February 7, 1995

The Honorable Gary Gill, Director
Office of Environmental Quality Control
220 S. King Street, 4th Floor
State of Hawaii
Honolulu, Hawaii 96813

Dear Mr. Gill:

CHAPTER 343, HRS
Environmental Assessment/Determination
Negative Declaration

Recorded Owner : Various
Applicant : Waikiki Imperial Owners Association
Agent : Milton T. Matsunaga
Location : 225 Liliuokalani Avenue, Waikiki, Oahu
Tax Map Key : 2-6-25: 32
Request : Zoning Variance within the Waikiki-Diamond Head Area of Oahu
Proposal : Construction of Lanai Enclosures for an Existing Multistory Apartment/Condominium Building
Determination : A Negative Declaration Is Issued

Attached and incorporated by reference is the Final Environmental Assessment (FEA) prepared by the applicant for the project. Based on the significance criteria outlined in Chapter 200, State Administrative Rules, we have determined that preparation of an Environmental Impact Statement is not required.

We have enclosed a completed OECQ Bulletin Publication Form and four (4) copies of the FEA. If you have any questions, please contact Ardis Shaw-Kim of our staff at 527-5349.

Very truly yours,

PATRICK T. ONISHI
Director of Land Utilization
ENVIRONMENTAL ASSESSMENT

SECTION ONE
1.

I. GENERAL INFORMATION

A. Name: William Imperial Owners Association

B. Recorded Date: Oct. 19, 1965

C. Address: 223 Lihuahalii Avenue, Unit 5D

D. Tax Map Key: 6.2.10.004

E. Parcel: 032
   Pile: 25
   Section: 6
   Zone: 2

F. Lot Area: 15,000 square feet

G. Address: 47-238 Ocean Road

H. Phone: (808) 239-4337

I. Kaaawa, Hawaii 96744

J. Email: William_Imperial_Owners_Association@outlook.com

K. Phone: (808) 233-8765

L. Honolulu, Hawaii 96815

M. Mailbox Address: 223 Lihuahalii Avenue, Unit 5D

N. Name: William Imperial Owners Association

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II. DESCRIPTION OF THE PROPOSED ACTION

A. General Description:

The project proposes

B. Technical Characteristics:

The project is required to have a

C. Land use:

The project is not located in any

D. Location Map:

E. Environmental Area:

F. buffer (exclusionary)

G. Project

H. Existing Structures:

I. Existing Structures: See Figure 2

J. Physical Characteristics: Beyond Driving Shoreline Property Lines, Lot Size:

K. Environmental

L. No endangered species or habitat

M. Threatened fauna require

N. Biological Information

O. Other pertinent information:

P. Access to site: Not applicable

Q. Solid waste disposal: None

R. Utilities: None

S. Well: None

T. Existing underground utilities: None

U. Land use: Redevelopment

V. Redevelopment:

W. The proposed project will include

X. The project is in the

Y. The project is not

Z. Zoning

A. Zoning

B. Zoning:

C. Zoning:
II. DESCRIPTION OF THE PROPOSED ACTION (cont.)

D. Environmental Characteristics:

Other pertinent information: None.

(5) Not applicable.

Federal PMA Zone, LFO Hazard District, other geographic hazards: Not applicable.

(4), (3), (2).

Surface fault, earthquake, and erosion hazard: Not applicable.

(1) Soils: Not applicable.

(2) Topography (indicative relationship to major topographic features such as mountains, hills, lakes, streams, canyons, springs, marshes, etc.): None.

(1) Other pertinent information: None.

closed, under closure.

(2) until otherwise notified.

cost approximately $3,000 - $4,000 per apartment unit. This cost is included in the estimated cost and time phase of construction. This project is estimated to
The project site is not located near any historic, cultural, or archaeological resources.

Relation to Historic, Cultural, and Archaeological Resources:

C. Other Coastal/Marine Resource

Wildlands, Lagoons, tidal lands, submerged land; estuaries and lagoons; beaches; coastal wetlands, including mangrove, tidal, and intertidal habitats; and other marine and coastal resources.

Although the project site is located a block away from Wildwood Beach, the project site is not located near any rare, threatened, or endangered species and their habitats, wildlands, or other coastal/marine resources.

B. Coastal/Marine Resource

The subject site is surrounded on the west side of the site by Wildwood Avenue.

The subject site is located on the east side of the site, a one-story residential cluster on the Planning Board site of the B. Coastal/Marine Resource.

D. Natural Resource

The subject site is located on the north side of the site, a one-story residential building.

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III. AFFECTED ENVIRONMENT

A. Brief description of subject property in relation to surrounding area and the description of characteristics of the area:

B. Ecological and environmental features:

C. Other characteristics:

D. Economic characteristics:

E. Social characteristics:

F. Aesthetic characteristics:

G. Cultural characteristics:
III. AFFECTED ENVIRONMENT (cont'd)

- For site map refer to Figure 2.
- For location map refer to Figure 1.

adequately describe the project.

D. Coastal views from surrounding public viewpoints and from the nearest coastal

The proposed work does not require any water. There will be no increase in the existing

E. Quality of receiving waters and ground water (including potable water resources). Describe

effects on receiving waters, streams and ocean waters.

F. Water demand.

The project building, an existing 1-Story building, is located behind an I-1 Story parking

The project building is to the ocean or to coastal landform.

ывают access to the site to the ocean or to coastal landform.
MINOR IMPACTS

V. MITIGATION MEASURES

is implemented.

3.2. ROH)

2.3. ROH)

Identify impacts of the project relative to the Coastal Zone Management Objectives and

and the Special Management Area Guidelines (section 25-2.3, ROH)

and the Special Management Area Guidelines (section 25-2.3, ROH)

No impact relative to the Coastal Zone Management Objectives and policies within an existing building. No impact relative to the Coastal Zone Management Objectives and policies within the existing structure of the proposed work of this project will be done daily within the existing structure of the proposed work. This will ensure that the visual impact of the proposed work will be minimal.

Indicate proposed mitigation measures, if any.
SECTION TWO

FIGURES
SECTION THREE

REDUCED SET OF DRAWINGS