

LINDA CROCKETT LINGLE
MAYOR
TELEPHONE 243-7855



OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

RECEIVED

'95 DEC 12 P1:09

December 11, 1995
OFFICE OF ENVIRONMENTAL
QUALITY CONTROL

Mr. Gary Gill, Director
Office of Environmental Quality Control
220 South King Street,
Central Pacific Plaza, Suite 400
Honolulu, HI 96813

Dear Mr. Gill:

Subject: Publication of Announcement for Final Environmental Assessment, "
Ho'omaka Hou - Construction of Substance Abuse Residential
Treatment Program for Adolescents"

Enclosed for your review is the OEQC Publication Form and four (4) copies of the Final Environmental Assessment and Negative Declaration for the project referenced above. If the Final Environmental Assessment is acceptable in its present form, we request that the attached announcement be published in the December 23, 1995 issue of the OEQC Bulletin.

Please contact me, at 243-7213, if you require further information.

Sincerely,

A handwritten signature in cursive script, appearing to read "Lee Dodson".

LEE DODSON
CDBG Coordinator

ENCL: (5)

175

1995-12-23-MA-~~FEA~~-~~Hou~~-Hoomaka Hou - Construction of
Substance Abuse Residential Treatment Program
for adolescents

DEC 23 1995

FILE COPY

FINAL ENVIRONMENTAL ASSESSMENT

FOR THE

HO'OMAKA HOU- CONSTRUCTION OF SUBSTANCE ABUSE
RESIDENTIAL TREATMENT PROGRAM FOR ADOLESCENTS
MAKAWAO, MAUI, HAWAII
(TMK 2-5-004:0006)

Proposing Agency:
County of Maui
Community Development Block Grant Office

Responsible Officer: Lee Dodson 12/13/95
Lee Dodson Date

This document was prepared pursuant
to Chapter 343, HRS

DECEMBER 1995



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SECTION 1
INTRODUCTION

SECTION 1
INTRODUCTION

Maui Youth and Family Services, a Maui based not-for-profit corporation, is proposing to construct a residence to be used in a substance abuse treatment for adolescents. The approximately 3100 square-foot residence will be able to house six male and six female residents, and associated staff of four adults.

1.1 APPLICANT/PROPOSING AGENCY

County of Maui, Office of the Community Development Block Grant Coordinator.

1.2 APPROVING AGENCY

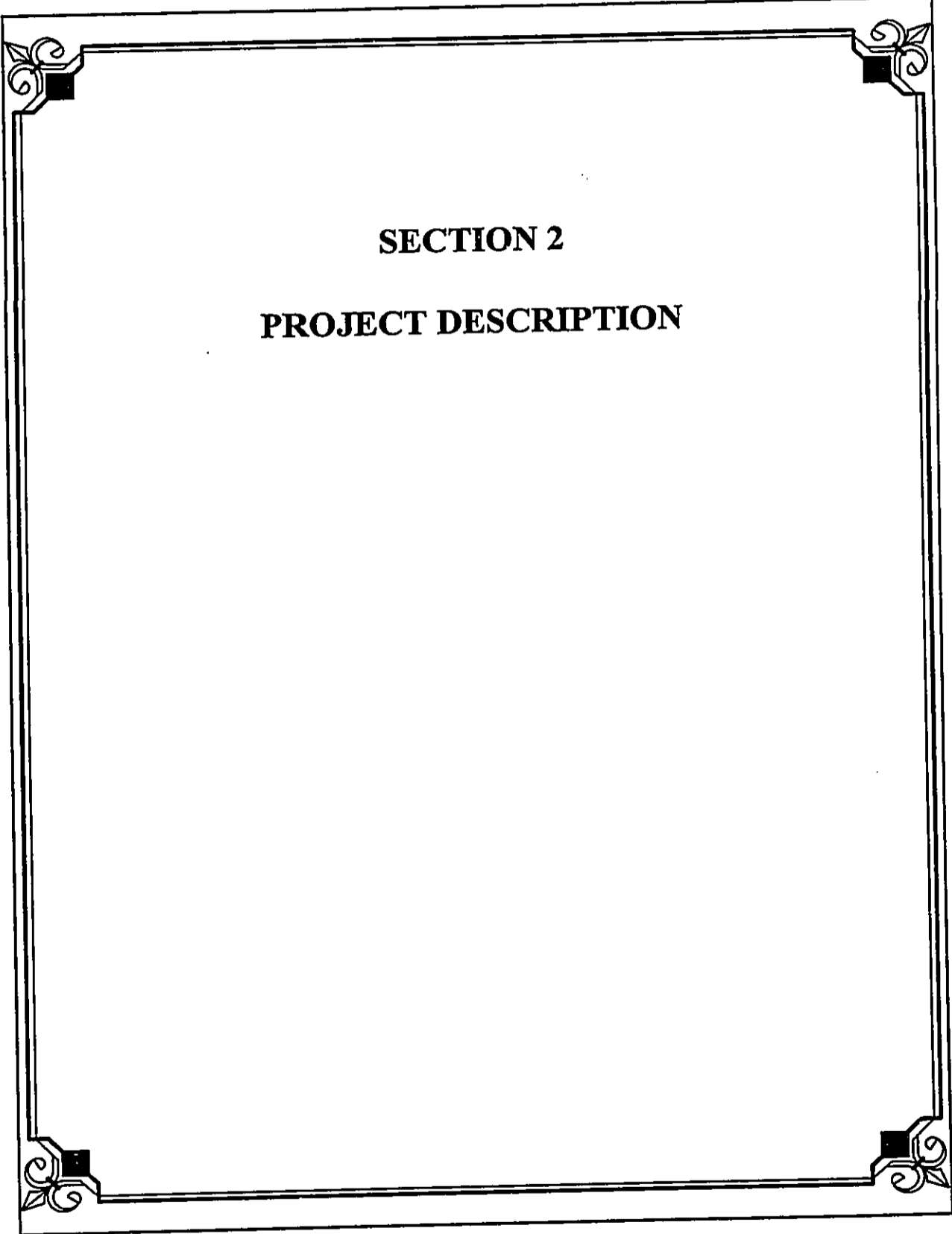
County of Maui, Office of the Community Development Block Grant Coordinator.

1.3 AGENCIES CONSULTED IN MAKING THE ASSESSMENT

1. Clean Air Branch, State Department of Health
2. Solid and Hazardous Waste Branch, State Department of Health
3. Noise and Radiation Branch, State Department of Health
4. State Historic Preservation Division, State Department of Land and Natural Resources
5. County of Maui, Department of Public Works and Waste Water
6. County of Maui, Department of Planning
7. County of Maui, Department of Fire Control
8. County of Maui, Department of Water Supply

Letters of correspondence with the agencies consulted are included in the Appendix.

Consultations have also been held with the owners adjacent properties, as well as with the officers of the Makawao Main Street Association, the Paia Main Street Association, the Makawao Community Association and the Haiku Community Association. Letters of correspondence with the property owners and community associations are included in the Appendix. No comments were received.



SECTION 2

PROJECT DESCRIPTION

SECTION 2

PROJECT DESCRIPTION

The project will include the design and construction of a low-rise residential building. The proposed building would accommodate 12 youth, two per bedroom, with three rooms for boys and three rooms for girls. In addition, boy's and girl's bathrooms would comply with the Americans with Disabilities Act. Two consultation rooms would allow the treatment staff to counsel clients, families and significant others. The building would have a kitchen, a dining room, a meeting/recreational room, a smaller meeting room, and storage areas.

The project will include the design and construction of the building, associated parking, and the installation of approximately 700 linear feet of potable water pipeline. The projected average resident occupancy is 14 persons, with a maximum of 12 clients, and a staff of 4.

Parking will be provided on site and access will be from Baldwin Avenue.

2.1 LOCATION OF THE PROJECT

The site is located at 1931 Baldwin Avenue, between the towns of Makawao and Paia in the Makawao District of Upcountry Maui, as shown in Figure 2-1. The town of Makawao is immediately to the south of the site, while Paia is to the north. The project is on the lower Northwestern slope of Haleakala. The site can be accessed from Baldwin Avenue, as is shown in Figure 2-2. The Tax Map Key number for the project site is 2-5-004:0006. The general layout (plan and elevation) of the proposed project are shown on Figures 2-3 and 2-4.

2.1.1 Land Ownership

The project site is owned by the County of Maui and has been leased to Maui Youth and Family Services for a period of 25 years.

2.1.2 Land Use

Land use around the project site varies from parcel to parcel. The area includes residences, extensive sugar cane fields belonging to Hawaiian Commercial and Sugar, and vacant land.

**FIGURE 2-1
LOCATION MAP**

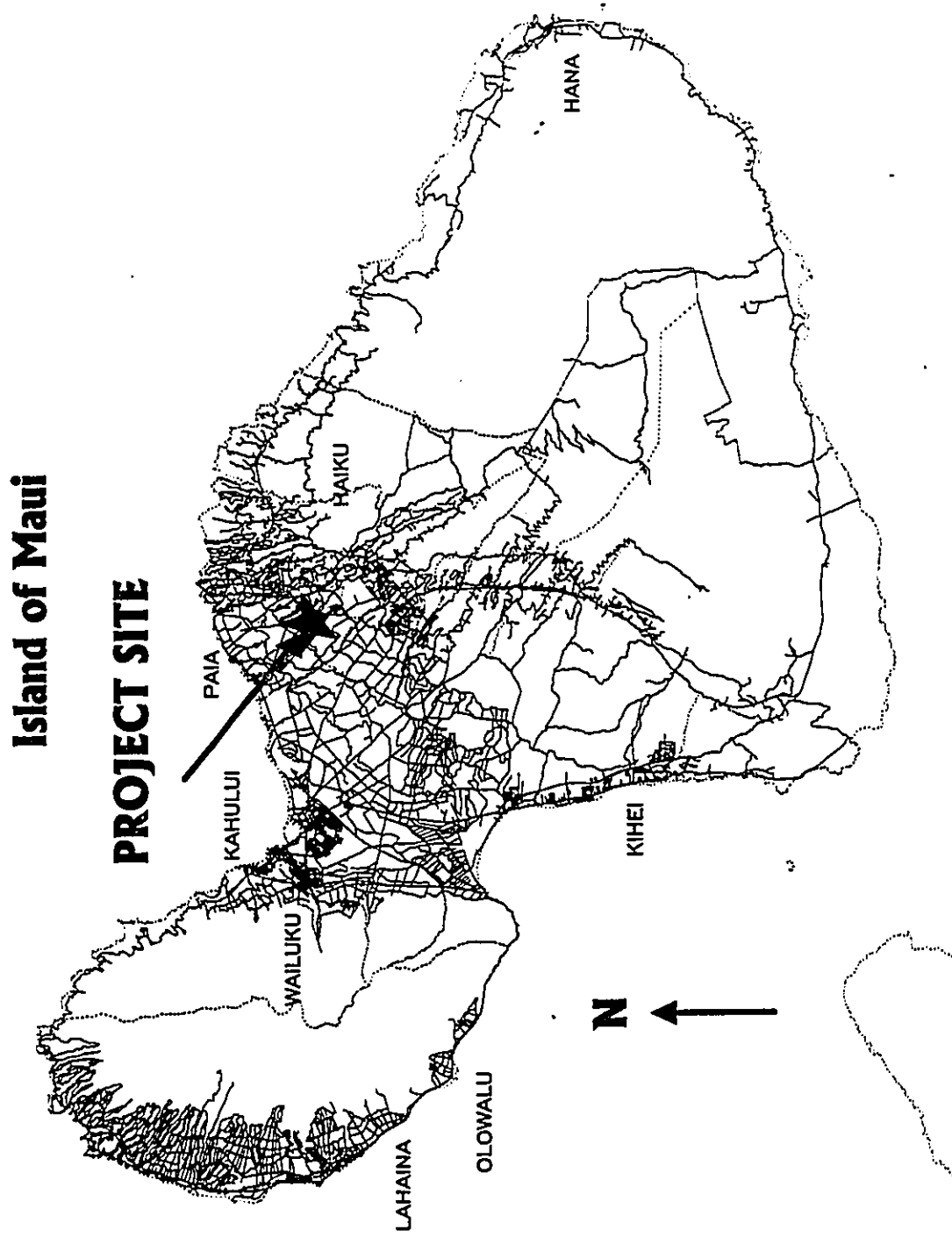


FIGURE 2-2
PROJECT SITE LOCATION

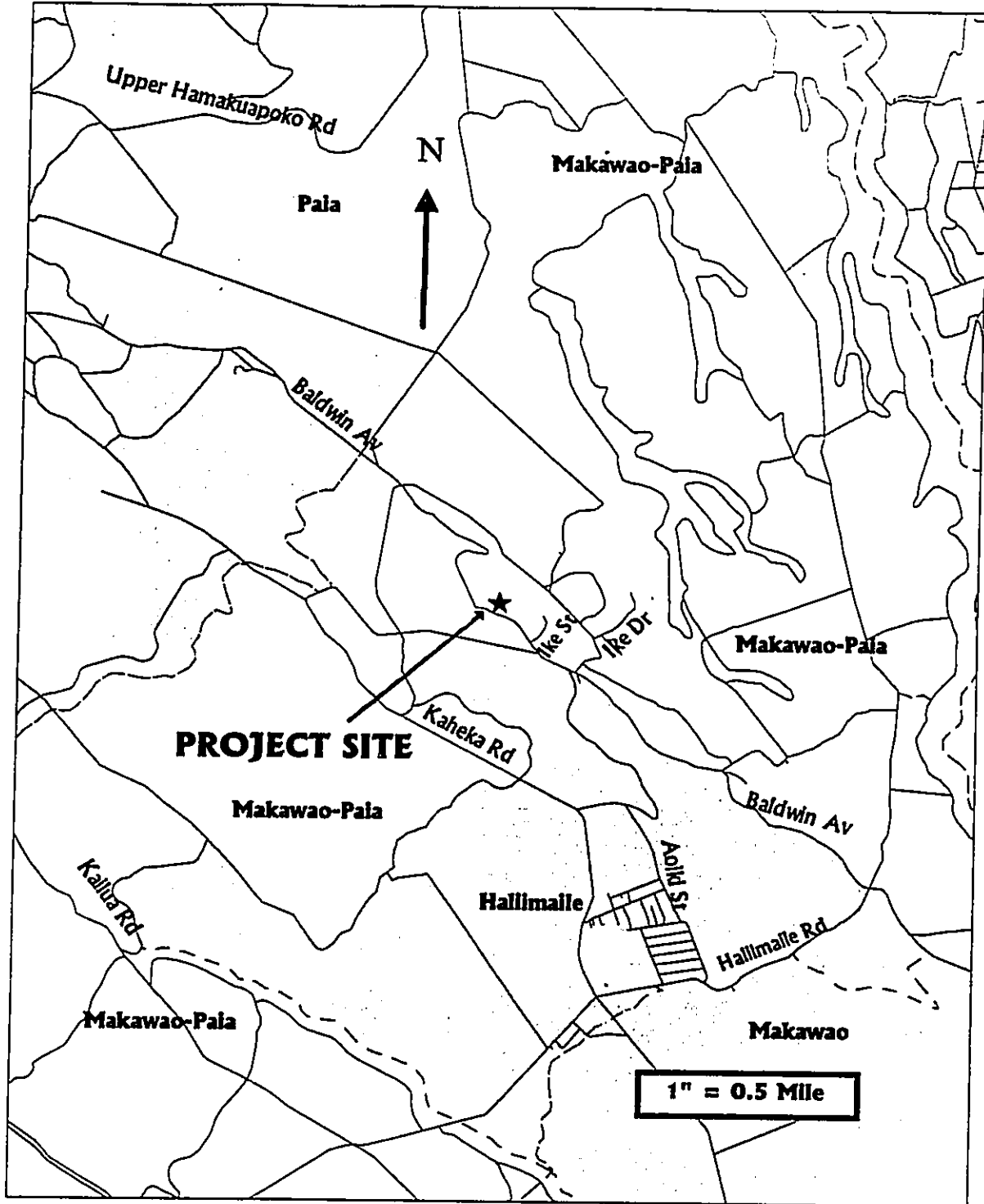
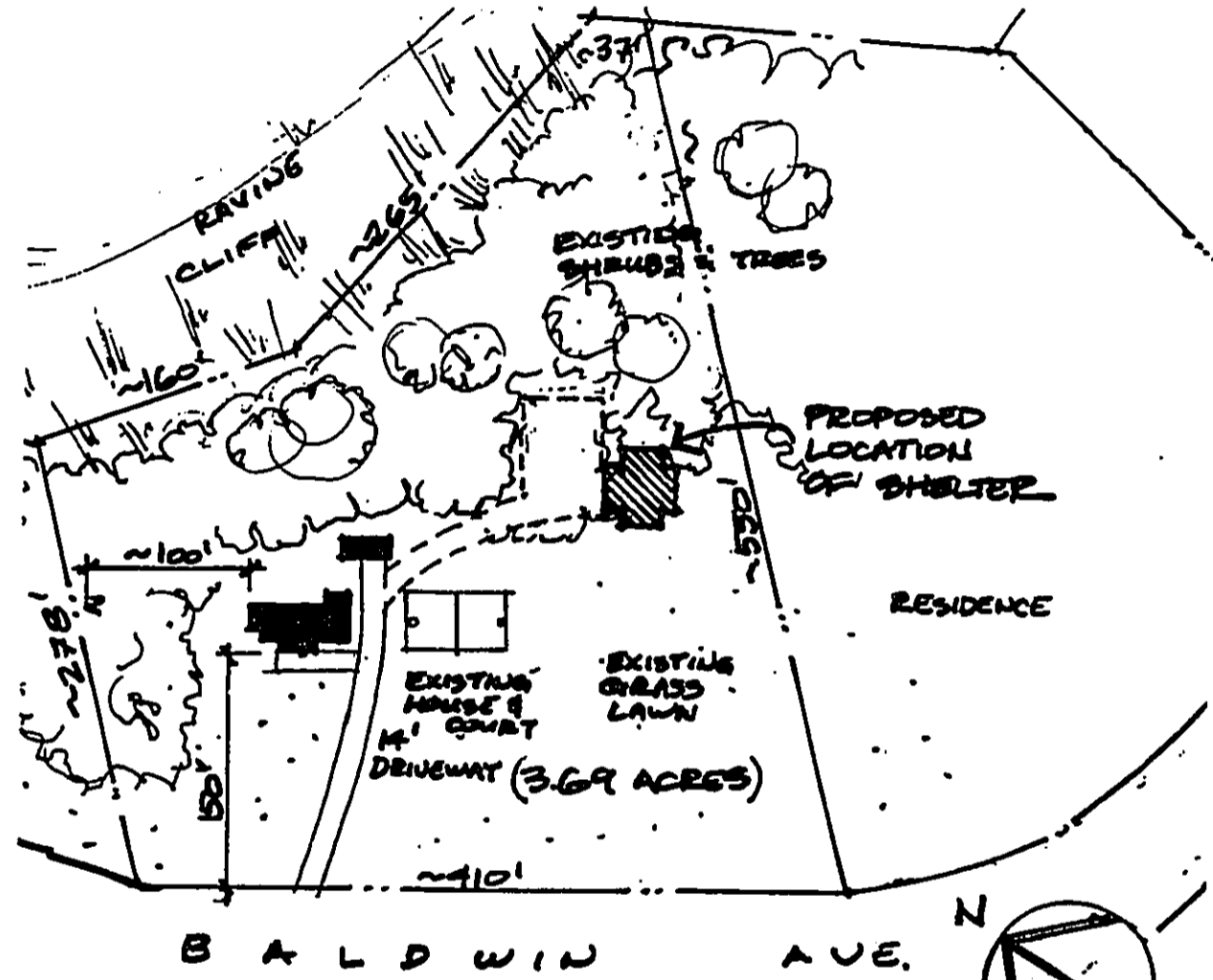
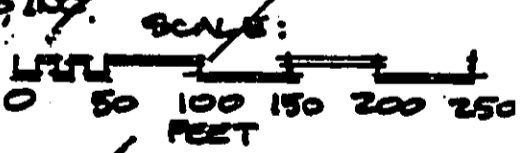


FIGURE 2-3
PROJECT LAYOUT - PLAN



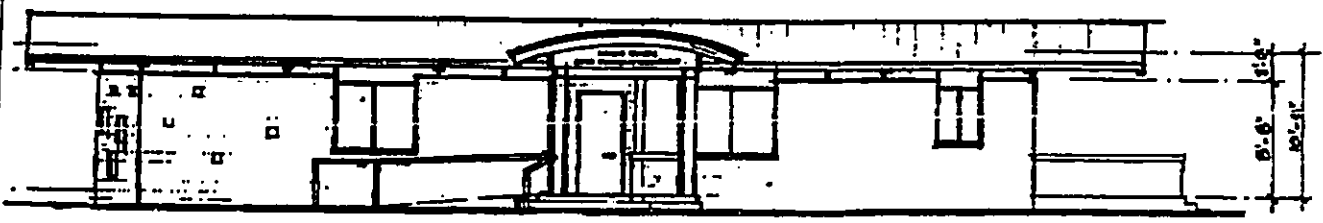
MAUI YOUTH & FAMILY SERVICES, INC.
PLOT PLAN



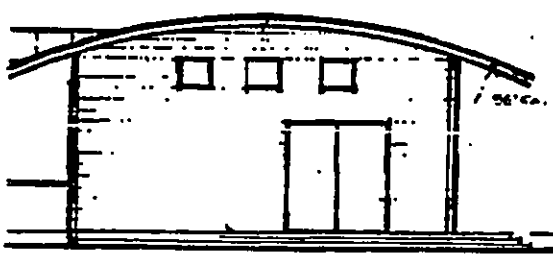
LUK & LUK Architects
1819 SO. KIHEI RD., STE B-115
KIHEI, HAWAII 96753
TEL: (808) 874-0291

TMK #2-5-4;6
Note: Dimensions are schematic & approximate. A topographic survey is required for accurate dimensions & locations of existing features.

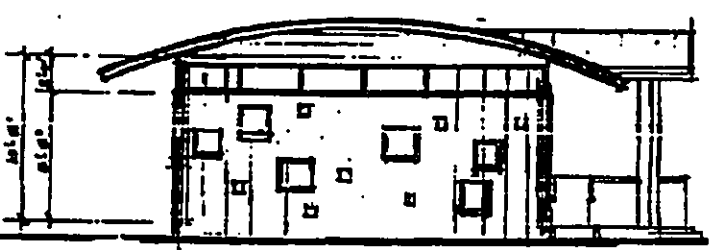
FIGURE 2-4
PROJECT LAYOUT - ELEVATION
CONCEPTUAL ONLY



FRONT ELEVATION



SIDE ELEVATION (BACK)



SIDE ELEVATION (FRONT)

2.1.3 Applicable Government Permits

The following permits and approvals will be required for the project:

- State Department of Health National Discharge Elimination System Federal Permit. (Hydrotesting and Construction Dewatering)
- Grading/Grubbing Permit
- County of Maui Building Permit

2.2 PROPOSED IMPROVEMENTS

The proposed improvements will have a minor, temporary effect on the roadway entry and exit points on Baldwin Avenue. Installation of 700 feet of potable waterline along or in the roadway of Baldwin Avenue will cause temporary traffic delays during construction of the pipeline. At present there are no plans to improve sewer, electrical or offsite drainage.

2.3 DEVELOPMENT SCHEDULE AND COST

Commencement of the construction will be contingent upon satisfying license and permit requirements. The project schedule is not yet determined, however the intent is to begin construction at the earliest possible date. A conceptual schedule projects completion of design by February, 1996 with construction starting in May, 1996 and completion of construction by the end of November, 1996. The estimated cost of the project is \$440,000.

2.4 NEED FOR THE PROJECT

The "Ho'omaka Hou" Project is structured to provide residential treatment for adolescent substance abuse. Substance abuse among adolescents in Maui exceeded the state average, as reported by the Department of Education. This information is collaborated by the State Alcohol and Drug Abuse Division. The correlation between crime and substance abuse is well documented in the literature. Youth commit crimes to support their substance abuse. Of 483 juveniles arrested in September 1994, 235 were referred to the county prosecutor's office for further action. Many of these youth will be referred to Maui Youth and Family Services for a substance abuse assessment, and nearly half of those referred will be deemed in need of further substance abuse services.

Maui Youth and Family Services residential treatment takes the place of more costly, less accessible and less effective treatments located off-island. Further, participation in aftercare, which is not likely from off-island, has been found to be the most highly correlated factor associated with continued abstinence following the client's discharge from treatment. However the need for residential services has outgrown the program, the only residential treatment program in Maui County. As of November 1994, there is a three month waiting list for the state funded beds, and there is a two month waiting period for the judiciary beds. This waiting list would be significantly longer if the program were marketed into the community.

SECTION 3
EXISTING CONDITIONS

SECTION 3

EXISTING CONDITIONS

3.1 EXISTING LAND USE DESIGNATIONS

The land use designations of the proposed site are governed by the State of Hawaii and the County of Maui as follows:

1) State Land Use District Boundary Designation: Agricultural. The State Land Use District Boundary Map is shown in Figure 3-1. A Special Use Permit has been obtained for the use of this parcel as a substance abuse residential treatment center.

2) Maui Community Plan Designation: The Paia-Makawao Community Plan designation for this parcel is Agricultural. The Paia-Makawao Community Plan map affecting this area is shown in Figure 3-2

3) Maui County Zoning Designation: Classified as Agricultural.

3.2 SURROUNDING LAND USE

Much of the land use surrounding the project site consists of agricultural and residential use. Several non-profit agencies occupy nearby sites on land designated as public-quasi-public use in the Paia-Makawao Community Plan

3.3 TOPOGRAPHY

The topography of the project site is generally sloping approximately 4 to 6 percent in the north-westerly direction. The elevation of the site is approximately 900 feet above sea level.

**FIGURE 3-1
STATE LAND USE DISTRICT BOUNDARY**

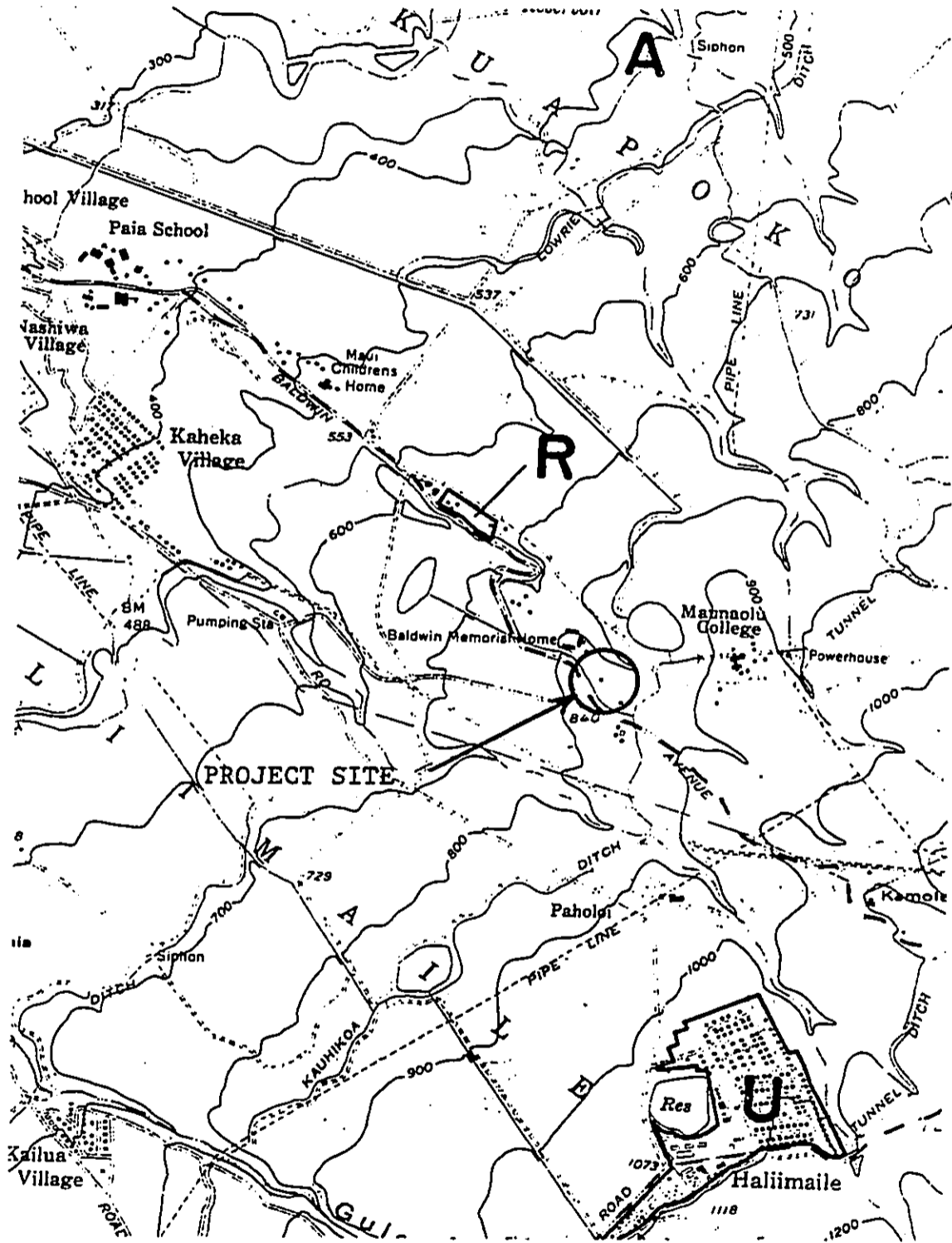
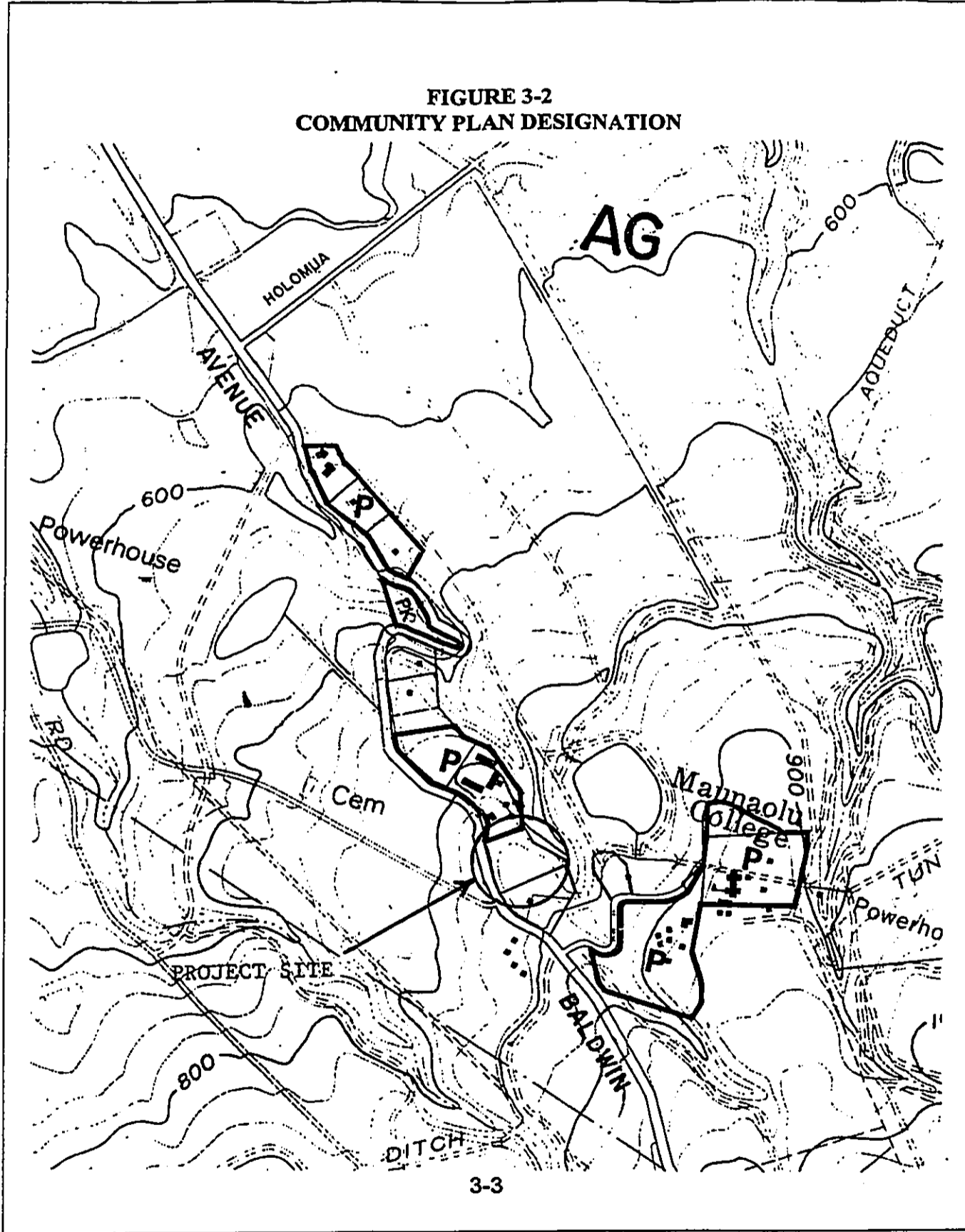


FIGURE 3-2
COMMUNITY PLAN DESIGNATION



3.4 SOILS

According to the U. S. Department of Agriculture (USDA) soil survey (USDA, 1972), typical surface soil underlying the site is part of a well drained soil group known as the Haliimaile Series, specifically the Haliimaile silty clay (HhB and HhC). Figure 3-4, Soils Classification Map, provides detailed information about soil classifications at and surrounding the site. This soil is located on smooth uplands. The silty clay soil is found in alluvium derived from weathered basic igneous rock. In a representative profile the surface layer is dark reddish-brown silty clay about 15 inches thick. The subsoil to a depth of more than 60 inches, is dark reddish-brown silty clay and very dark grayish-brown clay. It has subangular blocky and angular blocky structure. The substratum is soft, weathered basic igneous rock.. The soil is strongly acid in the surface layer and strongly acid to medium acid in the subsoil. Permeability is moderately rapid. Runoff is slow and the erosion hazard is slight. Annual precipitation ranges from 30 to 50 inches with slow runoff and moderate permeability.

3.5 FLOOD HAZARDS

According to the Federal Insurance Rate Maps generated by the Federal Emergency Management Agency (FEMA) , the project site is classified as Zone C, or areas of minimal flooding. The applicable portion of the map Panel 150003-0195C is displayed on Figure 3-3.

3.6 EARTHQUAKE HAZARD

The island of Maui is classified as a seismic Zone 2B area as per the Uniform Building Code, 1991. Zone 0 is considered to be the least active zone, while Zone 4 is considered to be the most active.

3.7 FLORA AND FAUNA

The entire project site and the surrounding area have been already significantly disturbed and consist mainly of agricultural and residential areas that are not likely habitats for native Hawaiian wildlife. The entire project site has been in cultivation at various times, and the site is now occupied by non-native grasses and trees. A survey of the parcel identified the following species on site:

- | | | |
|----|--------------------------|----------------|
| 1. | Acacia confusa | Formosa Koa |
| 2. | Crevillea robusta | Silk Oak |
| 3. | Syzygium cumini | Java Plum |
| 4. | Schinus terebinthifolius | Christmasberry |
| 5. | Pimenta dioica | Allspice |

FIGURE 3-3
FLOOD ZONE MAP

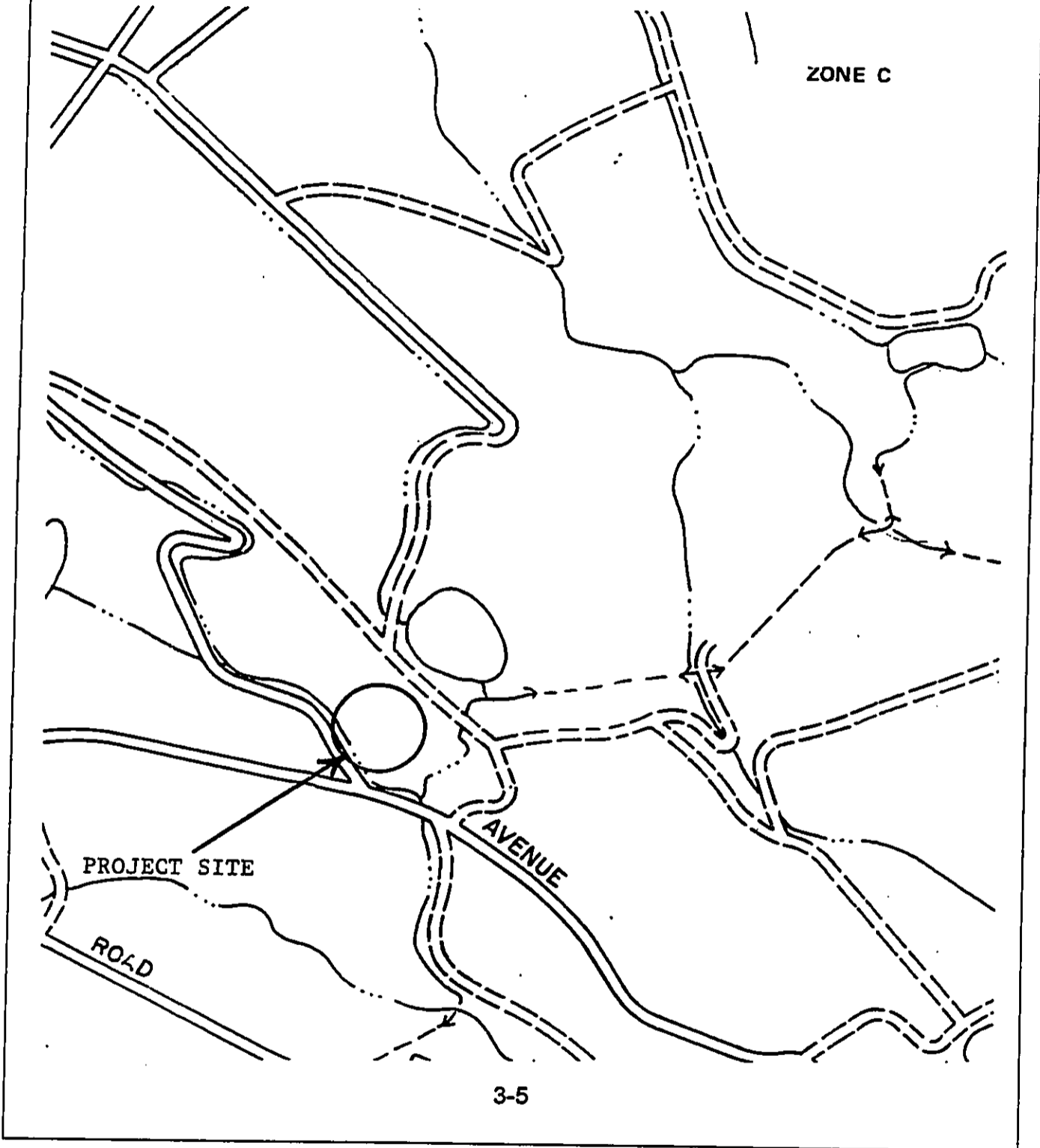
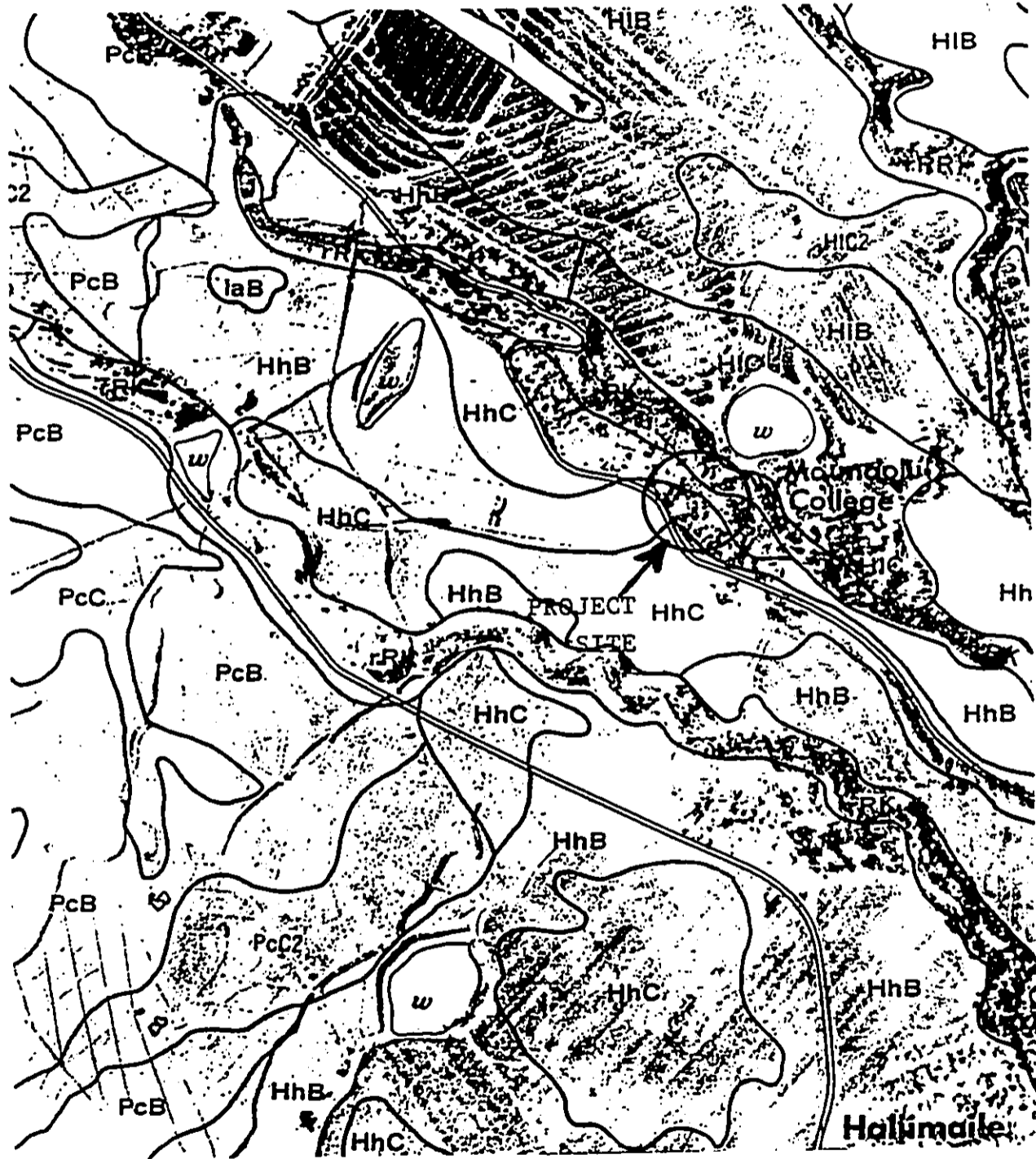


FIGURE 3-4
SOILS CLASSIFICATION MAP



6.	Olea europaea	Wild Olive
7.	Psidium guajava	Guava
8.	Leucaena leeucocephala	Ekoa
9.	Abutilon grandifolium	Hairy abutgilon
10.	Stachytarpheta urticifolia	Net leafed vervain
11.	Paanicum maximum	Guineagrass
12.	Phlebodium aureum	Rabbitsfoot fern

There were no native birds at this site. The only birds seen were the Indian Mynah, barred dove, house finch and Japanese White eye.

There are no rare, threatened or endangered species known within the project boundaries.

3.8 ARCHAEOLOGY

The project site is not part of the Maui County Historic District. The existence of natural landmarks is not anticipated since the site is considered to be significantly disturbed, and previous record searches do not indicate the presence of any landmarks. If an archeological site is discovered during construction, work shall cease and the proper authorities and agencies shall be notified.

3.9 HISTORIC PRESERVATION

The project site contains an existing building which may be eligible for listing on the State or National Register of Historic Places. The State Historic Preservation Officer (SHPO) has determined that the proposal to construct a new residential building may have "no effect" on the historic property, provided that site plans for the new building are reviewed by the State Historic Preservation Division for concurrence. Consultations with and concurrence from SHPO will be conditions for final approval of design plans.

3.10 GEOLOGY

The island of Maui was created by two volcanoes, from which three series of volcanic rocks exist. The Wailuku Volcanic Series (the oldest) consists of basaltic flows that formed the major shield. The Honolua Volcanic Series followed and covered the Wailuku Series with thin, discontinuous andesitic and trachytic flows. The flows and cones of the Lahaina Series followed the Honolua Series.

3.11 HYDROLOGY

The project site lies in the Paia Aquifer of the Central Aquifer Sector. The groundwater underlying the site is basal groundwater. The entire area including the site is located above and on the land side of the Underground Injection Control (UIC) line, indicating that the underlying water may be used as a possible drinking water source. No domestic or municipal wells are located within a one-half mile radius of the site. One irrigation well (5321-01) is located west of the site within the given radius.

3.12 CLIMATE

Annual precipitation ranges from 30 to 50 inches. The climate is mild.

SECTION 4

ENVIRONMENTAL IMPACTS

SECTION 4

ENVIRONMENTAL IMPACTS

The environmental impacts of the proposed project include the effects of construction activities, the impacts on public facilities, and socio-economic condition resulting from the new residents and employees at the project site.

4.1 CONSTRUCTION IMPACTS

The proposed project will generate impacts that are typical of site preparation and construction activities. These impacts include air quality, noise and traffic impacts which are temporary conditions that can be mitigated through compliance with the applicable federal, state, and county regulations.

4.1.1 Air Quality

Emissions from trucks and construction equipment with diesel engines could cause short term air pollution impacts. However these emissions will be insignificant and transient. Dust can be generated from construction activities such as vehicle movements and soil excavation. Dust emissions can be substantially reduced by frequent watering at the construction site.

4.1.2 Noise Impacts

Noise impacts are expected from construction activities such as demolition, site preparation and excavation. Since the immediate area around the project site includes residential elements, efforts will be made to minimize the noise impacts.

4.1.3 Traffic Impacts

The traffic around the site will be impacted since water and roadway improvements will cause temporary traffic inconveniences. However these short term traffic impacts will be of a minor nature.

4.1.4 Discharge Impacts

Discharges from construction dewatering and hydrotesting associated with the water system is expected. NPDES permits for such activities may be required. All discharge water shall be in compliance with the State Department of Health standards, and with County and Federal regulations.

4.2 IMPACTS ON PUBLIC FACILITIES

The public facilities that will be impacted by the proposed project include water, solid waste disposal, electrical utilities, and public roadways.

4.2.1 Water

The existing water lines along the project site include a 4" line along Baldwin Avenue. A 5/8" meter currently supplies potable water to the site. Additional potable water service and fire protection will be required for the project. Discussions have begun with the Department of Water Supply to upgrade the water line to a 6" or larger main.

4.2.2 Sewer and Solid Waste

This area is not sewered. Waste water will be handled on site by means of a Department of Health approved septic system and drain field. This is expected to be of no significant effect.

Solid waste disposal will be mitigated by implementing a solid waste reduction, re-use program to reduce the amount of solid waste to be disposed of at the County landfill.

4.2.3 Electricity

No significant impact is expected. Any electrical relocation will be done in accordance with the requirements of the Maui Electric Company.

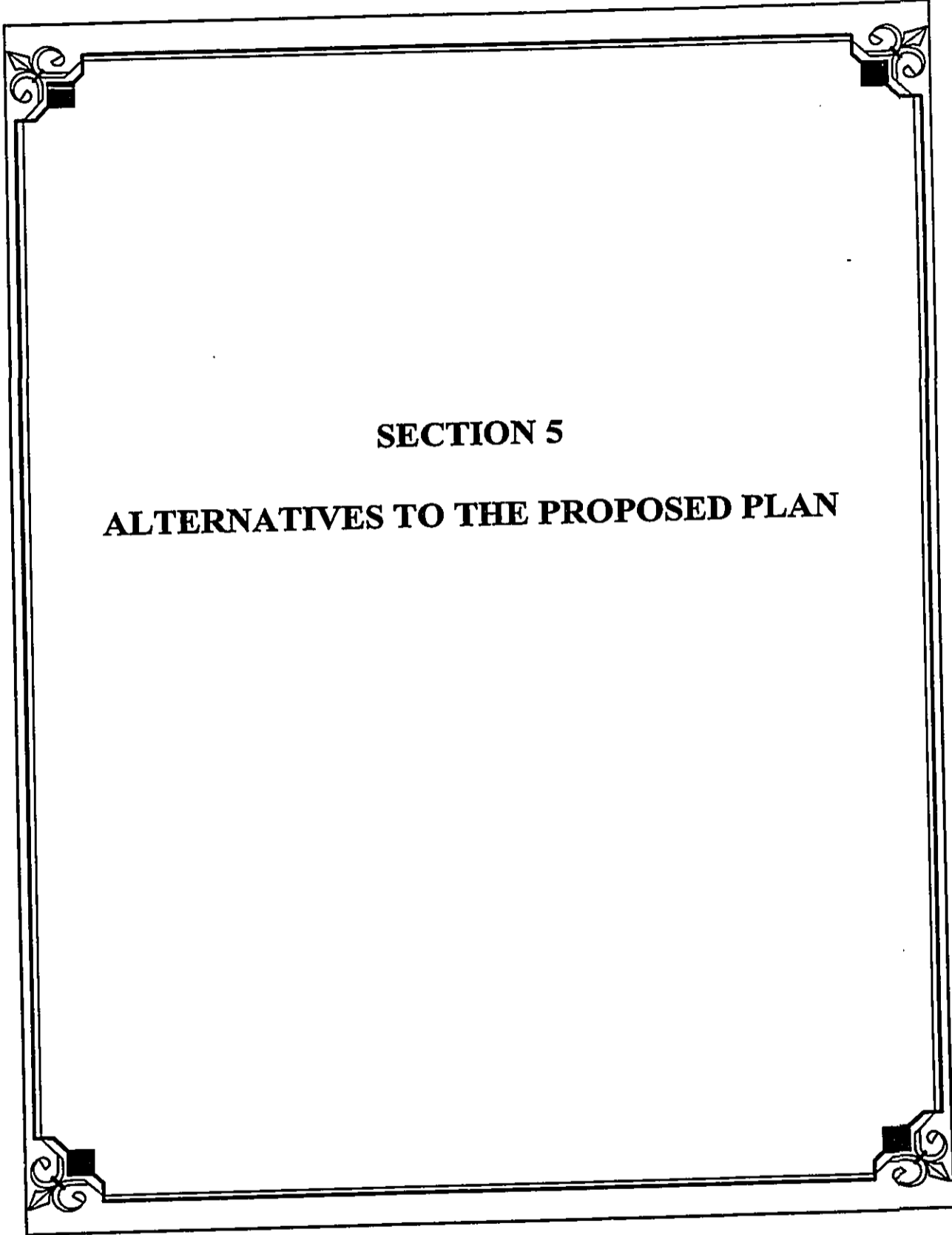
4.2.4 Public Roadways

The project will generate less than 25 total round trips per maximum day. No significant impact is expected.

4.3 SOCIO-ECONOMIC CONDITIONS

The socio-economic impacts that are expected from the proposed project include the temporary disruption of traffic flow in the immediate area of the project, and the increase in the residential character of the area. Some new traffic will be generated by the project, but this slight increase is considered negligible. The nearby residences may be temporarily affected because of traffic inconveniences during construction of utility connections.

Additional beneficial economic impacts will be local retail purchases by the residents and employees of the center. A positive economic impact that may result from the construction of the project is the short term creation of construction related jobs, and of revenue generated at local restaurants.



SECTION 5

ALTERNATIVES TO THE PROPOSED PLAN

SECTION 5
ALTERNATIVES TO THE PROPOSED PLAN

There were three alternatives to the proposed project: No action, delayed action and construction at a site different than the chosen one.. The consequences to all three alternatives were not acceptable, since all resulted in negative social or economic effects.

5.1 NO ACTION

A "no action" alternative will not be practical since there is immediate and identified need for the services identified. There is a real danger of increased homelessness if this project is not constructed. If the "no action" alternative is implemented, the problem of lack of treatment for adolescents requiring treatment for substance abuse will continue.

5.2 DELAYED ACTION

A "delayed action" alternative will only allow the situation to worsen, without any compensating beneficial effects. Delaying construction may also result in increased construction costs.

5.3 SELECTION OF AN ALTERNATIVE SITE

Alternative sites were reviewed for possible selection. However none were economically feasible. The selected site is available at no additional cost to Maui Youth and Family Services. All other available sites required purchase of land at market value. In addition, the selected site had advantages found at no other location: Proximity to other nonprofits, and a low-density rural setting beneficial to the intended residential treatment program.

SECTION 6

MITIGATIVE MEASURES

SECTION 6

MITIGATIVE MEASURES

Environmental protection and mitigative measures will be implemented during the design, construction and post construction phases of the project. These measures are listed as follows:

- Any discharge resulting from construction dewatering activities or hydrotesting procedures will be disposed of properly after the appropriate NPDES permits are obtained. Discharge from dewatering activities will be filtered or treated as needed so that the water quality of the receiving waters will be maintained. Temporary erosion control measures will be implemented during construction to minimize soil loss.
- Restricting construction to standard working hours will help to mitigate the noise impact. All operations will be in compliance with the State Department of Health rules and regulations on noise control.
- Impacts from dust created by the movement of construction equipment and construction vehicles and excavation activities will be mitigated through the frequent watering of the site.
- While construction on the roadway is occurring, the traffic impacts will be alleviated by the use of traffic control personnel as appropriate. Construction signs will also be posted before the construction site so motorists can be aware of the temporary traffic inconveniences.
- A solid waste management plan will be developed in coordination with the Solid Waste Division of the County Department of Public Works and Waste Management for the disposal of clearing and grubbing material from the site during construction.

SECTION 7

NEGATIVE DECLARATION DETERMINATION

SECTION 7

NEGATIVE DECLARATION DETERMINATION

An Environmental Impact Statement will not be required for the proposed **Ho'omaka Hou Construction of substance Abuse Residential Treatment Program For Adolescents Project**. This determination is in accordance with the Hawaii Revised Statutes, Chapter 343.

Although several potential minor negative impacts are expected from this proposed project, these impacts are temporary and will be minimized through the mitigation measures identified in the previous Section 6. The benefits that result from the proposed project far outweigh the short term negative impacts.



REFERENCES

REFERENCES

State Department of Land and Natural Resources, Land Use Commission. Land Use District Boundary Maps- Map M-5

County of Maui, Department of Planning, Maui County Zoning Maps

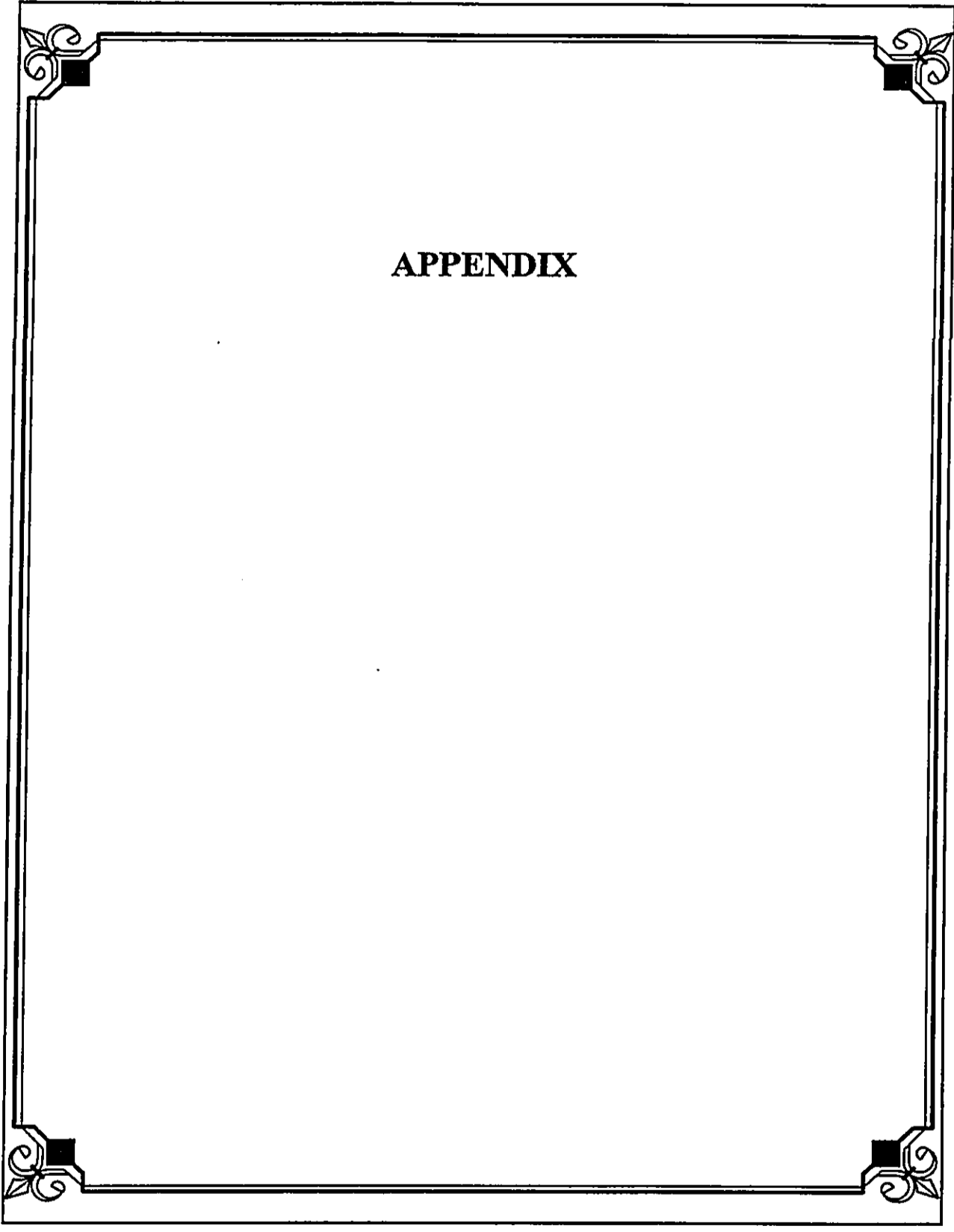
County of Maui, Department of Planning, Community Plan Development Maps

International Conference of Building Officials. Uniform Building Code. 1991 edition

Federal Emergency Management Agency. Flood Insurance Rate Maps, Panel 150003 0195 C, March 16, 1995

United States Department of Agriculture, Soils Conservation Service, Soil Survey of Islands of Kauai, Oahu, Maui, Molokai, and Lanai, State of Hawaii. August 1972

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APPENDIX

LETTERS OF CORRESPONDENCE

OUTGOING LETTERS

MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 6 Paia, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8406

Fax: 579-8426

October 14, 1994

94 OCT 16 11:11

Mr. Brian Miskae, Planning Director
County of Maui Planning Department
250 South High Street
Wailuku, HI 96793

Re: Permit I.D. #94/SUP-001
TMK: 2-5-004:006

Dear Mr. Miskae,

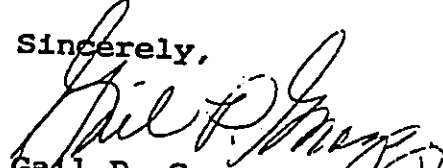
This letter concerns the above referenced 3.69 acre parcel of property located at Makawao, Maui, owned by Maui County and leased to Maui Youth and Family Services, Inc. for the purpose of operating a shelter for abused, neglected, runaway and homeless youth (leased date 6/25/91). On August 23, 1994, a Land Use Commission Special Use Permit was approved by the Maui Planning Commission authorizing use of this agriculturally zoned property for this purpose.

Maui Youth and Family Services, Inc. is planning to submit a request to the County of Maui's Community Development Block Grant Program (application due 11/30/94) for construction of a twelve (12) bed residential substance abuse treatment program for adolescents. As we hope to receive approval from the County of Maui for construction of this facility within the boundaries of the above referenced property, we are hereby requesting your assistance in determining under what conditions the Maui Planning Commission would permit the intended facility construction and subsequent use. Knowing these requirements in advance will assist the CDBG program in determining the feasibility of our proposal.

Please contact Jud R. Cunningham, Deputy Director, to obtain any additional information needed to process our request.

Thank you for your assistance in providing a written response to our inquiry to include with our application by the submission deadline.

Sincerely,


Gail P. Gnazzo, ACSW
Executive Director



200 Ike Drive, Makawao, Maui, Hawaii 96768

10/18/94

LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

107

MEMORANDUM

DATE: May 1, 1995
TO: Ron Davis, Chief, Department of Fire Control
FROM: Nolan Perreira, CDBG Coordinator *Nolan Perreira*
SUBJECT: Environmental Review for Community Development Block Grant
Request for Comments Regarding Thermal/ Explosive Hazards

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the space necessary for an effective family component, and an office for each counselor, in a building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

HUD has established Environmental Criteria and Standards under 24 CFR art 51 Subpart C, regarding siting of HUD- assisted projects near hazardous operations handling petroleum products or chemicals of an explosive or flammable nature.

Your assistance is requested in determining that the above described project is not subject to hazards from explosive or flammable fuels or other hazardous chemicals based on site inspection and information on file.

I would appreciate your department's written comments and/or concurrence regarding the above issues 30 days from receipt of this request.

Please contact me at Ext. 7213 if you have any questions or concerns.

Attachment


LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



COPY

OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

MEMORANDUM

DATE: May 2, 1995
TO: Brian Miskae, director, Department of Planning
FROM: Nolan Ferreira, CDBG Coordinator 
SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Conformance with CZM Policies and
Comprehensive Plans and Zoning

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential
Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with
accommodations for up to 12 youth, the space necessary for an
effective family component, and an office for each counselor, in a
building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-
0006 (See attached map)

The County of Maui is proposing to provide Community Development Block
Grant (CDBG) funding for the above described activity. The CDBG Office is
conducting an Environmental Review of this activity prior to requesting a release of
funds from the U. S. Department of Housing and Urban Development (HUD).

Your assistance is requested in determining that the above described project is
not subject to, and is in conformance with the following issues:

1. Not subject to an individual consistency review under Special Management
Area (SMA) permit requirements.
2. In conformance with Comprehensive Plans and zoning.

I would appreciate your department's written comments and/or concurrence
regarding the above issues 30 days from receipt of this request.

Please contact me at Ext. 7213 if you have any questions or concerns.


Attachment

LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

MEMORANDUM

DATE: May 2, 1995
TO: David Craddick, Director, Department of Water Supply
FROM: Nolan Perreira, CDBG Coordinator 
SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Sole Source Aquifer Impacts

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the space necessary for an effective family component, and an office for each counselor, in a building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

Your assistance is requested in determining that the above described project will not impact a sole source aquifer designated by EPA in accordance with Section 1424(e) of the Safe Drinking Water Act of 1974, as amended.

I would appreciate your department's written comments and/or concurrence regarding the above issues 30 days from receipt of this request.

Please contact me at Ext. 7213 if you have any questions or concerns.

Attachment




LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



COPY 7

OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

MEMORANDUM

DATE: May 2, 1995
TO: Charles Jencks, Director, Department of Public Works and Waste Water
FROM: Nolan Perreira, CDBG Coordinator 
SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Traffic Impacts

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the space necessary for an effective family component, and an office for each counselor, in a building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

The 3 to 4 staff members will generate a maximum of 12 round trips per 24 hour day, spaced evenly throughout the day. In addition, weekend visits by parents will create a maximum of 12 round trips.. Once a week staff meetings will add 7 additional round trips during daylight hours. Based on projected usage, maximum trip generation will be 24 during a weekend day and 19 during a work day.

Your assistance is requested in determining the impact of this project on traffic along Baldwin Avenue.

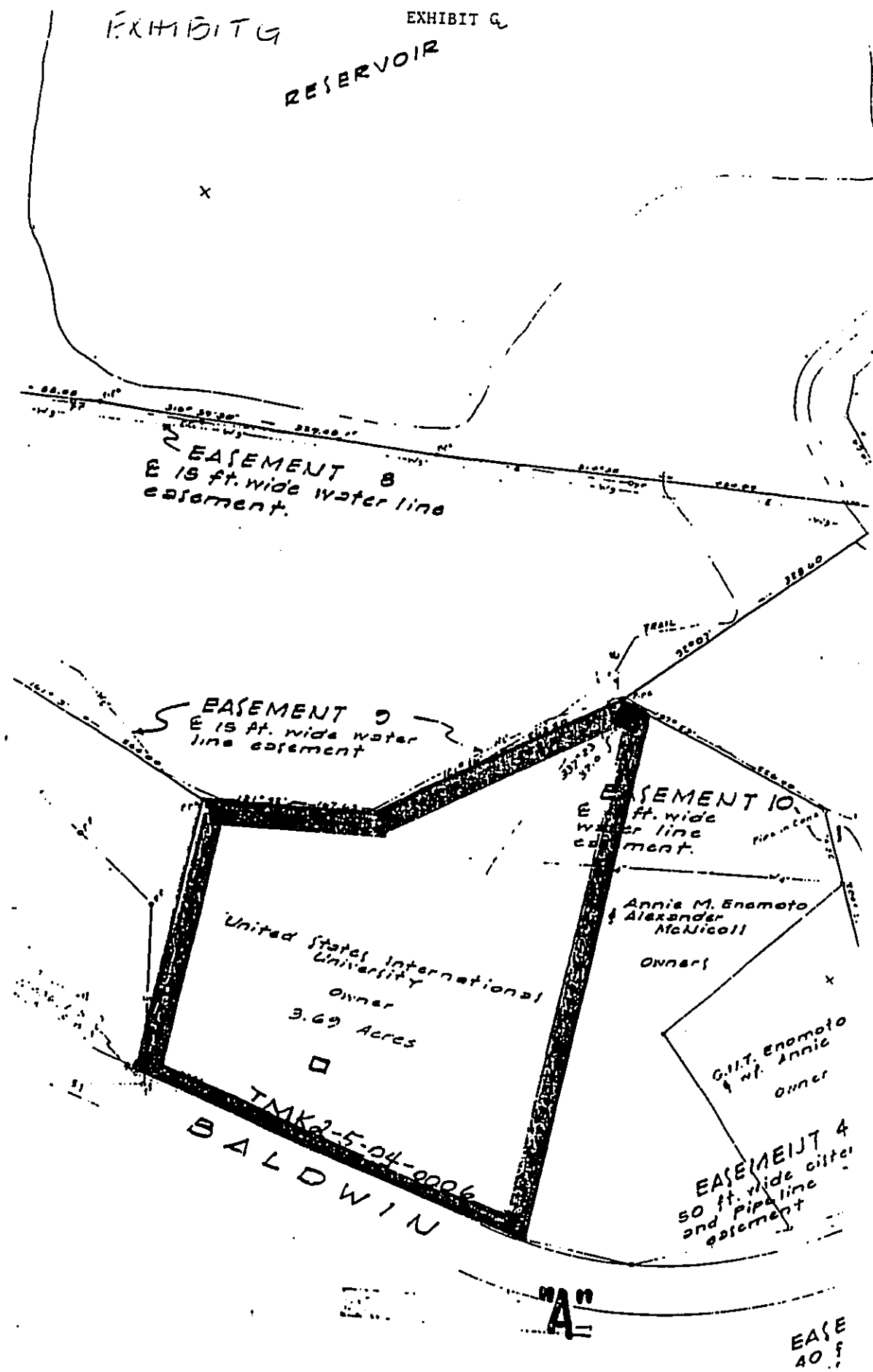
I would appreciate your department's written comments and/or concurrence regarding the above issues 30 days from receipt of this request.

Please contact me at Ext. 7213 if you have any questions or concerns.

Attachment



DOCUMENT CAPTURED AS RECEIVED



LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



COPY

OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

MEMORANDUM

DATE: May 2, 1995
TO: Charles Jencks, Director, Department of Public Works and Waste Water
FROM: Nolan Perreira, CDBG Coordinator *[Signature]*
SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Solid Waste and Waste water Disposal

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the space necessary for an effective family component, and an office for each counselor, in a building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

The building will be occupied by up to 12 adolescents, and staffed by up to four adults. There will be two adults present during the day and one adult present at night, providing 24 hour coverage. Solid waste and waste water generation will be equivalent to that produced by a large single-family home

Your comments are requested concerning the disposal of solid waste and waste water generated by this project.

I would appreciate your department's written comments and/or concurrence regarding the above issues 30 days from receipt of this request.

Please contact me at Ext. 7213 if you have any questions or concerns.

Attachment



LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



COPY

OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

May 2, 1995

Wilfred K. Nagamine, Branch Chief
Clean Air Branch
State of Hawaii Department of Health
919 Ala Moana Boulevard, 2nd Floor
Honolulu, Hawaii 96814

Dear Mr Nagamine:

SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Air Quality

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for
Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12
youth, the space necessary for an effective family component, and an office for each
counselor, in a building totaling approximately 2800 square feet.

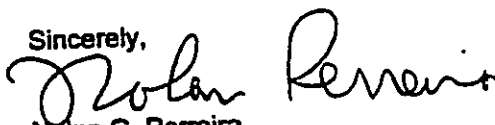
Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG)
funding for the above described activity. The CDBG Office is conducting an Environmental Review of this
activity prior to requesting a release of funds from the U. S. Department of Housing and Urban
Development (HUD).

Your assistance is requested in providing information to determine that this project is located
within an attainment area in accordance with the State Implementation Plan; is not located near a power
plant or sugar mill and is not adjacent to a traffic thoroughfare that generates CO concentrations in excess
of the 8 hour standard of 10 mg/m³ at the project site. I would appreciate your department's written
comments and/or concurrence regarding the above issues 30 days from receipt of this request.

Please contact me at (808) 243-7213 if you have any questions or concerns.

Sincerely,


Nolan G. Pereira
CDBG Coordinator

Attachment



LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



copy

OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

May 2, 1995

Jerry Haruno, Branch Chief
Noise and Radiation Branch
State of Hawaii Department of Health
591 Ala Moana Boulevard
Honolulu, Hawaii 96813

Dear Mr Haruno:

SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Toxic Chemicals and Radioactive Wastes

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the space necessary for an effective family component, and an office for each counselor, in a building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

Your assistance is requested in providing information to determine that the subject site is not subject to current or projected noise levels that exceed 65 LDN, as required by 24 CFR Part 51

Subpart B: Noise Abatement and Control. I would appreciate your department's written comments and/or concurrence regarding the above issues within 30 days from receipt of this request.

Please contact me at (808) 243-7213 if you have any questions or concerns.

Sincerely,

Nolan G. Pereira
CDBG Coordinator

Attachment

LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



COPY

OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793
May 2, 1995

Steven Y. K. Chang, Branch Chief
Solid & Hazardous Waste Branch
State of Hawaii Department of Health
919 Ala Moana boulevard, 2nd Floor
Honolulu, Hawaii 96814

Dear Mr Chang:

SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Toxic Chemicals and Radioactive Wastes

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the space necessary for an effective family component, and an office for each counselor, in a building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

Your assistance is requested in providing any information on record with your agency regarding possible site contamination from toxic chemicals or radioactive materials. I would appreciate your department's written comments and/or concurrence regarding the above issues within 30 days from receipt of this request.

Please contact me at (808) 243-7213 if you have any questions or concerns.

Sincerely,

A handwritten signature in cursive script that reads "Nolan G. Ferreira".

Nolan G. Ferreira
CDBG Coordinator

Attachment



LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



COPY

OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

May 2, 1995

State Historic Preservation Officer
State Historic Preservation Division
33 South King Street, 6th Floor
Honolulu, Hawaii 96813

SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Historic Preservation Compliance

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the space necessary for an effective family component, and an office for each counselor, in a building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

Our inspection of the existing site and structures indicates that this project will have "no effect" on any historic property. This determination was based on our review of the National and the Hawaii Registers of Historic Places listings.

Concurrence of our determination of "no effect" and/or comment by your agency is requested within 30 days of receipt of this letter.

Please contact me at (808) 243-7213 if you have any questions or concerns.

Sincerely,

A handwritten signature in cursive script, appearing to read "Nolan G. Pereira".

Nolan G. Pereira
CDBG Coordinator

Attachment



LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



COPY

OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

May 3, 1995

Ms. Theresa K. Donham
Archeology Branch, Maui Office
State Historic Preservation Division
1325 Lower Main Street, Room 108
Wailuku, Hawaii 96793

SUBJECT: Environmental Review for Community Development Block Grant.
Request for Comments Regarding Historic Preservation Compliance

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the space necessary for an effective family component, and an office for each counselor, in a building totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK 2-5-004-0006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

Our inspection of the existing site and structures indicates that this project will have "no effect" on any historic property. This determination was based on our review of the National and the Hawaii Registers of Historic Places listings. However in a letter dated August 4, 1994 (copy attached) Donald Hibbard requested that plans for any construction on the site be reviewed with your office prior to any vegetation clearing or earth moving.

Concurrence of our determination of "no effect" and/or comment by your agency is requested within 30 days of receipt of this letter.

Please contact me at (808) 243-7213 if you have any questions or concerns.

Sincerely,

A handwritten signature in cursive script, appearing to read "Nolan G. Pereira".

Nolan G. Pereira
CDBG Coordinator

Attachments



MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 6 Paia, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8406

Fax: 579-8426

May 11, 1995

Fred Baldwin Memorial FDN.
TMK: 2-5-04-78
222 Merchant Street, 2nd Floor
Honolulu, HI 96813

Dear Sirs,

Maui Youth and Family Services, Inc., a private, non-profit human services agency headquartered at 200 Ike Drive (Maunaolu Campus), Makawao, Hawaii, is planning to construct a group residence for the treatment of children ages 12-17, referred for chemical dependency/substance abuse.

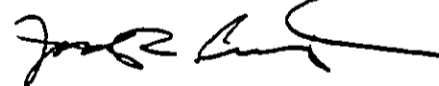
This six bedroom, approximately 3,100 square feet residence will be situated on property owned by Maui County and leased to Maui Youth and Family Services located at 1931 Baldwin Avenue, Makawao, TMK:2-5-004:06.

As Maui Youth and Family Services, Inc. has a current Special Use Permit for the intended use, the Maui County Planning Department has advised us that this project would be permitted under the conditions of the existing permit.

As your property adjoins TMK:2-5-004:06, we are writing to inform you of our intentions and to encourage you to contact us with any questions or comments you may have.

For further information regarding the project, you may contact me in writing at the above mailing address or by calling (808) 579-8414.

Sincerely,



Jud R. Cunningham
Deputy Director

cc: COM Planning Department



200 Ike Drive, Makawao, Maui, Hawaii 96768

MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 6 Paia, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8406

Fax: 579-8426

May 11, 1995

East Maui Irrigation Co., Ltd
TMK: 2-5-04-02/TMK: 2-5-04-08
P.O. Box H
Paia, HI 96779

Dear Sirs,

Maui Youth and Family Services, Inc., a private, non-profit human services agency headquartered at 200 Ike Drive (Maunaolu Campus), Makawao, Hawaii, is planning to construct a group residence for the treatment of children ages 12-17, referred for chemical dependency/substance abuse.

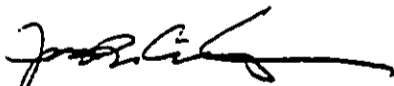
This six bedroom, approximately 3,100 square feet residence will be situated on property owned by Maui County and leased to Maui Youth and Family Services located at 1931 Baldwin Avenue, Makawao, TMK:2-5-004:06.

As Maui Youth and Family Services, Inc. has a current Special Use Permit for the intended use, the Maui County Planning Department has advised us that this project would be permitted under the conditions of the existing permit.

As your property adjoins TMK:2-5-004:06, we are writing to inform you of our intentions and to encourage you to contact us with any questions or comments you may have.

For further information regarding the project, you may contact me in writing at the above mailing address or by calling (808) 579-8414.

Sincerely,


Jud R. Cunningham
Deputy Director

vcc: COM Planning Department



200 Ike Drive, Makawao, Maui, Hawaii 96768

MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 6 Paia, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8406

Fax: 579-8426

May 11, 1995

Mr. Stephen Enomoto
524 Grace Avenue 1
Inglewood, CA 90301

Dear Mr. Enomoto,

Maui Youth and Family Services, Inc., a private, non-profit human services agency headquartered at 200 Ike Drive (Maunaolu Campus), Makawao, Hawaii, is planning to construct a group residence for the treatment of children ages 12-17, referred for chemical dependency/substance abuse.

This six bedroom, approximately 3,100 square feet residence will be situated on property owned by Maui County and leased to Maui Youth and Family Services located at 1931 Baldwin Avenue, Makawao, TMK:2-5-004:06.

As Maui Youth and Family Services, Inc. has a current Special Use Permit for the intended use, the Maui County Planning Department has advised us that this project would be permitted under the conditions of the existing permit.

As your property adjoins TMK:2-5-004:06, we are writing to inform you of our intentions and to encourage you to contact us with any questions or comments you may have.

For further information regarding the project, you may contact me in writing at the above mailing address or by calling (808) 579-8414.

Sincerely,


Jud R. Cunningham
Deputy Director

vcc: COM Planning Department



200 Ike Drive, Makawao, Maui, Hawaii 96768

MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 6 Paia, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8406

Fax: 579-8426

May 11, 1995

Gavien Fred Bush III
TMK: 2-5-04-66
604 Hamakua Place
Kailua, HI 96745

Dear Mr. Bush,

Maui Youth and Family Services, Inc., a private, non-profit human services agency headquartered at 200 Ike Drive (Maunaolu Campus), Makawao, Hawaii, is planning to construct a group residence for the treatment of children ages 12-17, referred for chemical dependency/substance abuse.

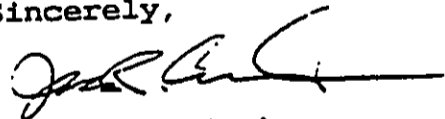
This six bedroom, approximately 3,100 square feet residence will be situated on property owned by Maui County and leased to Maui Youth and Family Services located at 1931 Baldwin Avenue, Makawao, TMK:2-5-004:06.

As Maui Youth and Family Services, Inc. has a current Special Use Permit for the intended use, the Maui County Planning Department has advised us that this project would be permitted under the conditions of the existing permit.

As your property adjoins TMK:2-5-004:06, we are writing to inform you of our intentions and to encourage you to contact us with any questions or comments you may have.

For further information regarding the project, you may contact me in writing at the above mailing address or by calling (808) 579-8414.

Sincerely,



Jud R. Cunningham
Deputy Director

vcc: COM Planning Department



200 Ike Drive, Makawao, Maui, Hawaii 96768

LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793
May 12, 1995

Mr. Neal Fujiwara, District Conservationist
National Resources Conservation Service
United States Department of Agriculture
210 Imi Kala St. Suite 209
Wailuku, Hawaii 96793

Dear Mr. Fujiwara:

Subject: Environmental Review for Community Development Block Grant
Request for Comments Regarding Prime or Unique Farmland

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for
Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the
space necessary for an effective family component, and an office for each counselor, in a building
totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK: 2-5-004-006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above
described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a
release of funds from the U. S. Department of Housing and Urban Development (HUD).

Your assistance is requested in providing information to determine that the proposed action will not adversely
impact prime or unique farmland, nor farmlands designated as important by the State and Local Government that
have been approved by the Secretary of Agriculture.

I would appreciate your department's written comments and/or concurrence regarding the above issues within 30
days from receipt of this request.

Please contact me at (808) 243-7213 if you have any questions or concerns.

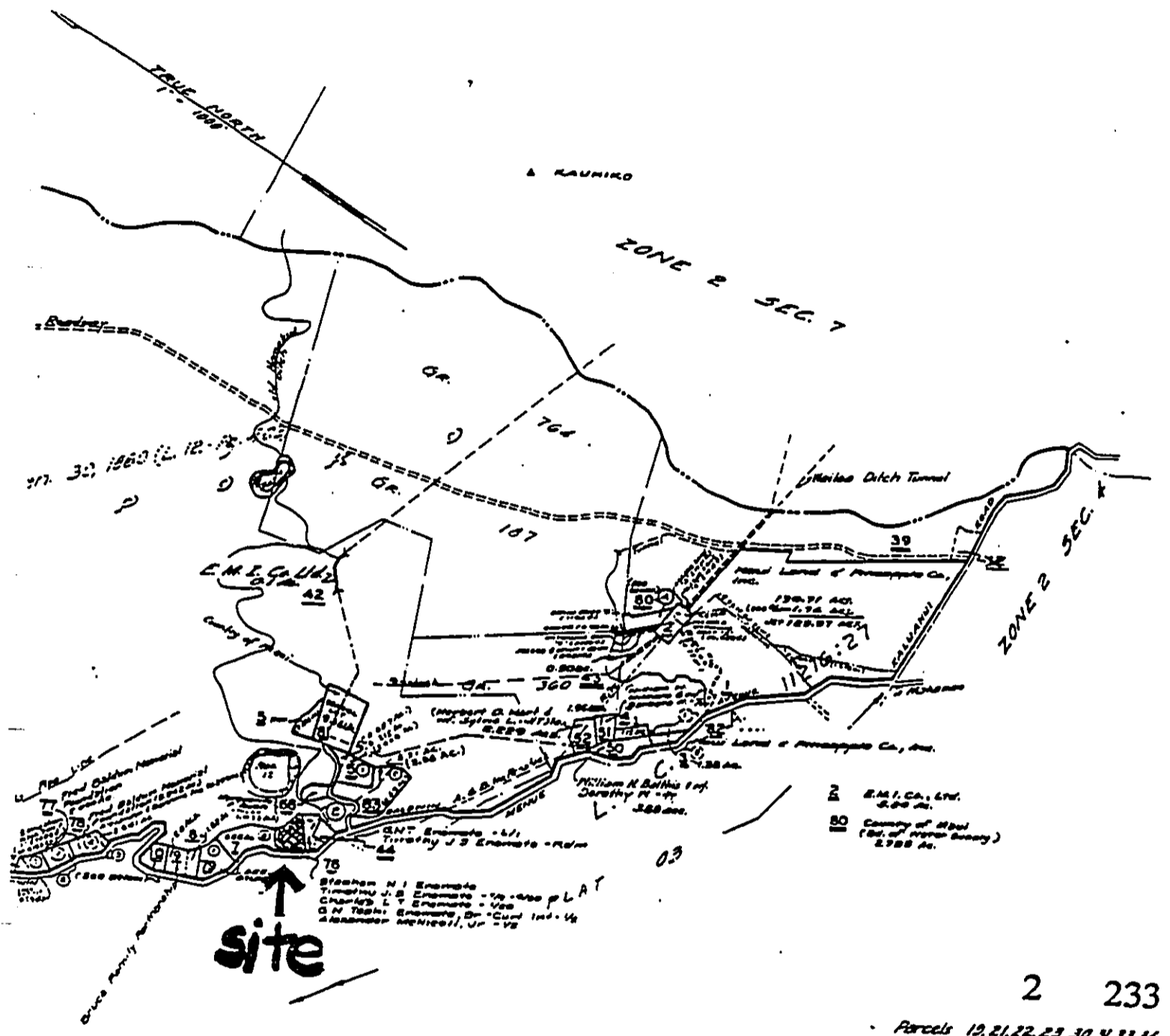
Sincerely,

Handwritten signature of Nolan G. Pereira in black ink.
Nolan G. Pereira
CDBG Coordinator

Attachment



DOCUMENT CAPTURED AS RECEIVED



↑
site

2 233

Parcels 19, 21, 22, 23, 30, 31, 33, 34, 40, 41 have been dropped on 2-5-05

Dropped 12, 17, 27, 27, 4, 24, 56, 48, 49, 50, 61, 62, 63, 64, 67, 68, 74, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100

- 8 Alexander S. Baldwin, Inc. (Country of Hawaii) 203 Ac.
- 10 Stephen G. George & Co. 170 Ac.
- 11 New Land & Prospecting Co., Inc. 174 Ac.
- 12 Alexander S. Baldwin, Inc. 174 Ac.

Note: Parcels 13, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100 unless otherwise noted.

APPLICABLE SHEET
BUILT TO CHANGE

TAXATION MAPS BUREAU		
TERRITORY OF HAWAII		
TAX MAP		
SECOND DIVISION		
ZONE	SEC	PLAT
2	5	04
CONTAINING PARCELS		
SCALE: 1 in. = 1000 ft.		

EXHIBIT 1

LINDA CROCKETT LINGLE
Mayor
TELEPHONE 243-7855



OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

May 15, 1995

Mr. Charles Jencks, Director
Department of Public Works and Waste Water
County of Maui
200 South High Street
Wailuku, Hawaii 96793

Dear Mr. Jencks :

Subject: Environmental Review for Community Development Block Grant
Request for Comments Regarding Effects on Traffic

Project Name: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for
Adolescents

Description: Construction of a six bedroom residential building with accommodations for up to 12 youth, the
space necessary for an effective family component, and an office for each counselor, in a building
totaling approximately 2800 square feet.

Location: 1931 Baldwin Avenue, Makawao, Maui, Hawaii, TMK: 2-5-004-006 (See attached map)

The County of Maui is proposing to provide Community Development Block Grant (CDBG) funding for the above described activity. The CDBG Office is conducting an Environmental Review of this activity prior to requesting a release of funds from the U. S. Department of Housing and Urban Development (HUD).

The new residence is estimated to generate a total of 11 additional round trips per day, and will increase traffic by 3 vehicles per hour during the period of 0600-0800 and by 3 vehicles per hour during the period 1600-1800.

Your assistance is requested in providing information to determine that the proposed action will not adversely traffic on Baldwin Avenue.

I would appreciate your department's written comments and/or concurrence regarding the above issues within 30 days from receipt of this request.

Please contact me at (808) 243-7213 if you have any questions or concerns.

Sincerely,

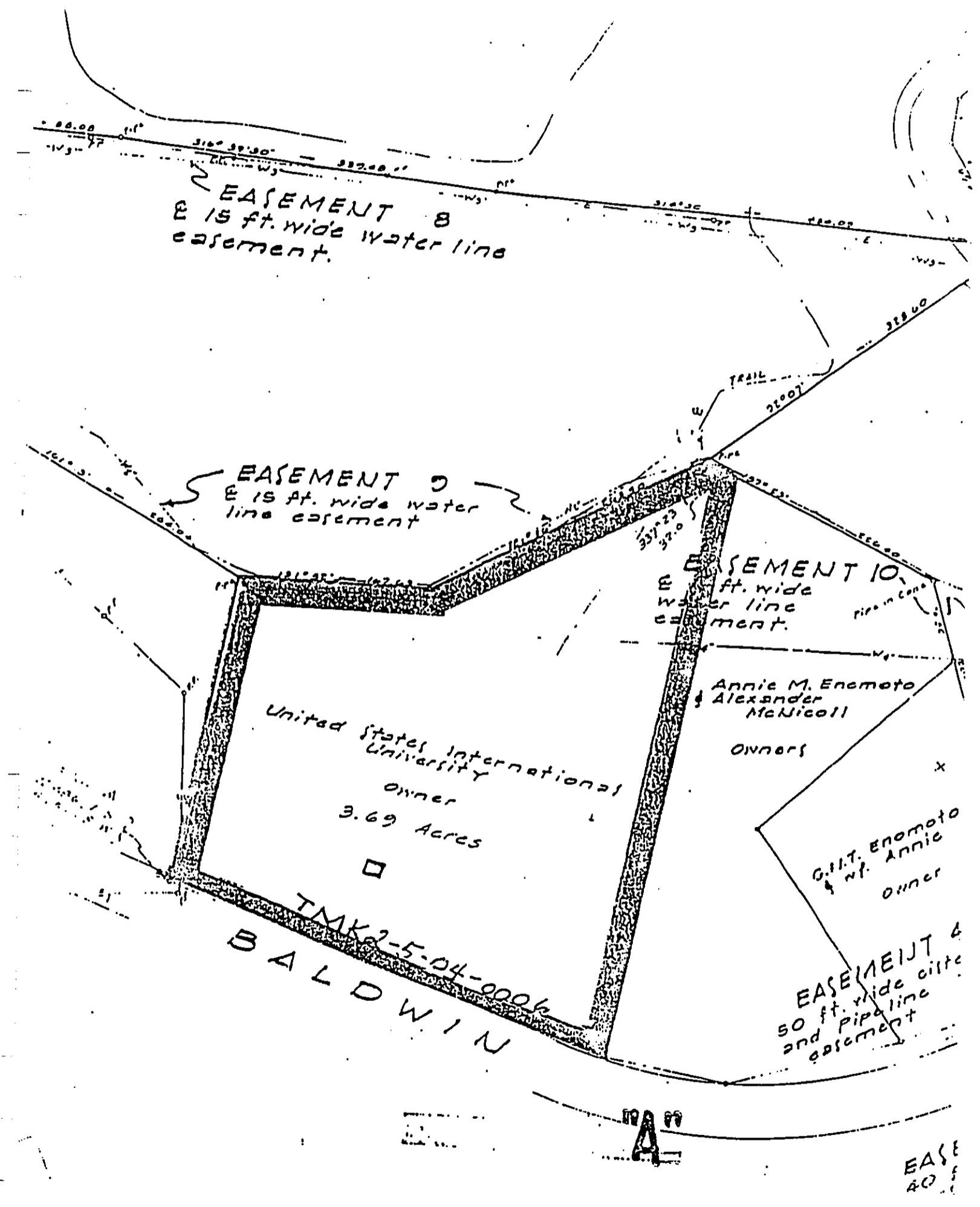
A handwritten signature in black ink that reads "Nolan G. Pereira".

Nolan G. Pereira
CDBG Coordinator

Attachment



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11/27/95

11:41

MAUI YOUTH & FAMILY SERVICES

202

MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 6 Paia, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8408

Fax: 579-8428

October 23, 1995

Makawao Main Street Association
P.O. Box 1712
Makawao, Hawaii 96768

Dear Sirs,

Maui Youth and Family Services, Inc., a private, non-profit human services agency headquartered at 200 Ike Drive (Maunaloa Campus), Makawao, Hawaii, is planning to construct a group residence for the treatment of children ages 12-17, referred for chemical dependency/substance abuse.

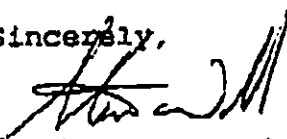
This six bedroom, approximately 3,100 square feet residence will be situated on property owned by Maui County and leased to Maui Youth and Family Services located at 1931 Baldwin Avenue, Makawao, TMK:2-5-004:06.

As Maui Youth and Family Services, Inc. has a current Special Use Permit for the intended use, the Maui County Planning Department has advised us that this project would be permitted under the conditions of the existing permit.

As your property adjoins TMK:2-5-004:06, we are writing to inform you of our intentions and to encourage you to contact us with any questions or comments you may have.

For further information regarding the project, you may contact me in writing at the above mailing address or by calling (808) 579-8414.

Sincerely,


Stephen M. Walsh, Ph.D., CSAC
Director, Substance Abuse Division
Maui Youth & Family Services, Inc.



200 Ike Drive, Makawao, Maui, Hawaii 96768

DOCUMENT CAPTURED AS RECEIVED

MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 6 Paia, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8406

Fax: 579-8426

October 23, 1995

Paia Main Street Association
P.O. Box 237
Paia, Hawaii 96779

Dear Sirs,

Maui Youth and Family Services, Inc., a private, non-profit human services agency headquartered at 200 Ike Drive (Maunaolu Campus), Makawao, Hawaii, is planning to construct a group residence for the treatment of children ages 12-17, referred for chemical dependency/substance abuse.

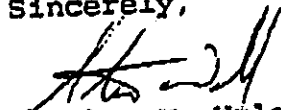
This six bedroom, approximately 3,100 square feet residence will be situated on property owned by Maui County and leased to Maui Youth and Family Services located at 1931 Baldwin Avenue, Makawao, TMK:2-5-004:06.

As Maui Youth and Family Services, Inc. has a current Special Use Permit for the intended use, the Maui County Planning Department has advised us that this project would be permitted under the conditions of the existing permit.

As your property adjoins TMK:2-5:004:06, we are writing to inform you of our intentions and to encourage you to contact us with any questions or comments you may have.

For further information regarding the project, you may contact me in writing at the above mailing address or by calling (808) 579-8414.

Sincerely,



Stephen M. Walsh, Ph.D., CSAC
Director, Substance Abuse Division
Maui Youth & Family Services, Inc.



200 Ike Drive, Makawao, Maui, Hawaii 96768

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11/27/95

11:42

MAUI YOUTH & FAMILY SERVICES

004

MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 8 Polo, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8408

Fax: 571-8428

October 23, 1995

Wailuku Main Street Association
2062 Main Street
Wailuku, Hawaii 96793

Dear Sirs,

Maui Youth and Family Services, Inc., a private, non-profit human services agency headquartered at 200 Ike Drive (Maunaloa Campus), Makawao, Hawaii, is planning to construct a group residence for the treatment of children ages 12-17, referred for chemical dependency/substance abuse.

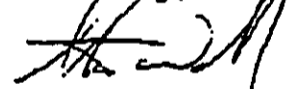
This six bedroom, approximately 3,100 square feet residence will be situated on property owned by Maui County and leased to Maui Youth and Family Services located at 1931 Baldwin Avenue, Makawao, TMK:2-5-004:06.

As Maui Youth and Family Services, Inc. has a current Special Use Permit for the intended use, the Maui County Planning Department has advised us that this project would be permitted under the conditions of the existing permit.

As your property adjoins TMK:2-5;004:06, we are writing to inform you of our intentions and to encourage you to contact us with any questions or comments you may have.

For further information regarding the project, you may contact me in writing at the above mailing address or by calling (808) 579-8414.

Sincerely,



Stephen M. Walsh, Ph.D., CSAC
Director, Substance Abuse Division
Maui Youth & Family Services, Inc.



200 Ike Drive, Makawao, Maui, Hawaii 96788

DOCUMENT CAPTURED AS RECEIVED

MAUI YOUTH AND FAMILY SERVICES, INC.

Mailing Address: P.O. Box 8 Paia, Maui, Hawaii 96779

Administrative Office: 579-8414

24-Hour Hotline: 579-8406

Fax: 579-8426

October 24, 1995

Haiku Community Association
c/o Michael Gagne
810 Haiku Road
Haiku, Hawaii 96708

Dear Sirs,

Maui Youth and Family Services, Inc., a private, non-profit human services agency headquartered at 200 Ike Drive (Maunaloa Campus), Makawao, Hawaii, is planning to construct a group residence for the treatment of children ages 12-17, referred for chemical dependency/substance abuse.

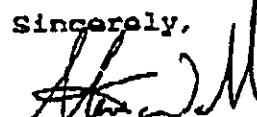
This six bedroom, approximately 3,100 square feet residence will be situated on property owned by Maui County and leased to Maui Youth and Family Services located at 1931 Baldwin Avenue, Makawao, TMK:2-5-004:06.

As Maui Youth and Family Services, Inc. has a current Special Use Permit for the intended use, the Maui County Planning Department has advised us that this project would be permitted under the conditions of the existing permit.

As your property adjoins TMK:2-5-004:06, we are writing to inform you of our intentions and to encourage you to contact us with any questions or comments you may have.

For further information regarding the project, you may contact me in writing at the above mailing address or by calling (808) 579-8414.

Sincerely,


Stephen M. Walsh, Ph.D., CSAC
Director, Substance Abuse Division
Maui Youth & Family Services, Inc.

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LINDA CROCKETT LINGLE
MAYOR
TELEPHONE 243-7855



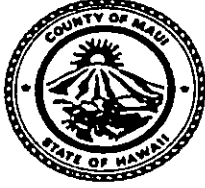
OFFICE OF THE MAYOR
COUNTY OF MAUI
WAILUKU, MAUI, HAWAII 96793

MEMORANDUM

DATE: October 26, 1995
TO: Mr. David Blaine, Director of Planning
FROM: Nolan Ferreira, CDBG Coordinator *Nolan Ferreira*
SUBJECT: Draft Environmental Assessment for "Ho'omaka Hou - Construction of Substance Abuse Treatment Program for Adolescents"

Enclosed is a copy of our draft Environmental Assessment for review, as well as a copy of our recent correspondence with the Office of Environmental Quality Control. The 30 day comment period begins November 8, 1995. If you have any comments, please provide them to me at the earliest possible date, so I can fully incorporate them in the body of the Final Environmental Assessment.

If you have any questions, please call me at 243-7216. I will be happy to discuss any issues with you.



OFFICE OF THE MAYOR

**COMMUNITY DEVELOPMENT
BLOCK GRANT (CDBG) PROGRAM**

COUNTY OF MAUI
200 SOUTH HIGH STREET, WAILUKU, HAWAII 96793

COPY

LINDA CROCKETT LINGLE
Mayor
LEE DODSON
Coordinator
ALSON TAMASHIRO
Staff Assistant

(808) 243-7213

November 28, 1995

Mr. Don Hibbard, Deputy
State Historic Preservation Officer
State of Hawaii
Department of Land and Natural Resources
State Historic Preservation Division
33 Sough King Street, 6th Floor
Honolulu, Hawaii 96813

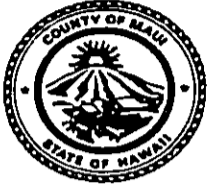
Dear Mr. Hibbard:

**SUBJECT: Response to Comments - CDBG Environmental Review
Ho'omaka Hou, TMK: 2-5-04:006, Makawao, Maui
LOG NO: 14531 DOC NO: 9505tm19 Architecture**

Thank you for your letter of May 17, 1995, and your comments regarding the above subject project. In response to your comments, we will ensure that the following condition is attached to the funding of the project: Site plans for the new building shall be reviewed by the State Historic Preservation Division for concurrence. Plans shall indicate if there will be any earth moving activities or vegetation clearing.

Sincerely,

LEE DODSON
CDBG Coordinator



OFFICE OF THE MAYOR

**COMMUNITY DEVELOPMENT
BLOCK GRANT (CDBG) PROGRAM**

COUNTY OF MAUI
200 SOUTH HIGH STREET, WAILUKU, HAWAII 96793

LINDA CROCKETT LINGLE
Mayor
LEE DODSON
Coordinator
ALSON TAMASHIRO
Staff Assistant

(808) 243-7213

November 28, 1995

Wilfred K. Nagamine, P.E.
Manager, Clean Air Branch
State of Hawaii, Department of Health
P.O. Box 3378
Honolulu, Hawaii 96801

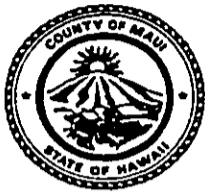
Dear Mr. Nagamine:

**SUBJECT: Ho'omaka Hou - Construction of Substance Abuse Residential
Treatment Program for Adolescents-Environmental Review
Comments**

Thank you for your letter of May 12, 1995, and your comments regarding the above subject project. In response to your comments, we will ensure that the contractor provides adequate means to control dust from road areas and during the various phases of construction. Construction activities will comply with provisions of Chapter 11-60.1, Hawaii Administrative Rules, section 11-60.1-33 on Fugitive Dust.

Sincerely,

LEE DODSON
CDBG Coordinator



OFFICE OF THE MAYOR

**COMMUNITY DEVELOPMENT
BLOCK GRANT (CDBG) PROGRAM**

COUNTY OF MAUI
200 SOUTH HIGH STREET, WAILUKU, HAWAII 96793

LINDA CROCKETT LINGLE
Mayor
LEE DODSON
Coordinator
ALSON TAMASHIRO
Staff Assistant

(808) 243-7213

November 28, 1995

MEMORANDUM

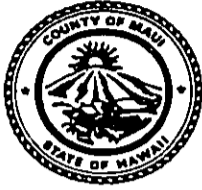
TO: Andrew M. Hirose, Acting Solid Waste Division Chief
Department of Public Works and Waste Management

FROM: Lee Dodson, CDBG Coordinator *Lee Dodson*

SUBJECT: Ho'omaka Hou - Construction of Substance Abuse Residential
Treatment Program for Adolescents

Thank you for your memorandum of May 5, 1995, and your comments regarding the above subject project. In response to your comments, we will ensure that the following actions are taken:

1. The owner and contractor will implement a solid waste reduction, re-use program to reduce the amount of solid waste to be disposed of at the County landfill.
2. All yard debris will be composted and re-used on the landscape plantings.
3. The Central Maui Sanitary Landfill Operations Supervisor will be contacted for instructions on the disposal of clearing and grubbing material.
4. Refuse collection will be by private collector.



OFFICE OF THE MAYOR

**COMMUNITY DEVELOPMENT
BLOCK GRANT (CDBG) PROGRAM**

COUNTY OF MAUI
200 SOUTH HIGH STREET, WAILUKU, HAWAII 96793

LINDA CROCKETT LINGLE
Mayor
LEE DODSON
Coordinator
ALSON TAMASHIRO
Staff Assistant

(808) 243-7213

November 28, 1995

MEMORANDUM

TO: Eassie Miller, Wastewater Reclamation Division Chief
Department of Public Works and Waste Management

FROM: Lee Dodson, CDBG Coordinator *Lee Dodson*

SUBJECT: Ho'omaka Hou - Construction of Substance Abuse Residential
Treatment Program for Adolescents-Environmental Review Comments

Thank you for your memorandum of May 5, 1995, and your comment regarding the above subject project. In response to your comment, we will ensure that the project complies with the Department of Health's rules for wastewater disposal.

LETTERS OF CORRESPONDENCE

INCOMING LETTERS

JOHN WARD
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
STATE HISTORIC PRESERVATION DIVISION
38 SOUTH KING STREET, 6TH FLOOR
HONOLULU, HAWAII 96813

FIFTH ANNUAL STAFFPERSON
BOARD OF LAND AND NATURAL RESOURCES

RESOLVE

JOHN P. KEPPLEN II
DONA L. HAMALI

AQUACULTURE DEVELOPMENT
PROGRAM

AQUATIC RESOURCES
CONSERVATION AND

ENVIRONMENTAL AFFAIRS
CONSERVATION AND

RESOURCES ENFORCEMENT
CONVEYANCES

FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
DIVISION

LAND MANAGEMENT

STATE PARKS
WATER AND LAND DEVELOPMENT

August 4, 1994

Mr. Brian Miskae, Director
Maui Planning Department
250 South High Street
Wailuku, Maui, Hawaii 96793

LOG NO: 12195 ✓
DOC NO: 9407KD22

Dear Mr. Miskae:

**SUBJECT: County of Maui, Historic Preservation Review of the Special Use Permit -
Maui Youth and Family Services (I.D. No. 94/Sup-001) Hamakuaoko,
Makawao, Maui
TMK: 2-5-84: 6**

Thank you for the opportunity to review and comment on the request for a Special Use Permit to continue the Maui Youth Services project on Baldwin Avenue.

The project was granted a three-year Special Use Permit in 1989. At that time, no comments were made by our office. The project has been operating from an existing residency located on a 3.69 acre parcel at 1931 Baldwin Avenue. The dwelling is a large two-story wood frame building that is over 50 years in age.

According to Maui Youth and Family Services personnel, the on-going renovations mentioned in the application include roof replacement, installation of solar panels on the roof, interior refurbishing and an access ramp for the disabled. These renovations are nearly completed.

We have no objections to the continuance of the Special Use Permit for this project; however, we have concerns regarding structural modifications to the building. The building is located adjacent to the Fred Baldwin Memorial Home (SIHP Site 50-50-05-1620, and is most likely associated with the Baldwin family. It has architectural features suggesting early 20th century construction, including a centered front porch with four large round pillars set on a stone balustrade. The exterior features of the building do not appear to be significantly altered (with the exception of the solar panels on the roof).

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Mr. Brian Miskae, Director

Page 2

In order for this permitted activity to have "no adverse effect" on the historic building which is being used for the project, we request that the following conditions be attached to the permit, if approved:

- 1) Plans for any renovations, improvements, or additions made to the structure shall be reviewed by the Architectural Branch (Honolulu Office), State Historic Preservation Division prior to implementation.
- 2) Plans for any construction of additional structures, or of any earth moving activities on the property shall be reviewed by the Archaeology Branch (Maui office), State Historic Preservation Division prior to initiation of any vegetation clearing or earth moving on the property.

Please contact Ms. Carol Ogata at 587-0004 or Ms. Theresa K. Donham at 243-5169 if you have any questions.

Sincerely,



DON HIBBARD, Administrator
State Historic Preservation Division

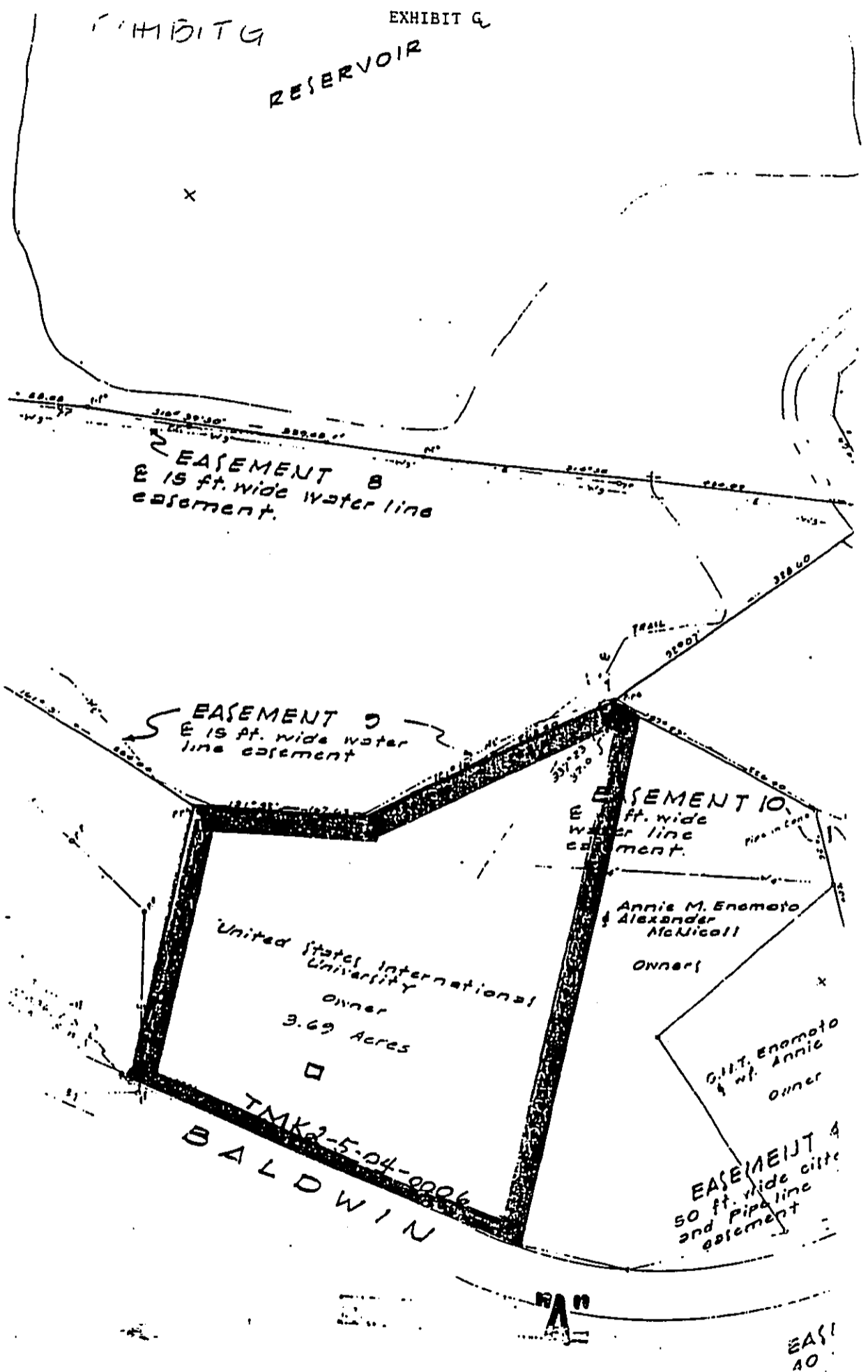
KD:jen

c: Roger Evans (OCEA File 95-012)

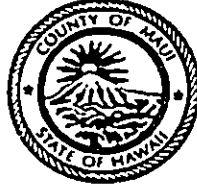
AUG -5 1994

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LINDA CROCKETT LINGLE
Mayor



BRIAN W. MISKAE
Director

GWEN Y. OHASHI
Deputy Director

COUNTY OF MAUI
PLANNING DEPARTMENT
250 S. HIGH STREET
WAILUKU, MAUI, HAWAII 96793

November 14, 1994

Gail Gnazzo, ACSW
P.O. Box 6
Paia, HI 96779

Dear Ms. Gnazzo:

Re: Construction of a 12 Bed residential substance abuse
treatment facility and program at TMK: 2-5-04:06
(94/SUP-01)

Please be advised that the existing Special Use Permit,
(94/SUP-01), was granted to Maui Youth Family Services to operate
a program within the State Agriculture District at TMK: 2-5-09:6.
Based on the fact that the above referenced project is part of an
approved Maui Youth and Family Services program and would be
located within the boundary of TMK: 2-5-04:06, the above
referenced project would be permitted under the conditions of
existing Special Use Permit (94/SUP-11). No amendment to this
permit is required.

Should you require further clarification, please contact this
office.

Very truly yours

A handwritten signature in cursive script, appearing to read "B. Miskae".

Brian Miskae
Planning Director

JWA/m
a:lr-4

cc: Colleen Suyama
File

LINDA CROCKETT LINGLE
Mayor

CHARLES JENCKS
Director

AARON SHINMOTO, P.E.
Chief Staff Engineer



COUNTY OF MAUI
DEPARTMENT OF PUBLIC WORKS
AND WASTE MANAGEMENT
200 SOUTH HIGH STREET
WAILUKU, MAUI, HAWAII 96793

RALPH NAGAMINE, L.S., P.E.
Land Use and Codes Administration

EASSIE MILLER, P.E.
Wastewater Reclamation Division

LLOYD P.C.W. LEE, P.E.
Engineering Division

DAVID WISSMAR, P.E.
Solid Waste Division

BRIAN HASHIRO, P.E.
Highways Division

RECEIVED
MAY 10 1995

May 05, 1995

MEMO TO: NOLAN PERREIRA, CDBG COORDINATOR

FROM: ANDREW M. HIROSE, ACTING SOLID WASTE DIVISION CHIEF 

SUBJECT: HO'OMAKA HOU - CONSTRUCTION OF SUBSTANCE ABUSE
RESIDENTIAL TREATMENT PROGRAM FOR ADOLESCENTS

We have reviewed the subject request and offer the following comments for your consideration:

✓

The owners and their contractors shall implement solid waste reduction, re-use recycling programs to reduce the amount of solid waste to be disposed of at the County landfills.

✓

All yard debris shall be composted and re-used on their landscape plantings.

✓

Contact the Central Maui Sanitary Landfill Operations Supervisor at 877-7596 or 877-5319, for instructions on the disposal of clearing and grubbing material.

✓

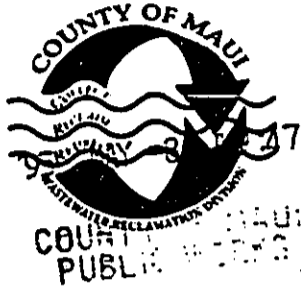
Refuse collection shall be by a private collector.

We have no comments on the proposed project.

Thank you for the opportunity to comment on this proposed development.

DFW:jip

xc: Planning Department



Wastewater Reclamation Division

200 South High Street • Wailuku, HI 96793 • 243-7417 • 243-7425 fax

Nolan P.
May 5, 1995

MEMO TO: CHARLES JENCKS, DEPUTY DIRECTOR OF PUBLIC WORKS
FROM: EASSIE MILLER, WASTEWATER RECLAMATION DIVISION CHIEF *emiller*
SUBJECT: HO'OMAKA HOU
ENVIRONMENTAL REVIEW FOR COMMUNITY
DEVELOPMENT BLOCK GRANT

This project is located in Makawao, an unsewered area. Our only comment is that the project should comply with the Department of Health's rules for wastewater disposal.

WM95214

LINDA CROCKETT LINGLE
Mayor



BRIAN W. MISKAE
Director

GWEN Y. OHASHI
Deputy Director

COUNTY OF MAUI
PLANNING DEPARTMENT
250 S. HIGH STREET
WAILUKU, MAUI, HAWAII 96793

May 9, 1995

Mr. Nolan Perreira, CDBG Coordinator
200 South High Street
Wailuku, Hawaii 96793

Dear Mr. Perreira:

Re: Zoning Clarification for the Construction of a Six
(6) Bedroom Residential Building for a Substance
Abuse Treatment Program for Adolescents at
TMK:2-5-004:006

Please be advised that the above-referenced project is not located within the Special Management Area and not subject to Hawaii Revised Statutes, Chapter 205A. In addition, the project is zoned Agriculture by the State Land Use Commission and is designated for agricultural use by the Paia-Haiku Community Plan.

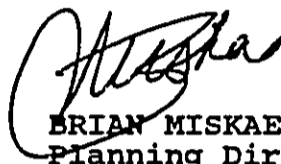
The project site was granted a State Land Use Commission Special Use Permit on August 23, 1994, to operate the Maui Youth and Family Services. This permit is valid until August 22, 1999, and subject to further time extensions. On October 18, 1994, this department received a letter from Gail Gnazzo, Executive Director for Maui Youth and Family Services, indicating that a six (6) bedroom residential building would be constructed and used for a substance abuse treatment program. On November 14, 1994, Ms. Gnazzo was informed that structure and use was determined to be part of the approved Maui Youth and Family Services, Special Use Permit (94/SUP-001).

As such, the Planning Department has no objection to the above-referenced project. Enclosed for your information is Ms. Gnazzo's letter dated October 14, 1994, and our letter dated November 14, 1994.

Mr. Nolan Perreira, CDBG Coordinator
May 9, 1995
Page 2

Should you require further clarification, please contact
Joseph Alueta of this office.

Yours truly,



BRIAN MISKAE
Planning Director

JWA:tm
Enclosures
cc: Colleen Suyama
File
Joe A.
CDBG

Benjamin J. Cayetano
GOVERNOR OF HAWAII



Lawrence Mike
DIRECTOR OF HEALTH

STATE OF HAWAII
DEPARTMENT OF HEALTH

P. O. BOX 3376
HONOLULU, HAWAII 96801

May 9, 1995

In reply, please refer to:
File:

Mr. Nolan G. Perreira
CDBG Coordinator
Office of the Mayor
County of Maui
Wailuku, Maui, Hawaii 96793

Dear Mr. Perreira:

SUBJECT: Request for Comments - Environmental Review for
Community Block Grant (CDBG) Program, Re: Noise
Abatement and Control

PROJECT NAME: Ho'omaka Hou - Construction of Substance Abuse
Residential Treatment Program for Adolescents

LOCATION: 1931 Baldwin Avenue, Makawao, Maui
TMK: 2-5-004-0006

Thank you for allowing us to comment on the noise issue related
to the subject project.

The Ldn noise descriptor is an abbreviation for Day-Night Average
Sound Level. As defined, Ldn is a 24-hour average sound level
with the 10-dB time-of-day weighting added to sound levels in the
nighttime hours. Such descriptor is typically used for
residential-land-use noise analysis.

In reference to the proposed project, it is our opinion that the
site will not be subject to noise levels exceeding 65 Ldn. In
view of the fact that we have no specific information pertaining
to the location, this assessment is based on environmental
conditions expected for the subject area.

Should you have any questions or require additional information,
please call me at 586-4701.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Jerry Y. Haruno".

Jerry Y. Haruno
Environmental Health Program Manager
Noise and Radiation Branch

BENJAMIN J. CAYETANO
JOHN WAIHEE -
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF HEALTH
P. O. BOX 3378
HONOLULU, HAWAII 96801

LAWRENCE MIIKE
"JOHN C. EMMETT, M.D."
DIRECTOR OF HEALTH

In reply, please refer to:
EMD-CAB

May 12, 1995

95-242 CAB

Mr. Nolan G. Perreira
CDBG Coordinator
Office of the Mayor
County of Maui
Wailuku, Hawaii 96793

Dear Mr. Perreira:

Subject: Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

This letter is in response to your request for air quality information for the subject project located at 1931 Baldwin Avenue, Makawao, Maui. The project is located within an attainment area in accordance with the State Implementation Plan. It is not located near any power plant. The Paia sugar mill is located approximately four miles away. The Clean Air Branch does not have any CO data from Maui, however, CO data sampled from Honolulu's air monitoring station adjacent to major traffic thoroughfares do not exceed the 8-hour standard.

For a proposed project area, there is a significant potential for fugitive dust emissions during the demolition, grading, excavation, and construction activities. Implementation of adequate dust control measures during all phases of construction is warranted. Construction activities must comply with provisions of Chapter 11-60.1, Hawaii Administrative Rules, section 11-60.1-33 on Fugitive Dust.

Contractor should provide adequate means to control dust from road areas and during the various phases of construction activities, including but not limited to:

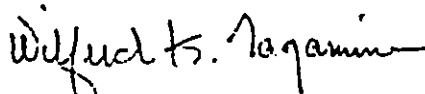
- a. planning the different phases of construction, focusing on minimizing the amount of dust generating materials and activities, centralizing material transfer points and onsite vehicular traffic routes, and locating potentially dusty equipment in areas of the least impact;
- b. providing an adequate water source at site prior to startup of construction activities;

Mr. Nolan G. Perreira
May 12, 1995
Page 2

- c. landscaping and rapid covering of bare areas, including slopes, starting from the initial grading phase;
- d. control of dust from shoulders, project entrances, and access roads;
- e. providing adequate dust control measures during weekends, after hours, and prior to daily startup of construction activities; and
- f. providing dust control for bare areas on individual lots, prior to lots being sold and eventually grassed by future owners.

We hope this information will be of use to you. Should you require further assistance, please contact Ms. Lisa Young of my staff at 586-4200.

Sincerely,



Wilfred K. Nagamine, P.E.
Manager, Clean Air Branch

LY:jm

BENJAMIN J. CAYETANO
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES

STATE HISTORIC PRESERVATION DIVISION
33 SOUTH KING STREET, 6TH FLOOR
HONOLULU, HAWAII 96813

May 17, 1995

MICHAEL D. WILSON, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

DEPUTY
GILBERT COLOMA-AGARAN

AQUACULTURE DEVELOPMENT
PROGRAM
AQUATIC RESOURCES
CONSERVATION AND
ENVIRONMENTAL AFFAIRS
CONSERVATION AND
RESOURCES ENFORCEMENT
CONVEYANCES
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
DIVISION
LAND MANAGEMENT
STATE PARKS
WATER AND LAND DEVELOPMENT

Mr. Nolan G. Perreira
Office of the Mayor
County of Maui
Wailuku, Hawaii 96793

LOG NO: 14531
DOC NO: 9505tm19
Architecture

Dear Mr. Perreira:

**SUBJECT: Environmental Review for CDBG
Ho'omaka Hou
1931 Baldwin Avenue
TMK: 2-5-04:006, Makawao, Maui**

As indicated in a previous letter from our office, there is a building located on the property which may be eligible for listing on the State or National Register of Historic Places. The proposal to construct a new residential building may have "no effect" on the historic property, provided that the following condition is attached to funding:

- Site plans for the new building shall be reviewed by the State Historic Preservation Division for our concurrence. Plans should indicate if there will be any earth moving activities or vegetation clearing.

Should you have any questions please call Theresa K. Donham on Maui at 243-5169 or Tonia Moy on Oahu at 587-0005.

Very truly yours,

A handwritten signature in black ink, appearing to read "Don Hibbard".

DON HIBBARD, Deputy
State Historic Preservation Officer

TM:jk

BENJAMIN J. CAYETANO
GOVERNOR OF HAWAII



LAWRENCE MIKE
DIRECTOR OF HEALTH

STATE OF HAWAII
DEPARTMENT OF HEALTH
ENVIRONMENTAL MANAGEMENT DIVISION
SOLID AND HAZARDOUS WASTE BRANCH
919 ALA MOANA BLVD., #212
HONOLULU, HAWAII 96814

in reply, please refer to
EMD / SHW

May 22, 1995

H0513GMS

Mr. Nolan Perreira
CDBG Coordinator
Office of The Mayor
County of Maui
Wailuku, Hawaii 96793

Dear Mr. Perreira:

SUBJECT: Environmental Review for Community Development Block Grant for Ho'omaka Hou - Construction of Substance Abuse Residential Treatment Program for Adolescents

The Hazardous Waste and Radiation Sections have completed their review of your request for information regarding the abovementioned location. We do not have any files or information regarding possible site contamination from toxic chemicals or radioactive wastes.

Should you have any questions, please contact Ms. Grace Simmons at 586-4226 of the Hazardous Waste Section and Mr. Russell Takata at 586-4700 of the Radiation Section.

Sincerely,

STEVEN Y.K. CHANG, P.E., MANAGER
Solid & Hazardous Waste Branch

c: Russell Takata, Noise & Radiation Branch



United States
Department of
Agriculture

Natural
Resources
Conservation
Service

210 Imi Kala Street
Suite 209
Wailuku, HI
96793-2100

May 22, 1995

Mr. Nolan G. Perreira
CDBG Coordinator
Office of the Mayor
200 S. High Street
Wailuku, Hawaii 96793

Dear Mr. Perreira

Subject: Environmental Review for Community Development Block
Grant for Comments Regarding Prime or Unique Farmland

Project: Ho'omaka Hou - Construction of Substance Abuse
Residential Treatment Program for Adolescents
TMK: 2-5-04:6

The proposed action will not adversely impact prime or unique
farmland nor farmland designated as important by the State of
Hawaii.

Sincerely,

Neal S. Fujiwara
District Conservationist



**BOARD OF WATER SUPPLY
COUNTY OF MAUI
P.O. BOX 1108
WAILUKU, MAUI, HAWAII 96793-7108**

RECEIVED JUN 10 1995

June 6, 1995

Mr. Nolan Perreira, CDBG Coordinator
Office of the Mayor
County of Maui
Wailuku, Hawaii 96793

Aloha Mr. Perreira:

RE: Proposed construction of a 6-bedroom substance abuse residential treatment program for adolescents at TMK:2-5-4:6, 1931 Baldwin Avenue, Makawao; Determination of impacts on a sole source aquifer designated by EPA

Mahalo for providing the Board of Water Supply with the opportunity and the materials to review the proposed project. The County of Maui has sole source aquifers designated by EPA in accordance with Section 1424(e) of the Safe Drinking Water Act of 1974, as amended, as follows:

Island of Kahoolawe - none
Island of Maui - none
Island of Lanai - none
Island of Molokai - one, island-wide

The activity would occur on the island of Maui. Therefore, we report that a sole source aquifer would be unaffected by the proposed activity.

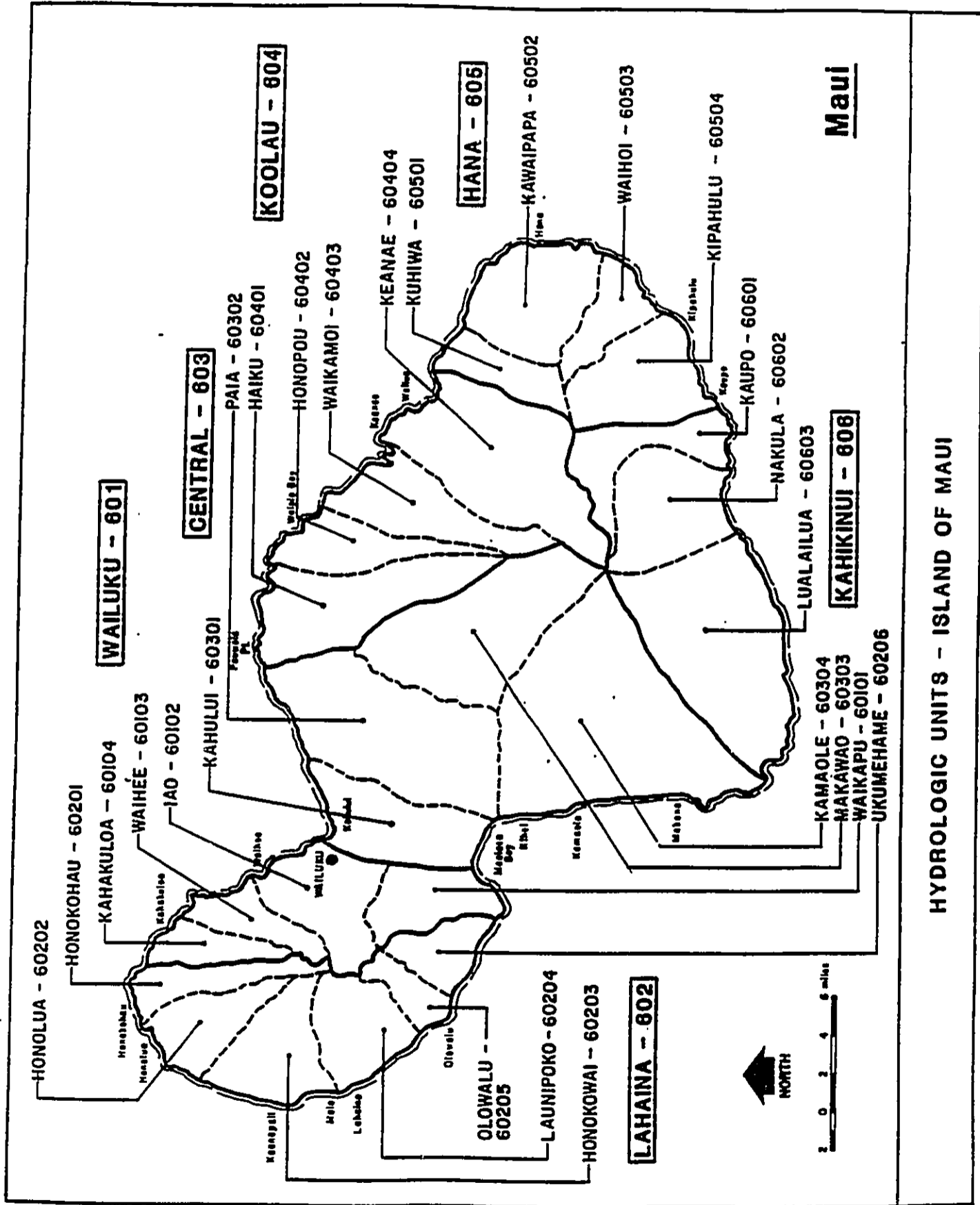
Sincerely,

MAUI COUNTY BOARD OF WATER SUPPLY

David R. Craddick, Director

DDS
c:\dds\ho\osaka.hou
d: aquifer map for Maui

"By Water All Things Find Life"



Maui

HYDROLOGIC UNITS - ISLAND OF MAUI

BENJAMIN J. CAYETANO
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
DIVISION OF FORESTRY AND WILDLIFE
54 SOUTH HIGH ST., 1ST FLOOR ROOM 101
WAILUKU, HAWAII 96793

June 7, 1995

MICHAEL D. WILSON, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

DEPUTIES
Gilbert Coloma-Agera

AQUACULTURE DEVELOPMENT
PROGRAM
AQUATIC RESOURCES
CONSERVATION AND
ENVIRONMENTAL AFFAIRS
CONSERVATION AND
RESOURCES ENFORCEMENT
CONVEYANCES
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
PROGRAM
LAND MANAGEMENT
STATE PARKS
WATER AND LAND DEVELOPMENT

Mr. Jud R. Cunningham
Deputy Director
Maui Youth and Family Services
P.O.Box 6
Paia, HI 96779

Dear Mr. Cunningham:

Here is a summary of the inspection we conducted on May 18, 1995 of the flora and fauna on your Baldwin Avenue parcel (TMK 2-5-04: 6). The whole parcel has been used for agricultural purposes and livestock grazing probably for more than 100 years, and no longer contains any native plants or animals. Consequently, there are no endangered species to be concerned about.

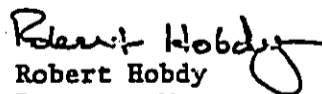
The vegetation is an open woodland comprised mainly of Formosa Koa over a dense stand of Guineagrass. The common components are as follows:

1. <u>Acacia confusa</u>	Formosa Koa	Tree
2. <u>Grevillea robusta</u>	Silk Oak	Tree
3. <u>Syzygium cumini</u>	Java Plum	Tree
4. <u>Schinus terebinthifolius</u>	Christmasberry	Tree
5. <u>Pimenta dioica</u>	Allspice	Tree
6. <u>Olea europaea</u>	Wild Olive	Tree
7. <u>Psidium guajava</u>	Guava	Shrub
8. <u>Leucaena leucocephala</u>	Ekoa	Shrub
9. <u>Abutilon grandifolium</u>	Hairy abutilon	Shrub
10. <u>Stachytarpheta urticifolia</u>	Net leafed vervain	Shrub
11. <u>Panicum maximum</u>	Guineagrass	Grass
12. <u>Phlebodium aureum</u>	Rabbitsfoot fern	Fern

There were no native birds at this site. The only birds seen were the Indian mynah, barred dove, house finch and Japanese White eye

Your project site has no flora or fauna to be concerned about environmentally.

Sincerely,


Robert Hobdy
Forestry Manager

cc: Nolan G. Ferreira

LINDA CROCKETT LINGLE
Mayor

CHARLES JENCKS
Director

AARON SHINMOTO, P.E.
Chief Staff Engineer



COUNTY OF MAUI
DEPARTMENT OF PUBLIC WORKS
AND WASTE MANAGEMENT
200 SOUTH HIGH STREET
WAILUKU, MAUI, HAWAII 96793

RALPH NAGAMINE, L.S., P.E.
Land Use and Codes Administration

EASSIE MILLER, P.E.
Wastewater Reclamation Division

LLOYD P.C.W. LEE, P.E.
Engineering Division

DAVID WISSMAR, P.E.
Solid Waste Division

BRIAN HASHIRO, P.E.
Highways Division

MEMORANDUM

DATE: June 7, 1995

TO: Nolan G. Perreira
CDBG Coordinator, Office of the Mayor

FROM:  Charles Jencks
Director of Public Works & Waste Management

SUBJECT: HO'OMAKA HOU - SUBSTANCE ABUSE RESIDENTIAL TREATMENT
PROGRAM
TMK: 2-5-004:0006

This is in response to your memo of May 2, 1995 asking for our review and comment on the subject project's traffic impacts.

Based on the information provided, a proposed access off of Baldwin Avenue for the facility will not create a significant traffic impact. We note that staff member trips will probably generate at most, twelve (12) trips during the morning (a.m.) and afternoon (p.m.) peak traffic periods. Weekly staff meeting trips would add another seven (7) trips. Weekend trips would not affect the commuter a.m. or p.m. peak hours.

Traffic counts for Baldwin Avenue taken by the State Department of Transportation on June 14-15, 1993 at the Paia end and those taken by a consultant for the Montessori School on February 13-14, 1992 closer to Makawao town, were reviewed. According to our analysis of the estimated project trips superimposed on historic traffic volumes projected to present, no other significant access improvements are warranted (i.e. left turn pocket).

MEMO - Nolan G. Perreira
SUBJECT: HO'OMAKA HOU - SUBSTANCE ABUSE RESIDENTIAL TREATMENT
PROGRAM
TMK: 2-5-004:0006

June 7, 1995
Page 2

To address any safety or operational problems, the proposed driveway for the facility must be located at a point whereby adequate entrance sight distance is provided.

If there are any questions, please contact Charlene Shibuya of our Engineering Division at extension 7745.

CSS:mlk(ED95-824)
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LINDA CROCKETT LINGLE
Mayor

CHARLES JENCKS
Director

AARON SHINMOTO, P.E.
Chief Staff Engineer



COUNTY OF MAUI
DEPARTMENT OF PUBLIC WORKS
AND WASTE MANAGEMENT
200 SOUTH HIGH STREET
WAILUKU, MAUI, HAWAII 96793

June 9, 1995

RALPH NAGAMINE, L.S., P.E.
Land Use and Codes Administration

EASSIE MILLER, P.E.
Wastewater Reclamation Division

LLOYD P.C.W. LEE, P.E.
Engineering Division

DAVID WISSMAR, P.E.
Solid Waste Division

BRIAN HASHIRO, P.E.
Highways Division

Mr. Nolan G. Perreira
CDBG Coordinator
OFFICE OF THE MAYOR
COUNTY OF MAUI
200 S. High Street
Wailuku, Hawaii 96793

SUBJECT: HO'OMAKA HOU - SUBSTANCE ABUSE RESIDENTIAL TREATMENT
PROGRAM FOR ADOLESCENTS
ENVIRONMENTAL REVIEW

Dear Mr. Perreira:

Thank you for the opportunity to comment on the project.

In response to your earlier memo of May 2, 1995, we provided comments and a conclusion that the project will not create a significant traffic impact on Baldwin Avenue. A copy is attached.

Also, since the estimated trip generation information you provide in your letter of May 15, 1995 is less than described in your previous memo of May 2, 1995, our conclusions remain the same.

If there are any questions, please contact Charlene Shibuya of our Engineering Division at 243-7745.

Very truly yours,

Charles Jencks
Director of Public Works & Waste Management

CSS:mlk(ED95-823)
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Enclosures



**BOARD OF WATER SUPPLY
COUNTY OF MAUI
P.O. BOX 1108
WAILUKU, MAUI, HAWAII 96793-7108**

Coordinator's copy
RECEIVED JUN 20 1995

June 13, 1995

Mr. Eric Luke
FAX: (808) 874-0291 75-1572

Aloha Mr. Luke,

Re: Proposed center expansion: 6-bedroom youth residence at TMK:2-5-5:6, Baldwin Avenue, Makawao; Pre-application consultation regarding a proposed special use

Mahalo for providing the Board of Water Supply with the early opportunity to provide information regarding the subject request. We advise your office and the applicant of the following:

WATER AVAILABILITY AND SERVICE:

1. One 5/8" water meter exists at the parcel;
2. Inadequate water source affects the subject region. New hook-ups to the source by way of the community system are restricted. No guarantee of an upgraded meter or new meters for the project expansion is granted or implied as a result of these comments or the approval of the subject land-use applications. Consideration requires the approval of the Director; and
3. The Board hears petitions to waive rules; the Department does not hear rules petitions.

WATER SYSTEM AND FIRE PROTECTION:

4. Fire Prevention (fuel-reduction, warning systems, extinguisher, escape plans, equipment access and determinations of fire-fighting capability):

We suggest that the Fire Department be consulted regarding this project;

5. Fire Protection (water lines and outlets): Standpipe 57 exists at the southeast property corner of the site on an 4-inch main line according to our records. The standpipe can serve approximately the following:

"By Water All Things Find Life"

Printed on recycled paper



June 9, 1995

Mr. Eric Luke FAX: (808) 874-0291
Proposed 6-bedroom youth residence at TMK:2-5-5:6, Baldwin Avenue,
Makawao; Pre-application consultation on SUP
page 2 of 3

Existing Fire flow: 400 gpm @ 10 ft/sec. on 4" line.

The standards for the proposed land use are as follows:

Low-rise apartment standard: 1500 gpm to 2000 gpm
for 2 hour fire.

Based on the information provided above, existing fire protection is inadequate for the proposed use according to general fire protection standards.

However, fire protection needs can also be determined by site-specific calculations. Such calculations describe the fire demand created by specific structures and flammable materials. No fire demand calculations were cited in the submittal;

6. We would recommend that the Planning Commission, at the time of Special Use Permit application, require the applicant to provide fire protection improvements which meet the fire demand of the structures and flammable materials as a condition of the permit. The applicant should submit the appropriate calculations and consult with our Engineering Division to determine site specific fire protection requirements;

7. The Board may additionally require the applicant to comply with fire flow regulations for an group residential-zoned district or the fire demand of the materials, whichever is greater, upon request for approval of a new building permit for a structure used for group residential purposes; and

8. The approximate improvements required would be as follows:

a. 700 LF. of upgraded line from the point-of-adequacy at the existing 12" main line at Ike Drive and Baldwin Avenue; and

b. Replace Standpipe 57 with a hydrant.

Precise requirements are determined only at the time of submittal of a certified engineer's fire calculations. We attach the relevant portion of BWS Fire Protection Map No. 19 for your reference.

WATER CONSERVATION: We suggest action as follows:

9. **PLANT DROUGHT-TOLERANT PLANTS:** Full, attractive plantings are encouraged; but, limit the commitment of the island's water resources to irrigation. The subject site is located in what is naturally part of the dryland forest and shrub plant community, and

June 9, 1995

Mr. Eric Luke FAX: (808) 874-0291 375-1274
Proposed 6-bedroom youth residence at TMK:2-5-5:6, Baldwin Avenue,
Makawao; Pre-application consultation on SUP
page 3 of 3

Maui County Plan Natural Plant Survival Zone 4, below 1000 feet elevation. Some plants which survive in this zone are included on the list, "Some Maui Native and Polynesian Plants." We forward a copy to the applicant;

10. **LIMIT IRRIGATED TURF AREA:** We suggest that irrigated turf area be limited to 25% or less of the total planting area. Turf species with lower water use requirements are, for example, Buffalograss (18"-28"/year), Common Bermuda, 'No Mow' Bermuda and Zoysia. Concentrate irrigated turf in areas which are comfortable for frequent play and picnicking. Remove turf from roadside areas, parking lots, boundaries, remote areas and other areas which are too uncomfortable, exposed, or out-of-the-way for play. Instead, use drought-tolerant, low groundcover and shrubs in those areas;

11. **PREVENT OVER-WATERING BY AUTOMATED SYSTEMS:** Provide rain-sensing over-rides on all automatic irrigation controllers; and check and reset controllers at least once a month to match the seasonal evapotranspiration rate at the site. Or provide the more-automated, soil-moisture-sensing over-rides on all controllers.

Further guidance in water conservation in landscaping may be found in the document, "XERISCAPE: Water Conservation Through Creative Landscaping." We forward a copy to the applicant; and

12. **ELIMINATE SINGLE-PASS COOLING:** Building and stand-alone mechanical equipment, including but not limited to air-conditioners and commercial ice-makers, should be specified as air-cooled or recirculating water-cooled. Eliminate single-pass water-cooled systems per Maui County Code subsection 14.21.20.

You can reach the Water Resources Planning Division at ph. 243-7835, if you'd like further assistance.

Sincerely,

MAUI COUNTY BOARD OF WATER SUPPLY



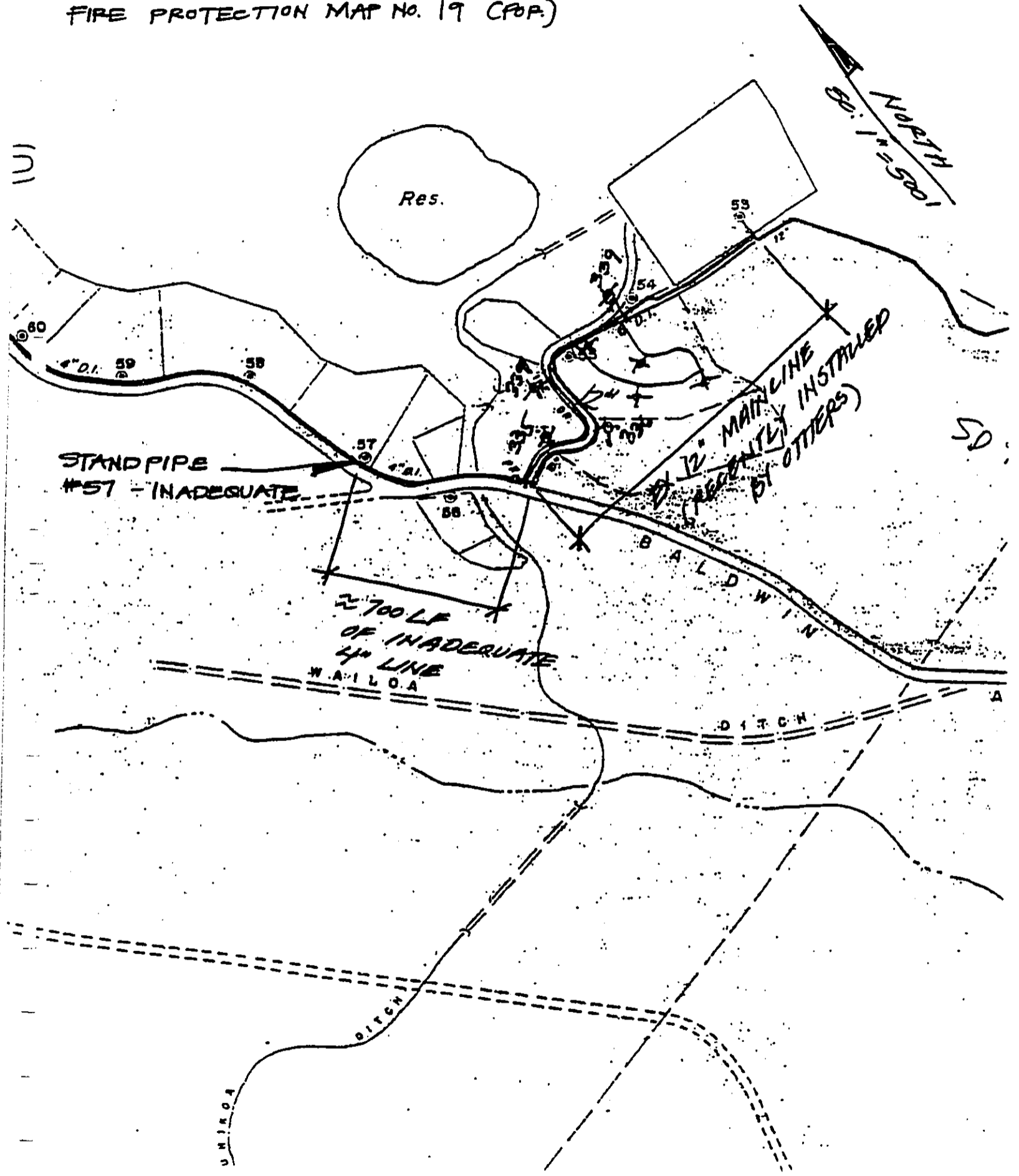
David R. Craddick, Director

DDS

cc:\dds\maui\y\k.prs

copy: Nolan Perreira, CDBG coordinator, Office of the Mayor

MAUI
BOARD OF WATER SUPPLY
FIRE PROTECTION MAP NO. 19 (COP.)



DOCUMENT CAPTURED AS RECEIVED

Some Maui Native and Polynesian Plants

2/1/2007 10:00 AM
 EXPANDED - PREP SUP
 TNAK: 2-5-5:0, Makawae

For further information and additional native plant listings, see the Maui County Planting Plan. The plan was prepared by the Maui Arborist Committee, and it is available at the Volunteer Action office, Kahului Community Center, 275 Ulu Street, ph. 243-7325, for a \$15.00 donation.

Natural Vegetation Zones

- 1 - Wet areas on the windward side.
- 2 - Cool, dry areas in higher elevations (above 1,000 feet.)
- 3 - Low, drier areas that are warm to hot.
- 4 - Lower elevations that are wetter due to proximity to the mountains.
- 5 - Salt-spray zone in coastal areas on the windward side.

Elevation

- L - Sea-level to 1,000 feet
- M - 1,000 to 3,000 feet
- H - Higher than 3,000 feet

Common Name	Scientific Name	Ht	Zone of Self-Subsistence					Elevation		
			1	2	3	4	5	L	M	H
Koa	<i>Acacia koa</i>	60'	1	2		4			M	H
ʻAmamāni	<i>Calophyllum inophyllum</i>	60'	1			4		L	M	
Kukui	<i>Aleurites moluccana</i>	50'	1			4	5	L	M	
Hala	<i>Pandanus tectorius</i>	35'	1			4	5	L		
Kou	<i>Cordia subcordata</i>	35'	1			4	5	L		
ʻŌhiʻa Lehua	<i>Metrosideros polymorpha</i>	25'	1	2		4		L	M	H
Kou haole	<i>Cordia sebestena</i>	20'	1		3	4	5	L	M	
Kokiʻo keʻokeʻo	<i>Hibiscus waimeae</i>	20'		2		4			M	
Hala pepe	<i>Pleomele auwahiensis</i>	20'		2	3	4			M	
Wiliwili	<i>Erythrina sandwicensis</i>	20'		2	3	4		L		
Hao	<i>Rauvolfia sandwicensis</i>	20'		2	3	4		L	M	
ʻOhe Makai	<i>Reynoldsia sandwicensis</i>	20'			3				M	
Olopuā	<i>Nestegis sandwicensis</i>	15'		2	3	4			M	
Maiʻa	<i>Musa acuminata</i>	6-30'	1			4		L	M	
Kōlea	<i>Myrsine lessertiana</i>	15'		2		4			M	
Keahi	<i>Nesoluma polynesianum</i>	15'			3			L	M	
Hōʻawa	<i>Pittosporum hosmeri</i>	12'		2		4			M	
Alaheʻe	<i>Canthium odoratum</i>	12'			3	4		L	M	
Lama	<i>Diospyros sandwicensis</i>	12'			3	4		L	M	
Naio	<i>Myoporum sandwicense</i>	10'		2	3	4	5	L	M	H
Kokiʻo ʻUlaʻula	<i>Hibiscus kokio</i>	10'	1			4		L	M	
ʻAwa	<i>Piper methvaticum</i>	10'	1					L		

Common Name	Scientific Name	Ht	Zone of Self Subsistence					Elevation		
				2	3	4		L	M	H
Kulu' i	<u>Notorrichium sandwicense</u>	8'		2	3	4		L	M	
Ma' o hau hele	<u>Hibiscus brackenridgei</u>	8'								
Wauke	<u>Broussonetia papyrifera</u>	8'				4		L		
' Iliahi	<u>Santalum ellipticum</u>	8'		2	3	4		L	M	
	<u>Achyranthes splendens</u>	6'		2	3	4		L	M	
' A' ali' i	<u>Dodonaea viscosa</u>	6'		2	3	4	5	L	M	H
Loulu	<u>Pritchardia glabrata</u>	6'		2		4			M	
Ki	<u>Cordyline fruticosa</u>	6'	1	2		4				
Naupaka kahakai	<u>Scaevola sericea</u>	6'			3	4	5	L		
Ma' o	<u>Gonypium tomentosum</u>	5'			3		5	L		
Kolomona	<u>Senna caudichaudii</u>	5'		2	3	4	5	L	M	
' Ulei	<u>Osteospermum anthyllidifolia</u>	4'		2	3	4		L	M	H
Maiapilo	<u>Capparis sandwichiana</u>	4'			3	4	5	L	M	
' Olena	<u>Curcuma longa</u>	3'	1			4		L	M	
Pōhinahina	<u>Vitex rotundifolia</u>	3'					5	L		
Nehe	<u>Lipochaeta lavarum</u>	3'		2	3	4	5	L	M	
' Ākia	<u>Solanum nelsoni</u>	3'			3	4	5	L		
' Ānapanapa	<u>Colubrina asiatica</u>	3'				4	5	L		
Pua Kala	<u>Argemone glauca</u>	3'		2	3	4	5	L	M	
Nehe	<u>Lipochaeta succulenta</u>	2'	1		3	4		L		
Nehe	<u>Lipochaeta rockii</u>	2'		2	3	4		L	M	
' Āhinahina Kushiwi	<u>Artemisia australis</u>	2'	1			4	5	L	M	
' Uki ' uki	<u>Dianella sandwicensis</u>	2'		2		4			M	H
' Ōhelo Kai	<u>Lycium sandwicense</u>	2'					5	L		
' Ākia	<u>Wikstroemia uva-ursi</u>	2'			3	4	5	L	M	
Yellow Naupaka	<u>Scaevola caudichaudii</u>	2'		2		4		L	M	
Nehe	<u>Lipochaeta integrifolia</u>	1'				4	5	L		
Ko' oko' olau	<u>Bidens hillebrandiana</u>	1'	1				5	L		
' Ala' ala Wai Nui	<u>Peperomia leptostachya</u>	1'		2	3	4		L	M	
Hinahina Kū Kahakai	<u>Heliotropium anomalum var. argenteum</u>	1'					5	L		
*Kalanālō	<u>Eragrostis monticola</u>	1'		2	3	4		L	M	
' Ili' e	<u>Plumbago zeylanica</u>	1'		2	3	4		L	M	

Common Name	Scientific Name	Ht	Zone of Self-Subsistence					Elevation	
			1	2	3	4	5	L	M
Pōhūehue	<u>Ipomoea pes-caprae</u>	1'					5	L	
Waupōka	<u>Scaevola coriacea</u>	1'			3	4	5	L	M
'Uala	<u>Ipomoea batatas</u>	1'	1			4		L	M
'Akulikuli	<u>Suaevium portulacastrum</u>	.5'	1				5	L	
'Ilima papa	<u>Sida fallax</u>	.5'			3	4	5	L	
Mau' u 'aki'aki	<u>Fimbristylis cymosa</u>	.5'			3		5	L	
Pā'ūohi' iaka	<u>Jacquemontia ovalifolia</u> subsp. <u>sandwicensis</u>	.5'			3	4	5	L	
Seashore Paspalum	<u>Paspalum vaginatum</u>	1"	1			4	5	L	

For further information and additional native plant listings, see the Maui County Planting Plan. The plan was prepared by the Maui Arborist Committee, and it is available at the Volunteer Action office, Kahului Community Center, 275 Ulu Street, ph. 243-7325, for a \$15.00 donation.

Natural Vegetation Zones

- 1 - Wet areas on the windward side.
- 2 - Cool, dry areas in higher elevations (above 1,000 feet.)
- 3 - Low, drier areas that are warm to hot.
- ④ - Lower elevations that are wetter due to proximity to the mountains.
- 5 - Salt-spray zone in coastal areas on the windward side.

Elevation

-)- Sea-level to 1,000 feet
- M - 1,000 to 3,000 feet
- H - Higher than 3,000 feet

XERISCAPE
Water Conservation Through Creative Landscaping

Xeriscape Defined
Seven Water Conservation Fundamentals
Planning and Design
Soil Improvement
Efficient, Zoned Irrigation
Limited Turf Area
Use of Mulches
Use Of Low Water-Demand Plants
Appropriate Maintenance
Community Water Management

Many have misread the term as xeroscape, which would imply noscape or no landscape plantings. Others have equated xeriscape landscaping with "rockscapes," many of which are not aesthetically pleasing and may not always conserve water or energy. Rockscapes are harsh, produce glare, and do little to prevent noise and air pollution, making them a poor substitute for Xeriscape landscaping.

Seven Water Conservation Fundamentals

The Xeriscape motto, "Water conservation through creative landscaping," provides the umbrella under which a wide variety of landscape water conservation activities may be taught and employed in a community. And although there are many landscape and horticultural techniques that conserve water, Xeriscape programming has focused on seven broad, fundamental areas.

1. Planning and Design
2. Soil Improvement
3. Efficient, Zoned Irrigation
4. Limited Turf Areas
5. Use of Mulches
6. Use of Low Water Demand Plants
7. Appropriate Maintenance

Planning and Design

Architects, planners, and homeowners are encouraged and taught to incorporate standard design elements of function, circulation, topography, exposure, seasonal color, texture, safety, etc. into existing landscapes and new designs with emphasis on conserving, limiting and/or reusing water. 40% to 60% of the water homeowners use goes for yard watering. Appropriate design and planning can provide these very necessary aspects of urban life and conserve water at the same time. Xeriscapes can ameliorate the impact of a severe drought and avoid the costly clean-up resulting from a "boom and bust" water policy. Tree removal, replanting of landscapes and turfgrass fields are eliminated and real savings to Maui County.

Thayer and Richman (1984) suggest that designing water-conserving landscapes should be considered in two parts. First, the physical ecology of plants and plant communities must be integrated within the microclimates of the landscape. Logically, plants best adapted to the climate, temperatures, sun, wind, and physical nuances of the site thrive best and require the least expenditures for water, energy and maintenance. Secondly, landscape designers must accept that there is a "human ecology" of water use in landscapes. That is, the intensity of human

CORRECTION

THE PRECEDING DOCUMENT(S) HAS
BEEN REPHOTOGRAPHED TO ASSURE
LEGIBILITY
SEE FRAME(S)
IMMEDIATELY FOLLOWING

Many have misread the term as xeroscape, which would imply no-landscape or no landscape plantings. Others have equated xeriscape landscaping with "rockscapes," many of which are not aesthetically pleasing and may not always conserve water or energy. Rockscapes are harsh, produce glare, and do little to prevent noise and air pollution, making them a poor substitute for xeriscape landscaping.

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DOCUMENT CAPTURED AS RECEIVED

Not only are irrigation zones established to meet the physical or ecological water needs of plants, but landscape landscaping also recognizes that human activity will impact plant water needs. Thayer and Richman (1984) describe this irrigation zoning to match man's activity as hydrozone planning, and they define four irrigation regimes (Figure 10-3).

The Principal Hydrozone represents the area with the greatest human activity and consequently the greatest water and energy use: sites in yards, parks, and play fields where people frequently, play, sit, walk, gather, or relax; places where people regularly contact plants.

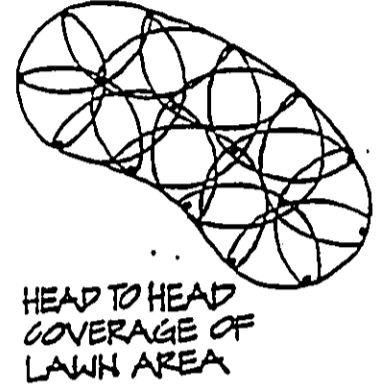
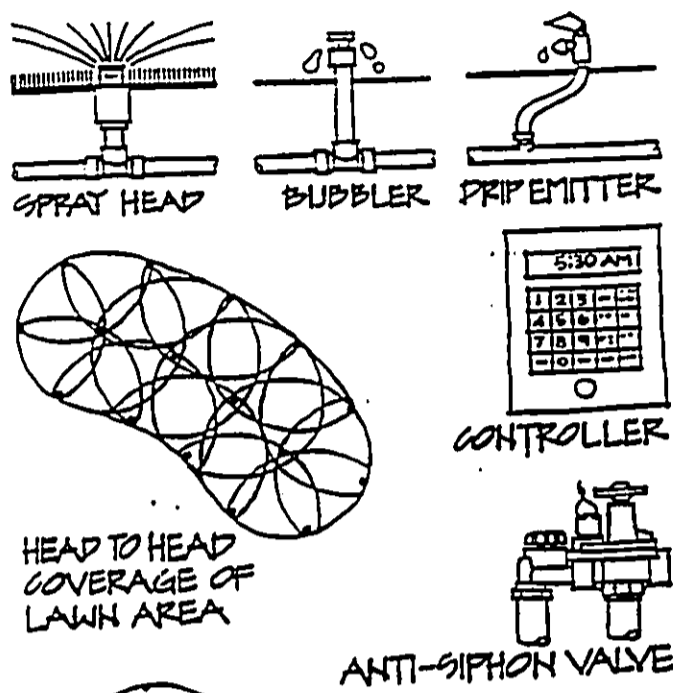
The Secondary Hydrozone is less physically impacted by humans, but is visually important: areas of passive activities space delineation or focal interest such as flower and shrub beds, entrances, prominent plantings, etc; areas of high visual impact, but seldom touched by humans.

Buffer zones, distant views, median strips, parkways, and embankments—these make up the third hydrozone, called the Minimal Hydrozone. In this case, plants are selected that need minimal supplemental water to survive the natural climatic conditions.

The Elemental hydrozone constitutes landscape plantings that require only natural precipitation to survive and seldom, if ever, incur human activity. Utility areas, mulched native plantings, and naturally sustainable, exotic vegetation belong to this hydrozone (Figure 10-4).

Flexible sprinkler heads and nozzles, adjustable delivery rates and coverage, modern valves, and automated controllers — these allow greater water conservation through zoned irrigation. On-off watering is easily programmed to match water infiltration rates into soils, thus avoiding surface runoff. Also, water is better applied to meet specific plant needs as impacted by seasonal human activity and changes in the weather.

Collection systems should be designed and constructed throughout the landscape to gather storm runoff from roofs, walks, drives, and slopes. By grouping high or moderate water requiring plants near swales and collection basins, much of their water needs can be met by natural moisture accumulations rather than irrigation. On the other hand, drought tolerant species may succumb to frequent accumulations of water and should be located on southern exposures or at the tops of slopes. Because they often only require supplemental irrigation during establishment or during a severe drought, a permanent irrigation system may not be needed.



1. Separate irrigation lines into high, moderate and low water-use zones or areas and set an automatic valve at the head of each line. The same plant material on the north side of a structure or in a sheltered area will require less water than in a more severe exposure.
2. To help achieve uniform water distribution for turfgrass, overlap sprinkler spray patterns (100%) so that water from one head reaches out to the next nearest head (head-to-head coverage). Ask your irrigation supplier for low gallonage sprinkler heads that have "matched precipitation rates."
3. Wire each valve into an automatic timer to control how many minutes each valve applies water. Select a timer that allows recycling, that is, several cycles of on/off "runtime" during each irrigation day. Heavy soils, clays, require several hours between short on periods to allow water to move deeper into soils. Sandy soils require less time between on times and may require mulching to enhance water retention qualities.
4. Prepare and follow an irrigation schedule by contacting a local landscape architect or irrigation specialist. Determine the precipitation requirements for your particular trees, shrubs, lawn and flower beds and program the timer to meet their individual water requirements. Settings will have to be changed seasonally to meet the plants demand for water.
5. Prevent surface run-off by adjusting heads to eliminate over spray on hard surfaces; reduce misting by spraying larger water droplets; utilizing on/off cycling; reducing slopes; using low precipitation heads and applying mulch whenever possible.

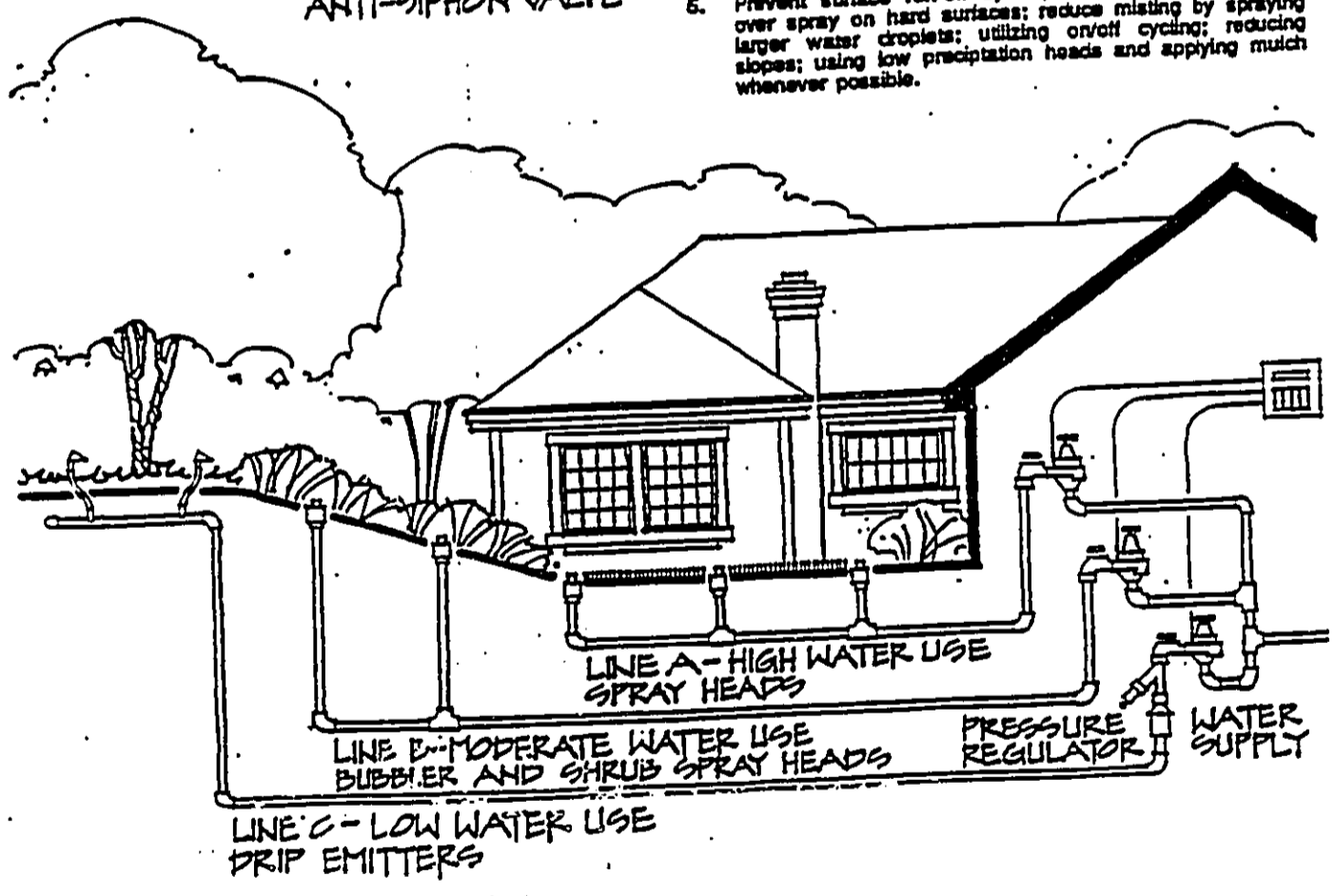


Figure 10-2. Five Steps to Efficient Irrigation

Likewise, the amount of turfgrass in a landscape may be reduced by increasing the hardscape. Patios, wooden decks, rocked and graveled walks limit the turf area while reducing the water requirement.

Use of Mulches

Mulches function to buffer soils against climatic extremes. In summer, they reduce soil heating and slow evaporation water loss from soil surfaces. They also reduce weeds and make those present easier to remove. Proper use of mulches reduces or prevents soil erosion. Organic mulches also contribute to the nutritional level and tilth of the soil as they breakdown.

These practical functions are important; however, many mulches are included in the landscape for their design flexibility and attractiveness, not simply because they save water, protect roots, and reduce maintenance.

Mulches are classified as organic, inorganic, and living. Organic mulches include plant refuse, such as chips and slash from tree trimming operations, saw dust, composted leaves and manures, peat moss, and graded bark products. Sized and washed rocks and gravels are popular inorganic mulches which come in many sizes, colors, and textures. Impervious sheet plastics covered with either organic or inorganic mulches were popular, but because sheet plastic prevents gas and water exchange between air and soil and creates a water-logged root environment, woven, porous plastics are now preferred. Mulches are applied 3 to 4 inches deep over bare soil and only 2 to 3 inches deep over woven fabrics. Living mulches include low growing groundcovers and low maintenance turfgrasses. They function well as mulches, but may be heavy competitors for water and nutrients under newly planted trees and shrubs. If used, select hardy, drought-tolerant species that resist common diseases. These species provide the best results and require less maintenance.

Use Of Low Water-Demand Plants

Many beautiful and functional plants, both exotics and natives, are available that thrive with natural precipitation or small amounts of supplemental water.

Chapter Two lists tree characteristics including their water requirements ranging from dry (less-thirsty) to wet (very-thirsty).

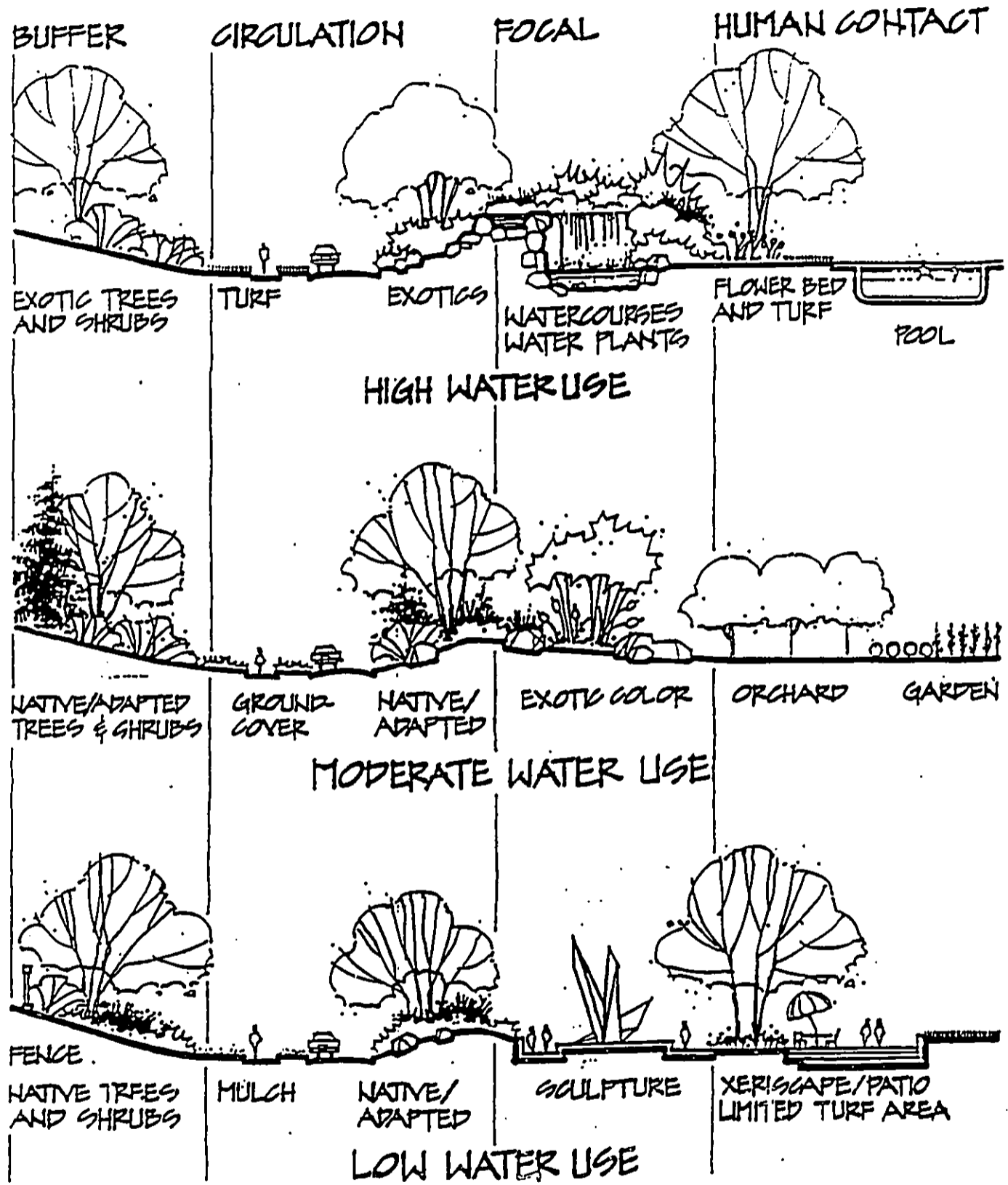


Figure 10-4. Water Use Relating to Human Use—Three Approaches

LOW WATER USE/DROUGHT TOLERANT PLANT LIST

All plants require water for establishment. After they are rooted and growing well their water requirements will vary.

The following is an incomplete list of drought tolerant plants. It is provided for your convenience.

Please review the following reference lists for many other suggestions.

1. Drought Resistant Plants For Hawaiian ardens by Norman C. Benzona, County Extension Agent, Cooperative Extension Service.
2. Drought Tolerant Native Hawaiian Plants for the Landscape - by Heidi Bornhorst Horticulturist, Honolulu Botanic Gardens.
3. Halawa Xeriscape Garden Registry of Nurseries that grow Less-Thirsty-Plants-Honolulu Board of Water Supply, November 1989.

Key to Symbols

- A Accent Plant
- F Flower Color
- GC Groundcover
- G Grass
- OG Ornamental Grass
- S Shrub
- SC Succulent
- ST Small Tree
- MT Medium Tree
- LT Large Tree
- V Vines

Key to Zones

- Zone 1 - Normal watering level. Includes lush lawns and gardens.
- Zone 2 - Moderate watering level. Includes lawns, ground covers and shrubs.
- Zone 3 - Low watering level. Includes self-sustaining plant materials and natural vegetation with emphasis on plants that require little or no supplemental irrigation.

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Type	Botanical Name	Zone	Common Name
MT	<u>Caesalpinia ferrea</u>	2	Brazilian Ironwood
A,S,F	<u>Caesalpinia pulcherrima</u>	3	Ohai ali'i (3 colors)
S	<u>Calotropis gigantea</u>	3	Crown Flower
ST	<u>Canthium odoratum</u>	3	Alahe'e
S	<u>Carissa grandiflora</u>	3	Natal Plum
S,GC	<u>C. grandiflora prostrata</u>	3	Creeping Natal Plum
S,ST,F	<u>C. surratensis</u>	3	Kolomona
SC,GC	<u>Carpobrotus edulis</u>	3	Hotentot Fig
MT,F	<u>Cassia fistula</u>	2	Yellow Shower
MT,F	<u>Cassia fistula x</u>	2	Rainbow Shower
	<u>C. javanica</u>	2	(All Colors)
ST	<u>Ceratonia siliqua</u>	3	Carob Tree
V,GC,S	<u>Clerodendron inerme</u>	3	Glory Bower
MT	<u>Clusia rosea</u>	3	Autograph Tree
S	<u>Clusia sp.</u>	3	Small Leaf Clusia
MT,F	<u>Cochlospermum vitifolium</u>	3	Buttercup Tree
MT,F	<u>Cordia subcordata</u>	2	Kou
OG	<u>Cortaderia selloana</u>	3	Pampas Grass
S,SC,A	<u>Crassula argentea</u>	3	Jade Plant
ST	<u>Crescentia cujete</u>	3	Calabash Tree
V	<u>Cryptostegia grandiflora</u>	3	India Rubber Vine
A,S	<u>Cycas revoluta</u>	2	Sago Palm
G	<u>Cynodon dactylon</u>	3	Bermuda Grass
A,S,SC	<u>Dasylyron wheeleri</u>	3	Spoon Flower
MT,A,F	<u>Delonix regia</u>	2	Royal Poinciana
			(3 colors)
S	<u>Dodonaea viscosa</u>	3	'A'ali'i
LT	<u>Enterolobium cyclocarpum</u>	3	Earpod
MT	<u>Eriobotrya japonica</u>	2	Loquat
MT	<u>Erythrina sandwicensis</u>	3	Wiliwili
MT	<u>Erythrina "Tropic Coral"</u>	2	Tropic Coral
			Wiliwili
MT	<u>E. variegata var. orientalis</u>	2	Tigers Claw
S,SC,A	<u>Euphorbia cotinifolia</u>	2	Hierba mala
A,GC,SC	<u>E. millii</u>	3	Crown of Thorns
ST,A	<u>Feijoa sellowiana</u>	2	Pineapple Guava
S	<u>Ficus buxifolia</u>	2	Boxwood Ficus
ST,A	<u>Ficus carica</u>	3	Fig
S,A	<u>F. diversifolia</u>	2	Mistletoe Fig
LT	<u>F. microcarpa</u>	3	Chinese Banyan
S,GC	<u>F. microcarpa var. crassifolia</u>	3	Taiwan Ficus
A,SC	<u>Furcraea aff. gigantea variegata</u>	3	Variegated Furcraea

DOCUMENT CAPTURED AS RECEIVED

Type	Botanical Name	Zone	Common Name
S	<u>Rosemarinus officinalis</u>	3	Rosemary
GC	<u>R. officinalis</u> var. prostrata	3	Creeping Rosemary
S,A,F	<u>Russelia equisetifolia</u>	2	Coral Plant
T	<u>Samanea saman</u>	3	Monkey Pod
A	<u>Sansevieria</u> spp.	3	Sansevieria
MT	<u>Sapindus saponaria</u>	2	Soapberry Tree
S	<u>Scaevola taccada</u>	3	Naupaka
ST	<u>Schinus molle</u>	3	California Pepper Tree
GC,SC	<u>Sedum</u> spp.	3	Sedum
V,F	<u>Senecio confusus</u>	2	Mexican Flame Vine
V,GC	<u>Stapelia nobilis</u>	3	Giant Carrion Flower
G	<u>Stenotaphrum secundatum</u>	2	St. Augustine Grass
OG	<u>S. secundatum variegatum</u>	2	Variegated St. Augustine Grass
A,F	<u>Strelitzia reginae</u>	2	Bird of Paradise
MT	<u>Tabebuia argentea</u>	2	Silver Trumpet Tree
LT	<u>T. chrysantha</u>	2	Trumpet Tree
LT	<u>T. donnel-smithii</u>	2	Gold Tree
MT	<u>Tamarix aphylla</u>	3	Desert Athel
V,GC,F	<u>Thevetia peruviana</u>	3	Be-still Tree
GC	<u>Tradescantia spathacea</u>	3	Oyster Plant
S,GC	<u>Wikstroemia uva-ursi</u>	3	'Akia
A,SC	<u>Yucca gloriosa</u>	3	Spanish Bayonet
G	<u>Zoysia tenuifolia</u>	2	
G	<u>'Elegance'</u>	2	
G	<u>Z. tenuifolia 'Emerald'</u>	2	

LINDA CROCKETT LINGLE
Mayor



DAVID W. BLANE
Director
GWEN OHASHI HIRAGA
Deputy Director

COUNTY OF MAUI
PLANNING DEPARTMENT
250 S. HIGH STREET
WAILUKU, MAUI, HAWAII 96793

November 8, 1995

Mr. Lee Dodson
CDBG Coordinator
Office of the Mayor
200 South High Street
Wailuku, Hawaii 96793

Dear Mr. Dodson:

RE: Draft Environmental Assessment for "Ho'omaka Hou-
Construction of Substance Abuse Treatment Program
for Adolescents"

Thank you for the opportunity to comment on the proposed construction of the residence to be used for treatment of adolescents.

The review of the Draft Environmental Assessment for the subject project has not identified any potential impacts based on the significance criteria listed in §11-200-12 of the Environmental Impact Statement Rules. Therefore, the Planning Department supports a Negative Declaration for this project.

Should you have any questions or require additional information, please call Don Schneider of this office at 243-7735.

Very truly yours,

Gwen Ohashi Hiraga
DAVID W. BLANE
Planning Director

DWB:ds
cc: Colleen Suyama
Don Schneider
(B1:Hoomaka Hou)

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EXHIBITS

ENVIRONMENTAL ASSESSMENT

FOR ACTIONS THAT DO NOT REQUIRE AN EIS UNDER NEPA OR LOCAL LEGISLATION

1. Name of Project/Activity Ho'omaka Hou - Construction of I.D. No. 95-1
Substance Abuse Residential Treatment Program for Adolescents
2. Type of Action: Application; Agency: X Agency (County of Maui) (Hawaii only)
Name of Applicant or Agency
3. Approving/Implementing Agency: County of Maui, CDBG Program
4. Head of Agency: (Authorized Signature) Lee Dodson, CDBG Coordinator 12/13/95
(Name, Title, Date)
5. Environmental Assessment Prepared By Lee Dodson, CDBG Coordinator 12/13/95
Agency or Consultant/Name, Title, Date

II. DESCRIPTION OF PROPOSED ACTION(S)

1. Single Activity ; Aggregation of Activities ; Multi-Year Activities X;
Construction of a six bedroom residential substance abuse treatment facility. The facility will service adolescent men and women in a residential setting.
2. Project Location: Makawao, Hawaii
3. TMK (Hawaii only): 2-5-004:0006 Location Map Attached: X Yes; No

III. ENVIRONMENTAL ASSESSMENT PREPARED FOR COMPLIANCE WITH HUD REQUIREMENTS AND ENVIRONMENTAL REVIEW REQUIREMENTS OF OTHER LEVELS OF GOVERNMENT AS FOLLOWS:

1. X State of Hawaii, Supplemental Form EA-S-SOH
2. Guam, Supplemental Form EA-S-Guam
3. Northern Mariana Islands, Supplemental Form EA-S-NMI
4. Trust Territories of the Pacific Islands, Supplemental Form EA-S-TTPI
5. American Samoa, Supplemental form EA-S-ASG

IV. FINDINGS AND CONCLUSIONS RESULTING FROM THE-ENVIRONMENTAL REVIEW:

(To be prepared after environmental analysis is completed)

1. ENVIRONMENTAL FINDING:
X Finding of No Significant Impact on the Environment (FONSI)
 An Environmental Impact Statement is required
2. Agencies/Interested Parties Consulted (Contact Person, Title, Tel. No., Date)
See attached letters
3. Alternatives Considered:
1- Continue to operate at the Pukalani residence, which is too small and has generated complaints from the neighbors in the dense residential environment.
2- Operate from other sites which do not provide proximity to the family shelter and the other services which can be provided from Maui Youth & Family Services.
4. Special conditions imposed or actions taken to achieve compliance with HUD, other federal authorities or local policies and standards:
A Special Use Permit has been obtained for the existing family shelter and the Planning Department agrees (see attached letter) that this additional use is consistent with and included in the existing Special Use Permit.
5. a. FINDING OF NO SIGNIFICANT IMPACT ON THE ENVIRONMENT AND REQUEST FOR RELEASE OF FUNDS (Combined Notice)
 - (1) Date FONSI/RRDF published in local newspaper
 - (2) Last day for recipient to receive comments
 - (3) Last day for HUD to receive comments
 - (4) Date FONSI transmitted to Federal, State, or local governmental agencies or interested groups or individuals
 - (5) Date HUD released grant conditions

b. NEGATIVE DECLARATION (Hawaii only)

 - (1) Date Negative Declaration Published in OEQC Bulletin
 - (2) Date on which 60 day waiting period expires
 - (3) Documentation attached: Yes, No

Part V

Check the appropriate column that best describes the project/activities' impact on the environmental component listed.
 Column 1. Proposed action will provide beneficial impacts.
 Column 2. Proposed action will not create any adverse impacts nor will it be impacted by adverse conditions.
 Column 3. Minor impacts anticipated, mitigative measures can be taken by:
 a. Taking special precautions during construction period (short term impact) or
 b. Routinely monitor potential concern upon completion or project (long term impact).
 Column 4. Technical analysis required to establish proper mitigative measures.
 Column 5. Modification of project through site planning or construction techniques required to mitigate adverse impacts.
 Column 6. Provide succinct comments and/or make reference to maps, technical reports, site visits, or personal contacts made that will support the determinations made under each environmental component.

Impact Categories						SOURCE DOCUMENTATION
	1	2	3	4	5	
Land Development						
Conformance with Comprehensive Plans and Zoning		X				Brian Miskae, Planning Director November 14, 1994 letter, copy included in Environmental Assessment.
Compatibility and Urban Impact		X				Site visit by Nolan Ferreira, April 19, 1995. Verified that the addition of this residence would not adversely affect this rural area.
Slope		X				Site visit by Nolan Ferreira, April 19, 1995 and review of Soil Survey of the Islands of Kauai, Oahu, Maui, Molokai & Lanai, State of Hawaii.
Erosion		X				Site visit by Nolan Ferreira, April 19, 1995 and review of Soil Survey of the Islands of Kauai, Oahu, Maui, Molokai & Lanai, State of Hawaii.
Soil Suitability		X				Neal S. Fujiwara, District Conservationist, May 22, 1995 letter, copy included in Environmental Assessment.
Hazards and Nuisances. Including Site Safety		X				Site visit by Nolan Ferreira, April 19, 1995 and letter dated May 22, 1995 from Manager, Solid & Hazardous Waste Branch, State DOH, copy in EA.
Energy Consumption		X				This residential building will be designed to the requirements of the State of Hawaii Energy efficiency guidelines.
Environmental Design and Historic Values						
Visual Quality-Coherence, Diversity, Compatible Use, and Scale		X				This residential building will be similar in size and design to other residences in the area. Maui County Special Use Permit granted February 16, 1988 addresses these issues.
Socioeconomic						
Demographic/Character Changes		X				Maui County Special Use Permit granted February 16, 1988 addresses this issues.
Displacement		X				No displacement of any individuals or businesses will occur.
Employment and Income Patterns		X				A minor and probably beneficial increase in employment will result in the area.

Other commentary/discussion: This residential unit will function as a dwelling for those adolescents undergoing treatment. There will be no more impact on the local area than the construction of a similarly sized residence. The very low housing density will also not be significantly or adversely affected.

Impact Categories

1 2 3 4 5 6

Potentially Beneficial Impact
 No Impact Anticipated/NA
 Short Term
 Long Term
 Minor Adverse
 Adverse Impact Anticipated
 Adverse Impact Requires Mitigation
 Modification to Project/ Activity

SOURCE DOCUMENTATION
 Agency or other contact:
 List Name, Title, Tel. No., Date
 Reference Material (Reports, Studies, etc.)
 - List Title, Author, Date
 - Note if it is attached
 - Field Observation
 - Note significant condition(s) that support conclusion of observation

Community Facilities and Services

Category	1	2	3	4	5	6	Description
Educational Facilities		X					The area is served by Kalama Intermediate, Maui High and King Kekaulike High. Nolan Perreira 10/19/95
Commercial Facilities		X					Adequate commercial facilities are available in Makawao, Puʻkalani and Paia. Nolan Perreira 10/19/95
Health Care		X					Health clinics and doctor's offices are available in a five mile radius. Nolan Perreira 10/19/95
Social Services	X						This facility will provide social services that will potentially benefit the area.
Solid Waste		X					Construction waste will be trucked to the Puunene landfill. Commercial waste pickup is available. Nolan Perreira 10/20/95
Waste Water		X					Sewer not available. The developer will comply with the requirements of DPW & WW Wastewater Division letter of May 5, 1995.
Storm Water		X					Field observation, Nolan Perreira, April 19, 1995. The project will retain any additional runoff on site.
Water Supply		X					Potable water is currently available to the site from the DWS system adjacent to the road. Nolan Perreira 10/19/95
Public Safety							
Police		X					Regular police patrols of area. There is a police sub-station within a five mile radius. Nolan Perreira 10/19/95
Fire		X					County fire station within five miles of the project. Nolan Perreira 10/19/95
Emergency Medical		X					Emergency vehicles within five miles of the project. Nolan Perreira 10/19/95
Open Space and Recreation							
Open Space		X					Makawao and Paia parks within five miles of the project. Nolan Perreira 10/19/95
Recreation		X					Parks, beaches, hiking, horseback riding available within five mile radius. Nolan Perreira 10/19/95
Cultural Facilities		X					Churches, art galleries available within a five mile radius. Nolan Perreira 10/19/95
Transportation		X					Special needs transportation provided by Maui Economic Opportunity. Nolan Perreira 10/19/95
Natural Features							
Water Resources		X					The site is not on a sole source aquifer. See the Department of Water Supply's letter dated June 6, 1995.
Surface Water		X					No surface water exists on or near the site. No effect is anticipated. Nolan Perreira 10/19/95.

HISTORIC PROPERTIES: The National Historic Preservation Act of 1966 (P.L. 89-665) (16 U.S.C. 470); Preservation of Historic and Archeological Data Act of 1974 (P.L. 93-291) (16 U.S.C. 469); Executive Order 11593. Implementing Regulations: Protection and Enhancement of the Cultural Environment, 16 CFR Part 800 or 801 F.R. 1/30/79.

- A The site for the proposed action is not listed nor eligible for listing on the National Register of Historic Places based on: consultation with the SHPO; information checks with the Federal Register; local authorities and interest groups; field observation.
- B Action is subject to compliance with Section 106 of the National Preservation Act of 1966. Compliance achieved on _____ (date). Documentation attached.

FLOODPLAIN MANAGEMENT: Flood Disaster Protection Act of 1973 (P.L. 93-234) and implementing regulations; National Flood Insurance Program (44 CFR Parts 59-79); Executive Order 11988; Water Resources Council Guidelines on Implementing E.O. 11988; Section 404 of the Clean Water Act of 1977.

- A The project/activity is located outside of the 100 year flood hazard area identified by the FIRM or FIA Flood Hazard Boundary map panel number 15000 1 0125 C and not subject to compliance with E.O. 11988.
- B The proposed action is located within the 100 year floodplain and compliance with E.O. 11990 is required. Documentation for compliance with the E.O. was completed on _____ (date) and is attached.
- C Proposed action requires construction or fill in waters of the U.S. or adjacent wetlands, Department of Army permit required (Section 404 of the Clean Water Act). Its issuance is contingent upon a federal consistency determination with the local Coastal Zone Management Program.
- D Flood insurance required. Policy issued to: _____.

WETLANDS PROTECTION: Executive Order 11990; Water Resources Council Guidelines for Implementing E.O. 11988.

- A The proposed action is not within a wetland area nor will it have an adverse impact on an adjacent wetland area. This determination is made by: Field observation; consultation with the U.S. Corps of Engineers; Other _____.
- B The proposed action is located within a wetland or will impact on one nearby. Documentation for compliance with the E.O. was completed on _____ (date) and is attached. If action requires fill, a Department of Army Permit is required (Section 404 of the Clean Water Act). Its issuance is contingent upon a consistency determination with the local Coastal Zone Management Program. Copy of permit is attached.
- C Flood insurance required. Policy issued to: _____.

COASTAL ZONE MANAGEMENT: Coastal Zone Management Act of 1972 (P.L. 92-583) (16 U.S.C. 1451, et seq.); Executive Order 11990; 15 CFR Part 930.

- A The proposed action is consistent with the approved Coastal Management Program for the area. Consistency determination is attached. This property is inland and not on the coast. The Coastal Management Program does not apply. Field observation, Nolan Ferreira, April 19, 1995.
- B The proposed action will have an impact on the coastal area which required a permit from the _____ agency/department. The permit was issued on _____ (date) and a copy is attached.

ENDANGERED SPECIES: The Endangered Species Act of 1973 (16 U.S.C. 1531-1543) Section 7; 50 CFR Part 402.

- A The proposed action will not affect any endangered species of plants or animals, nor any critical habitat. This determination was made based on: consultation with U.S. Fish and Wildlife Service (FWS); consultation with local authority _____ (Dept./Agency); Field Observation.
- B Formal Consultation required with the U.S. FWS under Section 7 (16 U.S.C. 1536). Compliance achieved on _____ (date) documentation attached.

FARMLANDS PROTECTION: Farmland Protection Policy Act of 1981 7 U.S.C. 4201, et seq.; 7 CFR Part 658 (Subtitle I of the Agriculture and Food Act of 1981).

- A The proposed action will not adversely impact prime or unique farmland nor farmlands designated as important by State and Local Government that have been approved by the Secretary of Agriculture. This determination was made by: review of local land use plans; consultation with the District Conservationist, SCS, USDA; Field Observation.
- B The proposed action impacts on agricultural lands however mitigative measures were identified in the attached analysis in accordance with 7 CFR Part 658. Compliance achieved on _____ (date). Documentation attached.

AIR QUALITY: Clean Air Act (P.L. 90-148) (42 U.S.C. 7401-7642) as amended; applicable EPA implementing regulations; Volume 1 Guide for Rapid Assessment of Air Quality at Housing Sites by R.H. Thuillier, May 1978 and HUD Form AP #1, Rapid Evaluation Procedure for Carbon Monoxide Concentrations.

- A Project/activity is located within an attainment area in accordance with the State Implementation Plan; is not located near a power plant or sugar mill; and is not adjacent to a traffic thoroughfare that generates CO concentrations in excess of the 8 hour standard of 10 mg/m³ at project site.
- B Project/activity is located within a non-attainment area and/or is exposed to air pollutants that threatens the federal air quality standard for _____ (pollutant). Analysis and recommendations for clearance is attached.

WATER QUALITY: Federal Water Pollution Control Act (P.L. 92-500) as amended (33 U.S.C. 1251-1376), the Safe Drinking Water Act of 1974 (P.L. 93-523) as amended (42 U.S.C. 3001-3007-3008, particularly section 1424(e) (42 U.S.C. 300h-303(e))).

A Project/activity does not impact a sole source aquifer designated by EPA in accordance with Section 1424(e) of the Safe Drinking Water Act of 1974, as amended.

B Project/activity is located within the Northern Groundwater Aquifer on Guam. Guam EPA has reviewed proposal in accordance with MOU between HUD, U.S. EPA, Guam EPA and GHURA. Their recommendation for clearance is attached. (Activities on Guam only)

NOISE: Noise Control Act 42 U.S.C. 4903; 24 CFR Part 51 Subpart B: Noise Abatement and Control; HUD Noise Assessment Guidelines March 1984.

A Project/activity is not subject to current or projected noise levels that exceed 65 LDN as determined by: a site inspection; an evaluation using HUD Noise Assessment Guidelines; or other acoustical data ()

B Project/activity requires mitigative action to comply with 24 CFR Part 51B Noise Abatement and control. Report prepared by _____, consultant, outlines mitigative measures for compliance with HUD standards. Copy attached.

THERMAL/EXPLOSIVE HAZARDS: 24 CFR Part 51 Subpart C - Environmental Criteria and Standards; Siting of HUD-Assisted Projects Near Hazardous Operations Handling Petroleum Products or Chemicals of an Explosive or Flammable Nature.

A Project/activity is not subject to hazards from explosive or flammable fuels or other hazardous chemicals based on site inspection and information on file.

B Project/activity is subject to hazards from explosive or flammable fuels or other hazardous chemicals. Evaluation of these hazards and recommended mitigative measures are: included in attached study; mitigative measures will be incorporated into project design.

CLEAR ZONES AT AIRPORTS 24 CFR Part 51 Subpart D - Siting of HUD Assisted Projects in Runway Clear Zones at Civil Airports and Clear Zones and Accident Potential Zones at Military Airfields.

A Project/activity is not located in or near a Clear Zone at a civil or military airfield nor in or near an Accident Potential Zone at a military airfield.

B Project/activity is located within an existing or future Clear Zone or Accident Potential Zone. Approval of proposed action is consistent with Part 51.302, 51.303 and 51.305(b). _____ Documentation attached.

SOLID WASTE DISPOSAL: Resources Conservation and Recovery Act (42 U.S.C. 6901-6987); 40 CFR Part 250.43-1.

A Project/activity does not involve the disposal of hazardous materials nor siting of sanitary landfills or closing of open dumps.

B Project/activity is subject to provisions of EPA Guidelines; _____ Documentation of evaluation and coordination with EPA attached.

TOXIC CHEMICALS & RADIOACTIVE WASTES: HUD Notice 79-33, September 10, 1979, Policy Guidance to Address the Problems Posed by Toxic Chemicals and Radioactive Materials Chemicals and Radioactive Materials.

A Project/activity is not affected by toxic chemicals or radioactive material based on: _____ site inspection; information check with local Health Dept.; other source

B Project/activity's site was suspected of containing toxic chemicals or radioactive materials. HUD and local responsible agency contacted. _____ Evaluation of hazard was made in accordance with Notice 79-33 and found acceptable. Documentation attached. Yes. No.

Grantees are advised not to utilize CDBG funds on activities supporting new development for habitation at locations affected by toxic chemicals and radioactive materials.

Other policies, standards or guidelines used in preparing the environmental analysis: _____

SCREENING CRITERIA FOR CDBG ASSISTED PROJECT TO CONFIRM ITS CONSISTENCY WITH HCZMP

DESCRIPTION OF PROPOSED ACTION: Construct Residential Substance Abuse Treatment Center
CRITERIA: This review is based on HUD's request for a general consistency certification pursuant to 15 CFR Part 930.37 that was approved by the State Department of Planning and Economic Development April 8, 1987.

The State's CZM policies are reviewed for their applicability to the action proposed under the general consistency certification as follows:

- o If none of the policies apply to the proposed action it is consistent with the Hawaii's Coastal Zone Management Program.
- o If one or more of the policies are threatened, the grantee shall make an individual consistency review in accordance with Section 205A-22, Chapter 205A, HRS.

<u>DETERMINATION</u>		<u>CZM POLICIES</u>
<u>Consistent</u>	<u>Ind. Review</u>	
<u> X </u>	<u> </u>	1. <u>SMA PERMIT</u> The proposed action qualifies as a minor permit and is not subject to an individual CZM consistency review. Copy of permit is: <u> X </u> attached, <u> </u> in ERR file. Proposed action is not subject to an individual consistency review. (References 1, 2)
<u> X </u>	<u> </u>	2. <u>LAND USE DISTRICTS</u> Proposed action is located in a developed, altered and urban district. It is not in a State Ag., Rural or Conservation Land Use District. (References 1, 3)
<u> X </u>	<u> </u>	3. <u>THREATENED AND ENDANGERED SPECIES AND THEIR HABITAT</u> Proposed action does not occur in or affect areas containing threatened or endangered species and their habitats. (References 4, 5, 6)
<u> X </u>	<u> </u>	4. <u>STREAMS</u> Proposed action will not alter the flow or use of streams. Proposed action is not located adjacent to streams nor will it cause channelization or diversion. (References 4, 7)
<u> X </u>	<u> </u>	5. <u>HISTORIC/ARCHAEOLOGIC RESOURCES</u> The site(s) do/does not contain historic or archeological resources as determined by the State Preservation Officer. (References 8, 9)
<u> X </u>	<u> </u>	6. <u>WETLANDS</u> The proposed action does not impact or affect a wetland. (References 4, 7)

REFERENCES

- | | |
|--|--|
| 1. County Planning Department | 6. The Nature Conservancy of Hawaii |
| 2. Section 205A-22, Chapter 205A HRS | 7. U.S. Corps of Engineers |
| 3. State Land Use Commission | 8. State Historic Preservation Officer |
| 4. State Dept. of Land & Natural Resources | 9. National Register of Historic Places (Federal Register) |
| 5. U.S. Fish and Wildlife Service | |

DETERMINATION

Based on the above review it is determined that:

 X The proposed action meets the criteria of the general consistency certification and is consistent with the HZMP.

 The proposed action requires an individual consistency review that will be prepared and submitted to the State DPED for their review and concurrence.

Prepared by: Nolan G. Parreira CDBG Coordinator October 20, 1995
Name Title Date

HO-CZM87

MAUI YOUTH & FAMILY SERVICES
MAKAWAO YOUTH REHABILITATION CENTER

