

Holy Hill of Zion Full
Gospel Church



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
LAND DIVISION
P.O. BOX 621
HONOLULU, HAWAII 96809

AQUACULTURE DEVELOPMENT
PROGRAM
AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
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RESOURCES ENFORCEMENT
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FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
LAND DIVISION
STATE PARKS
WATER RESOURCE MANAGEMENT

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AUG 19 1998

Mr. Gary Gill, Director
Office of Environmental Quality Control
295 South Beretania Street, Suite 702
Honolulu, Hawaii 96813

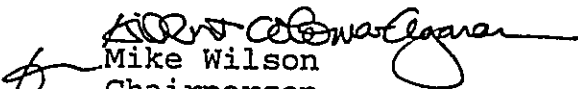
Dear Mr. Gill

Subject: Finding of No Significant Impact (FONSI) for Holy Hill
of Zion Full Gospel Church, TMK 8-7-01:33 (POR),
Waianae, Oahu, Hawaii.

The Department of Land and Natural Resources has reviewed the comments received during the 30-day public comment period which began on August 23, 1997. The Department of Land and Natural Resources has determined that this project will not have significant environmental effects and has issued a FONSI. Please publish this notice in the next OEQC Environmental Notice.

We have enclosed a completed OEQC Publication Form and four copies of the final EA. Please call Cecil Santos at 5870433 if you have any questions.

Aloha


Mike Wilson
Chairperson
Board of Land and Natural Resources

CSE

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1998-09-08-OA-PEA-Holy Hill of Zion
Full Gospel Church

SEP 8 1998

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**FINAL
ENVIRONMENTAL ASSESSMENT**

for

HOLY HILL OF ZION FULL GOSPEL CHURCH

**WAIANAE, OAHU, HAWAII
TAX MAP KEY: 8-7-01: 33 (PORTION OF)**

**USE OF VACANT STATE LAND FOR
OPEN SPACE AND RECREATIONAL USE**

Prepared by:

**Holy Hill of Zion Full Gospel Church
87-112 Milikami Street
Waianae, Oahu**

June 1997

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ENVIRONMENTAL ASSESSMENT
SUMMARY SHEET
FOR ACTIONS THAT DO NOT REQUIRE AN E.I.S. UNDER NEPA
OR LOCAL LEGISLATION

Project Proponent	State of Hawaii
Property Location	Waianae, Oahu
Type of Action	Applicant
Parcel Identification	TMK: 8-7-01: 33 portion of
Area	18,472 sf (estimated)
Existing Use	Vacant
Proposed Use	Open Space and Recreational Use
State Land Use District	Urban
County Zoning	R-5 / P-2
Environmental Impact Statement Requirement	None
Environmental Assessment Requirement	ASF Planning, August 1996

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CONSULTING PARTIES

The following agencies (government and private sector) were consulted during the assessment period:

FEDERAL

Department of the Army (U.S. Army Corp Engineers, Honolulu District Office)

STATE OF HAWAII

Department of Health
Environmental Management Division

Department of Land and Natural Resources
Division of Forestry and Wildlife
Division of Land Management
Historic Preservation Division
Water and Land Development Division

Department of Transportation
Highways Division

Environmental Center, University of Hawaii

Office of State Planning

CITY AND COUNTY OF HONOLULU

Board of Water Supply
Department of Land Utilization
Department of Public Works
Department of Transportation Services
Department of Wastewater Management
Planning Department
Police Department

OTHER PRIVATE SECTOR

GTE Hawaiian Telephone Company
Hawaiian Electric Company, Inc.
Waianae Neighborhood Board No. 24

1.0 IDENTIFICATION OF PROPOSING AND APPROVING AGENCY

State of Hawaii
Department of Land and Natural Resources
Division of Land Management
1151 Punchbowl Street, Room 220
Honolulu, Hawaii 96813
Attn: Cecil Santos

2.0 PROPOSED PROJECT

A. Summary

The Holy Hill of Zion Full Gospel Church, located at 87-112 Milikami Street, Waianae, Oahu, a non-profit, charitable organization proposed action consists of implementing a landscaping program within existing State of Hawaii land at Waianae, Oahu. (See Figure 1, Location/Vicinity Map).

The vacant land site improvements will include grading, filling of top soil, grassing, tree planting and irrigation within the project.

Prior to proposed action, the Holy Hill of Zion Full Gospel Church hired Okita • Kunimitsu & Associates, Inc. To prepare a master program related to the existing church, parking expansion, and a new multi-purpose building. During the City & County of Honolulu Site Plan Review process, the Waianae Neighborhood Board (WNB) played a crucial role in reviewing and accepting the consultant's proposal at their regular meeting. Additionally, community input stems from residents located along Milikami Street. The residents' input via registered mail were all in favor of the development. (See Figure 2 - Master Plan prepared by Okita •Kunimitsu & Associates, Inc.)

B. Technical Characteristics

The project includes the preparation of a planting plan and subsequently the following:

1. The project area is anticipated to be cleared of all undesirable plant materials and other harmful materials. Prior to placement of top soil, the existing area will be scarified to a depth of six inches.

The on-site soil may be reused in compact fills for the Holy Hill of Zion Full Gospel Church construction of the multi-purpose building.

2. Planting of grass, shade trees and installing irrigation system within the periphery of the vacant land area.

3. Chain link fence extending along the north and east boundary of approximately 508 feet.

C. Economic Characteristics

The State property is currently not being maintained. The proposed site improvements will be paid through the Holy Hill of Zion full Gospel Church capital improvement funds, and construction period is anticipated to be three months.

After the proposed landscaping improvements are completed, the church members will provide long term maintenance on a weekly basis.

No significant economic impact on the Waianae community is expected as a result of the proposed improvements to the State land.

D. Social Characteristics

The site has been uninhabited and undeveloped. Therefore, the only social economic characteristic of the site would be family oriented passive recreational use.

E. Applicable Land Use Policies and Controls

The study area encompassed passive use activity which meets the open space requirement.

City & County of Honolulu Zoning

R-5 Zoning - The property is designated R-5 / P-2 on the City and County Land Use Ordinance Zoning Maps.

Special Management Area

Special Management Area - The proposed project is in a special management area and, therefore, subject to the regulations and procedures set forth in Chapter 25, Shoreline Management of the Revised Ordinances of Honolulu. Any "development" as defined by law within the SMA requires an SMA permit. Within the City & County of Honolulu, the SMA use permit is administered by the Department of Land Utilization and the decision of its issuance is rendered by the City Council, pursuant to Ordinance No. 84-4. Since the project on TMK: 8-7-01: 33 (por) is for open space use, SMA process approval is not required.

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Development Plan

Waianae Development Plan - The land use designation for the project is "residential".

3.0 SUMMARY DESCRIPTION OF THE ENVIRONMENT SETTING AND SITE MAPS

A. Description of the Proposed Action(s)

The proposed action requires an environmental assessment because the use will occupy land owned by the State of Hawaii. The State of Hawaii, through the Department of Land and Natural Resources, hereinafter shall be referred to as the "State" is proposing to lease, on a long term basis, calculate area 18,472 square feet estimated of vacant public lands to **HOLY HILL OF ZION FULL GOSPEL CHURCH** hereinafter referred to as the "Charitable Organization", registered in the State of Hawaii as a domestic non-profit corporation. The church provides services primarily to children, youths and economically disadvantaged.

This submitted Environmental Assessment addresses the proposed use on approximately 18,472 sf the exact area extends the length of the north and east boundaries of the charitable organization property and adjacent to Milikami Street. (See attached Figure No. 3 - Exchange Map).

The Charitable Organization with a 501(c)(3) non-profit status intends to request hereafter to the State of Hawaii a lease which will extend fifty-five (55) years.

B. Purpose of State Action

The purpose of this Environmental Assessment is to examine and evaluate the potential effects related to the use of the open space, the physical, natural and cultural environmental associated with the proposed project.

C. Project Location

The project site is identified as TMK: 8-7-01: portion of 33 located 420 feet the intersection from Farrington Highway & Milikami Street, Waianae, Hawaii.

D. Ownership

This site of approximately 18,472 sf more or less is currently being administered by the State of Hawaii, Department of Land & Natural Resources, Division of Land Management.

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E. Topography

The site is located along Milikami Street at the mauka end, the property slopes relatively level with drainage flowing in a southerly direction at a slope of 4%. The site is at mean sea level elevation of +5 to +8 above mean sea level. The proposed site is an L-shape form containing 18,472 sf of undeveloped land covered with weeds and trees.

F. Soils

The surface soils in the area of the site are classified as mottled brown silty soil. The silty sand is in a dense condition and extends to depth ranging from about 0.5 to 4 feet. Underlying the silty sand was tan sand in a dense to medium dense condition. The sand stratum ranged from 6.5 to 11 feet in thickness. Underlying the sand stratum below depths of about 8 to 13 feet was dense coral which extend to the maximum depths drilled.

During construction minimum vegetation will be removed and soils disturbed. All activities will be carried out according to good engineering practices such as those outlined in Soil Erosion Standards and Guidelines, City & County of Honolulu.

However, it is anticipated that this impact to be minimal due to the nature of the project, and the emphasis on self and group help of which sweat equity on labor which is the substantial element as opposed to use of equipment.

G. Climate

Shoreline temperatures on Oahu are moderate by trade winds blowing off the surrounding ocean where the surface temperature of the water ranges between 73 degrees F and 80 degrees F. The project site area has a climate that is typical of leeward Oahu. Rainfall averaged slightly over 20.4 inches. Between May and October, trade winds predominantly blow northwesterly or west.

H. Drainage and Water Resource

The proposed development site is dry and arid with the only moisture source in the adjacent Maili stream. The site drain in a southerly direction toward Milikami Street.

I. Shoreline and Offshore Condition

The site is well removed from the shoreline approximately 600 feet and will not be impacted.

J. Natural Hazards

According to the Department of Public Works, the property is not in the flood zone. The site is presently not maintained, vacant, unused and overgrown with undesirable plant materials. Construction activity will be landscaping.

K. Vegetation

The site contains undesirable plant materials.

L. Fauna & Flora

No endangered or threatened varieties of flora or fauna species are present in the proposed development site.

M. Existing Land Uses

The proposed site is presently vacant. The development of the parcel will result in an improvement for landscaping and recreational use.

N. Historic Sites and Archaeological Resources

The technical study conducted for this project did not indicate the presence of any significant historic or archaeological sites.

O. Utilities

A 6" transmission line and fire hydrant runs along Milikami Street interconnecting with the water system. Also, overhead electrical line runs along Milikami Street.

P. Air Quality

Ambient air quality standards may be temporarily exceeded during the construction. There are no continual or point sources of air emissions at the site or within the immediate areas. The major sources of air pollution are from vehicular traffic on Milikami Street. The prevailing trade winds keep pollution levels low.

During any construction period, air quality impacts could come from two sources: fugitive dust and construction equipment exhausts. The State Department of Health Administrative Rules 11-60, "Air Pollution Control" stipulates that these sources of emissions be controlled; all regulations will be observed. However, it is expected these impacts to be minimal due to the nature of the project and the emphasis on church constant self and group help of which sweat equity or labor is the substantial element as opposed to equipment.

The contractor and/or church members will be expected to keep the project site and surrounding areas free from dust nuisance.

Q. Traffic and Noise

Traffic will not be impacted along Milikami Street during the construction phase, particularly for the tenants on existing Milikami Street. Milikami Street should not experience significantly adverse impacts since the construction work commences at 7:00 am and ends at 3:30 pm. All contractors will be responsible for traffic control management during construction.

4.0 IDENTIFICATION OF POTENTIAL IMPACTS AND MITIGATION MEASURES

Short -Term Impacts

Short-term impacts are related to the construction phase of the project. In general, due to the distance from population centers and residents, no potential adverse impacts to human health will result from temporary degradation in air and noise quality from self help construction activities. These potential short-term impacts are addressed below.

A. Topography

The topography of the proposed open space site will be marginally affected by short-term construction.

B. Soils and Water Quality

During the planting plan construction period, a minimal amount of runoff could carry increased amounts of sediment into drainage channels due to erosion from exposed soils. Planting of various plants and grass will minimize any run-off. Strict adherence to the requirements of the City & County of Honolulu Grading Ordinance will be needed to prevent sediment from reaching coastal waters. No short-term impacts to marine water quality or marine life are anticipated since all construction will be on land and appropriate siltation management measure, will be provided and implemented to assure that the potential for soil runoff is minimized.

C. Air Quality

During construction, two potential types of air pollution emissions will likely occur, resulting in short-term air quality impacts: 1) fugitive dust from soil excavation and vehicle movement; 2) carbon monoxide and nitrogen oxide emissions from on-site construction equipment and from vehicles of construction workers and motorized construction equipment traveling to and from the worksite.

The short-term effects on air quality during construction will be mitigated by compliance with State Department of Health Administrative Rules, title 11, Chapter 60, Section 5 (*Air Pollution Control for Oahu*). Potential control measures to reduce fugitive dust include frequent wetting down of loose soil areas with water, use of wind screens, covering of open-bodied trucks during materials transport, and the washing down of tires on construction equipment. Initial landscaping early in the construction schedule can also help control fugitive dust. This would initially require frequent watering to carry young plants through the dry season.

D. Ecosystems

Minor short-term impacts on vegetation, wildlife, or insects may be anticipated wherever site clearing is necessary.

E. Noise

Due to the distance from potentially noise-sensitive uses, no adverse impacts resulting from construction noise are anticipated. The only people affected may be the current users of the site. The State of Hawaii Department of Health's noise control regulation requires a permit for construction activities which emit noise in excess of 95 decibels. Other mitigation measures to minimize construction noise include the use of muffled equipment and adherence to the guidelines for the hours of heavy equipment operation as set forth by the State Department of Health noise control regulations and the City & County of Honolulu Revised Ordinance of Hawaii, Section 21-3.100 [1990] (*Maintenance of Mufflers and Other Noise-Attending Equipment*).

F. Traffic

Minimal short-term impacts related to traffic are anticipated. Trucks, heavy equipment and other vehicles will use Milikami Street to import and export materials and to the construction area. While construction vehicles are relatively slow and difficult to maneuver, it is anticipated that they will only marginally affect traffic flow. The impact to the highway should be slight since trucks will be traveling in the opposite direction of peak hour flow. Commuting construction workers will slightly increase traffic levels, although their impact is anticipated to be negligible. During construction of the open space site, it is anticipated that all construction-related vehicles will park within the proposed open space site.

Long-Term Impacts

A. Soils and Water Quality

Re-vegetation and grassing adapted to the local climate will be implemented. These measures will curtail further erosion by stabilizing soils and decreasing runoff. These improvements will not alter existing drainage patterns and are not anticipated to have

a significant impact on runoff quality or quantity.

B. Air Quality

After construction of the proposed open space, air quality is expected to improve.

C. Ecosystems

Native plant life populations will increase as a result of an extensive landscaping program which will emphasize native species of flora adapted for the local climate.

D. Noise

Following construction, noise levels will be reduced since open space usage is geared toward passive recreational uses. Vehicles will be prohibited from the open space, thereby eliminating an existing source of noise. We do not anticipate loud residence noise or other noise-sensitive uses near the open space. The beneficial effects noise-shielding by Mailili Stream, church site and from the highway will buffer the open site from traffic noise.

E. Traffic

Traffic safety and parking conditions are not in conflict with the proposed open space given the proposed low use of the site.

F. Utilities

Minimal landscape irrigation will have requirements for water and electrical services. As plans for the open space are pursued.

Prior to construction for landscaping, all plans showing proposed improvements to water lines, water requirements, and engineering specifications will be submitted, as required.

Alternatives to the Proposed Action

A. "No Action" Alternative

The no action alternative retains the present land ownership and, included for the short-term, the existing management of the action area. The status quo concerns include the following:

- Continued difficulty in preventing access by off-road vehicles from entering along Milikami Street which degrade the vegetation, promote soil erosion and generate dust and noise;

- Continued difficulty in controlling dumping of abandoned and/or stripped vehicles, and littering the area with trash and litter.

5.0 DETERMINATION AND SUPPORTING REASONS

A. Relationship Between Short-Term Uses and Long-Term Productivity

1. Short-Term Use

In the short-term, the project may have some minor negative impact on the environment. Landscape construction may increase fugitive dust and ambient noise at the site. However, as the site is uninhabited, it will not adversely impact any residences or businesses.

From an ecological standpoint, short-term activities may temporarily disturb natural habitats, especially during construction.

2. Long-Term Productivity

Development of the proposed landscape project will result in long-term commitment of the land for passive activity. The open space will also offer educational and recreational opportunities for the church members.

B. Irreversible and ir retrievable Commitments of Resources

Development of the project site would commit the land as an open recreational space for the long-term current usage.

C. Adverse Effect Which Cannot Be Avoided

Adverse impacts can be divided into short- and long-term effects. Short-term effects are generally associated with construction, and prevail only for the duration of construction.

Long-term effects generally result from the implementation of the open space and are permanent.

1. Short-Term Effect

Unavoidable adverse impacts associated with construction and issues that have yet to be resolved include the following:

Water Quality. During construction of the area to be landscaped, storm water may carry increased amounts of sediments into drainage channels and into the Milikami Street.

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Air Quality. Fugitive dust from soil excavation and vehicle movement, carbon monoxide and nitrogen oxide emissions from vehicles may temporarily degrade air quality in the area.

Ecosystems. Impacts on ecosystems are anticipated when site clearing is consolidated into the church site.

2. Long-Term Effects

Simultaneously, the planting plan and irrigation is planned for the open space.

Air Quality. The users may increase pedestrian movement in the area. The impact is insignificant.

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APPENDIX A: CONSULTATION COMMENTS AND RESPONSES

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BENJAMIN J. CAYETANO
GOVERNOR



GARY GILL
DIRECTOR

STATE OF HAWAII
OFFICE OF ENVIRONMENTAL QUALITY CONTROL

236 SOUTH BERETANIA STREET
SUITE 702
HONOLULU, HAWAII 96813
TELEPHONE (808) 586-4186
FACSIMILE (808) 586-4186

September 22, 1997

RECEIVED
DIVISION OF
LAND MANAGEMENT
SEP 23 1 13 PM '97

Michael D. Wilson, Director
Department of Land and Natural Resources
Land Division
P.O. Box 621
Honolulu, Hawaii 96809

Attention: Steve Lau

Dear Mr. Wilson:

Subject: Draft Environmental Assessment (EA) for Holy Hill of Zion Full Gospel Church Use of State Lands, Waianae, Oahu; TMK 8-7-1: por. 33

We have the following comments to offer:

1. Time frame: What are the anticipated start and end dates of the project?
2. Agency and community contacts: Attach copies of any correspondence that resulted from your contacts with agencies or the public. List the status of all required permits, including their dates of application. Please also attach a copy of DLU's determination that a Special Management Area permit is not required for this project.
3. Ownership: Is the Department of Hawaiian Home Lands the fee owner? If these lands are ceded, consult with the Office of Hawaiian Affairs Lands and document your contact in the final EA.
4. Site description: Please give a complete description of the flora and fauna on the project site, and an indication of the previous use of this land. Attach a copy of the archeological study.
5. Project construction: Exactly how will construction activities be carried out? The draft EA mentions use of church members' manual labor rather than

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Michael D. Wilson
September 22, 1997
Page 2

equipment, yet heavy equipment is referenced in section 4.0, ("Mitigation Measures"), subsection E ("Noise").

Why will a chain link fence be installed along the north and east boundaries of the property? What native plants will be used for the landscaping?

6. Significance criteria: Include a discussion of findings and reasons, according to the significance criteria listed in HAR Title 11-200-12, that support the anticipated Finding of No Significant Impact (FONSI) determination. You may use the enclosed sample as a guideline.
7. Maps: Figure 3 is listed in the table of contents but is missing from the document, and the maps provided are untitled as to their Figure Numbers. Please provide these in the final EA. Also provide a clear (readable) TMK map. Each map needs to have the project site indicated.

If you have any questions, call Nancy Heinrich at 586-4185.

Sincerely,



GARY GILL
Director

Enc.

c: Okita Kunimitsu & Assoc.
Edwin Lobo, Holy Hill of Zion

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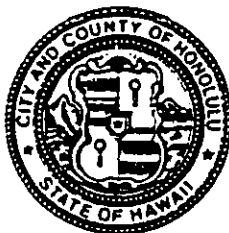
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BUILDING DEPARTMENT
CITY AND COUNTY OF HONOLULU
 HONOLULU MUNICIPAL BUILDING AND MANAGEMENT
 650 SOUTH KING STREET, 2ND FLOOR • HONOLULU, HAWAII 96813
 PHONE: (808) 523-4564 • FAX: (808) 523-4567

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JEREMY HARRIS
MAYOR



RANDALL K. FUJIKI
 DIRECTOR AND BUILDING SUPERINTENDENT
 ISIDRO M. BAQUILAR
 DEPUTY DIRECTOR AND BUILDING SUPERINTENDENT

B97-1110

December 1, 1997

Mr. Michael D. Wilson
 Department of Land and Natural Resources
 State of Hawaii
 P. O. Box 621
 Honolulu, Hawaii 96809

Dear Mr. Wilson:

Subject: Request for Recreation & Landscape Easement
 Holly Hill of Zion Full Gospel Church
 Waianae, Oahu, Tax Map Key: 8-7-01: 33

This is in response to your letter of November 3, 1997 on the above subject matter.

We do not have any comments on the disposition of an easement.

Should you have any questions, please call Mr. Charles Yee at 527-6027.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Randall K. Fujiki".

RANDALL K. FUJIKI
 Director and
 Building Superintendent

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 GENERAL INVESTIGATION
 STATE OF HAWAII

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DEPARTMENT OF PUBLIC WORKS
CITY AND COUNTY OF HONOLULU

625 SOUTH KING STREET, 11TH FLOOR • HONOLULU, HAWAII 96813
Phone: (808) 525-4941 • Fax: (808) 527-5267

JEREMY HARRIS
MAYOR

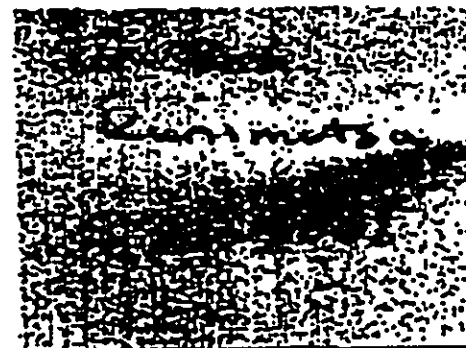


JONATHAN K. SHIMADA, PhD
DIRECTOR

ROLAND E. LIBBY, JR.
DEPUTY DIRECTOR

IN REPLY REFER TO:
87-14-0701

October 27, 1997



Reverend Edward K. Lobo
Holy Hill of Zion Full Gospel Church
87-112 Milikani Street
Waiānae, Hawaii 96792

Dear Reverend Lobo:

Subject: Your Letter of September 27, 1996, Relating to the Holy Hill of Zion Full Gospel Church's Use of State of Hawaii Land Located at TMK: 8-7-01: Por. 33

This is to acknowledge receipt of your letter, which proposes to use the subject State land for open space and landscaping and requests information on any anticipated drainage or environmental constraints due to the proximity of the site to Maillili Channel.

We have no objections to the proposed use. However, if any grading work is proposed, a grading permit and submittal of a drainage report may be required.

If you have any questions regarding this letter, please contact Jeremy Lee of our Division of Engineering at 523-4731.

Very truly yours,

A handwritten signature in black ink, appearing to read "J. Shimada".

Jonathan K. Shimada, PhD
Director and Chief Engineer

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DEPARTMENT OF LAND UTILIZATION
CITY AND COUNTY OF HONOLULU

880 SOUTH KING STREET, 7TH FLOOR • HONOLULU, HAWAII 96813
PHONE: (808) 523-4414 • FAX: (808) 527-8743



JEREMY HARRIS
MAYOR

JAN NAOE SULLIVAN
DIRECTOR

LORETTA K.C. CHEE
DEPUTY DIRECTOR
97-07418 (ST)

October 27, 1997

Reverend Edward Lobo
Holy Hill of Zion Full Gospel Church
87-112 Milikami Street
Waianae, Hawaii 96792

Dear Reverend Lobo:

Special Management Area Use Permit (SMP) Determination
For A Parcel Along 87-112 Milikami Street, Waianae, Oahu
Tax Map Key: 8-7-01; pax. 33

We have reviewed your letter received on October 7, 1997, and find that the portion of parcel 33 which you indicated in yellow is not located within the Special Management Area (SMA). As such, conformance with the SMA regulations of Chapter 25, Revised Ordinances of Honolulu (ROH) does not apply.

However, should any development be proposed for this portion of the property, compliance with the regulations of the Land Use Ordinance, Chapter 21, ROH, will be necessary.

Should you have any questions, please feel free to contact Steve Tagawa of our staff at 523-4817.

Very truly yours,


JAN NAOE SULLIVAN
Director of Land Utilization

JNS:am

g:ppd\97hollyh.sht

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BENJAMIN J. AYOUB
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES

STATE HISTORIC PRESERVATION DIVISION
33 SOUTH KING STREET, 8TH FLOOR
HONOLULU, HAWAII 96813

October 16, 1997

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

DEPUTIES

GILBERT COLOMA-AGARAN

AQUACULTURE DEVELOPMENT
PROGRAM

AQUATIC RESOURCES
CONSERVATION AND

RESOURCES ENFORCEMENT
CONVEYANCES

FORESTRY AND WILDLIFE
HISTORIC PRESERVATION

DIVISION
LAND DIVISION

STATE PARKS
WATER AND LAND DEVELOPMENT

MEMORANDUM

LOG NO: 20314 ✓
DOC NO: 9710EJ15

TO: Steve Lau
Land Division

FROM: Don Hibbard, Administrator
Historic Preservation Division

SUBJECT: Chapter 6E-42 Historic Preservation Review -- Draft Environmental
Assessment for Holy Hill of Zion Full Gospel Church Use of State Lands
Mali, Wal'anae, O'ahu
TMK: 8-7-1: por. 33

A review of our records shows that there are no known historic sites at the project location. Aerial photographs from the late 1970s show that this parcel has been previously graded and developed. Because it is unlikely that any historic sites would be found in this parcel, we believe that this project will have "no effect" on historic sites.

EJ:jk

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LIST OF FIGURES

<u>FIGURE NO.</u>	<u>TITLE</u>	<u>PAGE NO.</u>
1	Waianae, Hawaii Location Map / Vicinity Map (color)	3
2	Master Plan - Holy Hill of Zion Full Gospel Church Prepared by Okita • Kunimitsu & Associates, Inc., Architects 1100 Alakea, Suite 2700, Honolulu, Hawaii 96813	3
3	Exchange Department of Hawaiian Home Lands to State of Hawaii Parcel 6 Consolidation of Parcel R-1 and Remnant at Lualualei, Waianae, Oahu, Hawaii	5

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Gary Gill
Director
State of Hawaii
Office of Environmental Quality Control
236 South Beretania Street
Suite 702
Honolulu, Hawaii 96813

Subject: Respond to letter dated September 22, 1997
from State of Hawaii, (see attached exhibit "A")
Office of Environmental Quality Control
related to Draft Environmental Assessment (EA) for Holy Hill of Zion Full
Gospel Church Use of State Lands, Waianae, Oahu; TMK 8-7-1: por 33

We have the following comments to offer:

1. **Time frame:** What are the anticipated start and end dates of the project?

comments:

The start date is June 1, 1998

The end date will be June 30, 1999

2. **Agency and community contacts:** Attach copies of any correspondence that resulted from your contacts with agencies or the public. List the status of all require permits, including their dates of application. Please also attach a copy of DIU's determination that a Special Management Area permit is not required for this project.

comments:

The project will not require any permits.

Attached are contact letters:

Exhibit " B"- Letter from Department of Land Utilization which in part ...
that the portion of parcel 33 which you indicated in yellow is not
located within the Special Management Area (SMA)

Exhibit " D"- Letter from State Historic Preservation Divison which in part...
A review of our records shows that there are no known historic sites at the project location.

3. **Ownership:** Is the Department of Hawaiian Home Lands the fee owner? If these lands are ceded, consult with the Office of Hawaiian Affairs Lands and document your contact in then final Ea.

comments:

The State of Hawaii has the fee ownership and unrestricted title to the subject land.

4. **Site description:** Please give a complete description of the flora and fauna on the project site and an indication of the previous use of this land. Attach a copy of the archeological study.

comments:

No endangered or threatened varieties of flora or fauna species are present in the proposed development. Since there are no known Historic Sites on the property, an archeological study was not required.

5. **Project construction:** Exactly how will construction activities be carried out?
The draft EA mentions use of church members manual labor rather than equipment, yet heavy equipment is referenced in section 4.0, (" Mitigation Measures"), subsection E ("Noise").

Why will a chain link fence be installed along the north and east boundaries of the property? What native plants will be used for the landscaping?

comments:

We anticipate using a License Contractor with an "A" Classified general engineering License registered with the Department of Commerce and Consumer Affairs, State of Hawaii

Chain link fence will be installed along the North and East boundary for the purpose of indicating the property line.

We anticipate using existing grass on the adjoining church property.

6. **Significance criteria:** Include a discussion of findings and reasons, according to the significance criteria listed in HAR Title 11-200-12, that support the anticipated

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Finding of no Significant Impact (FONSI) determination . You may use the enclosed samples as a guideline.

comments:

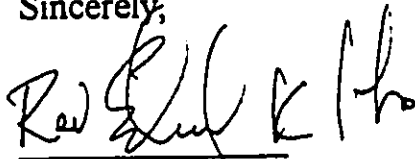
See attached Findings of no Significant Impact (FONSI) determination.

7. **Maps:** Figure 3 is listed in the table of contents but is missing from the document, and the maps provided are untitled as to their Figure Numbers. Please provide these in the final EA. Also provide a clear (readable) TMK map. Each map needs to have the project site indicated.

comments:

Topographical survey map dated March 12, 1996 is attached and prepared for Holy Hill of Zion Church documentation

Sincerely,



Rev. Edward Lobo
Holy Hill of Zion Church
Waianae, Oahu

c.c. to DLNR

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Determination, Findings and Reasons for supporting Determination

DETERMINATION

The proposed Holy Hill of Full Gospel Church vacant land use project is not anticipated to cause significant impacts to the environment. We have determined that a negative declaration should be issued.

FINDINGS AND REASONS SUPPORTING DETERMINATION

The following findings are based on the foregoing information provided earlier and above:

- a. The proposed project will not involve an irrevocable commitment to loss destruction to any natural or cultural resources;
- b. The proposed project will not curtail the range of beneficial uses of the environment;
- c. The proposed project will not conflict with the State's long-term environmental policies;
- d. The proposed project will not substantially affect the economic or social welfare of the community or State;
- e. The proposed project will not substantially secondary impacts, such as population changes or effects on public facilities;
- f. The proposed project will not involved a substantial degradation of environmental quality.
- g. The proposed project will not have an effect on the environment.;
- h. The proposed project will not substantially affect any rare, threatened or endangered species of flora or fauna or habitat. No endangered species of flora or fauna are known to exist on the site.
- i. The proposed project will not detrimentally affect air or water quality or ambient noise levels;
- j. The various elements of the proposed project will not be located in any environmentally sensitive area, such as flood plain, tsunami zone, erosion-prone area, geologically hazardous land, estuary, freshwater or coastal waters.

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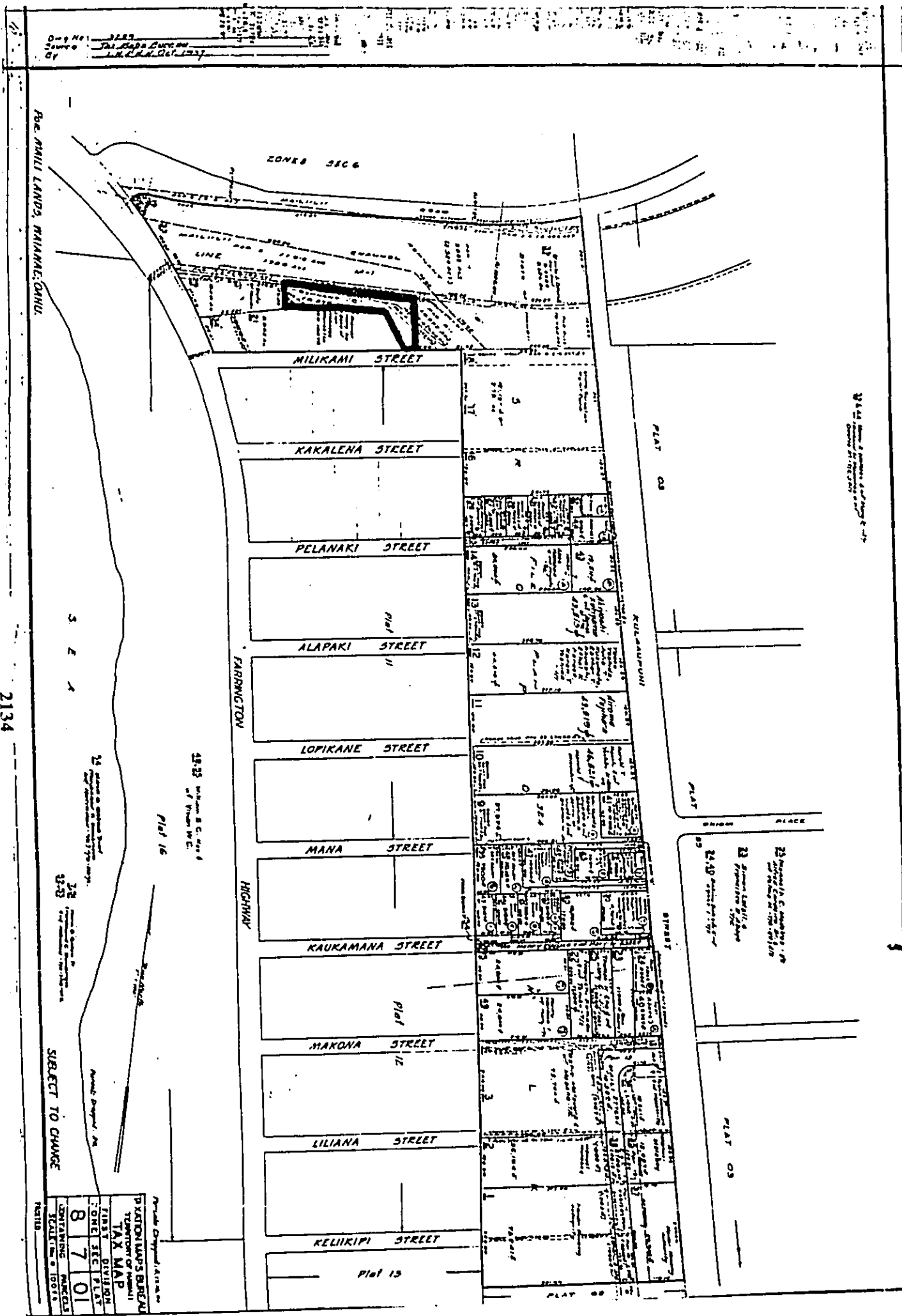
- k. The proposed project will not have a substantially affect on scenic vistas and view planes; and
- l. The proposed project will not require substantial energy consumption relative to other projects.

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4.	Topographical Survey Map	

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2134

FIGURE 1

0000 00 19 2 18 1

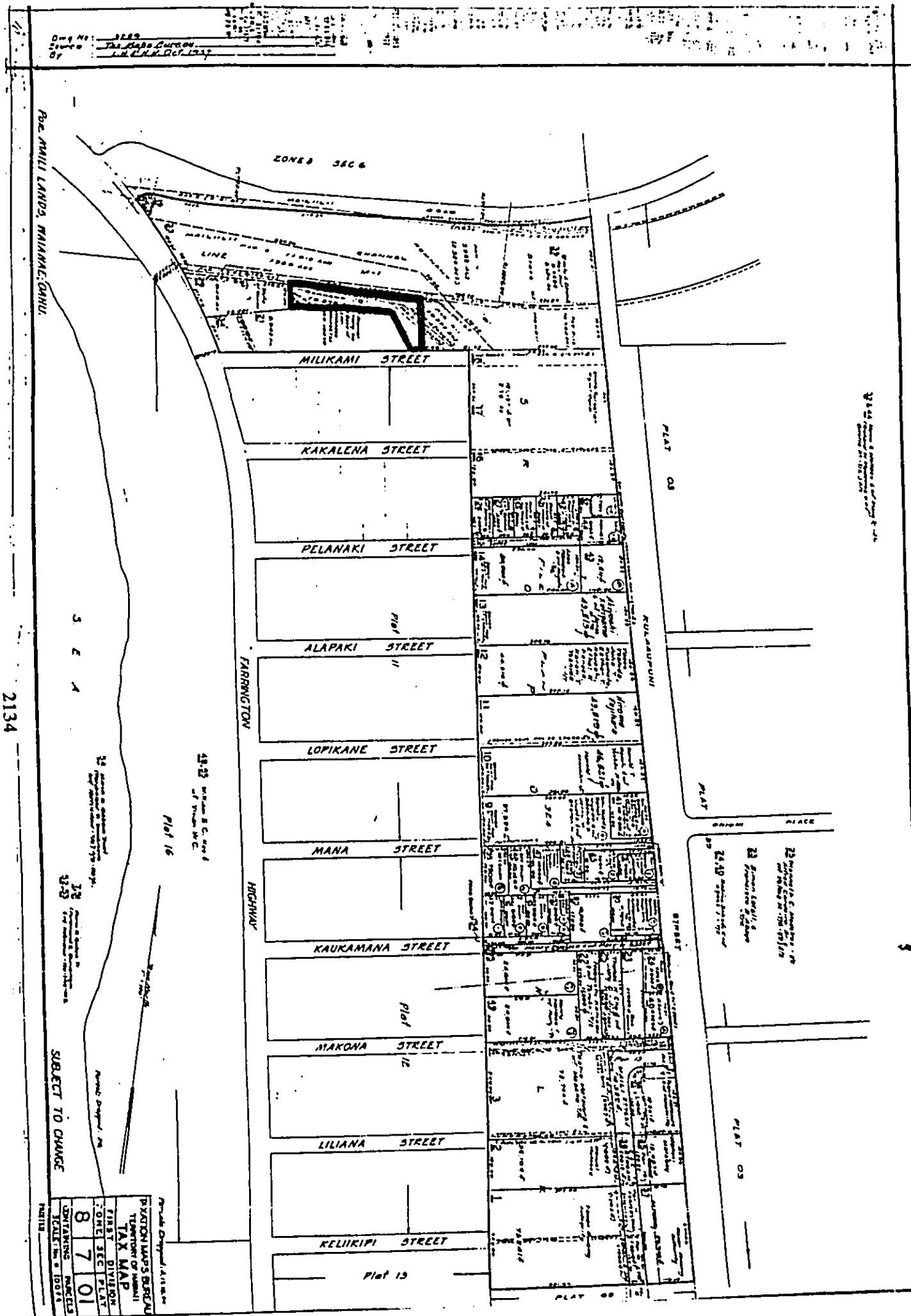


FIGURE 1

0000 00 19 2 182

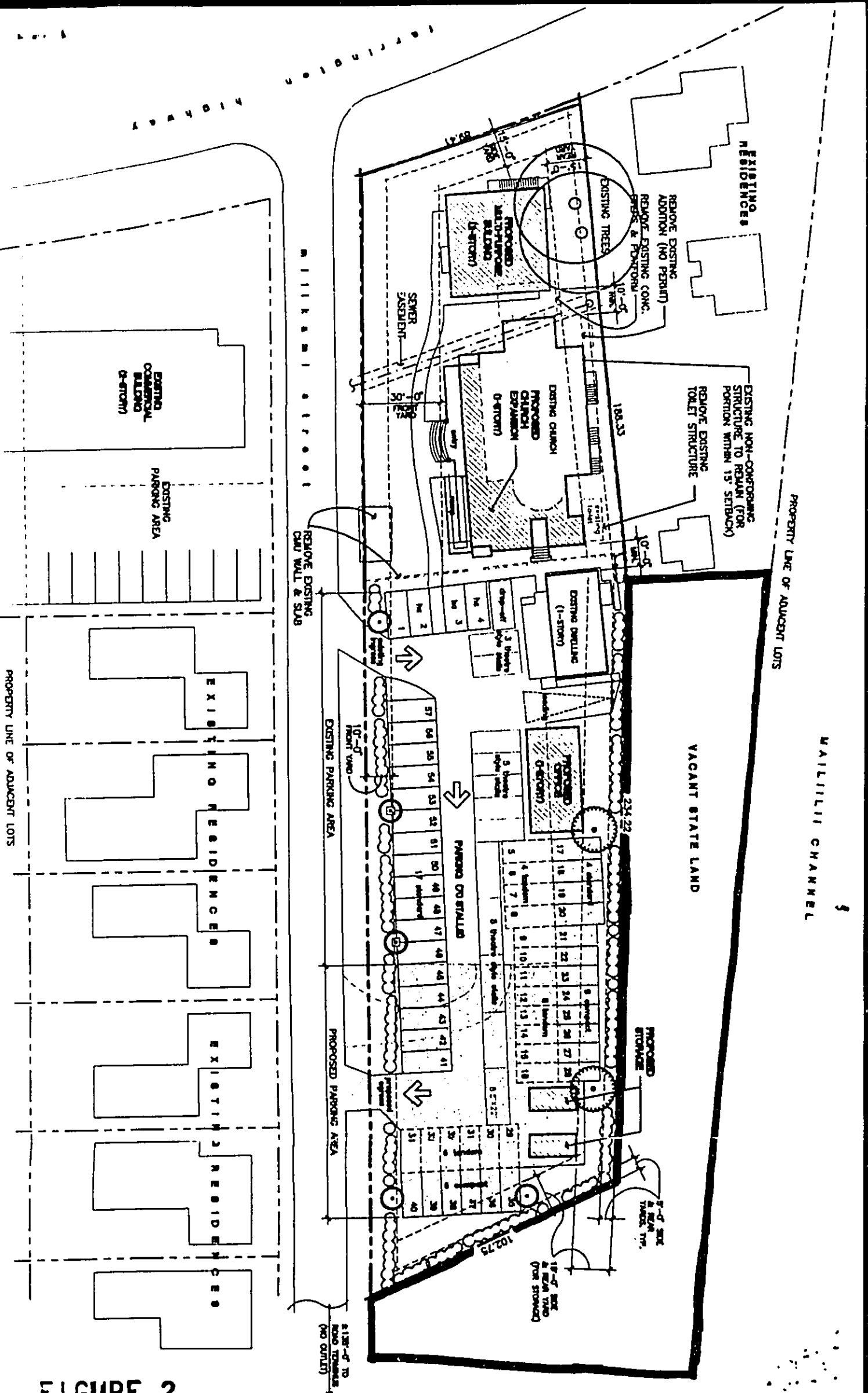
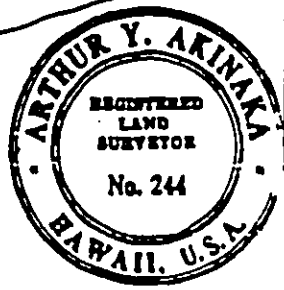
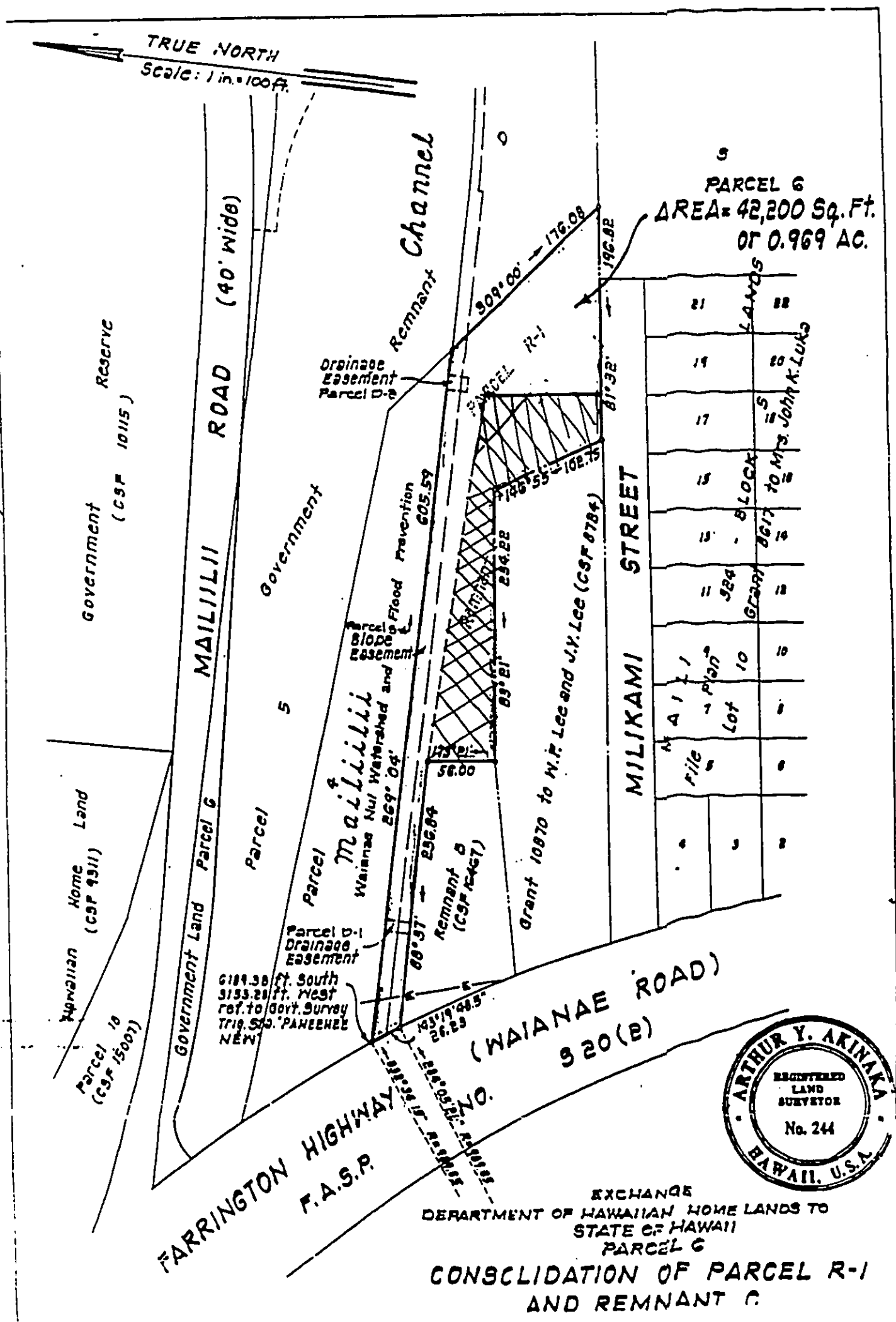


FIGURE 2

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EXCHANGE
DEPARTMENT OF HAWAIIAN HOME LANDS TO
STATE OF HAWAII
PARCEL 6
CONSOLIDATION OF PARCEL R-1
AND REMNANT C.

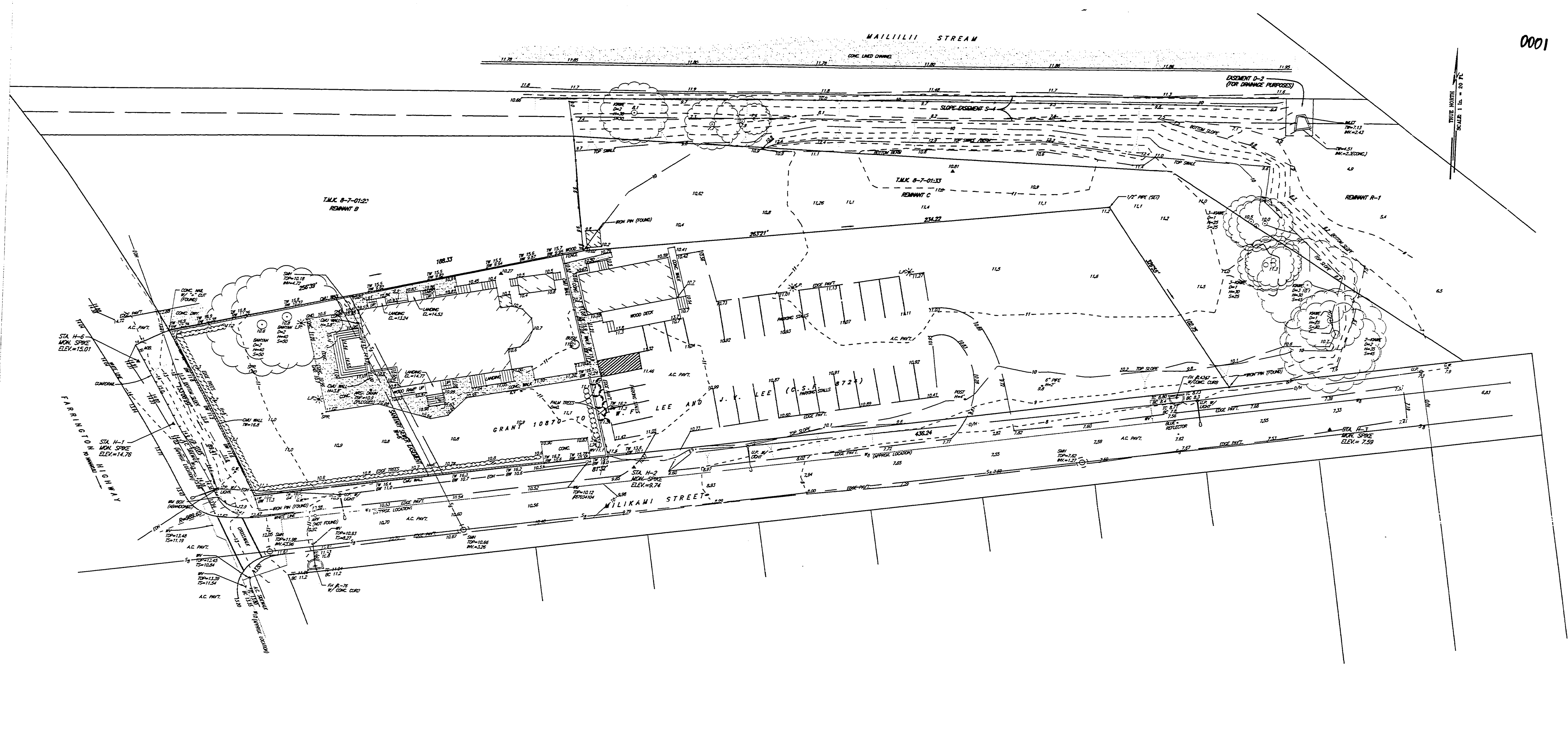
FIGURE 3

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**OVERSIZED
DRAWING/MAP**

**PLEASE SEE
35MM ROLL**

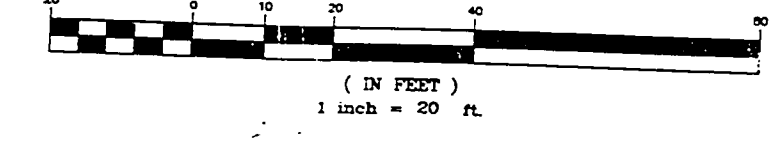
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LEGEND:

AC	ASPHALT CONCRETE	ICV	IRRIGATION CONTROL VALVE
AV	AIR RELEASE VALVE	IM	MANHOLE
BC	BOTTOM CURB	O/H	OVERHEAD ELECTRIC LINE
B	BOTTOM	S	SEWER
BM	BOTTOM WALL	SMH	SEWER MANHOLE
CO	CURB	T	TOP CURB
CD	CURB DIRT	TP	TOP PIPE/TOP PAVT.
CONC.	CONCRETE	TS	TOP STREAM
D	DIAMETER OR DRUM	TV	TOP VALVE
E/ELEC.	ELECTRIC	TM	TOP WALL
FH	FIRE HYDRANT	UP	UTILITY POLE
GRD.	GROUND	W	WATER
H	HEIGHT	WM	WATER METER
HB	HOSE BIB	WV	WATER VALVE

TOPOGRAPHIC SURVEY MAP
 HOLY HILL OF ZION
 FULL GOSPEL CHURCH
 MAIL, WAIANAE, OAHU, HAWAII
 SCALE: 1 IN. = 20 FT.
 TAX MAP KEY: 8-7-01-21 12 MARCH 1996
 JOB NO. 95228 FIELD BOOK: 1277
 CONTROLPOINT SURVEYING, INC.
 1043 WONG HO LANE
 HONOLULU, HAWAII 96814
 GRAPHIC SCALE



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FIGURE 4