.4%	9.5%	12.9%
Per Capita Median Income	\$13,169	\$10,271	\$13,246

Source: U.S. Census Data, 1990 Census of Population

Hawaiian Ocean View Estates is often regarded by other residents of Hawaii County as strictly a haven for well-off, retired haoles from the mainland. Although that particular demographic is well-represented in the subdivision, there is a far greater variety of inhabitants than the stereotype suggests.

For example, the proportion of the population over 55 years of age is only slightly higher than the island average and is actually lower than for Ka'u as a whole. A fairly large component of the population is in the 25-to-44 year category - many of whom are working parents. Indeed, the number of children in HOVE is not significantly less than other areas of the County. Furthermore, although census data are not of sufficient resolution to confirm it, it is likely that the ethnic distribution in this age category is more typical of the island as a whole.

Also of interest is the surprisingly high proportion of individuals and families living below the poverty level - almost double the island average. This statistic is quite untypical for areas with a high proportion of Caucasians, which usually indicates wealthy retirees in a resort setting. Another unusual factor concerning the demographics of poverty is the relatively large number of elderly poor.

In the four years that has passed since the 1990 Census, residents report rapid growth in HOVE (Jean Redman, HOVECA President, pers. comm. July 1994). An informal survey conducted by HOVECA members in April 1993 counted over 957 completed dwelling units and 26 under construction. Possibly as many as 90 percent of the homes are inhabited. It is quite possible that current population in HOVE may be double 1990 estimates.

### 2.2.3 Recreational Facilities

No outdoor public recreational areas exist in Hawaiian Ocean View Estates. The nearest park of any kind is Manuka State Park, which offers a botanical garden and limited camping, but no active sports facilities. The nearest open fields are found approximately 15 to 20 miles distant at the public facilities in Naalehu and Hookena.

In certain areas of the County dominated by older retirees, the lack of County facilities may not necessarily signify a crucial lack of recreational opportunities. Many residents of such areas own or have access to such facilities as swimming pools and tennis courts. They also possess the means to travel regularly within and outside the island for recreation.

Clearly this is not the case in HOVE. The lack of facilities compounded by the extreme distances to alternative sites impacts the lower and middle class segments of the population considerably.

As part of the subdivision process for HOVE, a number of lots located throughout the area were dedicated to the County and set aside for the purposes of parks and schools. Three 10-acre sites and one 30-acre site have been earmarked for combined school and park purposes. Four 4-acre sites have been set aside as park sites. The proposed park site is the first site for which actual development has been planned.

The County Park Dedication Ordinance mandates a standard of 5.0 acres of parks per 1000 residents for every district in the County. Currently, every district meets the standard, but growing population in many districts necessitates constant re-evaluation and planning. The proposed park would be a particularly appropriate addition to the Ka'u District park inventory, and would clearly be valued by residents.

## 2.3 Public Facilities and Services

### 2.3.1 Roads and Traffic

The project site is located approximately 3000 feet mauka of the Hawaii Belt Road on Paradise Circle Mauka, a loop extension of Paradise Parkway (see Figure 1). The park is thus accessible via several routes from within and outside the subdivision. All roads within the subdivision are privately owned and maintained.

Although the subdivision during its history has experienced difficulties with road maintenance, the situation has now been corrected. A stable fund financed by property owners allows acceptable maintenance standards for all major and many minor roads within the subdivision, including all roads near the proposed park.

### 2.3.2 Utilities

Electricity and telephone service are available at the park site. The park will require electricity for the pavilion/restroom facility. No telephones are currently required.

### 2.3.3 Water Supply

Water for the facility will be supplied via roof catchment of rainfall, which at 50 inches annually should be sufficient for park purposes. A 30,000 gallon tank has already been purchased through County funds and will be erected as part of Phase 1 development. Currently, water is required only for toilets, sinks and cleaning at the pavilion and restroom. The water will not be meant for drinking and will not meet potability standards. Signs advising park users to refrain from drinking this water will be posted, similar to other remote parks on catchment supply.

### 2.3.4 Wastewater

The project site is located outside areas served by County of Hawaii sewer lines. It has been proposed to construct a wastewater treatment system involving one central Sewage Treatment Plant and an injection well for treated waste disposal. The plans are being formulated in recognition that they must conform to applicable provisions of the Hawaii Department of Health's "Wastewater Systems" Administrative Rules, Chapter 11-62.

#### 2.3.5 Solid Waste

No municipal solid waste collection system is in place in the County of Hawaii. It is the responsibility of all solid waste generators, including private homes, businesses, and public facilities to arrange for transfer of solid waste to either the county landfills in Hilo and Kona or one of the transfer stations located throughout the island.

Solid waste from the park will be trucked to the Waiohinu transfer station for transport to a County landfill.

#### 2.3.6 Schools

Children from HOVE attending public schools travel to Naalehu Elementary and Middle School and Pahala High School. Also, many parents in HOVE home-school their children.

As discussed in Section 2.2.3, four large lots in HOVE were dedicated to the County and reserved for parks and schools. At present, the State Department of Education has no plans to develop a school site in HOVE in the near future.

#### 2.4 Archaeology and Historic Sites

Grading of the site preceded any systematic review of the potential for historic sites to be present on the property. The geologic age of the kipuka predates Polynesian settlement of the Hawaiian Islands and it is possible that trails, burials, or agricultural features could have been present, although the rough terrain, dry climate and distance from the coast reduces the likelihood. The site was inspected by equipment operators prior to and during grading and no sites were discernible (Jane Flint, pers. comm. July 1994). The State Historic Preservation Division has been notified of the status of the proposed park and was consulted for this EA.

#### 2.5 Required Permits and Approvals

The following permits have been obtained or are anticipated to be required:

County of Hawaii  
Grading Permit  
Building Permit  
Special Permit<sup>1</sup>

State of Hawaii  
DOH Wastewater Approval

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<sup>1</sup> May be required as determined by County of Hawaii Planning Department due to location within State Land Use Agricultural District.

**PART 3: SUMMARY ENVIRONMENTAL IMPACTS AND PROPOSED  
MITIGATION MEASURES**

**3.1 Short Term Impacts**

*Construction Impacts:* Short term impacts will result (have resulted) from landclearing and construction activities. The impacts will consist of temporary noise, dust and exhaust from machinery and heavy equipment.

*Mitigation:* The applicant will restrict further grading/ construction activity on the site to daylight hours to the greatest extent feasible.

**3.2 Long Term Impacts**

No adverse long-term impacts are expected as a result of the development of the park. Noise and traffic will undergo nominal increases but this is not expected to impose a burden on any public or private interests. The net impact of the proposed park will be substantially positive in its provision of much-needed recreational opportunities for HOVE.

**PART 4: ALTERNATIVES**

**4.1 No Action**

If no action is taken, children and adults in HOVE will continue to lack reasonable access to playing fields and tennis and basketball courts. Given the extremely rough terrain in the area, no informal facilities are present or are likely to be developed.

**4.2 Alternative Site Locations**

As discussed in Sections 2.2.3 and 2.3.6, seven sites located throughout HOVE were dedicated to the County and set aside for the purposes of parks during subdivision. The proposed site was chosen by community members and the County in preference to the other available lots because it is closest to the Hawaii Belt Road. The site offers maximum accessibility for out-of-subdivision public users and is also convenient for HOVE residents.



**PART 5: DETERMINATION**

The proposed project will not substantially alter the environment and impacts will be minimal and not significant. It is therefore the determination of the County of Hawaii that a Negative Declaration is appropriate for this project, and that the preparation of an Environmental Impact Statement is not warranted. No comments were received in response to the Draft Environmental Assessment, notice of which was published in the OEQC Bulletin of September 8, 1994.

**PART 6: FINDINGS AND REASONS**

1. The proposed project will not involve an irrevocable commitment or loss or destruction of any natural or cultural resources.
2. The proposed project will not curtail the range of beneficial uses of the environment.
3. The proposed project will not conflict with the State's long-term environmental policies.
4. The proposed project will not substantially affect the economic or social welfare of the community or State.
5. The proposed project will not involve substantial secondary impacts, such as population changes or effects on public facilities.
6. The proposed project will not involve a substantial degradation of environmental quality.
7. The proposed project will not substantially affect any rare, threatened or endangered species of flora or fauna or habitat. No endangered species of flora or fauna are known to exist on the project site.
8. The proposed project will not detrimentally affect air or water quality or ambient noise levels.
9. Although the proposed project is located in a zone exposed to some earthquake and volcanic hazard, there are no reasonable alternatives. The proposed action would not expose any person to unreasonable risks.

For the reasons above, the proposed project will not have any significant effect in the context of Chapter 343, Hawaii Revised Statutes and section 11-200-12 of the State Administrative Rules.

#### REFERENCES

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**APPENDIX 1**

**AGENCY COMMENTS AND COMMUNICATIONS**

Speaker  
DANIEL J. KIHANO  
Vice Speaker  
EMILIO S. ALCON  
Majority Leader  
TOM OKAMURA  
Minority Floor Leader  
PETER K. APO

HOUSE OF REPRESENTATIVES  
THE FIFTEENTH LEGISLATURE

STATE OF HAWAII  
STATE CAPITOL  
HONOLULU, HAWAII 96813  
April 4, 1989



DISTRICT REPRESENTATIVES

1st — JERRY L. CHANG  
2nd — HARVEY S. TAJIRI  
3rd — WAYNE METCALF  
4th — DWIGHT Y. TAKAMINE  
5th — VIRGINIA ISBELL  
6th — MIKE O'KIEFFE  
7th — MARK J. ANDREWS  
8th — HERBERT J. HONDA  
9th — JOSEPH M. SOUKI  
10th — ROZ BAKER  
11th — DANIEL J. KIHANO  
12th — SAMUEL S. H. LEE  
13th — ROBERT BUNDA  
14th — JOSEPH P. LEONG  
15th — REB BELLINGER  
16th — TERRANCE W. H. TOM  
17th — MARSHALL K. IGE  
18th — WHITNEY T. ANDERSON  
19th — ED BYBEE  
20th — CAM CAVASSO  
21st — DAVID STEGMAIER  
22nd — FRED HIRAYAMA  
23rd — BARBARA MARUMOTO  
24th — FRED HEMMINGS, JR.††  
    h — CALVIN K.Y. SAY  
    h — LES IHARA, JR.  
27th — BRIAN T. TANIGUCHI  
28th — JAMES T. SHON  
29th — DAVID M. HAGINO  
30th — JOAN HAYES  
31st — CAROL FUKUNAGA  
32nd — MAZIE HIRONO  
33rd — ROD TAM  
34th — MIKE LIU†  
35th — KENNETH T. HIRAKI  
36th — DWIGHT L. YOSHIMURA  
37th — DENNIS A. ARAKAKI  
38th — EMILIO S. ALCON  
39th — ROMY M. CACHOLA  
40th — KAREN K. HORITA  
41st — TOM OKAMURA  
42nd — CLARICE Y. HASHIMOTO  
43rd — DAVID Y. IGE  
44th — ROLAND M. KOTANI  
45th — JULIE D'LDULAO  
46th — PAUL T. USHIRO  
47th — ANNELLE C. AMARAL  
48th — HENRY HAALILIO PETERS  
49th — PETER K. APO  
50th — EZRA R. KANOHO  
51st — BERTHA C. KAWAKAMI

†Minority Leader

††Minority Floor Leader

Duane Kanuha, Director  
County Planning Department  
County of Hawaii  
75 Aupuni Street  
Hilo, Hawaii 96720

Dear Mr. Kanuha: *Duane*

I have recently been contacted by a group of constituents in the Hawaii Ocean View area who are forming a community group. Their initial interest is in formulating a proposal for a public park facility in the Ocean View area and they have requested information and advice on how to begin the project. The group has specifically requested information on the following items:

- 1) Community Development Plan
- 2) The Process For Developing County Deeded Land
- 3) County Regulations For Developing A Park Facility
- 4) County Funding Which Is Available For Their Project

I am forwarding their requests for information regarding County procedures to your office and asking that you please provide them with all relevant information. Please send your response to:

Concerned Parents  
c/o Joan Hughes  
P.O. Box 6432  
Captain-Cook, Hawaii 96704

I would appreciate copies of all correspondence your office sends.

Thank you for your assistance in this matter.

Sincerely

*Virginia Isbell*  
Virginia Isbell  
State Representative

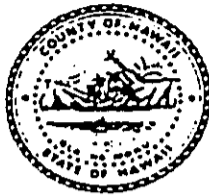
EVI:bh

cc: Sen. Andrew Levin  
Rep. Jerry Chang  
Concerned Parents

Councilman Harry Ruddle  
Councilwoman Helene Hale  
Councilwoman Lorraine Inouye

Bernard V. Akana  
Mayor

Susan Labrenz  
Planning Director



Larry S. Tanimoto  
Director

George Yoshida  
Deputy Director

DEPARTMENT OF PARKS & RECREATION  
COUNTY OF HAWAII

April 11, 1989

Honorable Helene H. Hale  
Councilwoman, County of Hawaii  
25 Aupuni Street  
Hilo, Hawaii 96720

Subject: Hawaiian Ocean View Estates

Dear Councilwoman Hale:

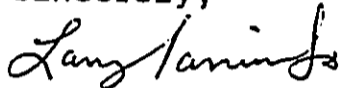
In response to your inquiry, please be informed of the following:

- 1) Three 10-acre sites and one 30-acre site have been set aside for combined school and park purposes. Four 4-acre sites have been set aside as park sites.
- 2) School/park site:
  - #1 - Block 29 (TMK:9-2-09:52 & 9-2-13:32) (10 acres)
  - #2 - Block 85 (TMK:9-2-70:37) (30 acres)
  - #3 - Block 168 (TMK:9-2-94:36 & 9-2-101:32) (10 acres)
  - #4 - Block 260 (TMK:9-2-136:35 & 9-2-143:32) (10 acres)
- Park Site
  - #1 - Block 59 (TMK:9-2-30:54 & 9-2-31:19) (4 acres)
  - #2 - Block 138 (TMK:9-2-59:01 & 9-2-47:37) (4 acres)
  - #3 - Block 109 (TMK:9-2-59:01 & 9-2-63:36) (4 acres)
  - #4 - Block 206 (TMK:9-2-107:54 & 9-2-111:32) (4 acres)
- 3) There are four combination school/park sites and four park sites.

Councilwoman Helene Hale  
Page 2  
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- 4) The County is agreeable to leasing any or all of the four park sites for development and maintenance by the HOVE Community Association. Lease conditions are negotiable, however, the one condition that must be imposed is that the facility must be made available to the general public and not restricted to HOVE residents.
  
- 5) The County would be agreeable to negotiating a development/maintenance agreement. We would, however, not be able to provide any financial assistance under our present budget.

Sincerely,



Larry Tanimoto  
Director

Approved:

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Bernard K. Akana, Mayor



## Office of the Mayor

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BERNARD K. AKANA  
Mayor

April 20, 1989

Concerned Parents  
P. O. Box 6432  
Captain Cook, Hawaii 96704

Subject: Hawaiian Ocean View Estates-Proposed Park

Thank you for your letter informing us of your efforts to establish a Ka'u Community Council and to develop a public park in the Hawaiian Ocean View Estates area. In response to your request for information regarding development of the park, we offer the following:

- 1) Community Development Plan - The Ka'u Community Plan (draft) refers to the County Recreation Plan, which recommends the development of recreational facilities in the HOVE area (medium priority).
- 2) Process for developing County deeded land - We would welcome the opportunity to discuss the possibility of leasing a site to the community council for their development and maintenance, with their assurance that the facility would be available to the general public.
- 3) County regulations for developing park facility - We have no hard and fast regulation and would evaluate each proposal on its own merit. Building code and zoning regulations would, however, require compliance.
- 4) Federal, State, or County funding - Projects of this nature are generally considered a County responsibility, therefore, State funding would probably not be readily available. As you know, in recent years, funding priorities have been steered toward housing projects and infrastructure improvements and we do not foresee this trend changing for many years to come. Therefore, for the present, reliance of 'self-help' projects appear to be the most feasible alternative.

Concerned Parents  
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Again, thank you for keeping us abreast of your efforts and we look forward to working with your organization towards realization of its goal.

Aloha,

  
Bernard K. Akana  
MAYOR



This letter OK'd by HOVECA BOARD  
July 26, 1990

HOVECA PARK COMMITTEE  
P.O. BOX 6432  
CAPTAIN COOK, HI 96740

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July 26, 1990

Councilman Bob Makuakane  
25 Aupuni Street  
Hilo, HI 96720

Dear Mr. Makuakane:

The HOVECA PARK COMMITTEE is writing to confirm County development plans for a public county park on the four acre parcel; namely, 3-9-2-94-36, located on Paradise Circle in Hawaiian Ocean View Estates.

It is our understanding that with the initial CIP cash project funds, which you have informed us of, a design can be drafted to establish a plan to allow for necessary elements in the park development to meet required specifications. Our committee is available for ideas on park elements.

We enter into this project with the established understanding that all development on the above stated parcel in Hawaiian Ocean View Estates will remain the responsibility of the County of Hawaii.

We look forward to the cooperative County/Community development of this much needed public park facility. Thank you for the time and commitment you are investing to make this park a reality. Your immediate response is greatly appreciated.

Sincerely yours,

Jane Flint  
Chairperson  
Hawaiian Ocean View Park Committee

cc: Larry Tanimoto, Mayor  
Jerry Chang, State Representative  
George Yoshida, Parks & Recreation Director  
Merle Lai, Chairperson Human Services & Recreation Committee  
Helene Hale, Councilwoman  
Harry Ruddle, Councilman  
Stephen Yamishiro, Councilman  
Kapio Kincaid, Administrative Assistant