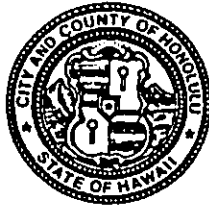


DEPARTMENT OF DESIGN AND CONSTRUCTION
CITY AND COUNTY OF HONOLULU

650 SOUTH KING STREET, 11TH FLOOR
HONOLULU, HAWAII 96813
Phone: (808) 523-4564 • Fax: (808) 523-4567
Web site: www.co.honolulu.us

JEREMY HARRIS
MAYOR



RECEIVED

'01 NOV 15 P1:22

OFF. OF ENVIRONMENTAL
QUALITY CONTROL

RAE M. LOUI, P.E.
DIRECTOR

GEORGE T. TAMASHIRO, P.E.
DEPUTY DIRECTOR

ERIC G. CRISPIN, AIA
ASSISTANT DIRECTOR

IN REPLY REFER TO:
GH-105

November 9, 2001

Ms. Genevieve Salmonson, Director
Office of Environmental Quality Control
235 South Beretania Street, Suite 702
Honolulu, Hawaii 96813

Dear Ms. Salmonson:

Subject: Finding of No Significant Impact (FONSI)
For Banzai Rock Support Park Skateboard Facility
TMK: 5-9-5:15, 59-460 Kamehameha Hwy, Pupukea, Oahu, Hawaii

The City & County of Honolulu's Department of Design and Construction has reviewed the comments received during the 30-day comment period which began on June 8, 2001. The agency has determined that this project will not have significant environmental effects and has issued a FONSI. Please publish this notice in the November 23, 2001 OEQC Environmental Notice.

We have enclosed a completed OEQC Publication Form and four copies of the final EA. Please call Mr. Gregory Hee at 527-6977 if you have any questions.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Raem Loui".

RAE M. LOUI, P.E.

Director

Department of Design and Construction

RML:lk

Enclosures

153

NOV 23 2001

FILE COPY

2001-11-23-OA-FEA-

FINAL ENVIRONMENTAL ASSESSMENT

Banzai Rock Beach Support Park
Skateboard Facility

Paumalu, North Shore District, Oahu, Hawaii

Department of Design and Construction
City and County of Honolulu
650 South King Street
Honolulu, Hawaii 96813

October 2001

FINAL ENVIRONMENTAL ASSESSMENT

***Banzai Rock Beach Support Park
Skateboard Facility***

Paumalu, North Shore District, Oahu, Hawaii

Prepared in Partial Fulfillment of the Requirements
of Chapter 343, Hawaii Revised Statutes and
Hawaii Administrative Rules, Title 11, Chapter 200
Department of Health, State of Hawaii

Prepared for

Department of Design and Construction
City and County of Honolulu
650 South King Street
Honolulu, Hawaii 96813

Prepared by

Bryce E. Uyehara A.I.A., Inc.
2639 South King Street, Suite 203
Honolulu, Hawaii 96826

and

Gerald Park Urban Planner
1400 Rycroft Street, Suite 876
Honolulu, Hawaii 96814

October 2001

PROJECT PROFILE

Project: Banzai Rock Beach Support Park
Skateboard Facility

Proposing Agency: Department of Design and Construction
City and County of Honolulu

Determining Agency: Department of Design and Construction
for Mayor, City and County of Honolulu

Location: Paumalu, North Shore District, Oahu

Tax Map Key: 5-9-05: 15
Landowner: City and County of Honolulu
Land Area: 2.31 acres

State Land Use Designation: Agricultural
General Plan: Rural
Development Plan Area: North Shore
Land Use Map: Agriculture
Public Facilities Map: Park Improvements w/in 6 Years
Zoning: AG-2 General Agriculture
Special Management Area: Inside Special Management Area
Existing Use: Housing (1 dwelling)

Need for Environmental Assessment: Use of County land and funds

Contact Person: *Greg Hee*
Department of Design and Construction
City and County of Honolulu
650 South King Street
Honolulu, Hawaii 96813

Phone: 527-6977

Note: Revisions to the text of the Draft Environmental Assessment appear in bold italic type. Deleted text is shown in [brackets].

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DESCRIPTION OF THE PROPOSED PROJECT

1

The Department of Design and Construction, City and County of Honolulu, proposes to develop recreational facilities on an existing municipal park site in the ahupua'a of Paumalu, North Shore District, City and County of Honolulu, State of Hawaii. The proposed Banzai Rock Beach Support Park is bordered by Kamehameha Highway on the west, vacant land and Sunset Beach Elementary school to the north, and agricultural lots to the south and east. The park site is identified as Tax Map Key 5-9-05: 15 encompassing an area of 2.31 acres. A Location Map and Tax Map are shown in Figures 1 and 2.

A. Conceptual Development Scheme

The location of Banzai Rock Beach Support Park at Sunset Beach across Kamehameha Highway from Pupukea Beach Park (also called Banzai Rock Beach Park) demands a skateboard facility design that is representative of the high energy, radical context usually associated with the pounding winter surf and board surfing on the North Shore. The proposed design is one that is challenging and emphasizes sculptural and flowing hardscape "surfing" opportunities for skaters

B. Technical Characteristics

1. Skating Facilities

The proposed facility is a rectangular shaped urban course to be constructed on the upper half of the lot. The course is approximately 8,400 square feet in area. The facility consists of a combination of concrete banks, curved walls, ledges and obstacles designed specifically for skateboarding.

The skateboard facility will be built out of poured in place concrete. The course will vary approximately 6-7 feet from the top to the lowest point adjacent to the parking lot.

A *Site Plan* is shown in Figure 3.

2. Access and Parking

A 24-foot wide paved driveway on the southwest side of the property (within a 44-foot wide easement) will access a paved parking area planned near the middle of the lot. The road easement is the only permitted access to Kamehameha Highway for the property. *Road improvements required by Subdivision No. 1987 (226) have not been constructed. The Department of Design and Construction will improve the access easement as part of the proposed project (Response to Department of Planning and Permitting Comment).*

An off-street parking lot with thirty stalls is proposed. Four stalls will be reserved for handicap use.

3. Drainage

Permanent drainage facilities are not proposed. On-site runoff will be directed by grade changes towards the middle of the lot and allowed to pond. Ponding runoff will dissipate over time through infiltration or evaporation.

Water collecting in the lower section of the skateboard "bowl" will flow out of the bowl through at-grade openings to be used by skateboarders to enter/exit the skateboard facility.

4. Public Facilities

Water will be brought to the site from an existing municipal water line along Kamehameha Highway.

No restroom facility is proposed for construction at this time. When a comfort station is constructed, wastewater will be disposed via an individual wastewater system using septic tanks for holding solids and a leach field for effluent disposal.

5. Landscaping

Trees, hedges, and ground cover will replace the scrub vegetation found on the premises. Several existing trees will be retained *in situ* or relocated on the property to make way for landscaping and future improvements. The parking area will be landscaped per the requirements of the Land Use Ordinance, City and County of Honolulu. Until such time that a plan for the northern half of the site is developed, the area will be grassed and function as open space.

6. Ancillary Facilities

At this time, there are no plans to either fence the skateboard facility and the park site or to light the facility for night use. Operating hours have not been determined but park hours will be similar to operating hours for other municipal parks.

C. Economic Characteristics

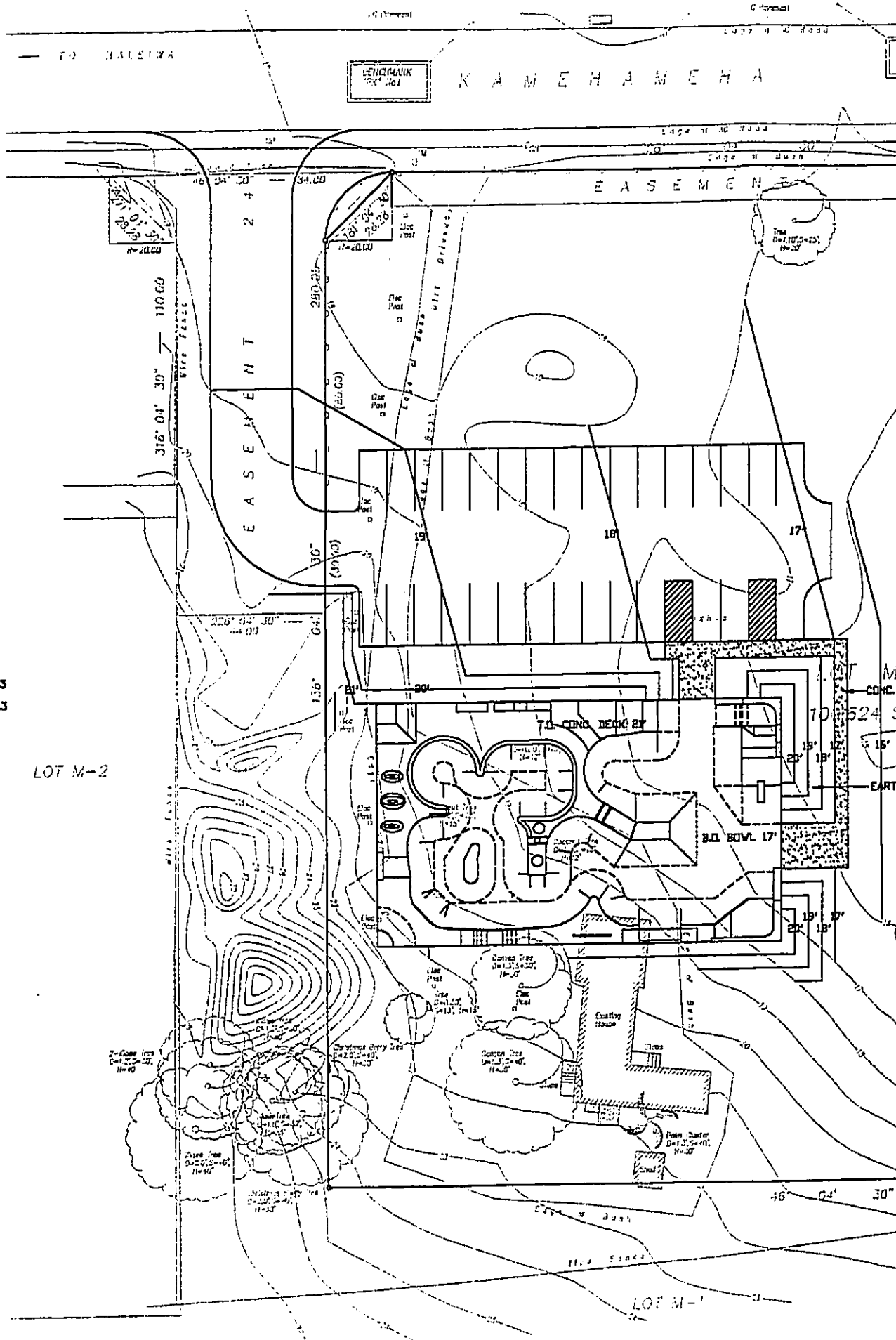
The City and County of Honolulu acquired fee title to the parcel in 1995 and it has been under the jurisdiction of the Department of Parks and Recreation since that time.

The cost of the park improvements is estimated at \$600,000 dollars and will be funded by the City and County of Honolulu. Construction will commence after all necessary permits and approvals are received. *A 6-9 month build out is projected from start-up (Response to Department of Planning and Permitting Comment).*

D. Social Characteristics

A single-family dwelling is located at the upper end of the lot (Street address 59-476 Kamehameha Highway). The dwelling is occupied and the tenant is on a month-to-month tenancy with the City and County of Honolulu. The Department of Budget and Finance has notified the tenant that they will have to vacate the property.

Access and parking for the handicapped will be designed in compliance with rules, regulations, and accessibility standards for outdoor recreation areas of the Americans with Disabilities Act.



PLAN SYMBOL LEGEND

- CONTROL JOINT - SEE DETAIL 4/AX.3
- RAMP
- BOWL RADIUS TRANSITION LINE
- COPING DETAIL - SEE DETAIL 21A/AX.3
- COPING DETAIL - SEE DETAIL 21B/AX.3

ABBREVIATIONS:

- A.C. Asphaltic Cement
- CRM Concrete Rubble Masonry
- D Tree Trunk Diameter
- GI Grate Inlet
- H Tree Height
- Inv. Invert
- S Tree Spread
- UP Utility Pole
- WM Water Meter
- WMH Water Manhole
- 27.04 Existing Spot Elevation

LEGEND:

- Exist. Contour Elev. $\text{---} 20 \text{---}$
- Exist. Elec. Conduit $\text{---} E_{OH} \text{---}$
- Exist. Water Line $\text{---} \text{---}$
- Limits of Grading $\text{---} \text{---}$
- New Spot Elevation 18.00
- New Top of Curb Elevation 1c18.00
- New Bottom of Curb Elevation 1b18.00
- New Top of Drop Curb Elevation 1c18.00
- New Bottom of Drop Curb Elevation 1b18.00
- Direction of Drainage Flow $\text{---} \text{---}$

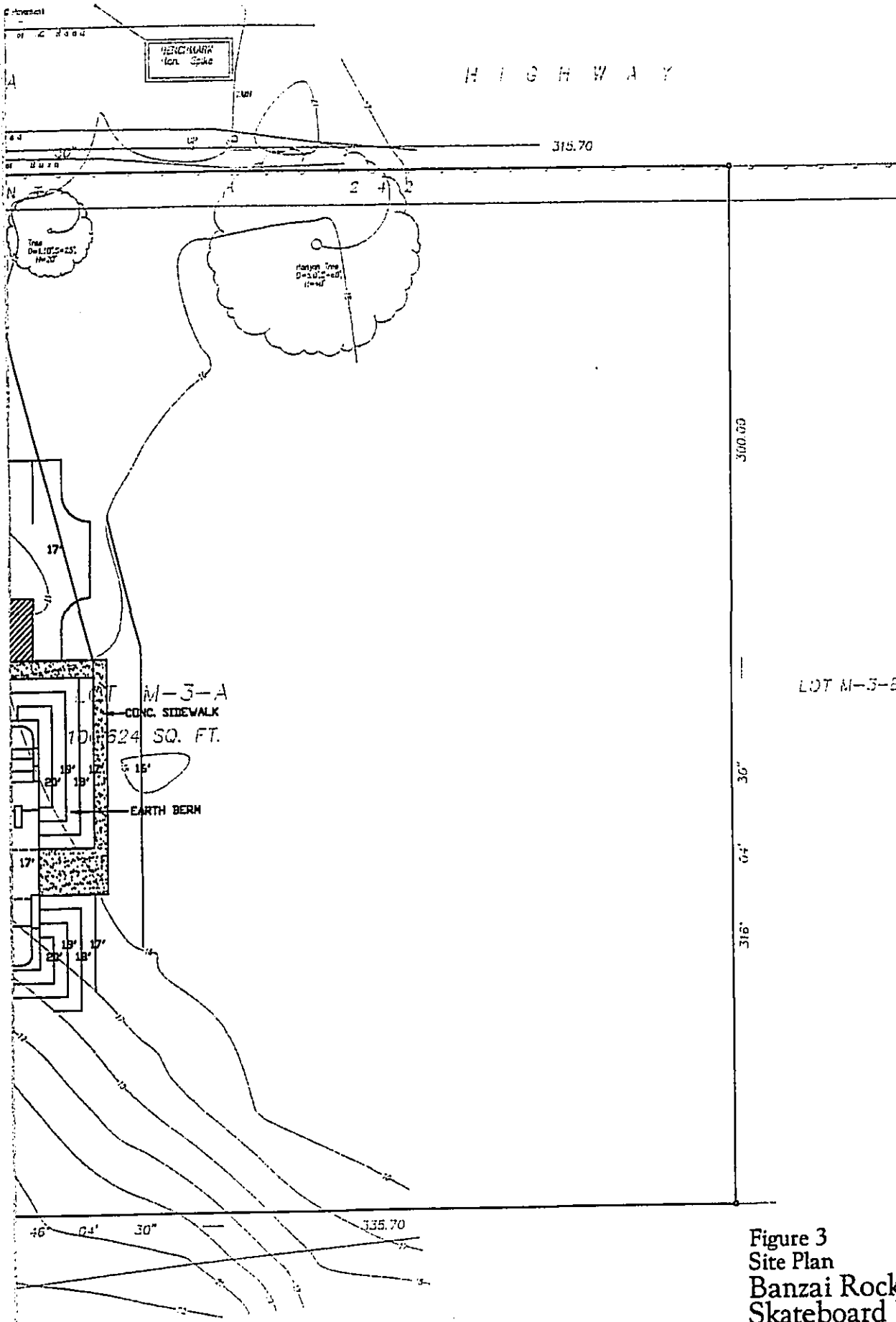


Figure 3
 Site Plan
 Banzai Rock Beach Support Park
 Skateboard Facility

City & County of Honolulu
 NORTH

Sunset Beach, Island of Oahu

LINEAL SCALE (FEET)
 20 10 0 10 20 40

Garaid Park
 Urban Planner
 July 2001

A. Existing Use

Approximately 90% of the lot is vacant and brush-covered. A residential dwelling and yard area located in the southwest corner of the lot and a compacted earth/crushed rock driveway comprise the remaining 10%. The residential dwelling is situated on high ground at the rear of the lot.

Sections of the vacant area were recently bulldozed and vegetation in the path of the bulldozer grubbed.

At the time the City acquired the parcel, it was used for residential rather than agricultural activity of any kind. The current tenant has leased the property since 1995 and is on a month-to-month lease.

Although the lot and surrounding land are zoned agriculture, little agricultural activity of any kind seems to be taking place. Land to the south and east accommodate residential activities and land opposite Kamehameha Highway has been developed for residential subdivision. The land use pattern more closely resembles urban rather than agricultural activities and improvements.

B. Climate

Rainfall along this section of the North Shore averages 44 inches per year with half of all rainfall occurring during the winter months. Temperatures are indicative of Hawaii's semi-tropical climate with temperatures averaging 80°F (and occasionally reaching into the low 90's during the summer months) with lows in the mid 60-70°F for most of the year.

C. Landform

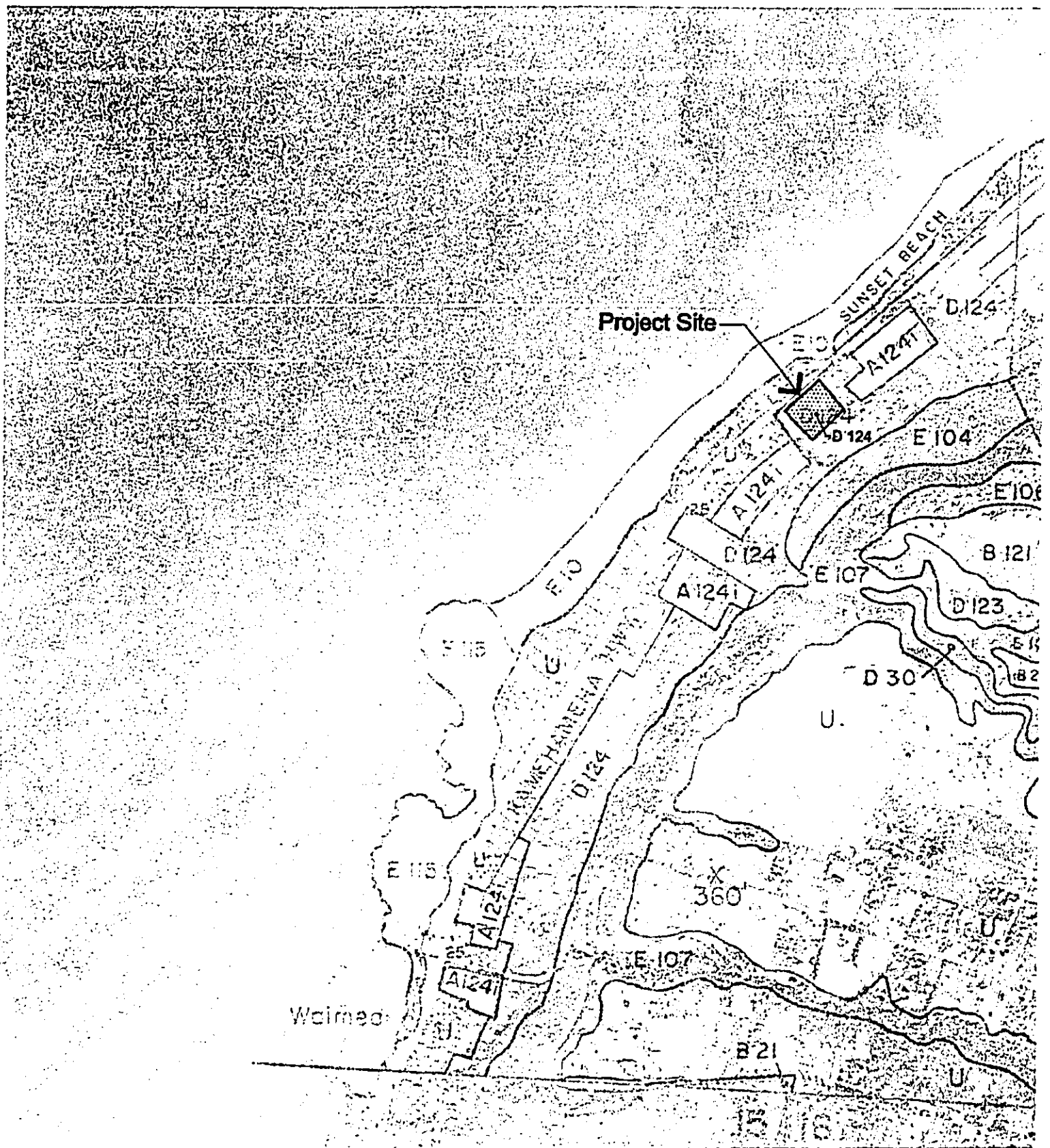
The topography of the site slopes mauka to makai in the direction of Kamehameha Highway. The highest point of the lot is at elevation 24 feet in the southern corner and the low point is at about 15 feet in the northern corner. The lot is relatively flat (about 2% gradient) and no unusual terrain conditions are shown on the topographical survey map (Alcon & Associates, 2000).

D. Soils and Land Type

The Soil Conservation Service (1972) soil map for the area identifies a single soil type---Waialua Silty Clay, 0-3 percent slope---over the property. This soil is used for sugarcane, truck crops, and pasture. The soil is moderately permeable, runoff is slow, and the erosion hazard slight.

Detailed Land Classification Maps (1972) classify the land D124 (See Figure 4). The "D" rating means the land is poorly suited for agriculture and "124" is the land type.

In spite of its poor suitability for agriculture, Agricultural Lands of Importance to the State of Hawaii (ALISH) map rate most of the property as Prime (estimated 90% of the land area) and Other Important Agricultural Land (10 %). The latter designation applies to that portion of the property fronting on Kamehameha Highway.



Legend

A Highest Productivity

B ↑

C ↔

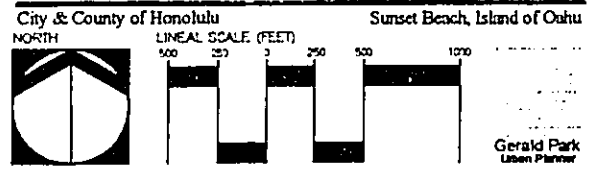
D ↓

E Lowest Productivity

U Urban

Source: Land Study Bureau, 1967.

Figure 4
Detailed Land Classification
Banzai Rock Beach Support Park
Skateboard Facility



By definition, Prime Agricultural Land is land "which has the soil quality, growing season, and moisture supply needed to produce sustained high yields of crops economically when treated and managed according to modern farming methods; Other Important Agricultural Land is land other than Prime or Unique Agricultural Land that is also of statewide or local importance for agricultural use."

E. Flood Hazard and Drainage

The entire lot is designated Zone X on the Flood Insurance Rate Map for the area (See Figure 5). Zone X is defined as "Areas determined to be outside 500-year floodplain (Federal Emergency Management Agency, 2000)." The parcel is outside the delineated coastal high hazard area, but coastal flooding of inland areas can occur, as high waves are known to wash across Kamehameha Highway.

Kamehameha Highway, which fronts the site, is generally level in this area parallel to its baseline. A cross-slope of approximately 2% directs storm water runoff off the pavement and onto the undeveloped shoulder areas where ponding occurs.

There are no drainage improvements within this area of Kamehameha Highway. Runoff which ponds in the roadway shoulder area dissipates over time through infiltration and evaporation.

Storm water runoff generated on-site generally sheet flows toward the middle of the site and ponds. As is the case with ponding in the roadway shoulder area fronting the site, runoff which ponds on-site dissipates over time through infiltration and evaporation. The total runoff generated by the site under a 50-year storm event is approximately 3.81 cfs (Alcon & Associates, 2001).

F. Flora

With the exception of the occupied section of the property, the property is covered almost entirely by koa haole (up to 15 feet in height) and Guinea grass. A bulldozer recently cut swaths through the lot for a topographic survey and all vegetation grubbed within the 10-12 foot wide swath. A single banyan tree and several milo grow in the northeast corner of the lot. Ipomea blankets the tops of the koa haole in several areas.

No attempt was made to survey the vegetation on the occupied portion. Plants observed in this area are primarily common ornamentals used in landscaping.

G. Fauna

No wildlife was observed at the time of our field survey. More than likely, mongoose and various species of rats browse or have established habitats on-site.

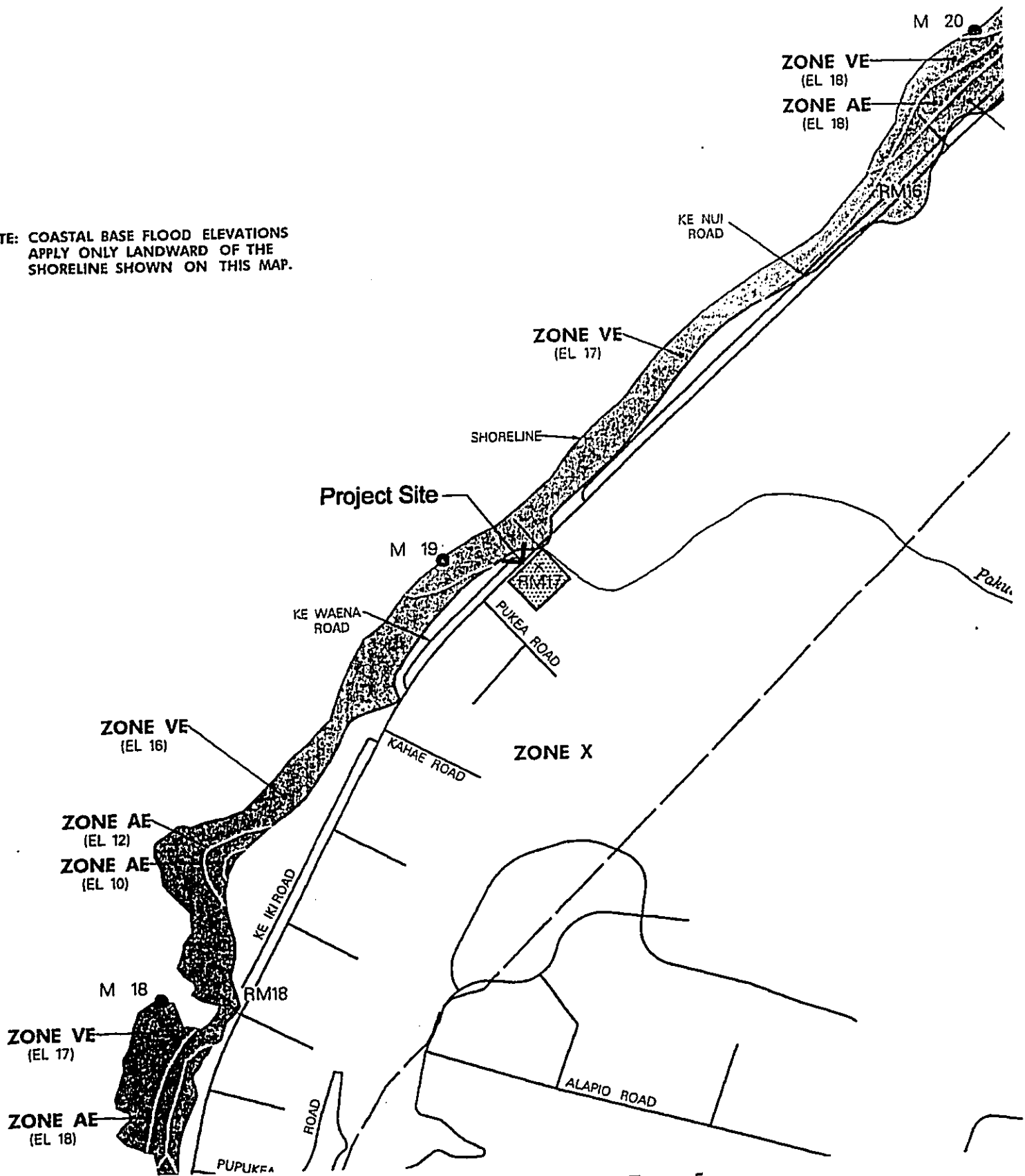
Barred dove and ricebird were the only avifauna noted.

H. Archaeological Features

Surface archaeological features, artifacts, or cultural deposits were not observed on the property.

Archaeological resource information obtained from an environmental assessment for a nearby drain replacement project (Kahauola Street Relief Drain, 2000) report that three burial sites have been encountered in the vicinity of the APE (area of potential effect). Several of the burials were found in

NOTE: COASTAL BASE FLOOD ELEVATIONS APPLY ONLY LANDWARD OF THE SHORELINE SHOWN ON THIS MAP.

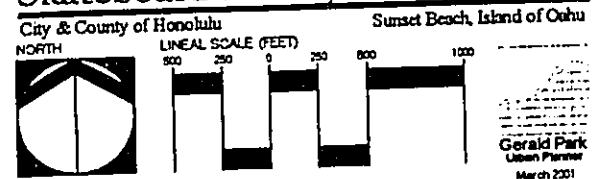


Legend

- Special Flood Hazard Zone Inundated by 100-Year Flood
- Zone AE Base Flood Elevation Determined.
- Zone VE Coastal Flood with Velocity Hazard (Wave Action); Base Flood Elevation Determined.
- Zone X Areas Determined to be Outside 500-Year Floodplains.

Source: Federal Emergency Management Agency
 Flood Insurance Rate Map
 Map Number 15003C0020 E
 Date: November 20, 2000.

Figure 5
 Flood Insurance Rate Map
 Banzai Rock Beach Support Park
 Skateboard Facility



unconsolidated beach sand that eroded. Construction activities at Ehukai Beach Park (Sunset Beach) have encountered other burials as well as midden and fire pits in a cultural layer.

I. Water Resources

1. Streams

The lower reach of Paukulena Stream, an intermittent stream, enters the property near the southeast corner and meanders down hill within an undefined watercourse in the direction of Kamehameha Highway about 40 feet inside the property line. The dry stream turns to the north at about the middle of the property and enters an adjoining lot and drains in the direction of the ocean. Water is passed under Kamehameha Highway through two box culverts. The culverts are partially filled with sand that needs to be removed periodically to prevent blockage.

At the time of our field survey, no water (and hence flow) was observed in Paukulena Stream.

2. Wetlands

There are no wetlands on the property. The nearest identified wetlands are the Waimea Wetland and Estuary at Waimea Bay about 1 mile to the south and Kalou Marsh at Waialea about 3 miles to the north.

3. Groundwater

Based on aquifer classification records (Mink and Lau, 1990), the geographic area roughly between Haleiwa and Waialea is situated over the Kawaihoa aquifer system of the North aquifer sector. Two basal aquifers have been identified: the first, Aquifer/Status Code: 30403116/12211 is a basal, unconfined aquifer; the second, Aquifer/Status Code 30403121/12313 is an confined aquifer. Based on the status codes (the five digits following the slash), both aquifers are currently used, considered ecologically important, and irreplaceable. The first aquifer is low in salinity (versus moderate salinity for the second) and highly vulnerable to contamination (versus low vulnerability to contamination for the second).

J. Land Use Controls

The property is classified Agricultural by the State Land Use Commission, general planned Rural, designated Rural Community on the North Shore *Sustainable Communities Plan* Land Use Map, and zoned AG-2 General Agriculture. *The North Shore Public Infrastructure Map (PIM) shows a symbol for the Banzai Roack Beach Support Park. Therefore, a PIM amendment will not be required for the skateboard facility (Department of Planning and Permitting Comment Letter, 2001).*

The Rural Community designation applies to that area of Sunset Beach between Waimea Bay on the south and Waialea on the north. The rural community is delineated by a Rural Community Boundary "to define, protect, and contain communities in which the General Plan designates "rural" and which exhibit the physical characteristics of rural lifestyles ...where appropriate, this boundary also contains open space elements, the preservation of which is essential to the character of the rural community being defined. They may include lands designated "park," "agriculture," "preservation," or areas with development related hazards such as steep slopes or unstable soils (Department of Planning and Permitting, 1999)."

The proposed Banzai Rock Beach Support Park is defined as a "public use". Public uses and structures are a permitted use in the AG-2 zoning district (Land Use Ordinance). *The site is within the State Land Use Agricultural District. However, a State Special Permit will not be required. As proposed now, the facility will be permitted under Section 205-4.5 (a)(6) of the Hawaii Revised Statutes (Department of Planning and Permitting Comment Letter, 2001).*

The lot is within the County delineated Special Management Area and a Special Management Area Use Permit will be required prior to development.

K. Public Facilities

Kamehameha Highway, a two-lane undivided state highway, adjoins the northeast boundary of Banzai Rock Beach Support Park. Its 24-foot wide paved surface lies within a 50-foot right-of-way where it passes the park. The highway is without curbs, gutters, and sidewalks. The posted speed limit is 35 mph, however, a 25 mph sign is posted just north of the project site to alert motorists of a nearby school (Sunset Beach Elementary School).

The makai side of the right-of-way has been designated a bike path.

An 8-inch Board of Water Supply water line is located within Kamehameha Highway. Water service to the lot is via 5/8" meter. *The Board of Water Supply reported that the meter was ordered off in May 2001 (BWS Comment Letter, 2001).*

Hawaiian Electric Company, Verizon Hawaii Incorporated (formerly GTE Hawaiian Tel), and Oceanic Cable power, telephone, and CATV systems respectively are strung on overhead distribution lines along the mauka side of Kamehameha Highway.

There is no municipal sewerage system serving the project area. Domestic wastewater is disposed of in individual wastewater systems.

L. Parks

Most if not all the parks between Waimea Bay and Waialea Beach Park are beach parks. The City's four major beach parks in this area--Waimea Bay, Pupukea, Ehukai, and Sunset Beach--total about 78 acres of shoreline and back beach areas for public recreation and convenience facilities (Department of Parks and Recreation, 1997).

There are no skateboard park facilities in this area of Oahu. A skateboarding facility is proposed for Haleiwa Beach Park Mauka in Haleiwa.

M. Protective Services

Fire protection originates from the Sunset Beach Fire Station about 2 miles south of Banzai Rock Support Park. If required, the fire apparatus stationed at the Kahuku Fire Station can be called for back up.

Police protection originates from the Wahiawa Police Station located in Central Oahu. There is no police substation on the North Shore.

SUMMARY OF POTENTIAL ENVIRONMENTAL IMPACTS AND MEASURES TO MITIGATE ADVERSE EFFECTS

3

A. Assessment Process

The scope of the project was discussed with planners of the Department of Design and Construction, the consulting architect, and others comprising the design team. State and County agencies were consulted for information relative to their jurisdiction, expertise, and areas of concern. Time was spent in the field noting site conditions and conditions in the vicinity of the proposed park. From the discussions and field investigations, existing conditions and features that could be affected by or affect the project were identified. These influencing conditions are:

- The park site is not located in a flood hazard area;
- There are no recorded historic features on the premises;
- There are no rare, threatened, or endangered flora on the premises;
- The site is free of geological and hydrological hazards;
- There are no wetlands on the property;
- A section of Pakulena Stream, an intermittent stream, flows inside the northern section of the property;

B. Short-term Impacts

1. Air Quality

Construction will temporarily affect air quality and the acoustical environment. Grubbing, grading, trenching, stockpiling, backfilling and other soil (or sand) moving activities will raise fugitive dust at construction sites which can settle in adjoining areas. Windy conditions coupled with exposed soil can create severe dust problems. The general contractor will employ on and off-site dust control measures to prevent the work site and construction equipment and activities from becoming significant dust generators. Control measures shall comply with Chapter 60.1, Air Pollution Control, Title 11, Department of Health, State of Hawaii (and revisions thereto).

Most construction equipment and vehicles are diesel powered and emit exhaust emissions typically high in nitrogen dioxide and low in carbon monoxide. The Federal and State nitrogen dioxide standard --100mg/m³ per annum--which is an annual standard, is not likely to be exceeded during construction. Carbon dioxide emissions should be less than that generated by automobile traffic on adjoining streets. Aldehyde odors from diesel equipment may be detected but should be dispersed by the prevailing winds.

2. Noise

Like fugitive dust, construction noise cannot be avoided. The park site is bounded by residential and agricultural uses. Residential properties are considered noise sensitive areas and construction noise will clearly be audible as construction work takes place nearby. Exposure to noise will vary by construction phase, the duration of each phase, and the type of equipment used during the different phases. Maximum sound levels in the range of 82-96 db(A) measured at 50 feet from the source would be generated by heavy machinery during the site work phase. After site work is completed,

reductions in sound levels, frequency, and duration can be expected during actual construction of the skateboard facility, parking lot, and access driveway.

Community Noise Control regulations establish maximum permissible sound levels for construction activities occurring within "acoustical" zoning districts. Based on the agriculture zoning of the area, the project is considered to be located in the Class C zoning district for noise control purposes. The maximum permissible daytime sound level in the district is 70 dBA all day (Chapter 46, Community Noise Control, 1996).

In general, construction activities cannot exceed the permissible noise levels for more than ten percent of the time within any twenty-minute period except by permit or variance. Any noise source that emits noise levels in excess of the maximum permissible sound levels cannot be operated without first obtaining a noise permit from the State Department of Health. Although the permit does not attenuate noise per se it regulates the hours during which excessive noise is allowed.

The general contractor will be responsible for obtaining and complying with conditions attached to the permit. Work will be scheduled between the hours of 8:00 AM to 3:30 PM Mondays through Fridays. The contractor will also ensure that construction equipment with motors are properly equipped with mufflers in good operating condition.

Construction noise will be audible over the entire development period. All construction activities will comply with Chapter 46 Noise Control for Oahu and Chapter 42, Vehicular Noise Control for Oahu, Title 11, Administrative Rules, Department of Health.

3. Erosion

Site work will expose soil thus creating opportunities for erosion (fugitive dust and suspended sediment in runoff). Grubbing, grading, and stockpiling of excavated or imported material will be performed in accordance with the erosion control ordinance of the City and County of Honolulu, grading plans approved by the Department of Planning and Permitting, City and County of Honolulu.

Preliminary estimates indicate there will be no excavation for the skateboard facility. Approximately 250 CY of fill is estimated for embankments; thus the skateboard facility essentially will be built up from existing ground. Based on standard practices, the area to be graded is calculated at 0.144 acres (Response to Department of Planning and Permitting Comment).

Best Management Practices (BMPS) for erosion and drainage control during construction will be incorporated into grading plans. Construction work will not exceed five (5) acres in area thus a NPDES General Permit Authorizing Discharges of Storm Water Associated with Construction Activity will not be required from the State Department of Health.

4. Archaeological Features

The Historic Preservation Division, Department of Land and Natural Resources commented that "because of the past and recent alteration to the land it is unlikely that historic sites would remain and therefore, we believe that this project will have "no effect" on significant historic sites (SHPD Comment Letter, 2001)."

Should excavation unearth subsurface archaeological sites, artifacts, or cultural deposits, work in the immediate area will cease and historic authorities notified for proper disposition of the finds.

5. Flora

The site will be grubbed and cleared of most vegetation except for several trees that will be retained and incorporated into the landscaping of the site. No threatened or endangered plants were observed growing on the premises.

6. Traffic

Some construction work in the Kamehameha Highway right-of-way may be required. The contractor will implement measures to minimize inconvenience to motorists, pedestrians, and bicyclists during construction. These measures would include but are not limited to:

- Keeping one lane of traffic open at all times;
- Posting warning signs on both sides of the work area to alert motorists of road work and to slow traffic speed;
- Positioning traffic cones or other directional devices in the roadway to guide vehicles around work areas;
- Posting flagmen to assist in traffic control;
- Limiting construction to between 8:00 AM and 3:30 PM, Monday through Friday.

The road section affected by construction will be restored to pre-construction condition or better. Open trenches will be covered with steel plates at the end of each working day and safety devices posted during night hours.

Construction vehicles hauling men and material will contribute to traffic on Kamehameha Highway. Material deliveries will be scheduled to minimize impacts on local traffic. Heavy vehicles traveling to and from the project area will comply with the provisions of Chapter 42, Vehicular Noise Control for Oahu, Title 11, Hawaii Administrative Rules.

C. Long-term Impacts

1. Recreation

Development of the 2.1-acre Banzai Rock Beach Support Park will increase the number and acreage of improved parks on the North Shore and in the City and County of Honolulu and open up a heretofore vacant and undeveloped public park site.

The planned skateboard park supports the overall general recreation policy and guideline in the North Shore Sustainable Communities Plan to "provide additional parks and facilities". The fact that there are limited facilities for the youth of the region (and no skateboarding facilities) and in recognition of the need to provide for their recreational needs, the project also supports the policy "to provide more youth activities, programs, and facilities on the North Shore." In accomplishing these objectives, it is anticipated that this facility will attract skateboarders of all ages to skate and test their individual skills and, as such the facility will be contributing positive recreation benefits to the region and the County.

The project is not proposed on or fronting Pupukea Beach thus will neither affect recreational use of the beach and shoreline nor preclude access to the beach and shoreline.

2. Scenic and Open Space

The proposed improvements should not adversely affect coastal scenic and open space resources along Kamehameha Highway or mauka facing views from the highway. The Coastal View Study Maps (Exhibit No. 7) for the North Shore (Department of Land Utilization, 1987) did not identify any significant stationary views mauka of Kamehameha Highway in the vicinity of the proposed park. The Study, however, does cite the foothills and upland bluff areas further mauka of the project site as important coastal landforms.

To correct for this omission and to emphasize the importance of mauka views, the North Shore Sustainable Communities Plan identifies "Mauka views of the Koolau Mountains and Pali along Kamehameha Highway from Haleiwa to Waialea" as an important scenic resource. Mauka views should not be adversely affected by the proposed improvements that are sited to take advantage of the sloping topography and are below the height limits imposed by zoning.

The skateboard facility is set back about 180 feet from the centerline of Kamehameha Highway and buffered from the road by the parking lot. Parking lot landscaping will also aid in screening the facility from views from the road.

3. Coastal Ecosystems

The project is not proposed in an area of open waters, potential fisheries and fishing grounds, and wildlife habitats. There are no wetlands, perennial streams, lakes, or other bodies of water comprising coastal ecosystems on the premises.

The project is not proposed along the shoreline thus there should be no effect on beach processes.

4. Coastal Hazards

The property is located outside the 100-year flood hazard area and coastal high hazard area delineated for this section of the North Shore.

5. Land Use and Agriculture

Although State and County land use controls designate the property for agricultural uses, the property has not been used for sustainable agricultural activity since acquired by the City in 1995. Based in part on the historical uses of the property and the absence of active agricultural activity, it is anticipated that developing the property for the proposed use will not adversely impact agricultural pursuits in the area.

6. Drainage

The proposed improvements are not expected to have any measurable impact upon the existing drainage condition within the Kamehameha Highway right-of-way. On-site drainage patterns will be maintained with runoff sheet flowing toward the middle of the site and ponding. The total runoff generated on-site during a 50-year storm event will increase to approximately 3.93 cfs. This increase is expected to have minimal impact to the on-site ponding and no impact to surrounding properties.

7. Social Considerations

The development of Banzai Rock Beach Support Park is intended to benefit the general public. There is, however, a social cost to the family residing on the lot who will have to relocate and find living arrangements elsewhere. The family is on a monthly lease with the City and is aware of plans to construct a park on the site. The City will provide sufficient notice to vacate the premises and make available relocation assistance to minimize the cost of relocation.

8. Operational

The sound of laughter, talking, and skateboards grinding concrete will be audible in adjoining areas at all times the facility is open. These impacts are unavoidable as they are to be expected from users enjoying a desired and needed recreation facility.

Locating the skateboard arena away from residential areas makai of Kamehameha Highway and adjoining agricultural lots on the south and east should help to mitigate noise. In addition to distance as a mitigating factor, landscaping the facility and parking lot and existing noise from vehicles on Kamehameha Highway should further aid in noise attenuation.

Operating hours have not yet been determined. More than likely the operating hours of the park will coincide with similar recreation facilities operated and maintained by the Department of Parks and Recreation, City and County of Honolulu.

Officers of the Honolulu Police Department would have the primary responsibility of routinely patrolling the park and removing violators of park rules and city ordinances. *The Police Department commented that "we expect an impact on police services as a result of this project since parks are generally a source of complaint calls (HPD Comment Letter, 2001)."*

The Honolulu Fire Department commented that "the facility would not have an adverse impact on services provided by the Honolulu Fire Department (HFD Comment Letter, 2001)."

9. Public Facilities

a. Circulation and Parking

The skateboard facility will attract users to this park and there will be times when the parking lot will fill and cars will park along the road shoulder. This scenario is no different from what now occurs at locations along the North Shore during surfing events when there are more vehicles than places to legally park

It is expected that traffic on Kamehameha Highway will slow as vehicles negotiate the congested road, parked vehicles, and pedestrians. Again, this is not an uncommon occurrence during the winter when storm surf rolls on to the North Shore and residents, visitors, surfers, and photographers clog the beaches and highways to watch surfing, body surfing, or body boarding events or the spectacular ocean waves that rise and crash onto the shore.

Skateboarders may also arrive by TheBus. A bus stop is located on Kamehameha Highway on the north end of the property. TheBus might be the principal means for youngsters in the region to access the skateboard park.

b. Water

Water is available and adequate to serve the irrigation requirements for the park.

c. Wastewater

No wastewater facilities are proposed for this phase of construction. Portable toilets may be positioned on-site until such time that a permanent wastewater facility is built. *The nearest comfort station is located at Ehukai Beach Park about 0.5 miles away (Response to Department of Planning and Permitting Comment).*

A. No Action

A 'No Action' alternative would preclude the occurrence of all impacts, short and long term, beneficial and adverse described in this Assessment. The No Action alternative would forego construction of a public recreation facility and recreation opportunities and maintain the status quo of the support park.

B. Alternative Plan

An alternative plan proposed constructing three separate but integrated skating facilities over the entire site. The facilities included an urban course and urban flats with obstacles, snake course, and double bowl. The different facilities would have offered different levels of difficulty to test their skills. Parking was to be located in the upper portion of the site and the lower northeast corner of the site was planned for passive recreation. A comfort station would have been built at a location accessible from the three skating facilities. This alternative was dropped from consideration because *the site was deemed too small to accommodate the skating facilities and ancillary facilities such as off-street parking.*

AGENCIES AND ORGANIZATIONS [TO BE] *CONSULTED IN THE
PREPARATION OF THE ENVIRONMENTAL ASSESSMENT*

5

*The Draft Environmental Assessment for the Banzai Rock Beach Support Park Skateboard Facility was published in the Office of Environmental Quality Environmental Notice of June 8, 2001 and June 23, 2001. Publication initiated a 30-day public review period ending on July 9, 2001. The Draft Environmental Assessment was mailed to agencies and organizations below. An asterisk * identifies agencies and organizations that submitted written comments during the review period. All comment letters and responses are found in Appendix A.*

City and County of Honolulu

- *Board of Water Supply
- Department of Planning and Permitting
- *Department of Parks and Recreation Services
- Department of Transportation Services
- *Police Department
- *Fire Department

State of Hawaii

- Department of Land and Natural Resources
 - *Historic Preservation Division
- *Department of Health
 - *Office of Environmental Quality Control
- Department of Transportation
- [Disability and Communications Access Board]

Other

- Hawaiian Electric Company
- GTE Hawaiian Telephone Company
- North Shore Neighborhood Board No. 27
- *Councilmember Rene Mansho (Information Meeting on June 27, 2001)
- The Honorable Robert Bunda
- The Honorable Michael Magaoay
- Kahuku Public Library (Placement)
- Waialua Public Library (Placement)

PERMITS AND APPROVALS

6

Permits and approvals required for the project are indicated below. Additional permits and approvals may be required pending final construction plans.

<u>PERMIT/APPROVAL</u>	<u>AUTHORITY</u>
City and County of Honolulu	
Special Management Area Permit	City Council
Grubbing, Grading, and Stockpiling Permit	Department of Planning and Permitting
Building Permit for Building, Electrical, Plumbing Sidewalk/Driveway and Demolition Work	Department of Planning and Permitting
Permit to Excavate Public Right-of-Way (Trenching)	Department of Planning and Permitting
Water and Water System Requirements for Developments	Board of Water Supply
State of Hawaii	
Variance From Pollution Controls	Department of Health
NPDES General Permits	Department of Health
Discharge of Hydrotesting Water	
Discharges Associated with Construction Activities	
Permit to Perform Work within State Highway Right-of-Way	Department of Transportation

DETERMINATION OF SIGNIFICANCE

7

Chapter 200 (Environmental Impact Statement Rules) of Title 11, Administrative Rules of the State Department of Health, establishes criteria for determining whether an action may have significant effects on the environment (§11-200-12). The relationship of the proposed project to these criteria is discussed below.

- 1) **Involves an irrevocable commitment to loss or destruction of any natural or cultural resource;**

[Cultural] *Archaeological* resources were not observed on the subject property. Koa haole and Guinea grass constitute the primary natural resource and they are not unique to the property. Both species are found on adjoining vacant and are not considered to be significant.

- 2) **Curtails the range of beneficial uses of the environment;**

The project will not curtail the range of beneficial uses of the environment. The City and County of Honolulu acquired the lot in 1995 for future park and recreation development.

- 3) **Conflicts with the state's long-term environmental policies or goals and guidelines as expressed in chapter 344, Hawaii Revised Statutes, and any revisions thereof and amendments thereto, court decisions or executive orders;**

The project does not conflict with long-term environmental policies, goals, and guidelines of the State of Hawaii.

- 4) **Substantially affects the economic or social welfare of the community or State;**

The project will not substantially affect the economic or social welfare of the State.

- 5) **Substantially affects public health;**

Public health should not be adversely affected by the proposed project.

- 6) **Involves substantial secondary impacts, such as population changes or effects on public facilities;**

The proposed project will not initiate population changes in the area. Because there is no other skateboard facility in this part of the North Shore, the facility will attract skateboarders from North Shore communities and island-wide.

- 7) **Involves a substantial degradation of environmental quality;**

Environmental quality should not be substantially degraded as a result of the project. The site is overgrown with scrub vegetation, which forms a thick buffer between Kamehameha Highway and a residential dwelling at the back of the lot. Clearing the lot of scrub vegetation and constructing a facility desired by the immediate community is seen as a positive contribution to environmental quality.

On the other hand, constructing a recreation facility at this site may affect the environmental quality of those living next to the park site. The park will attract skateboarders (young and old) who will contribute vehicle traffic and generate noise in a setting generally devoid of these conditions. These impacts may be acceptable to some *people* but others may be adversely affected by such nuisances.

- 8) Is individually limited but cumulatively has considerable effect upon the environment or involves a commitment for larger actions;**

The project is not the precursor for a larger action. It is, however, part of on-going capital improvement programs to develop new parks and recreation opportunities for residents of and visitors to the City and County of Honolulu. In time, it is anticipated that the remainder of the park will be improved with facilities compatible with skateboarding.

- 9) Substantially affects a rare, threatened or endangered species, or its habitat;**

There are no rare, threatened or endangered flora or fauna on the premises.

- 10) Detrimentially affects air or water quality or ambient noise levels;**

Ambient air quality will be affected during construction by fugitive dust and combustion emissions but can be controlled by measures stipulated in this Assessment. Construction noise will be pronounced during site preparation work but should diminish once the "bowl" and parking area are completed. All construction activities will comply with air quality and noise pollution regulations of the State Department of Health.

- 11) Affects an environmentally sensitive area such as a flood plain, tsunami zone, erosion prone area, geologically hazardous land, estuary, fresh water, or coastal waters.**

The project is not proposed in an environmentally sensitive area identified above.

- 12) Substantially affects scenic vistas and view planes identified in county or state plans or studies, or**

The low-rise, low-density improvements will not significantly affect scenic vistas identified in county plans for the area. Located on the mauka side of Kamehameha Highway, the proposed facility will not obstruct public views of the shoreline from the roadway. The proposed improvements are at or below existing grade and stand no taller than residences nearby. The proposed improvements will not interfere with views towards the mountains.

- 13) Requires substantial energy consumption.**

There are no plans at this time to bring electrical power to the site thus there should be no effect on energy use. It could also be argued that energy consumption will decline when the existing tenant relocates to a different site.

Based on the above criteria, the Banzai Rock Beach Support Park Skateboard Facility will not result in significant adverse environmental impacts and an Environmental Impact Statement should not be required.

REFERENCES

Alcon & Associates, Inc. 2000. Topographic Survey Banzai Rock Beach Support Park.

Chu, Michael S. and Robert B. Jones. 1987. *Coastal View Study*. Prepared for City and County of Honolulu, Department of Land Utilization.

Department of Planning and Permitting, City and County of Honolulu. 1999. *Land Use Ordinance*.

_____. 1999. *North Shore Sustainable Communities Plan*.

Department of Parks and Recreation. 1997. *Index of O'ahu Parks and Facilities*. City and County of Honolulu, Jeremy Harris, Mayor.

Earth Tech Inc. 2000. Kahauola Street Relief Drain Sunset Beach, Oahu. Prepared for Department of Design and Construction, City and County of Honolulu.

Federal Emergency Management Agency. 1990. *Flood Insurance Rate Map*. Community Panel No. 15001 0005B.

Park, Gerald Urban Planner. 2000. *Field Observation*.

Planning Department, City and County of Honolulu. 1983. *North Shore Development Plan Land Use Map and Public Facilities Map*. Ordinance No. 83-10.

_____. *Koolauloa Development Plan Land Use Map and Public Facilities Map*. Ordinance No. 83-9.

U.S. Department of Agriculture, Soil Conservation Service. 1972. *Soil Survey Report for Islands of Kauai, Oahu, Maui, Molokai, and Lanai, State of Hawaii*. In Cooperation with the University of Hawaii Agricultural Experiment Station.

APPENDIX A

COMMENT LETTERS AND RESPONSES



BENJAMIN J. CAVETANO
DIRECTOR

GENEVIEVE SALMONSON
DIRECTOR

STATE OF HAWAII
OFFICE OF ENVIRONMENTAL QUALITY CONTROL
SUITE 271
210 SOUTH BERETANIA STREET
HONOLULU, HAWAII 96813
TELEPHONE: (808) 586-4188
FACSIMILE: (808) 586-4189

June 4, 2001

Rae Loui, Director
Department of Design & Construction
650 South King Street
Honolulu, Hawaii 96813

Attention: Mike Sakamoto

Dear Ms. Loui:

Subject: Draft Environmental Assessment (EA) for Banzai Rock Beach Support Park
Skateboard Facility, Sunset Beach

We have the following comments to offer.

Two-sided pages: In order to reduce bulk and save on paper, please consider printing on both sides of the pages in the final document.

Cultural Impact Assessment: Act 50 was passed by the Legislature in April of 2000. This mandates an assessment of impacts to local cultural practices by the proposed project. In the final EA include such an assessment. For assistance in the preparation refer to our *Guidelines for Assessing Cultural Impacts*. Contact our office for a paper copy or go to our homepage at <http://www.state.hawaii.gov/health/oeqc/index.html>. You will also find the text of Act 50 linked to this section of our homepage.

Burials: The Historic Preservation Division of DLNR must concur with your conclusions on impacts, or lack of impacts, to archeological resources, and documentation to this effect must appear in the final EA. Section 2H of the draft EA, *Archaeological Features*, mentions nearby burials. Since burials are involved, also consult with the Office of Hawaiian Affairs and the Oahu Burial Council.

Permits: Section 6 lists NPDES as a required permit, but Section J H.3, *Short Term Impacts - Erosion*, says that one is not required. Please correct this in the final EA. Why is a variance from pollution controls being sought, as listed in Section 6?

Rae Loui
June 4, 2001
Page 2

Contacts: Were any contacts made during the pre-consultation phase? If so, document them and include copies of any correspondence in the final EA.

Access road and parking lot: Section I.B.2, *Access and Parking*, describes the access road and parking lot that will be installed. Alternative Plan B in section 4 notes that this alternative was eliminated because of lack of space for ancillary facilities, such as off-street parking. Please clarify this in the final EA.

Paving/landscaping: HRS 103D-407 requires the use of recycled glass in paving materials whenever possible, and HRS 103D-408 requires the use of native Hawaiian flora whenever and wherever possible. For the text of these sections of HRS contact our office for a paper copy or go to our homepage at <http://www.state.hawaii.gov/health/oeqc/index.html>. To reduce water requirements for irrigation, we also encourage the use of drought-resistant plants.

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

Sincerely,

Genevieve Salmonson
GENEVIEVE SALMONSON
Director

c: Gerald Park



GERALD PARK
Urban Planner

Planning
Land Use
Research
Environmental
Studies

1400 Kapiolani Street
Suite 876
Honolulu, Hawaii
96814-3021

Telephone:
(808) 942-7464
Facsimile:
(808) 942-7465
e-mail:
geraldpark@aol.com

November 7, 2001

Genevieve Salmonson, Director
Office of Environmental Quality Control
State of Hawaii
235 South Beretania Street, Suite 702
Honolulu, Hawaii 96813-2437

Subject: Banzai Rock Beach Support Park Skateboard Facility
TRMK: 5-9-05: 015
Paumotu, North Shore, Oahu

Thank you for reviewing and commenting on the environmental assessment prepared for the subject project. We offer the following responses to your comments in the order presented.

Two-sided racks. Duplex printing of the Final EA will be considered.

Cultural Impact Assessment

A cultural impact assessment was not prepared for the project. The project is planned on a site designated for park use and will be open to the public. Development of the proposed skateboard facility on public land will not preclude any group that may have conducted their cultural activities on the premises from continuing to use the premises.

Burials

A letter of "no effect" has been received from the State Historic Preservation and will be appended in the Final Environmental Assessment.

Permits

Reference to the NPDES Permit (Discharges Associated with Construction Activities) will be deleted from Section 6, List of Permits.

Variance from Pollution Controls is the proper title for a Noise Permit (Chapter 46, HAR).

Contacts. Consulted agencies and organizations will be identified in the Final Environmental Assessment.

Access Road and Parking Lot

The original skatepark plan was dropped from consideration because the site was considered too small to accommodate separate skateboarding facilities and off-street parking that was originally proposed. The proposed skateboard facility is a modified version of the original plan.

Paving

Your comments about paving and landscaping have been passed on to the civil engineer and landscape architect respectively for consideration in their respective design plans.

Genevieve Salmonson, Director
November 7, 2001
Page 2

Your comments and our responses will be included in the Final Environmental Assessment. Thank you for participating in the environmental assessment review process.

Sincerely,

GERALD PARK URBAN PLANNER

Gerald Park

c: G. Hee, DDC

WILLIAM J. CANTLAND
GOVERNOR OF HAWAII



STATE OF HAWAII

DEPARTMENT OF LAND AND NATURAL RESOURCES

HISTORIC PRESERVATION DIVISION
Kalahelewa Building, Room 208
601 Kamehameha Boulevard
Honolulu, Hawaii 96807

GILBERT S. COLUCCI, CHAIRMAN
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT

DOUBLES
JANET E. KAWILO
LARRY MERTOLA

AQUATIC RESOURCES
BOATING AND WATER RECREATION
COMMISSION ON WATER RESOURCE
MANAGEMENT
CONSERVATION AND RESOURCES
ENVIRONMENT
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
LAND
STATE PARKS

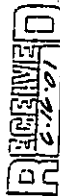
June 12, 2001

Mr. Gerald Park
Gerald Park Urban Planner
1400 Rycroft Street, Suite 876
Honolulu, Hawaii 96814-3021

Dear Mr. Park:

SUBJECT:

Chapter 6E-8 Historic Preservation Review - Draft Environmental Assessment (DEA) for the City & County of Honolulu, Department of Design and Construction Banzai Rock Beach Support Park Skateboard Facility, Pupukea, Paumotu, Ko Olaloa, O'ahu
TMK: 5-9-005-015



LOG NO: 27678
DOC NO: 0106EJ05

Thank you for the opportunity to comment on the proposed City & County proposed skateboard facility at Banzai Rock Beach Support Park. Our review is based on historic reports, maps, and aerial photographs maintained at the State Historic Preservation Division; no field inspection was made of the project areas.

SHIPD has previously commented on two different development plans for this parcel. Our earlier letters (SHIPD Log 9725, 22120) both indicate that it is unlikely that historic sites would be found on the parcel due to past development of residential housing on the parcel. The current DEA also describes, on page 2 that sections of the lot were recently bulldozed and grubbed. An archaeological assessment for the Board of Water Supply 16-inch water main installation did not recommend on-site archaeological monitoring for the section of the water line crossing this parcel. Because of the past and recent alteration to the land it is unlikely that historic sites would remain, and therefore, we believe that this project will have no effect on significant historic sites.

However, in the unlikely event that historic sites, including human burials, are uncovered during routine construction activities, all work in the vicinity must stop and the State Historic Preservation Division must be contacted at 692-8015.

Should you have any questions, please feel free to call Sara Collins at 692-8026 or Elaine Jourdana at 692-8027.

Aloha,

Nathan Napier

NATHAN HIBBARD, Administrator
State Historic Preservation Division

E:rank

POLICE DEPARTMENT

CITY AND COUNTY OF HONOLULU

801 SOUTH BERTANIKA STREET
HONOLULU, HAWAII 96813 - AREA CODE (808) 928-3111
http://www.honolulu.gov
www.cc.honolulu.hi.us



June 18, 2001

REFERENCE CS-LS

Mr. Gerald Park
Gerald Park Urban Planner
1400 Rycroft Street, Suite 876
Honolulu, Hawaii 96814-3021

Dear Mr. Park:

Thank you for the opportunity to review and respond to the Environmental Assessment for the Banzai Rock Beach Support Park Skateboard Facility Project, TMK: 5-9-05: 15.

We anticipate an impact on police services as a result of this project since parks are generally a source of complaint calls. However, we would like to reserve comment until more details are known.

If there are any questions, please call Carol Sodehani of the Support Services Bureau at 529-3658.

Sincerely,

LEE D. DONOHUE
Chief of Police

By *Eugene Uemura*
EUGENE UEMURA, Assistant Chief
Support Services Bureau

Serving and Protecting with Aloha

FIRE DEPARTMENT
CITY AND COUNTY OF HONOLULU
3375 SOFALA STREET, SUITE 442E
HONOLULU, HAWAII 96817-1869

DEPARTMENT OF PARKS AND RECREATION
CITY AND COUNTY OF HONOLULU
650 SOUTH KING STREET, 10TH FLOOR • HONOLULU, HAWAII 96813
PHONE: (808) 523-4182 • FAX: 527-3723 • INTERNET: WWW.CO.HONOLULU.HI



JEREMY HARRIS
MAYOR

JEREMY HARRIS
MAYOR

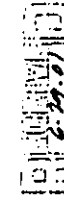
ATTILIO K. LEONARDI
FIRE CHIEF
JOHN CLARK
DEPUTY FIRE CHIEF

WILLIAM D. BALFOUR, JR.
DIRECTOR

EDWARD T. "BOB" DALZ
DEPUTY DIRECTOR

June 15, 2001

June 27, 2001



Mr. Gerald Park
Gerald Park Urban Planner
1400 Rycroft Street, Suite 876
Honolulu, Hawaii 96814-3021

Mr. Gerald Park
Gerald Park Urban Planner
1400 Rycroft Street, Suite 876
Honolulu, Hawaii 96814-3021

Dear Mr. Park:

Dear Mr. Park:

Subject: Banzai Rock Beach Support Park Skateboard Facility
Tax Map Key: 5-9-005: 015
Paumalu, North Shore District, Oahu

Thank you for the opportunity to review and comment on the Environmental Assessment relating to the Banzai Rock Beach Support Park Skateboard Facility.

We received your letter dated May 30, 2001, regarding the above-mentioned project. The proposed project will not have an adverse impact on services provided by the Honolulu Fire Department.

The department works closely with the Department of Design and Construction in the planning and design of skateboard facilities, and we support this development.

Should you have any questions, please call Battalion Chief Kenneth Silva of our Fire Prevention Bureau at 831-7778.

Should you have any questions, please contact Mr. John Reid, Planner, at 547-7396.

Sincerely,

Sincerely,

Attilio K. Leonard
for ATTILIO K. LEONARDI
Fire Chief

William D. Balfour, Jr.
WILLIAM D. BALFOUR, JR.
Director

AKL/KGS:jo

WDB:CU
(1618JR)

cc: Mr. Don Griffin, Department of Design and Construction

BOARD OF WATER SUPPLY
CITY AND COUNTY OF HONOLULU
630 SOUTH BERETANIA STREET
HONOLULU, HI 96843



July 5, 2001

JEREMY HARRIS, Mayor
EDGE FLORES, JR., Chairman
CHARLES A. STEWART, Vice-Chairman
JANILLY ANN
HERBERT S.K. KAOPUA, SR.
BARBARA KIM STANTON
BRYAN K. MINVAL, ESQ.
ROSS B. BASUMBERA, ESQ.
CLIFFORD S. JAMILE
Manager and Chief Engineer

Mr. Gerald Park
Gerald Park Urban Planner
1400 Rycroft Street, Suite 876
Honolulu, Hawaii 96814-3021

Dear Mr. Park:

Subject: Your Transmittal of May 30, 2001 on the Draft Environmental Assessment for the Banzai Rock Beach Support Park Skateboard Facility, Sunset Beach, Oahu, TMK: 5-9-05: 15

Thank you for your the opportunity to review the subject document for the proposed park improvement project.

We have the following comments to offer:

1. The existing water system cannot provide adequate fire protection in accordance with our Water System Standards. However, we do have plans to complete the installation of a 16-inch water main in Kamehameha Highway in 1 1/2 years, which will provide adequate fire flow to this area. We, therefore, suggest that if the development is being scheduled prior to the completion of the water main project, the developer contact the Fire Prevention Bureau of the Honolulu Fire Department to determine whether the proposed skateboard park can be constructed with the existing fire protection.
2. The availability of water will be confirmed when the Building Permit Application is submitted for our review and approval. If water is made available, the applicant will be required to pay our Water System Facilities Charges for resource development, transmission, and daily storage.
3. There is one existing water service that consisted of a 5/8-inch water meter that was ordered off in May 2001.

Mr. Gerald Park
July 5, 2001
Page 2

4. The proposed project is subject to Board of Water Supply cross-connection control requirements prior to the issuance of the Building Permit Application.

If you have any questions, please contact Scot Muraoka at 527-5221.

Very truly yours,

CLIFFORD S. JAMILE
FOR Manager and Chief Engineer

cc: Department of Design and Construction

RECEIVED
7-7-01

BERNARD J. CANTUANO
GOVERNOR OF HAWAII



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

BRUCE S. ANDERSON, Ph.D., MPH
DIRECTOR OF HEALTH

In Reply, please refer to:
File #
01-0660/epo

June 29, 2001

RECEIVED
7.6.01

Mr. Gerald Park, Urban Planner
1400 Rycroft Street, Suite 876
Honolulu, Hawaii 96814

Dear Mr. Park:

Subject: Banzai Beach Support Park Skateboard Facility.
TMK: 5-9-05:15

Thank you for allowing us to review and comment on the subject proposal. We do not have any comments to offer at this time.

Sincerely,

GARY GILL
Deputy Director
Environmental Health Administration

DEPARTMENT OF PLANNING AND PERMITTING
CITY AND COUNTY OF HONOLULU

450 SOUTH KING STREET - HONOLULU, HAWAII 96813
TELEPHONE: (808) 525-4414 - FAX: (808) 527-6745 - INTERNET: www.ci.honolulu.hi.us



RECEIVED
7.7.01

LORETTA K. FUJIKI, MA
DIRECTOR
DEPUTY DIRECTOR

2001/CLOG-2475 (1k)

July 12, 2001

Mr. Gerald Park
1400 Rycroft Street
Honolulu, Hawaii 96814-3021

Dear Mr. Park:

Draft Environmental Assessment (DEA)
Banzai Rock Beach Support Park Skateboard Facility
59-460 Kam Highway - Pupukea
Tax Map Key 5-9-5: 15

We have reviewed the DEA submitted on June 4, 2001 for the skateboard facility at the above site and offer the following comments:

Summary Information

The Summary Information should describe the anticipated determination (i.e. Finding of No Significant Impact).

Section 1 Proposed Project

1. The land area should be corrected to 2.31 acres.
2. What "compatible facilities" are planned for the remainder of the site?
3. The Final EA should provide information on the anticipated number of people who will utilize the facility and an explanation on the need for the facility.
4. The applicant proposes to access the property from the access easement at the southwest side of the property. Have the roadway improvements required by Subdivision No. 1987(226) been installed?
5. What is the anticipated construction schedule?

Mr. Gerald Park
Page 2
July 12, 2001

Mr. Gerald Park
Page 3
July 12, 2001

Section 2.C Landform.

This section should be expanded to provide estimates of the amount of grading and fill that will be required for the construction of the proposed improvements.

Section 2.J Land Use Controls

1. The site is within the State Land Use Agricultural District. However, a State Special Use Permit will not be required. As proposed now the facility will be permitted under Section 205-4.5(a)(6) of the Hawaii Revised Statutes.
2. The North Shore Sustainable Communities Plan lists Banzai Rock Support Park; however, the Public Facilities Map information in the DEA is no longer applicable.
3. The North Shore Public Infrastructure Map (PIM) shows a symbol for the Banzai Rock Beach Support Park. Therefore, a PIM amendment will not be required for the skateboard facility.

Section 3.B Short-term Impacts

The applicant should clarify where construction equipment and materials will be stored during construction of the facility.

Section 3.C Long-term Impacts

1. The section on Land Use and Agriculture should be expanded to provide information on the historical use of the property, including when the property was last used for agricultural activity.
2. This section should be expanded to include a discussion on specific noise mitigation measures proposed for the facility.
3. The applicant should specify the actual operating hours of the facility.
4. The proposal does not include any on-site rest room facilities. If no rest rooms are provided on-site, where are the closest available facilities? Is the applicant proposing to install comfort stations at a later date? When?
5. How will the site be secured after hours?

Agencies And Organizations To Be Consulted

The Department of Agriculture and the Office of Hawaiian Affairs should be consulted during the preparation of the Final Environmental Assessment (FEA).

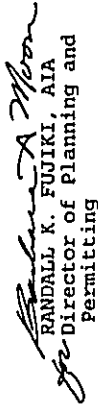
Special Management Area Use Permit (SMP)

The project site is within the Special Management Area (SMA) and an SMP is required. Therefore, the FEA should include the following drawings/plans:

1. Elevation plans and sections, with dimensions, of the skateboard course.
2. Landscape plans identifying the species, size, height, quantity, and location of all proposed and existing landscaping.

Should you have any questions, please call Lynne Kaufer of our staff at 527-6278.

Sincerely yours,


RANDALL K. FUJIKI, AIA
Director of Planning and Permitting

RKF:CS

cc: Office of Environmental Quality Control

DN 103279



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November 7, 2001

Randall K. Fujiki, AIA, Director
Department of Planning and Permitting
City and County of Honolulu
630 South King Street, 7th Floor
Honolulu, Hawaii 96813

Dear Mr. Fujiki:

Subject: Draft Environmental Assessment
Banzai Rock Beach Support Park
[2001/CLOG-2475 (R)]

Thank for reviewing and offering comments to the environmental assessment prepared for the subject project. Our responses are presented in the order of your comments.

Summary Information

The anticipated determination will be included in the Summary Information.

Section 1 Proposed Project

1. The land area (p. 1, Section 1) will be revised to 2.31 acres rather than 2.1 acres.
2. Compatible facilities that may be constructed in the future include a second skateboard facility (or skating course) and landscaped areas to be used for passive open space or park use.
3. The number of users cannot be determined at this time.
4. Road improvements required by Subdivision No. 1987 (226) have not been constructed. The Department of Design and Construction will improve the access easement to provide safe access to the lot on which the skating facility will be built.
5. Construction will commence after all permits have been received. A 6-9 month build out is projected from start-up.

Section 2. C. Landform

Preliminary estimates indicate there will be no excavation for the skateboard facility. Approximately 250 CY of fill is estimated for embankments; thus the skateboard facility essentially will be built up from existing ground. Based on standard practices, the area to be graded is calculated at 0.144 acres.

Section 2. J. Land Use Controls

1. Response not required.
2. Response not required.
3. Response not required.

Randall K. Fujiki
November 7, 2001
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Section 3.C Long-term Impacts

1. Research indicates that although the property is designated for agricultural use, it has not been in active agricultural production for many years. The previous owners may have engaged in limited or marginal agricultural activity. A residential dwelling located in the southern corner appears to be the principal use of the lot. The remainder of the lot is overgrown with koa haole and Guinea grass indicating that the land is not in agricultural use. Recreational use of the facility will create noise. Mitigating measures figured into the design of the facility were described in Section 3. 8. Operational (impacts).
2. Operating hours will be established by the Department of Parks and Recreation.
3. The closest public rest room facilities are found at Ehuikai Beach Park about 0.5 miles away. A comfort station will be constructed some time in the future. At this time, there is insufficient public funding to build a comfort station as part of this project.
5. The site will not be fenced; hence, it will not be secured after hours.

Agencies and Organizations to be Consulted

The Department of Agriculture and Office of Hawaiian Affairs have not submitted comments on the project during the 30-day public review period.

Special Management Area Use Permit

1. Elevation plans and sections with dimensions of the skateboard course will be submitted with the SMA Permit application.
2. A landscape plan identifying the species, size, height, quantity, and location of proposed landscaping will be submitted with the SMA Permit application.

Your comments and our responses will be included in the Final Environmental Assessment. Thank you for participating in the environmental assessment review process.

Sincerely,

GERALD PARK URBAN PLANNER

Gerald Park

c: G. Hee, DDC