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April 4, 2003

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

Dear Ms. Salmonson:

Subject: Final Environmental Assessment (EA) and Finding of No Significant Impact
Salt Lake District Park Master Plan Update; Honolulu, Oahu, Hawaii

The Department of Design and Construction (DDC) has reviewed the comments received during the 30-day public comment period, which began on January 9, 2003, and believes the mitigation measures proposed in the Final EA adequately addresses the issues raised. Concerns regarding noise, traffic, parking, adequacy of infrastructure, land tenure, erosion control, drainage, wildlife and wetlands are addressed in the Final EA. No other significant concerns were raised during the review period or during two public meetings for which mitigation measures were not developed.

Best Management Practices and mitigation measures described in the Final EA will ensure that no significant negative impacts to Conservation District Lands, urban lands, water and air quality, flora and fauna, cultural and scenic resources, land use, or community well-being will result from the proposed project. The proposed action will further the recreational opportunities provided to the residents of the area and the population of Oahu in general.

DDC hereby issues a Finding Of No Significant Impact. Please publish this notice in the April 23, 2003 *Environmental Notice*.

We have enclosed a completed OEQC Environmental Notice Publication Form and four copies of the Final EA. Please contact Mr. Stanford Kuroda of the Department of Design and Construction if you have any questions at 523-4755.

Sincerely,

for TIMOTHY E. STEINBERGER, P.E.
Acting Director

TES:gt
Enclosures

SALT LAKE EA

2003-05-08-OA-FEA

Final Environmental Assessment

Salt Lake District Park Master Plan Update

Honolulu, Oahu

APRIL 2003

Prepared For:
City & County of Honolulu
Department of Design & Construction

Prepared By:
R.M. Towill Corporation
and Anbe, Aruga & Ishizu, Architects, Inc.

Final Environmental Assessment

Salt Lake District Park
Master Plan Update
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1-19421-0P

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PROJECT SUMMARY
SALT LAKE DISTRICT PARK MASTER PLAN UPDATE

Project:	Salt Lake District Park Master Plan Update
Applicant:	City & County of Honolulu, Department of Design & Construction
Accepting Authority:	City & County of Honolulu, Department of Design & Construction
Agent:	R.M. Towill Corporation 420 Waiakamilo Road, Suite 411, Honolulu, Hawaii 96817 Contact: Chester T. Koga, AICP Phone: (808) 842-1133 / Facsimile: (808) 842-1937
Location:	Salt Lake, Honolulu District, Oahu
TMK:	(1) 1-1-63:014 and 018
Size:	147.99 acres
Property Owner:	Makai Area (TMK(1) 1-1-63:018) - City and County of Honolulu Mauka Area (TMK(1) 1-1-63:014) - State of Hawaii, under Executive Order for City and County of Honolulu use (E.O. #3592, dated 11/2/1992)
Existing Land Uses:	Makai Area - District park developed with gymnasium complex, outdoor playing fields, basketball courts, swimming pool complex, community center, comfort station, tot lot, and parking lots. Mauka Area - District park developed with outdoor playing fields, picnic area, basketball courts, tennis courts, comfort stations, tot lot, and parking lots.
Proposed Action:	Updates the 1980 Salt Lake District Park Master Plan: Improvements include regrading and re-grassing existing multi-purpose fields in the Makai Area and construction of a multi-purpose building and drainage ditch in the Mauka Area. Master Plan Update also documents any "as built" changes from the 1980 Master Plan.
Required Permits:	• Construction Noise Permit, Department of Health, Noise and Radiation Branch • National Pollutant Discharge Elimination Systems Permit - NOI C Construction Storm Water Discharge, Department of Health, Clean Water Branch • Grubbing, Grading and Stockpiling Permit; Building Permit for Building, Electrical, Plumbing, Sidewalk/Driveway and Demolition Work; and Street Usage Permit. • Determination from DLNR if an amendment to Conservation District Use Permit OA-1194 (1980) will be required for construction of park improvements.
Major Impacts:	Makai and Mauka: Construction noise, dust and traffic; Mauka: increased vehicle traffic, increased parking requirements.

CHAPTER 1
PURPOSE AND NEED

1.1 INTRODUCTION

Salt Lake District Park has been developed over the last 20 years to provide recreational facilities for the metropolitan Honolulu communities of Salt Lake and Aliamanu. Together with neighboring Honolulu Country Club, Salt Lake District Park also serves as a greenbelt in the midst of fairly dense high-rise and single-family residential development. The contiguous property is functionally and geographically divided into Mauka and Makai Areas, which are separated by an undeveloped area adjacent to Aliamanu Crater (see **Figure 1, Location Map**).

The City & County of Honolulu, Department of Parks and Recreation, developed the Salt Lake District Park Master Plan in 1980 to guide proposed development of this recreational facility. The purpose of the plan was to assure that as park components were developed, they would be functionally and aesthetically consistent with each other and compatible with the surrounding community. The 1980 Master Plan also allowed for flexibility to accommodate future adjustments and modifications to meet the changing needs of the community.

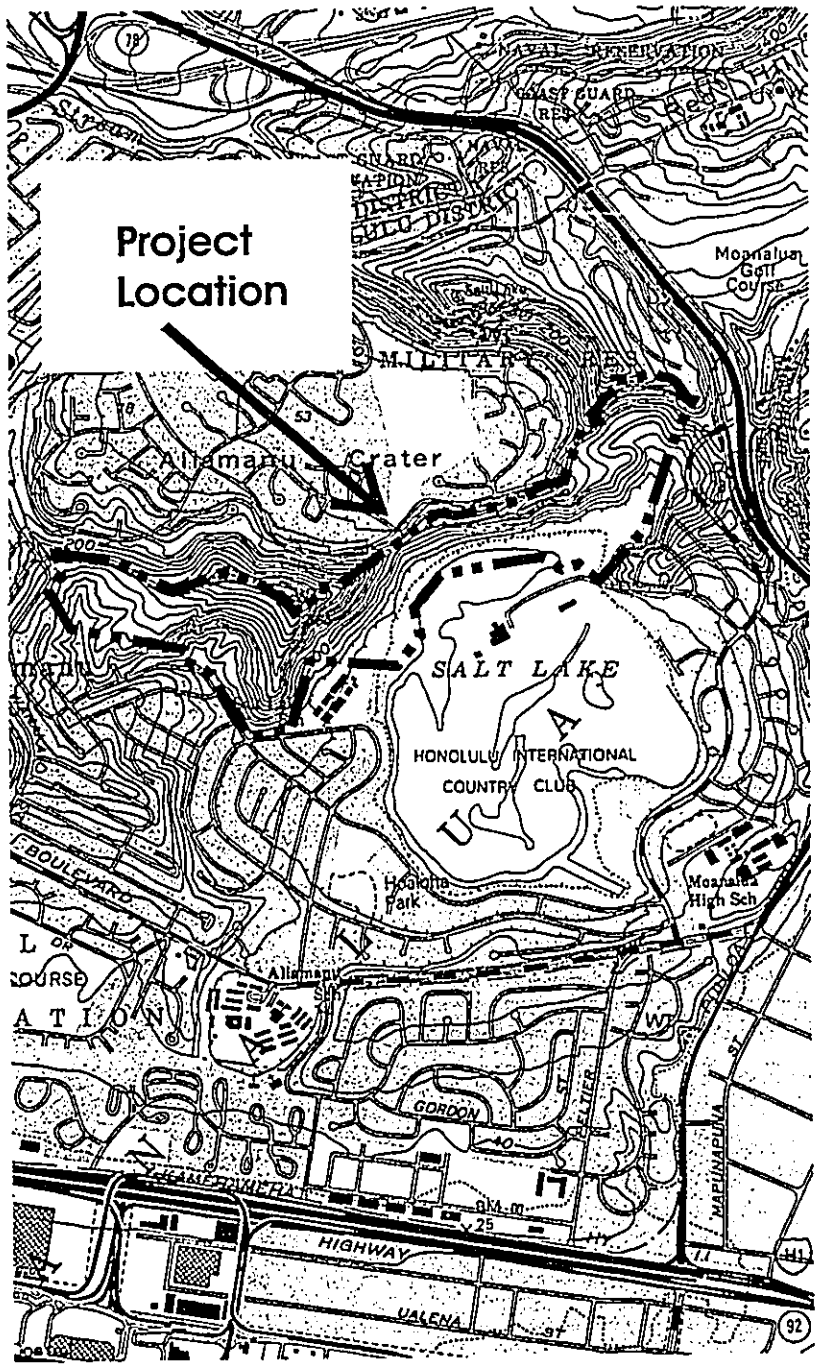
Park development has proceeded in a manner consistent with the 1980 Master Plan. In 2002, the City and County of Honolulu prepared the Salt Lake District Park Master Plan Update, which is the subject of this Draft Environmental Assessment. The Master Plan Update:

- Documents modifications made or proposed to the original Master Plan as the park has been developed since 1980. This primarily concerns slight reorientation of several playing fields from their original position in the 1980 Master Plan.
- Proposes to mitigate the physical deficiencies of several existing facilities and develop selected new recreational and meeting space.

Preparation of the Master Plan Update included an evaluation of environmental conditions to determine the overall impact of construction activities and the impacts of park improvements on the surrounding area. All project activities will be assessed for compliance with Federal, State and County regulations and land use plans.

Surrounding land uses are described below and shown in **Figure 2, Park Areas and Access.**

- Makai Area - The park is adjacent to Salt Lake Elementary School on Ala Lilikoi Place. The Makai Area is bordered by Salt Lake Elementary School, Aliamanu



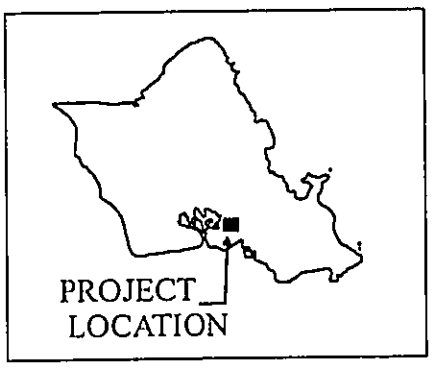


FIGURE 1
PROJECT LOCATION
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 2000 Feet 4000

R. M. TOWILL CORPORATION March 2003

Crater, Honolulu Country Club, Salt Lake, and single-family residential development.

- Mauka Area - The park entrance is accessed via Ala Puumalu Street, and is adjacent to the driveway and clubhouse of Honolulu Country Club. The Mauka Area is situated within a primarily single-family residential neighborhood. On the hill above the park are multi-family military residences, single family residences, and the slopes of Aliamanu Crater. Salt Lake borders the Mauka Area to the southeast.

1.2 PURPOSE OF THE ENVIRONMENTAL ASSESSMENT

City and County of Honolulu funds will be used for the proposed project. Therefore, the Master Plan Update is subject to preparation of environmental documentation in accordance with Chapter 200, Title 11, Hawaii Administrative Rules (HAR), and Chapter 343, Hawaii Revised Statutes (HRS). This Draft EA will address the environmental impacts anticipated from newly planned changes to the park.

The Final Environmental Impact Statement for Salt Lake District Park master planning was approved in 1979, followed by development of many of the park's current features. This Draft Environmental Assessment covers development that was either changed or is proposed for addition since the 1980 master plan. This document also provides information on what has been developed already.

1.3 PURPOSE AND NEED FOR MASTER PLAN UPDATE ACTIONS

Salt Lake District Park was originally developed in the 1980s as a multi-use, district-level recreational facility with playing fields augmented by developed areas such as sports courts and playing fields, gymnasium, swimming pool and meeting rooms. Not all of those improvements were completed. The Master Plan Update addresses deficiencies in existing park facilities and proposes development of new recreational facilities to increase the value of the park as a community resource.

1.3.1 Existing Conditions

Existing Facilities - Makai Area (See **Figure 3, Existing Park Facilities, Makai)**

1. *Playing fields* - Daytime use of the Makai Area playing fields includes use of open space for school recess by students of Salt Lake Elementary School and residents who walk or run the park perimeter or picnic in the area. The weekday peak times of park usage are approximately 4 p.m. to sunset. Sports seasons scheduled after school hours tend to

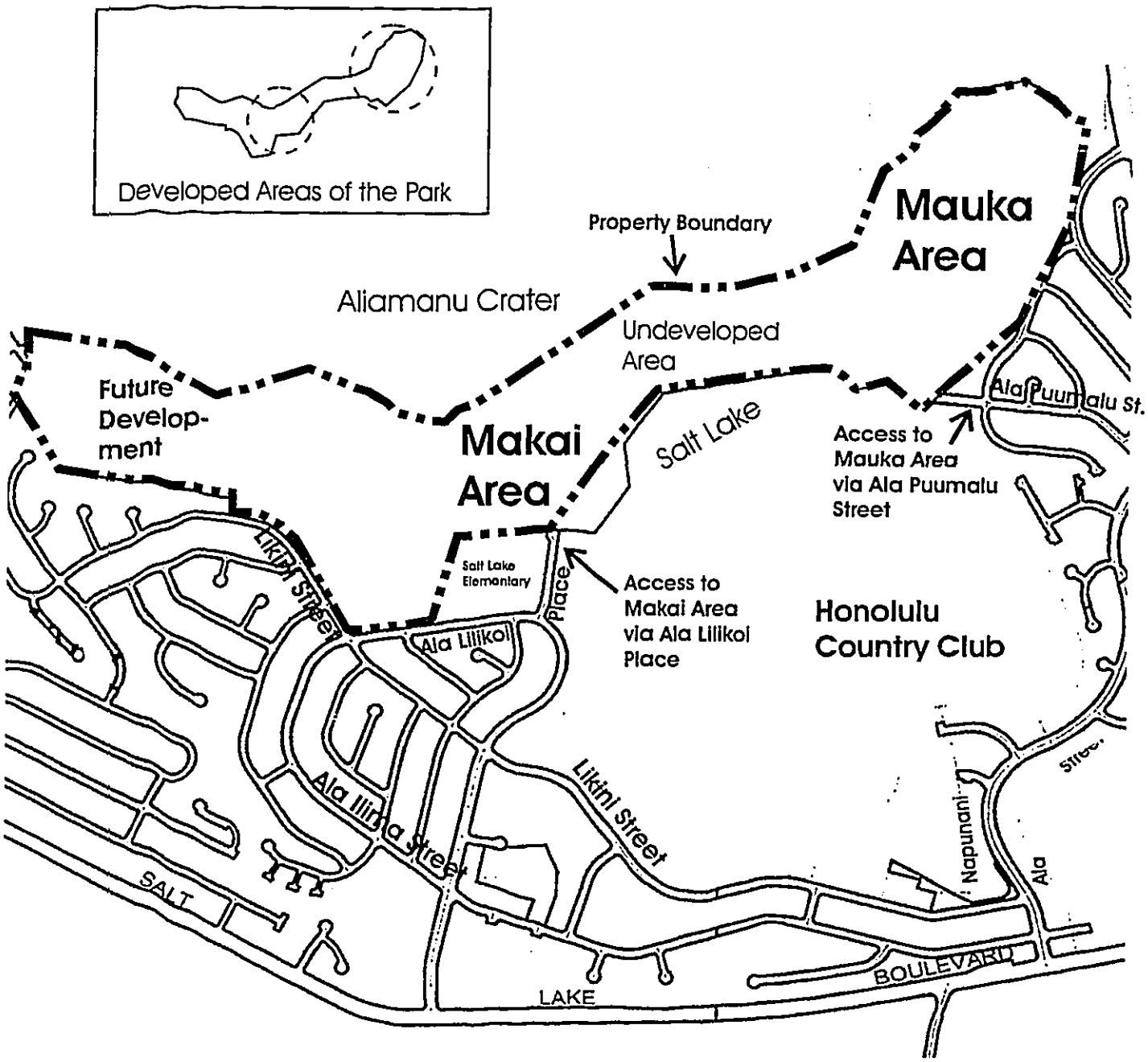


FIGURE 2
PARK AREAS AND ACCESS
Salt Lake District Park
Honolulu, Oahu, Hawaii

R. M. TOWILL CORPORATION March 2003

last approximately three months, with little overlap. Also on weekdays, baseball and football scrimmages are played on some evenings. Weekends see extensive use of playing fields by youth athletics, and constant churn in the parking lot with parents dropping off and picking up children and sports teams coming and going from the park.

2. *Gymnasium Complex* - The gymnasium is used mostly in the evenings and on weekends by sports leagues.

3. *Community Center* - This existing Makai Area building is used for senior activities, community meetings and educational uses such as arts and crafts. The building is in use through the evening on most days. Meeting space is often rented by community groups for special events or classes.

4. *Swimming Pool Complex* -The Makai Area swimming pool complex (competitive pool, training/rehabilitation pool and pool building) was completed in November 2002. The50-meter competitive pool will host swimming lessons as well as competitive swim meets. The training pool will be used for swim lessons and physical rehabilitation.

5. *Tot Lot* - The tot lot, located between the pool complex and parking lot, was also recently completed.

6. *Sports Courts* - Four outdoor basketball and one volleyball court are provided in the Makai Area. These courts are lit for night usage.

7. *Parking Lots* - The three adjoining parking lots in the Makai Area have a capacity of 125 cars.

8. *Comfort Stations* - There is one standalone comfort station building in the Makai Area, situated near the playing fields. Other restroom facilities are provided in the gymnasium and pool building locker rooms and in the existing community center.

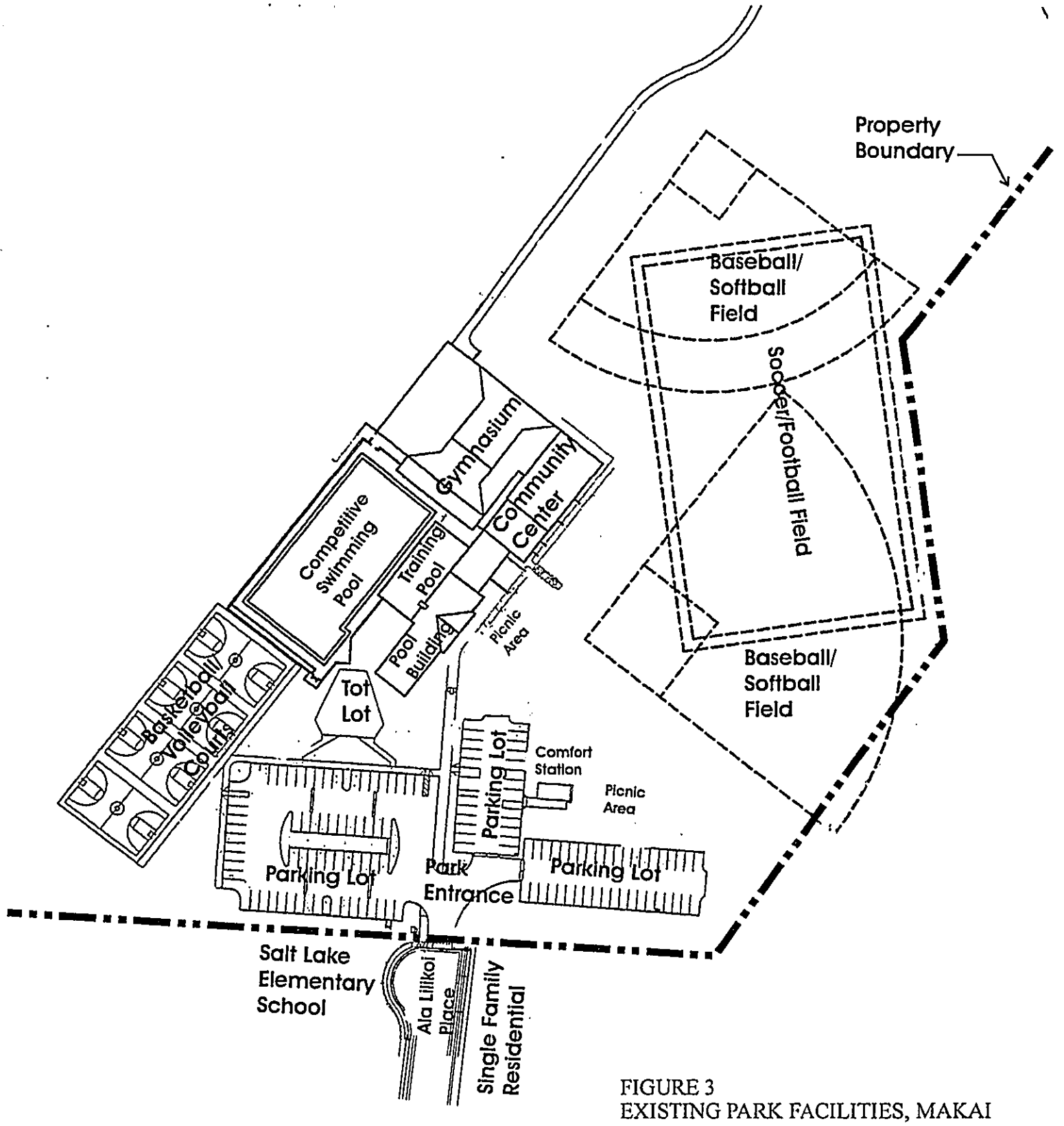


FIGURE 3
EXISTING PARK FACILITIES, MAKAI
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 125 Feet 250

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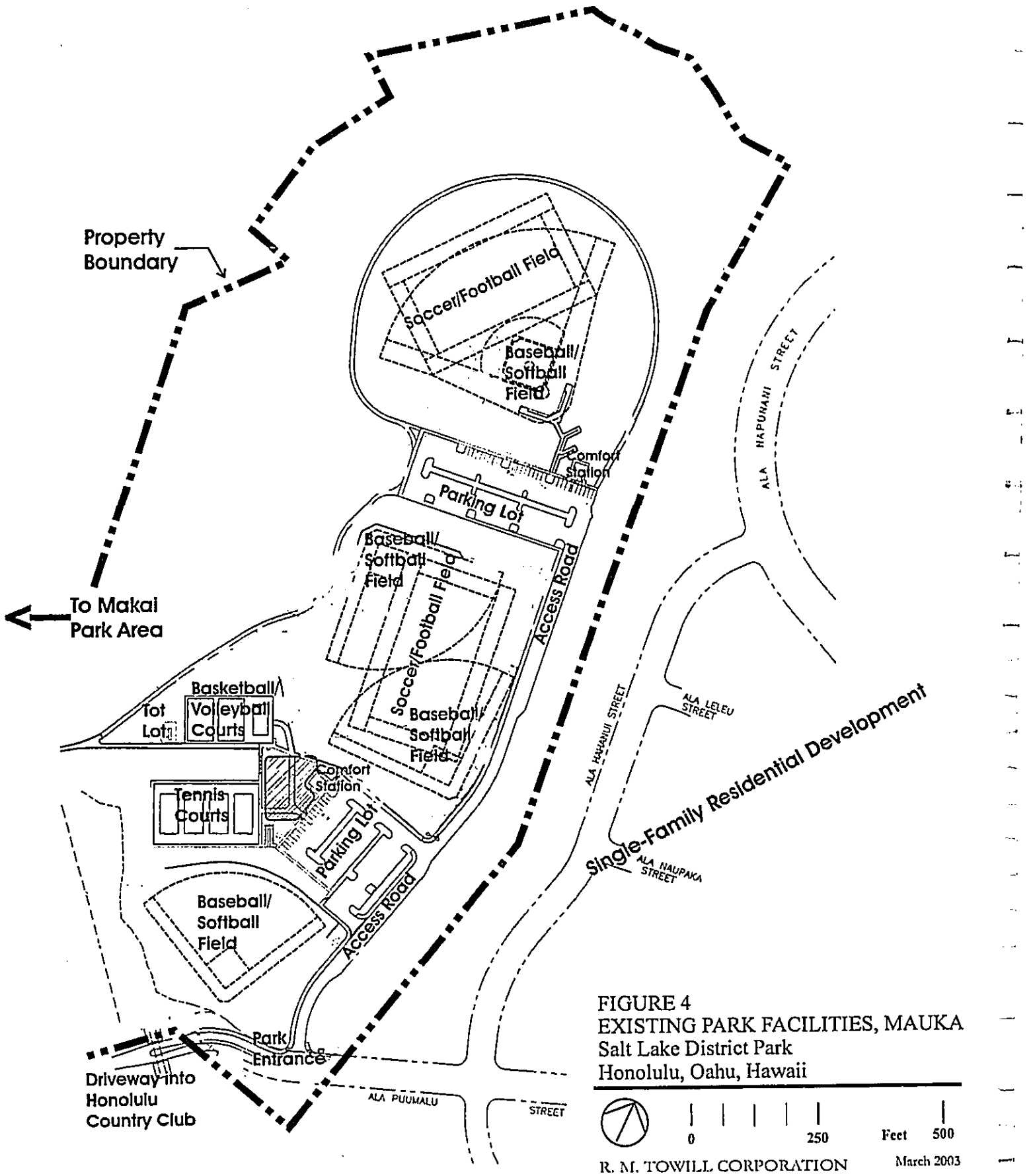


FIGURE 4
EXISTING PARK FACILITIES, MAUKA
Salt Lake District Park
Honolulu, Oahu, Hawaii

R. M. TOWILL CORPORATION March 2003

Existing Facilities - Mauka Area (See **Figure 4, Existing Park Facilities, Mauka**)

1. *Playing fields* - The Mauka Area consists of three terraced plateaus, with playing field areas in the upper and lower tiers. These fields accommodate baseball, softball, soccer and football. Daytime use is primarily by residents who walk or run the pedestrian path around the sports courts and upper field.

2. *Sports Courts* - The Mauka Area has three outdoor basketball courts and one volleyball court which shares area with a fourth basketball court. None of these is lit at night, as the Mauka Area gate is locked by the Honolulu Police Department each day after sunset.

3. *Tennis Courts* - There are four existing tennis courts in the Mauka Area.

4. *Tot Lot* - One tot lot is located adjacent to the basketball courts in the middle tier of the property.

5. *Parking Lots* - There are two parking lots in the Mauka Area, with a total capacity of 220 cars. The lower, 100-stall parking lot, is situated closer to the lower field, tennis courts, basketball courts, and tot lot.

6. *Comfort Stations* - The Mauka Area is currently served by two standalone comfort stations which are built according to the 1980 Master Plan. One serves the upper field and is located between the field and the parking lot, and the second is located between the tennis court walkway and the lower parking lot.

1.3.2 Documentation of Adjustments Since the 1980 Plan

The main components of the Makai and Mauka Areas envisioned in the 1980 Master Plan remain unchanged. However, over the past 20+ years implementation required minor modifications to the park layout. One of the purposes of the Master Plan Update was to document areas of park development that have been implemented, but in configurations differing slightly from the 1980 Master Plan.

Makai Area Modifications Since 1980 Master Plan

1. *Playing fields*

   The general program elements for the Makai portion of the park have not changed except for their orientation and slight site adjustments. The two softball fields are located closer together with the upper field facing S-E rather than N-E. The soccer/football field has

also been rotated to an N-W/S-E direction, overlapping both softball fields. [N=North; S=South; E=East; W=West]

2. *Tennis Courts* - As built, the tennis courts are also in an E-W direction rather than N-S as previously shown on the1980 Master Plan.

3. *Parking Lots* - The parking lots have remained unchanged with the exception of the elimination of the landscaped medians.

Mauka Area Modifications Since 1980 Master Plan

1. *Playing fields* - In the early 1990s, a plan was implemented by the Department of Parks and Recreation to include an additional soccer field in the Mauka Area. The inclusion of this field required the modification of the layout of the entire Mauka Park. This addition is incorporated into the Master Plan Update.

2. *Pedestrian Path* - The original Master Plan described a recreational pedestrian path along the west bank of Salt Lake, linking the Mauka and Makai areas of Salt lake District Park. However, the path was not described in detail, nor has it been implemented.

3. *Tennis Courts* - The eight tennis courts shown in the 1980 Master Plan have been reduced to four and are now located closer to the lake on a N-W/S-E axis rather than a N-S axis.

1.3.3 Program Needs

The programmatic needs of Salt Lake District Park (i.e., the need to accommodate new activities) have been substantially met by previous or nearly-completed development. The several areas of deficiency noted below in the discussion of areas of deficiency in park facilities (section 1.3.1 above). These deficiencies are mitigated by improvements proposed in the Master Plan Update.

1.3.4 Existing Deficiencies

1. *No community center or "gathering place," Mauka Area* - The Makai Area currently has public meeting space, educational facilities and office space for park management. However, the Mauka Area has no such "gathering place." The only existing buildings are two comfort stations. The Department of Parks and Recreation identified the need for a community center/multi-purpose building to serve the Mauka Area.
2. *Drainage between middle terrace and lower playing field, Mauka Area* - There are three terraced tiers of playing fields and athletic facilities in the Mauka Area.

Each field is separated from the next lower field by a concrete and masonry retaining wall topped with a chain link fence. Drainage from the upper to middle fields is currently adequate. However, storm water runoff from the middle field tends to pond at the base of the retaining wall separating the middle area from the lower field, rather than connecting to the established sheet-flow drainage system. There are also several large bald areas in the ballfield area. To gain full use of the lower field for athletic activities, this situation must be mitigated.

3. *Drainage on Play Field, Makai Area* - Rain water currently pools in the middle of one of the playing fields. This field, located closest to the gymnasium , needs to be re-graded so it can be re-integrated into the existing drainage system.

4. *Lack of Access between Mauka and Makai Areas* - Currently, it requires an approximately two-mile drive to reach the entrance of one Salt Lake District Park area from the entrance of the other. The 1980 Master Plan proposed a pedestrian path linking the two areas along the lower slopes of Aliamanu Crater.

5. *Lack of Outdoor Lighting for Outdoor Activities at Night* - Currently, outdoor playing fields are not lit at night, preventing a later schedule of this type of park usage. Only the basketball courts at the Makai Area currently have night lighting, as will the swimming pools when the pool complex opens. Future lighting will be considered for the softball field closest to Aliamanu Crater.

CHAPTER 2
IMPROVEMENTS PROPOSED UNDER THE MASTER PLAN UPDATE

2.1 SUMMARY OF EXISTING CONDITIONS VS. PROPOSED IMPROVEMENTS

Table 1 shows the improvements planned in the 1980 Salt Lake District Park Master Plan vs. the 2002 Master Plan Update. Items not included in the Update are still considered part of the overall plan but are not recommended for implementation at this time.

Table 1
Facility Programming and Implementation, 1980 Master Plan and 2002 Master Plan Update

Item	*Park Area*	*Park Improvement*	*Included in 1980 Master Plan?*	*Constructed Since 1980 Master Plan?*	*Included in 2002 Master Plan Update?*
1	Mauka	Multi-Purpose Building	No	No	Yes
2	Makai	Soccer/softball/ football playing fields	Yes	Yes	Change in orientation documented; re-grade and regress one field
3	Mauka	Soccer/football/baseball playing fields	Yes	Yes	Change in orientation documented; drainage ditch recommended
4	Both	Pedestrian Path between Makai and Mauka Areas	Yes	No	Construction alternatives documented
5	Makai	Gymnasium Complex	Yes	Yes	No
6	Makai	Recreational Center	Yes	Yes	No
7	Makai	Swimming Complex	Yes	Yes (completed 9/2002) Competitive Pool - no change Training Pool Size: 25'x40' Concrete Bleachers: 137'x18'6" Pool Building: no change	No

Item	*Park Area*	*Park Improvement*	*Included in 1980 Master Plan?*	*Constructed Since 1980 Master Plan?*	*Included in 2002 Master Plan Update?*
8	Makai	Tot Lot	Yes	Yes - (completed 7/1998)	No
9	Makai	Parking Spaces (125)	Yes	Yes	No
10	Mauka	Parking Spaces (220)	Yes	Yes	No
11	Makai	Comfort Stations	Yes	Yes	No
12	Mauka	Comfort Stations	Yes - 3	Yes - 2	No
13	Makai	Basketball Courts (4)	Yes	Yes (4 full courts, one shared with volleyball court, although generally not used for volleyball)	No
14	Mauka	Basketball Courts (3)	Yes	Yes (4 backstops, 3 full courts and one shared with volleyball and used primarily for volleyball)	No
15	Makai	Volleyball Court (1)	Yes	Yes	No
16	Mauka	Volleyball Court (1)	Yes	Yes	No
17	Makai	Tennis Courts	No	No	No
18	Mauka	Tennis Courts	Yes - 8	Yes - 4	Change in orientation documented; 4 constructed instead of 8
19	Both	Picnic areas	Yes	Yes	No
20	Likini St.	2 picnic areas	Yes	No	No
21	Likini St.	Parking for 70 cars	Yes	No	No
22	Likini St.	2 comfort stations	Yes	No	No
23	Likini St.	Tot lot	Yes	No	No
24	Likini St.	2 basketball courts	Yes	No	No
25	Likini St.	2 volleyball courts	Yes	No	No
26	Likini St.	Bus stop/drop-off area	Yes	No	No
27	Likini St.	2 tennis courts	Yes	No	No

*New facilities located off the Likini Street part of the property are still included in the Master Plan, but are not yet developed.

Master Plan Update physical improvements include the following:

Makai Area

Playing fields - Plans have been prepared to improve the drainage for the Makai playing field nearest the gymnasium, which involves regrading, re-grassing and possibly installing a new automatic irrigation system to connect to the existing controller. See **Figure 5, Proposed Improvements, Makai.**

Mauka Area

For an overview of the improvements proposed for the Mauka Area under the Master Plan Update, see **Figure 6, Proposed Improvements, Mauka.**

Multi-purpose Building, Mauka Area - The proposed multi-purpose building within the Mauka Area is proposed between the existing tennis courts and comfort station in the middle area. The building consists of two multi-purpose rooms, a meeting room, staff office, an arts and crafts room, restroom facilities and a grass court overlooking the adjacent tennis courts and views to Salt Lake. The size of the community center is constrained by the available land which is considered developable and is not in use for playing fields, parking or other park facilities. Landscaping will be provided around the proposed multi-purpose building. Tree wells will be placed throughout an open courtyard. See **Figure 7, Multi-Purpose Building, Mauka Area; Figure 8, Multi-Purpose Building, Elevations 1 and 2; and Figure 9, Multi-Purpose Building, Elevations 3 and 4.**

Playing Fields, Mauka Area - To solve the ponding problem in this area (section 1.3.4), a new concrete drainage trench is proposed to run along the upper edge of the existing retaining wall between the middle parking area and the lower field (see **Figure 10, Drainage Improvements, Mauka**). Existing drainage patterns will generally be preserved, in which sheet storm water flows are directed through the park and discharge into Salt Lake. Further information concerning this ditch is shown in. Proposed in a trapezoidal shape that is wider at the top, the concrete ditch will be 300 feet long, 6 inches deep, 12 inches wide at base, and 26 inches wide on top.

2.2 PROJECT SCHEDULE AND COST

Construction will be phased as funding allows. Estimated development costs are presented in **Table 2, Estimated Master Plan Update Costs.**

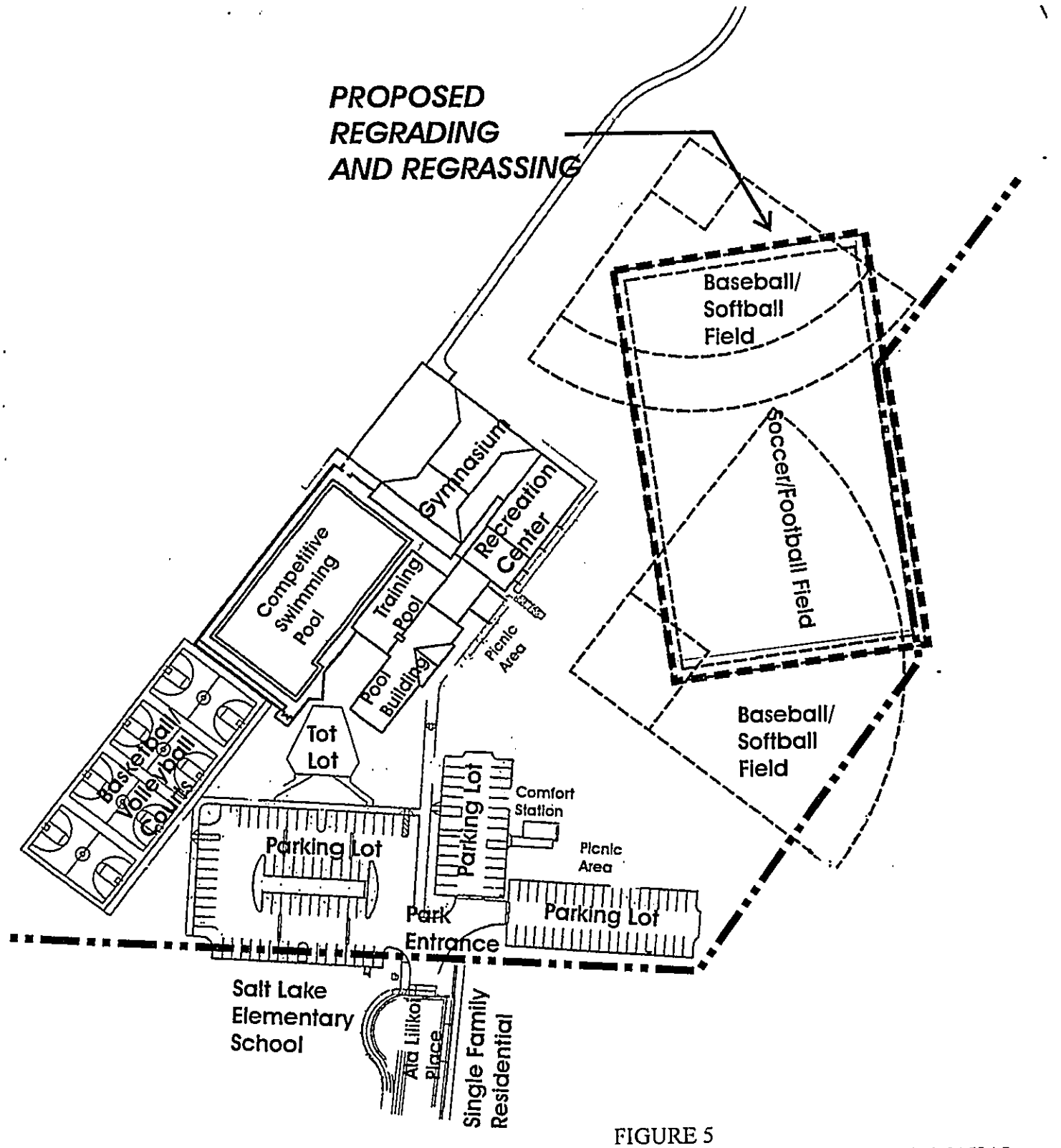


FIGURE 5
PROPOSED IMPROVEMENTS, MAKAI
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 125 Feet 250

R. M. TOWILL CORPORATION March 2003

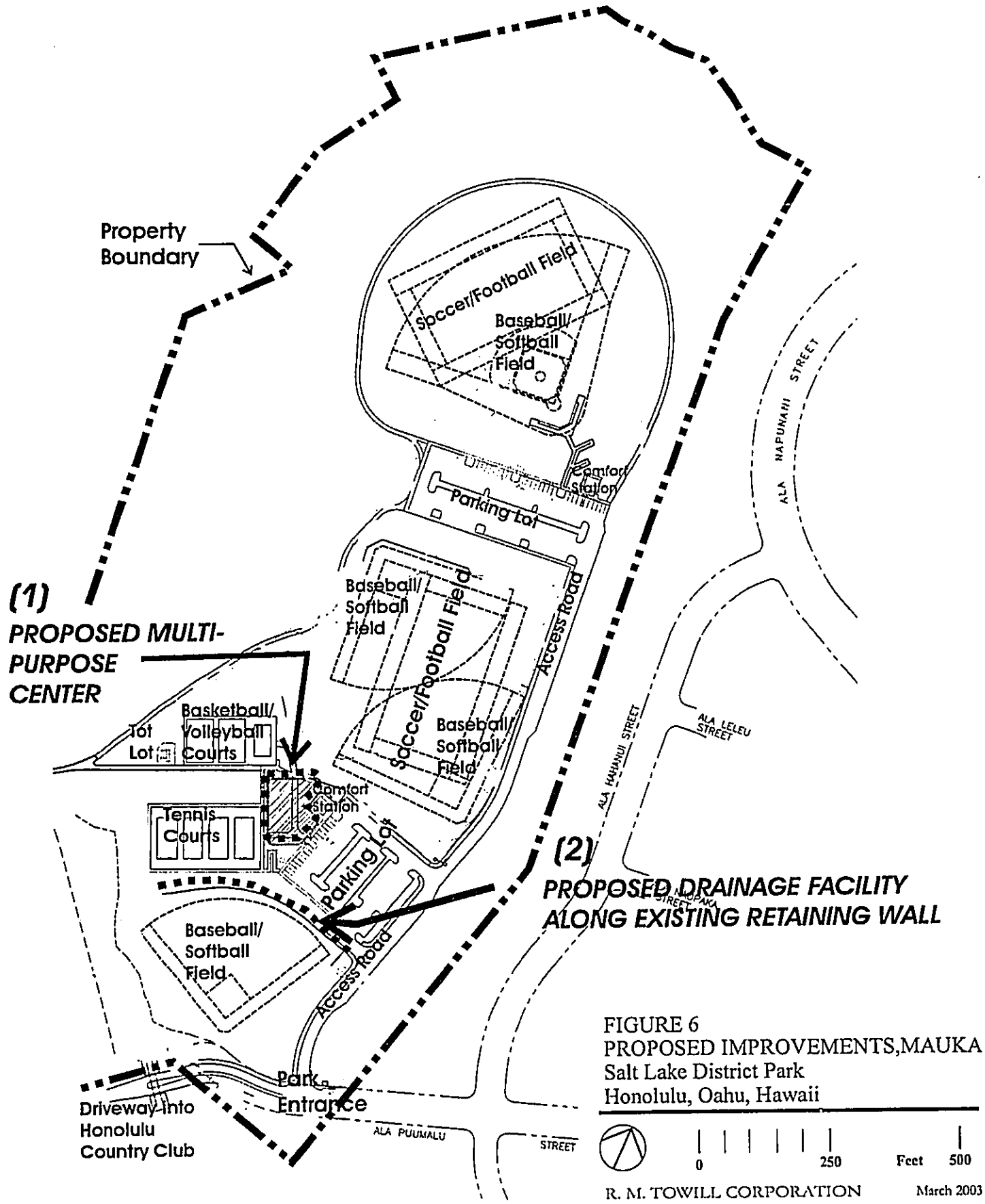
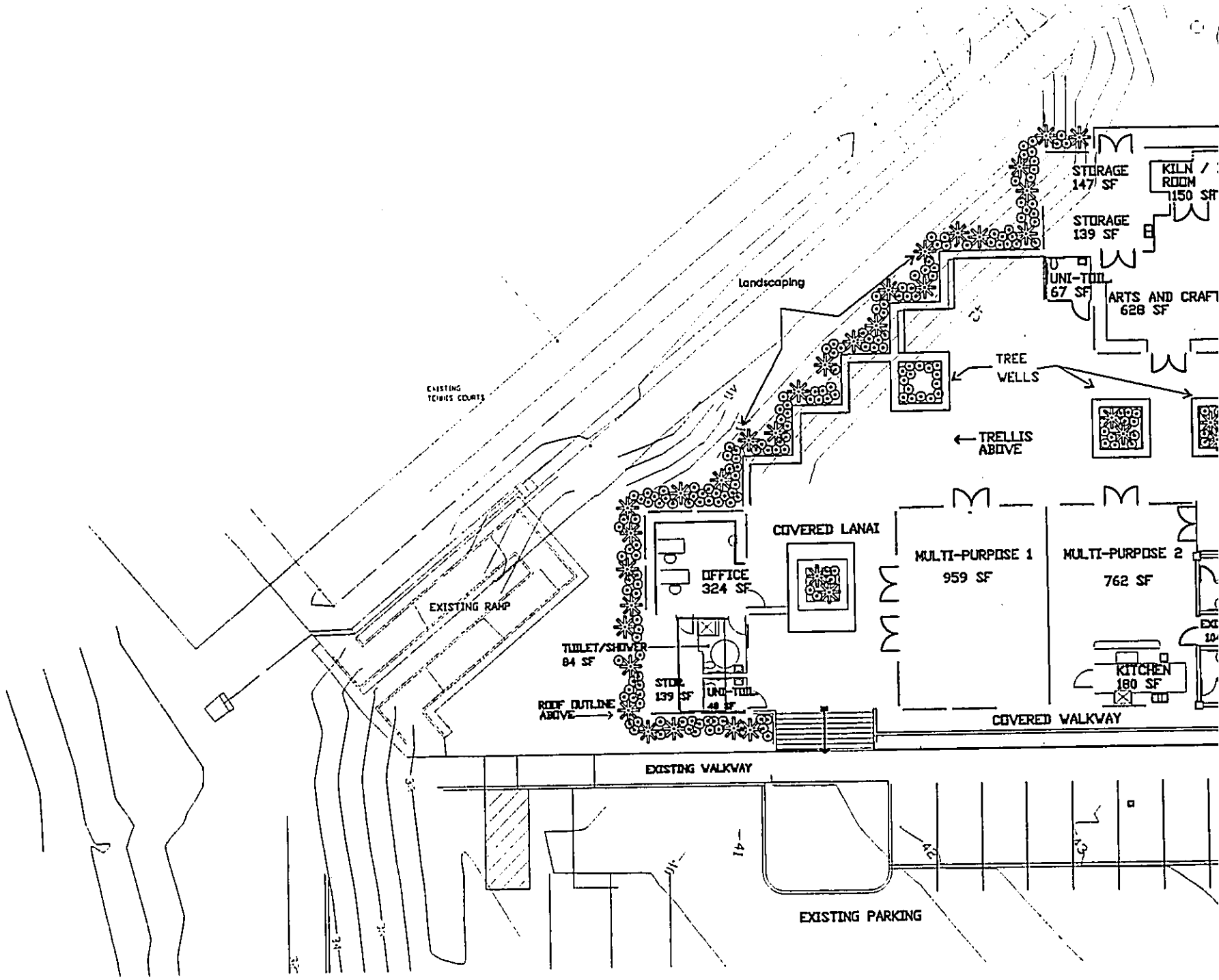


FIGURE 6
PROPOSED IMPROVEMENTS,MAUKA
Salt Lake District Park
Honolulu, Oahu, Hawaii

R. M. TOWILL CORPORATION March 2003



Source: Anbe, Aruga & Ishizu, Architects, September 2002

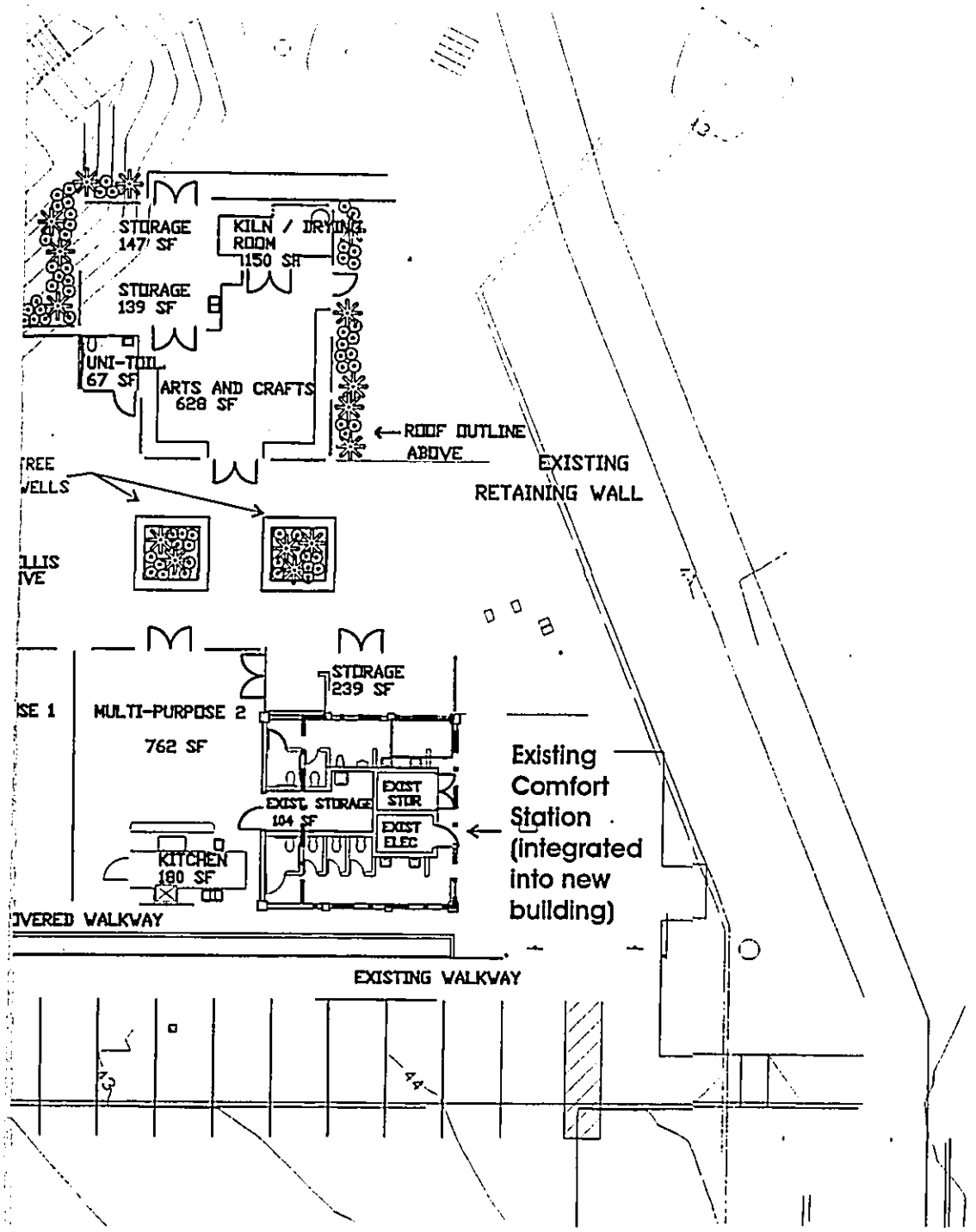
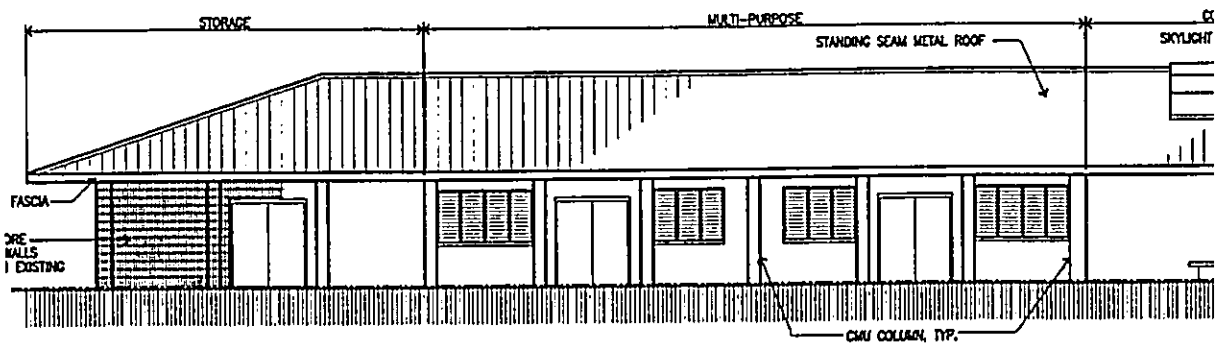


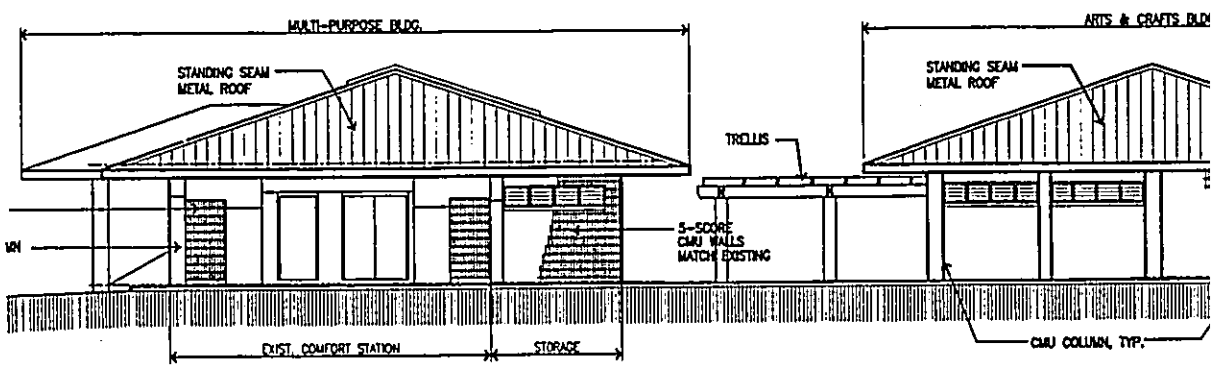
FIGURE 7
MULTI-PURPOSE BUILDING, MAUKA AREA
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 16 32 Feet 64

R. M. TOWILL CORPORATION March 2003

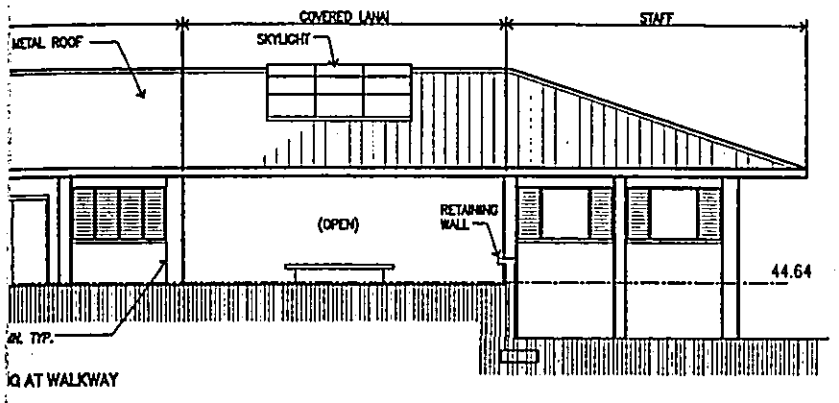


MULTI-PURPOSE BLDG AT WALKWAY

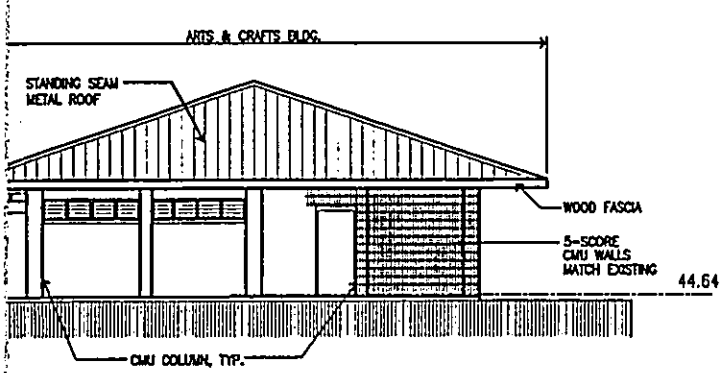


(SHOWN AT 50%)

Source: Anbe, Aruga & Ishizu, Architects, Inc., 2002



REAR ELEVATION | SCALE: 1/8"=1'-0" | 2



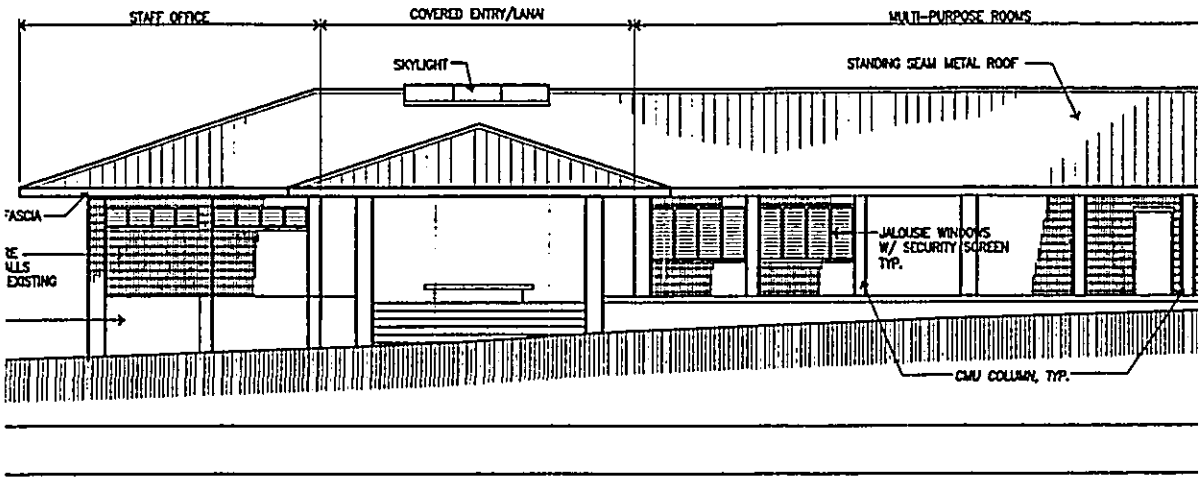
PRELIMINARY

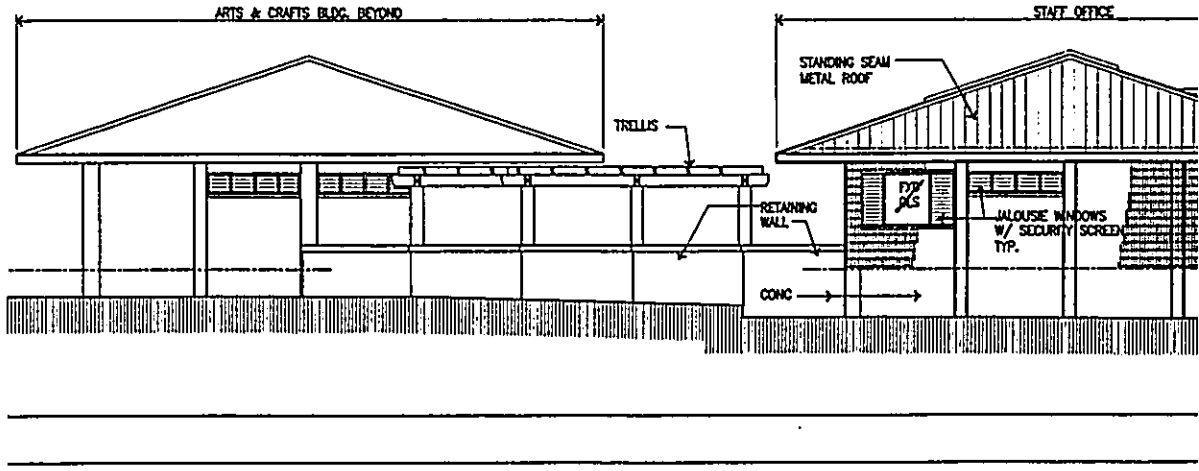
RIGHT ELEVATION | SCALE: 1/8"=1'-0" | 1

%)

FIGURE 8
MULTI-PURPOSE BUILDING
ELEVATIONS 1 & 2
Salt Lake District Park
Honolulu, Oahu, Hawaii

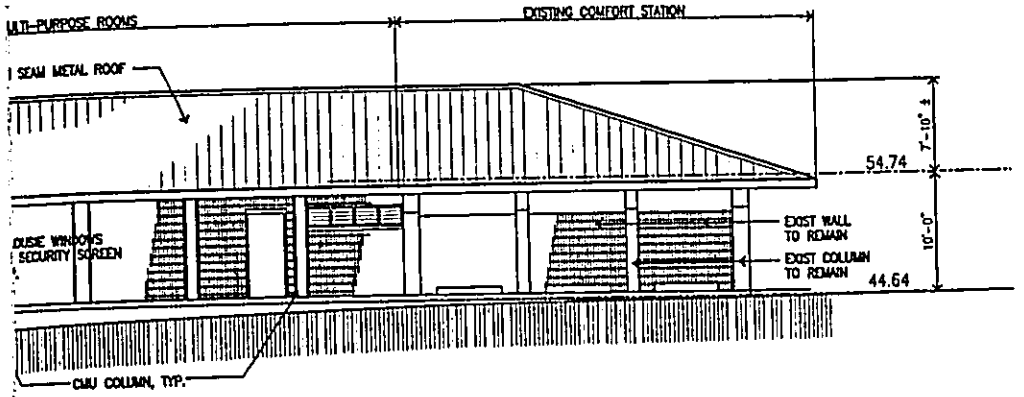
R. M. TOWILL CORPORATION March 2003



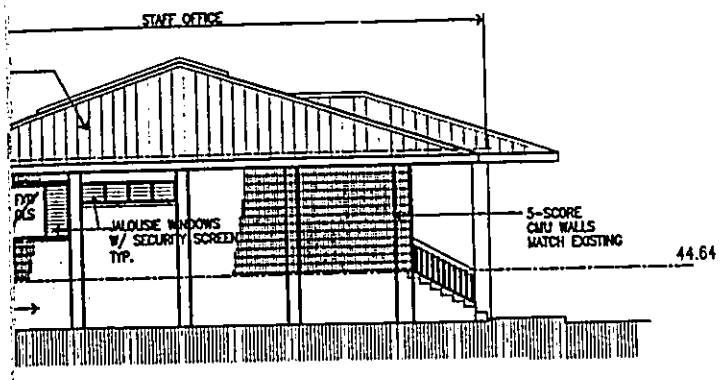


(SHOWN AT 50%)

Source: Anbe, Aruga & Ishizu, Architects, Inc., 2002



FRONT ELEVATION | SCALE: 1/8"=1'-0" | 4



LEFT ELEVATION | SCALE: 1/8"=1'-0" | 3

%)

FIGURE 9
MULTI-PURPOSE BUILDING
ELEVATIONS 3 & 4
Salt Lake District Park
Honolulu, Oahu, Hawaii

R. M. TOWILL CORPORATION

March 2003

APPENDICES

Appendix A

Draft Environmental Assessment
Comment Letters and Responses

DEPARTMENT OF THE ARMY
U.S. ARMY ENGINEER DISTRICT, HONOLULU
FORT SHAFTER, HAWAII 96858-5440

REPLY TO
ATTENTION OF: CEPOH-EC-T

February 17, 2003

Civil Works Technical Branch

Mr. Stanford Kuroda
City and County of Honolulu
Department of Design and Construction
650 South King Street, 11th Floor
Honolulu, Hawaii 96813

Dear Mr. Kuroda:

Thank you for the opportunity to review and comment on the Draft Environmental Assessment (DEA) for the Salt Lake District Park Master Plan Update, Oahu (TMKs 1-1-63: 14 and 18). The following comments are provided in accordance with Corps of Engineers authorities to provide flood hazard information and to issue Department of the Army (DA) permits.

a. It is not possible to determine DA permit requirements based on the information presented in the DEA. The Final EA should clearly state whether or not construction will occur in either Salt Lake or surrounding wetlands. For further information, please contact Mr. William Lennan of our Regulatory Branch at (808) 438-6986 and refer to file number 200300253.

b. The drainage information provided on pages 44 and 45 of the DEA is correct.

A copy of this letter has been furnished to Mr. Chester Koga, R.M. Towill Corporation, 420 Waiakamilo Road, Suite 411, Honolulu, Hawaii 96817. Should you require additional information, please contact Ms. Jessie Dobinchick of my staff at (808) 438-8876.

Sincerely,

/s/

James Pennaz, P.E.
Chief, Civil Works
Technical Branch

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.hi.us

JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

Mr. James Pannaz, P.E.
Chief, Civil Works Technical Branch
Department of the Army
U.S. Army Engineer District, Honolulu
Fort Shafter, Hawai'i 96858-5440

Dear Mr. Pannaz:

Subject: Salt Lake District Park Master Plan Update, Comments on
Draft Environmental Assessment (EA), Tax Map Key: 1-1-1-63:014 and 018

Thank you for your letter of February 17, 2002. The following is our response to your specific comments and will be published in the Final EA for this project:

Comment: "It is not possible to determine DA permit requirements based on the information presented in the Draft EA. The Final EA should clearly state whether or not construction would occur in either Salt Lake or surrounding wetlands."

Response: The Final EA will include the statement: "Construction of park improvements under the Salt Lake District Park Master Plan Update will not occur in Salt Lake or surrounding wetlands."

If you have any further questions or comments, please do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

Sincerely,

TIMOTHY E. STEINBERGER, P.E.
Acting Director

TES:gt

cc: Ms. Genevieve Salmonson (OEQC)
✓ Mr. Chester Koga (R.M. Towill Corporation)

LINDA LINGLE
GOVERNOR OF HAWAII

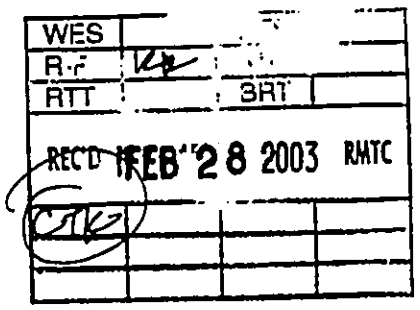
CHIYOME L. FUKINO, M.D.
DIRECTOR OF HEALTH

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

In reply, please refer to:
File:

03-036/epo

February 26, 2003



Mr. Chester Koga, AICP
R.M. Towill Corporation
420 Waiakamilo Road, Suite 411
Honolulu, Hawaii 96817

Dear Mr. Koga:

Subject: Draft Environmental Assessment (DEA)
Salt Lake District Park Master Plan Update
Salt Lake, Honolulu, Oahu
TMK: 1-1-063:018 & 014

Thank you for the opportunity to review and comment on the subject proposal. The DEA was routed to the various branches of the Environmental Health Administration. We have the following comments:

Clean Air Branch (CWB)

Control of Fugitive Dust

There is a significant potential for fugitive dust emissions during all phases of construction. Proposed construction activities will occur in proximity to public areas, commercial establishments, and major thoroughfares, thereby exacerbating potential dust problems. The development of a dust control management plan, which identifies and addresses all activities that have a potential to generate fugitive dust is critical. Implementation of adequate dust control measures during all phases of development and construction activities is warranted.

Construction activities must comply with the provisions of Hawaii Administrative Rules, §11-60.1-33 on Fugitive Dust.

The contractor should provide adequate measures to control dust from the road areas and during the various phases of construction. These measures include, but are not limited to, the following:

a) Plan the different phases of construction, focusing on minimizing the amount of dust-generating materials and activities, centralizing on-site vehicular traffic routes, and locating potential dust-generating equipment in areas of the least impact;

b) Provide an adequate water source at the site prior to start-up of construction activities;

c) Landscape and provide rapid covering of bare areas, including slopes, starting from the initial grading phase;

d) Minimize dust from shoulders and access roads;

e) Provide adequate dust control measures during weekends, after hours, and prior to daily start-up of construction activities; and

f) Control dust from debris being hauled away from the project site.

If you have any questions, please contact Barry Ching at (808) 586-4200.

Noise, Radiation and Indoor Air Quality (NRIAQ) Branch

All project activities shall comply with the Administrative Rules of the Department of Health, Chapter 11-46, on "Community Noise Control."

If you have any questions, please contact the NRIAQ at (808) 586-4701.

Sincerely,

June F. Harrigan-Lum

JUNE F. HARRIGAN-LUM, MANAGER
Environmental Planning Office

c: CAB
NRIAQ

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.hi.us

JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

Ms. June F. Harrigan-Lum, Manager
Environmental Planning Office
Department of Health
State of Hawaii
Post Office Box 3378
Honolulu, Hawaii 96801-3378

Dear Ms. Harrigan-Lum:

Subject: Salt Lake District Park Master Plan Update, Comments on Draft Environmental Assessment (EA), Tax Map Key: 1-1-1-63:014 and 018

Thank you for your letter dated February 26, 2003. This letter responds to your specific comments and will be published in the Final EA for this project.

Response to Clean Air Branch Comments

With regard to the "Control of Fugitive Dust," the Final Environmental Assessment will integrate the suggested language into Section 3.13.3, Air Quality Mitigation measures. Several of the points in your letter were already included in the Draft Environmental Assessment with the same or slightly modified wording.

Response to Noise, Radiation and Indoor Air Quality Branch Comments

In Section 3.12.3, Noise Mitigation Measures, the Final Environmental Assessment will include the statement, "All project activities shall comply with the Administrative Rules of the State Department of Health, Chapter 11-46, on "Community Noise Control."

If you have any further questions or comments, contact Mr. Stanford Kuroda at 523-4755.

Sincerely,

TIMOTHY E. STEINBERGER, P.E.
Acting Director

TES:gt

cc: Ms. Genevieve Salmonson (OEQC)
✓ Mr. Chester Koga (R.M. Towill Corporation)

LINDA LINGLE
GOVERNOR OF HAWAII

GENEVIEVE SALMONSON
DIRECTOR

STATE OF HAWAII
OFFICE OF ENVIRONMENTAL QUALITY CONTROL
235 SOUTH BERETANIA STREET
SUITE 702
HONOLULU, HAWAII 96813
Telephone (808) 586-4185
Facsimile (808) 586-4186
Email: oeqc@health.state.hi.us

February 20, 2003

WES		...TS	
R-F	VLP	NM	
RTT		BRT	
REC'D FEB 21 2003 RMTC			
AYP			

Mr. Timothy E. Steinberger, Director
Department of Design and Construction
City and County of Honolulu
650 South King Street
Honolulu, Hawaii 96813

Dear Mr. Steinberger:

Subject: Draft Environmental Assessment for the Salt Lake District Park Master Plan Update, O'ahu

Thank you for the opportunity to review the subject document. We have the following comments.

1. Please describe the impacts of the drainage project on the wetlands.

2. Please describe the impacts of the proposed lighting on the various waterbirds that frequent the wildlife sanctuary.

Sincerely,

Genevieve Salmonson
Director

c: R.M. Towill

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.hi.us

JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

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

Dear Ms. Salmonson:

Subject: Salt Lake District Park Master Plan Update, Comments on Draft Environmental Assessment (EA), Tax Map Key: 1-1-1-63:014 and 018

Thank you for your letter dated February 20, 2003. This letter responds to your specific comments (see below) and will be published in the Final EA for this project.

Comment: "Please describe the impacts of the drainage on the wetlands."

Response: In the Makai Area, water is pooling in the middle of one of the playing fields due to subsidence. Re-grading of the playing field will restore the original drainage system. The pooling was caused by subsidence. No change is expected to the amount or character of drainage discharge into the wetland area as a result of improvements to the Salt Lake District Park Master Plan Update.

Comment: "Please describe the impacts of the proposed lighting on the various waterbirds that frequent the wildlife sanctuary."

Response: Since Salt Lake District Park is located in urban Honolulu, ambient light from surrounding development (residential and country club) will continue regardless of park improvements. Installation of playing field (night) lighting, although included in the approved Master Plan, is not recommended under the proposed Master Plan Update. Lighting systems in the proposed multi-purpose building will be in proximity to existing parking lot lights and are not expected to affect waterbirds in the wildlife sanctuary.

If you have any further questions or comments, please do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

Sincerely,

TIMOTHY E. STEINBERGER, P.E.
Acting Director

TES:gt

cc: Mr. Chester Koga (R.M. Towill Corporation)

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
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JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

Ms. Dierdre S. Mamiya
Administrator, Land Division
Department of Land and Natural Resources
State of Hawaii
Post Office Box 621
Honolulu, Hawaii 96809

Dear Ms. Mamiya:

Subject: Salt Lake District Park Master Plan Update, Comments on
Draft Environmental Assessment, Tax Map Key: 1-1-1-63:014 and 018

Thank you for your letter and attachments dated March 3, 2003. This letter responds to your specific comments and will be published in the Final Environmental Assessment for this project.

We understand from your correspondence that the Divisions of the Department of Land and Natural Resources (DLNR) were provided the opportunity to comment. Below are the comments received from two Divisions and our responses:

Division of Forestry and Wildlife
Comment: "We confirm that the project site is located in Zone D. FEMA defines a Zone D designation as areas, which flood hazards are undetermined. "Therefore, since flood hazards were never determined for this area, please follow the minimum standards for development as set forth in Section 60.3(a) of Title 44 of the Code of Federal Regulations."

Response: In implementing the Salt Lake District Park Master Plan, the Department of Parks and Recreation will follow minimum standards as set forth in Section 60.3(a) of Title 44 of the Code of Federal Regulations.

Commission on Water Resource Management (CWRM)
Comment: "In general, the CWRM strongly promotes the efficient use of our water resources through conservation measures and uses of alternative non-potable water resources whenever available, feasible, and there are no harmful effects to the ecosystem. Also, the CWRM encourages the protection of water recharge areas, which are important for the maintenance of streams and the replenishment of aquifers. We recommend coordination with the county government to incorporate this project into the county's Water Use and Development Plan."

Response: We consulted with Mr. George Kuo of the Honolulu Board of Water Supply, who stated that only large, new projects with significant potable water requirements are included in the City and County of Honolulu Water Use and Development Plan. This project, in an existing park and with limited new water needs, would not be a candidate. This was concurred with by Ms. Lenore Nakano of the DLNR Commission of Water Resource Management. Therefore, no further action is required.

If you have any questions or comments, do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

Sincerely,

TIMOTHY E. STEINBERGER, P.E.
Acting Director

TES:gt

cc: Ms. Genevieve Salmonson (OEQC)
Mr. Chester Koga (R.M. Towill Corporation)

LINDA LINGLE
GOVERNOR

PETER T. YOUNG
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

ERNEST LAU
DEPUTY DIRECTOR

DEAN A. NAKANO
ACTING DEPUTY DIRECTOR FOR
THE COMMISSION ON WATER
RESOURCE MANAGEMENT

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND RESOURCES ENFORCEMENT
CONVEYANCES
ENGINEERING
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
LAND DIVISION

P.O. Box 621
HONOLULU, HAWAII 96809

March 3, 2003

SALTLAKEMASTER.RCM
L-453/929/833/818/821/765

LD-NAV

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RTT		BRT	

RECD MAR 04 2003 RMTC

AYI | MF | CTK

R.M. Towill Corporation
Chester T. Koga, AICP
3420 Waiakamilo Road, Suite 411
Honolulu, Hawaii 96817

Dear Mr. Koga:

SUBJECT: Salt Lake District Master Plan Update

Thank you for the opportunity to review and comment on the subject matter. A copy of the Draft Environmental Assessment was distributed or made available to the following Department of Land and Natural Resources' Divisions for their review and comment:

- Division of Aquatic Resources
- Division of Forestry & Wildlife
- Division of State Parks
- Engineering Division
- Commission on Water Resource Management
- Land Division Planning and Technical Services
- Land Division Oahu District Land Office

Attached herewith is a copy of the Commission on Water Resource Management and Engineering Division's comment.

Based on the attached responses, the Department of Land and Natural Resources has no other comment to offer on the subject matter.

Should you have any questions, please contact Nicholas A. Vaccaro of the Land Division Support Services Branch at 587-0384.

Very truly yours,

Charlene P. Unoki for

DIERDRE S. MAMIYA
Administrator

C: ODLO

LINDA LINGLE
GOVERNOR

PETER T. YOUNG
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

ERNEST LAU
DEPUTY DIRECTOR

DEAN A. NAKANO
ACTING DEPUTY DIRECTOR FOR
THE COMMISSION ON WATER
RESOURCE MANAGEMENT

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND RESOURCES ENFORCEMENT
CONVEYANCES
ENGINEERING
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

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

February 4, 2003

LD/NAV
Ref.: SALTLAKEMASTERPLAN.CMT

L-453
Suspense Date: 2/14/03

MEMORANDUM:

From: ~~TO:~~ **XXX Division of Aquatic Resources
**XXX Division of Forestry & Wildlife
**XXX Engineering Division
**XXX Division of State Parks
Division of Boating and Ocean Recreation
**XXX Commission on Water Resource Management
Land Division Branches:
/ **XXX Planning and Technical Services
**XXX Oahu District Land Office

TO: ~~FROM:~~ Charlene E. Unoki, Acting Assistant Administrator
Land Division Charlene

SUBJECT: Salt Lake District Park Master Plan Update

Please review the Draft Environmental Assessment (DEA) (January 2003) covering the subject matter and submit your comments (if any) on Division letterhead (signed and dated) within the time requested above.

Should you need more time to review the subject matter, please contact Nick Vaccaro at ext.: 7-0384.

If this office does not receive your comments on or before the suspense date, we will assume there are no comments.

****NOTE: One (1) copy of the DEA is available for your review in the Land Division Office, Room 220.**

(X) We have no comments.

( ) Comments attached.

Signed: Alan

Name: _____

Date: 2/13/03

AL

LINDA LINGLE
GOVERNOR

PETER T. YOUNG
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

ERNEST LAU
DEPUTY DIRECTOR

DEAN A. NAKANO
ACTING DEPUTY DIRECTOR FOR
THE COMMISSION ON WATER
RESOURCE MANAGEMENT

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND RESOURCES ENFORCEMENT
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ENGINEERING
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

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

February 4, 2003

LD/NAV L-453
Ref.: SALTLAKEMASTERPLAN.CMT Suspense Date: 2/14/03

MEMORANDUM:

TO: **XXX Division of Aquatic Resources
√ **XXX Division of Forestry & Wildlife
√ **XXX Engineering Division
**XXX Division of State Parks
Division of Boating and Ocean Recreation
**XXX Commission on Water Resource Management
Land Division Branches:
**XXX Planning and Technical Services
**XXX Oahu District Land Office

FROM: Charlene E. Unoki, Acting Assistant Administrator
Land Division

SUBJECT: Salt Lake District Park Master Plan Update

Please review the Draft Environmental Assessment (DEA) (January 2003) covering the subject matter and submit your comments (if any) on Division letterhead (signed and dated) within the time requested above.

Should you need more time to review the subject matter, please contact Nick Vaccaro at ext.: 7-0384.

If this office does not receive your comments on or before the suspense date, we will assume there are no comments.

****NOTE: One (1) copy of the DEA is available for your review in the Land Division Office, Room 220.**

( ) We have no comments. (X) Comments attached.

Signed: _____

Name: 2-20-03

Date: _____

DEPARTMENT OF LAND AND NATURAL RESOURCES
ENGINEERING DIVISION

LA/NAV
Ref.: SALTLAKEMASTERPLAN.CMT

COMMENTS

We confirm that the project site is located in Zone D. FEMA defines a Zone D designation as areas, which flood hazards are currently undetermined. Therefore, since flood hazards were never determined for this area, please follow the minimum standards for development as set forth in §60.3(a) of Title 44 of the Code of Federal Regulations.

If there are questions regarding the NFIP, please contact the State Coordinator, Mr. Sterling Yong, of the Department of Land and Natural Resources at 587-0248. If there are questions regarding flood ordinances, please contact Mr. Robert Sumitomo at 523-4254 or Mr. Mario Siu Li at 523-4247 of the City and County of Honolulu, Department of Planning and Permitting.

Should you have any questions, please call Mr. Andrew Monden of the Planning Branch At 587-0229.

Signed: Andrew M. Monden
For ERIC T. HIRANO, CHIEF ENGINEER

Date: 2/20/03

E:\WLD\MAKAI\SUZIE\OAHU\SaltLakeMPUpdateOahu277.doc

LINDA LINGLE
GOVERNOR

PETER T. YOUNG
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

ERNEST LAU
DEPUTY DIRECTOR

DEAN A. NAKANO
ACTING DEPUTY DIRECTOR FOR
THE COMMISSION ON WATER
RESOURCE MANAGEMENT

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND RESOURCES ENFORCEMENT
CONVEYANCES
ENGINEERING
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

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

February 4, 2003

LD/NAV
Ref.: SALTLAKEMASTERPLAN.CMT

L-453
Suspense Date: 2/14/03

MEMORANDUM:

TO: ✓**XXX Division of Aquatic Resources
✓**XXX Division of Forestry & Wildlife
**XXX Engineering Division
**XXX Division of State Parks
Division of Boating and Ocean Recreation
**XXX Commission on Water Resource Management
Land Division Branches:
**XXX Planning and Technical Services
**XXX Oahu District Land Office

FROM: Charlene E. Unoki, Acting Assistant Administrator
Land Division

SUBJECT: Salt Lake District Park Master Plan Update

Please review the Draft Environmental Assessment (DEA) (January 2003) covering the subject matter and submit your comments (if any) on Division letterhead (signed and dated) within the time requested above.

Should you need more time to review the subject matter, please contact Nick Vaccaro at ext.: 7-0384.

If this office does not receive your comments on or before the suspense date, we will assume there are no comments.

****NOTE: One (1) copy of the DEA is available for your review in the Land Division Office, Room 220.**

(X) We have no comments.

( ) Comments attached.

Signed:

Name: MICHAEL G. BUCK, ADMINISTRATOR
DIVISION OF FORESTRY AND WILDLIFE

Date: FEB 18 [illegible]

LINDA LINGLE
GOVERNOR

PETER T. YOUNG
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

ERNEST LAU
DEPUTY DIRECTOR

DEAN A. NAKANO
ACTING DEPUTY DIRECTOR FOR
THE COMMISSION ON WATER
RESOURCE MANAGEMENT

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND RESOURCES ENFORCEMENT
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HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

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

February 4, 2003

L-453
10/03

ADMINISTRATOR
ASST ADMIN
DEV BR
PLAN BR
RES MGT BR
CLERICAL
ADMIN ASST
INTERP BR

FOR:
CIRC/POST/STAFF RM
COMMENTS & REC
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LD/NAV
Ref.: SALTLAKEMASTERPLAN.CMT

Suspense Date: 2/14/03

MEMORANDUM:

TO: **XXX Division of Aquatic Resources
**XXX Division of Forestry & Wildlife
✓ **XXX Engineering Division
**XXX Division of State Parks
Division of Boating and Ocean Recreation
**XXX Commission on Water Resource Management
Land Division Branches:
**XXX Planning and Technical Services
**XXX Oahu District Land Office

FROM: Charlene E. Unoki, Acting Assistant Administrator
Land Division

SUBJECT: Salt Lake District Park Master Plan Update

Please review the Draft Environmental Assessment (DEA) (January 2003) covering the subject matter and submit your comments (if any) on Division letterhead (signed and dated) within the time requested above.

Should you need more time to review the subject matter, please contact Nick Vaccaro at ext.: 7-0384.

If this office does not receive your comments on or before the suspense date, we will assume there are no comments.

****NOTE: One (1) copy of the DEA is available for your review in the Land Division Office, Room 220.**

(✓) We have no comments.

( ) Comments attached.

Signed: David S. Quinn

Name: David S. Quinn

Date: 2/19/03

LINDA LINGLE
GOVERNOR

RECEIVED
03 FEB 7 P2:53
COMMISSION ON WATER
RESOURCE MANAGEMENT

PETER T. YOUNG
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES

ERNEST LAU
DEPUTY DIRECTOR

DEAN A. NAKANO
ACTING DEPUTY DIRECTOR FOR
THE COMMISSION ON WATER
RESOURCE MANAGEMENT

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND RESOURCES ENFORCEMENT
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HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

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

February 4, 2003

LD/NAV
Ref.: SALTLAKEMASTERPLAN.CMT

L-453
Suspense Date: 2/14/03

MEMORANDUM:

TO:
**XXX Division of Aquatic Resources
**XXX Division of Forestry & Wildlife
**XXX Engineering Division
**XXX Division of State Parks
Division of Boating and Ocean Recreation
✓ **XXX Commission on Water Resource Management
Land Division Branches:
**XXX Planning and Technical Services
**XXX Oahu District Land Office

FROM: Charlene E. Unoki, Acting Assistant Administrator
Land Division

SUBJECT: Salt Lake District Park Master Plan Update

Please review the Draft Environmental Assessment (DEA) (January 2003) covering the subject matter and submit your comments (if any) on Division letterhead (signed and dated) within the time requested above.

Should you need more time to review the subject matter, please contact Nick Vaccaro at ext.: 7-0384.

If this office does not receive your comments on or before the suspense date, we will assume there are no comments.

****NOTE: One (1) copy of the DEA is available for your review in the Land Division Office, Room 220.**

( ) We have no comments.

(X) Comments attached.

Signed: Lenore Y. Nakama

Name: LENORE Y. NAKAMA

Date: 2-21-03

STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT
P.O. BOX 621
HONOLULU, HAWAII 96809

February 24, 2003

Ref: saltlakemasterplan.dr

TO: Ms. Dede Mamiya, Administrator
Land Division

FROM: Dean A. Nakano, Acting Deputy Director
Commission on Water Resource Management (CWRM)

SUBJECT: Salt Lake District Park Master Plan Update

FILE NO.: SALTLAKEMASTER.CMT

Thank you for the opportunity to review the subject document. Our comments related to water resources are marked below.

In general, the CWRM strongly promotes the efficient use of our water resources through conservation measures and use of alternative non-potable water resources whenever available, feasible, and there are no harmful effects to the ecosystem. Also, the CWRM encourages the protection of water recharge areas, which are important for the maintenance of streams and the replenishment of aquifers.

[X] We recommend coordination with the county government to incorporate this project into the county's Water Use and Development Plan.

[ ] We recommend coordination with the Land Division of the State Department of Land and Natural Resources to incorporate this project into the State Water Projects Plan.

[ ] We are concerned about the potential for ground or surface water degradation/contamination and recommend that approvals for this project be conditioned upon a review by the State Department of Health and the developer's acceptance of any resulting requirements related to water quality.

[ ] A Well Construction Permit and/or a Pump Installation Permit from the Commission would be required before ground water is developed as a source of supply for the project.

[ ] The proposed water supply source for the project is located in a designated water management area, and a Water Use Permit from the Commission would be required prior to use of this source.

[ ] Groundwater withdrawals from this project may affect streamflows, which may require an instream flow standard amendment.

[ ] We are concerned about the potential for degradation of instream uses from development on highly erodible slopes adjacent to streams within or near the project. We recommend that approvals for this project be conditioned upon a review by the corresponding county's Building Department and the developer's acceptance of any resulting requirements related to erosion control.

[ ] If the proposed project includes construction of a stream diversion, the project may require a stream diversion works permit and amend the instream flow standard for the affected stream(s).

[ ] If the proposed project alters the bed and banks of a stream channel, the project may require a stream channel alteration permit.

[ ] OTHER:

If there are any questions, please contact Lenore Y. Nakama at 587-0218.

DEPARTMENT OF PLANNING AND PERMITTING

CITY AND COUNTY OF HONOLULU

650 SOUTH KING STREET, HONOLULU, HAWAII 96813
Phone: (808) 523-4414 • Fax: (808) 527-6743
Web site: www.co.honolulu.hi.us

JEREMY HARRIS
MAYOR

ERIC G. CRISPIN, AIA
DIRECTOR

BARBARA KIM STANTON
DEPUTY DIRECTOR

2003/ELOG-338 (TH)

March 13, 2003

TO: TIMOTHY E. STEINBERGER, P.E., ACTING DIRECTOR
DEPARTMENT OF DESIGN AND CONSTRUCTION

ATTN: STANFORD KURODA

FROM: ERIC G. CRISPIN, AIA, DIRECTOR
DEPARTMENT OF PLANNING AND PERMITTING

SUBJECT: DRAFT ENVIRONMENTAL ASSESSMENT (DEA)
FOR THE SALT LAKE DISTRICT PARK MASTER PLAN
UPDATE, HONOLULU, TAX MAP KEY: (1) 1-1-063: 018 AND 014

We have reviewed the DEA and offer the following comments:

1. The consultant's cover letter dated January 23, 2003 lists the Department of Design and Construction as the "Applicant." However, on page 1 (Project Summary), the Department of Parks and Recreation is listed as the "Applicant." The final EA should be revised to identify the correct applicant.

2. Section 4.2.2 (page 62) of the DEA states that the proposed project is within the State Agricultural District. However, our land use information identifies the district park within the Conservation and Urban Districts. The majority of TMK: 1-1-063: 018, the "Makai Area" is in the Conservation District, but a small portion of the "Makai Area," bounded by Salt Lake Elementary School, Ala Lilikoi and Likini Streets, is within the Urban District. All of TMK: 1-1-063: 014, the "Mauka Area" is within the Conservation District. We recommend that the applicant reconfirm the State Land Use Districts underlying both parcels with the State Land Use Commission and include this information in the final EA.

3. The proposed projects is consistent with the City's General Plan policies regarding the Natural Environment and Culture and Recreation.

4. The "Makai Area" of Salt Lake District Park is currently designated Park and Recreation on the Primary Urban Center (PUC) Development Plan (DP) Land Use Map. The "Mauka Area" of the Salt Lake District Park is currently designated Preservation on the PUC DP Land Use Map. Areas designated Preservation may be used for parkland in accordance with Section 24-1.3(k)(3) of the DP Common Provisions.

5. The existing facilities, as well as proposed improvements are consistent with the "District Parks/Centers" guidelines in Section 24-1.5(a)(2)(A)(i) of the DP Common Provisions.

6. Construction of a new multi-purpose building in the "Mauka Area" would normally require an amendment to the PUC DP Public Facilities Map. However, the PUC DP Public Facilities Map shows a "Park/Modification" symbol (Map No. 539) for "Mauka Area" and a "Park/Modification" symbol (Map No. 394) for the "Makai Area." Therefore, an amendment will not be required for improvements proposed for the Mauka and Makai areas.

7. The proposed project is consistent with the vision of the proposed draft PUC DP (May 2002). Two key elements of the vision seek to: protect and enhance Honolulu's natural, cultural and scenic resources; and promote livable neighborhoods that have business districts, parks and plazas, and walkable streets.

   The majority of Salt Lake District Park is designated as a Preservation Area on the Open Space Map (Map A-2) and Land Use Map-PUC West (Map A-4). The proposed designation is consistent with the fact that much of the park's property is in the State's Conservation District, and that most of the park's property remains in undeveloped open space. Salt Lake District Park, as well as regional parks and golf courses help make up the PUC's recreational open spaces, which provide recreational opportunities and visual relief to counter the density of the built environment.

   The project is consistent with the PUC's land use policy to provide parks and active recreation areas that increase and enhance recreational open space in the most densely populated parts of the PUC.

8. Section 4.3.2 (Page 63) of the DEA correctly states that the "Mauka Area" of the district park is zoned P-1 Restricted Preservation District. However, no mention is made regarding the zoning districts for the "Makai Area" of the district park. We recommend that the final EA mention that the "Makai Area" is currently zoned both P-1 Restricted Preservation District and P-2 General Preservation District.

9. The DPP may require a drainage report when the applicant submits the Grubbing, Grading and Stockpiling Permit and Building Permit.

   Page 41 of the DEA states: "Construction shall be phased to minimize the exposure time of cleared or excavated areas. Existing ground cover shall not be destroyed, removed or disturbed more than 20 calendar days prior to the start of construction." In accordance with the Department of Planning and Permitting's

(DPP) "Rules Relating to Soil Erosion Standards and Guidelines," existing ground cover shall not be destroyed, removed or disturbed more than 14 calendar days prior to the start of construction." Therefore, the FEA should be revised to reflect this standard.

Page 42 states "Disturbed areas that remain unfinished for more than 30 calendar days shall be hydro-mulched or seeded to provide temporary soil stabilization." In accordance with the DPP's "Rules Relating to Soil Erosion Standards and Guidelines," disturbed areas that remain unfinished for more than 14 calendar days shall be hydro-mulched or seeded to provide temporary soil stabilization." Therefore, the FEA should be revised to reflect this standard.

Section 3.6 (Natural Hazards), and Chapter 7 (Determination) Criterion 11 of the FEA should discuss the potential risk of boulders from Aliamanu Crater that may come loose and fall into Salt Lake District Park.

10. The municipal sewer system is adequate to accommodate the proposed project. However, this should not be construed as confirmation of sewage capacity reservation. Sewage capacity reservation will be confirmed after the applicant submits a Master Application Form regarding sewer connection to the DPP for review and approval. Further, the proposed project may be liable for payment of the Wastewater System Facility Charge.

Should you have any questions, please contact Tim Hata of our staff at extension 6070.

EGC:js

cc: R.M. Towill Corporation, Attn: Chester Koga, AICP

p:/Division Functions/ea-eis/2003\elog-338

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.hi.us

JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

TO: ERIC G. CRISPIN, AIA, DIRECTOR
DEPARTMENT OF PLANNING AND PERMITTING

FROM: TIMOTHY E. STEINBERGER, P.E., ACTING DIRECTOR

SUBJECT: DRAFT ENVIRONMENTAL ASSESSMENT (EA)
FOR THE SALT LAKE DISTRICT PARK MASTER PLAN UPDATE
HONOLULU, TAX MAP KEY: (1) 1-2-063:018 AND 014

Thank you for your memorandum dated March 13, 2003. The following is in response to your specific comments and will be published in the Final EA for this project:

Comment: "The Final EA should be revised to identify the correct applicant."

Response: The Final EA will reflect the Department of Design and Construction as the applicant.

Comment: "We recommend the applicant reconfirm the State Land Use Districts with the State Land Use Commission and include this information in the Final *EA.*"

Response: We have conferred with the State Land Commission and concur with your comment that the park is a combination of conservation and urban land. The Final Environmental Assessment will contain the following additional language in Section 4.2.2, Land Use Commission: "The mauka area is designated Conservation by the State Land Use Commission. The makai area is a combination of Conservation and Urban designations. Park use is an identified use for lands within the Conservation District under Hawaii Administrative Rules, Chapter 13-1-5."

Comment: "The proposed projects [sic] is consistent with the City's General Plan policies regarding the Environment and Culture and Recreation.

Response: The Draft EA states the exact wording of the comment in Section 4.3.1, General Plan. Therefore, no revision is required for the Final EA.

Comment: Concerning Primary Urban Center Development Plan Land Use Map

Response: The Final EA will include the more detailed information provided in your comments. Specifically, in Section 4.3.3, Primary Urban Center Development Plan, the following text will be added: The makai area is currently designated Park and Recreation on the Primary Urban Center (PUC) Development Plan (DP) Land Use Map. The mauka area of the park is currently designated Preservation on the PUC DP Land Use Map. Areas designated Preservation may be used for parkland in accordance with Section 24-2.3(k)(3) of the DP Common Provisions."

Comment: "The existing facilities, as well as proposed improvements are consistent with the 'District Parks/Centers' guidelines in Section 24.1.5(a)(2)(A)(i) of the DP Common Provisions."

Response: The Final EA will quote the above comment in Section 4.3.3, Primary Urban Center Development Plan.

Comment: Concerning the non-applicability of amendments to the PUC DP Public Facilities Map for proposed park improvements.

Response: Since no amendments are required, the Final EA will not require revision on this point.

Comment: Concerning consistency of the Salt Lake District Park Master Plan Update with the PUC DP.

Response: We appreciate this amplification of the consistency of the Master Plan Update with PUC DP provisions. Your comment letter, published in the Final Environmental Assessment, will document this observation.

Comment: "Section 4.3.2 (Page 63) of the DEA correctly states that the 'Mauka Area' of the district park is zoned P-1 Restricted Preservation District. However, no mention is made regarding the zoning districts for the 'Makai Area' of the district park. We recommend that the final EA mention that the 'Makai Area' is currently zoned both P-1 Restricted Preservation District and P-2 General Preservation District."

Response: The Final EA will include the additional underlined text in Section 4.3.2, Zoning: "The City & County zoning designation for the park site is primarily P-1, Restricted Preservation. Per the Department of Planning and Permitting, the Makai Area is currently zoned both P-1 Restricted Preservation District and P-2 General Preservation District."

Comment: Concerning City and County of Honolulu erosion regulations.

Comment: "The DPP may require a drainage report when the applicant submits the Grubbing, Grading and Stockpiling Permit and Building Permit."

Response: The Department of Design and Construction (applicant) will provide a drainage report to DPP if required for the Grubbing, Grading and Stockpiling and Building Permits.

Comment relating to a request to modify FEA language to reflect standards in DPP's "Rules Relating to Soil Erosion Standards and Guidelines."

Response: The Final EA will state: "Existing groundcover shall not be destroyed, removed or disturbed more than 14 calendar days prior to the start of construction." With regard to page 42, the FEA will state,

"Disturbed areas that remain unfinished for more than 14 calendar days shall be hydro-mulched or seeded to provide temporary soil stabilization."

Comment: "Section 3.6 (Natural Hazards) and Chapter 7 (Determination) Criterion 11 of the FEA should discuss the potential risk of boulders from Aliamanu Crater that may come loose and fall into Salt Lake District Park."

The Department of Design and Construction acknowledges the potential risk of rocks from Aliamanu Crater coming loose and falling into Salt Lake District Park. The Final EA will contain the following language in a new Section 3.6.3a: "The park area has been subject to minor rockfalls of stones and small boulders from Aliamanu Crater." The FEA will contain the following language in Chapter 7, Determination, Criterion 11: "The proposed improvements will not affect Salt Lake. The Park is subject to erosion and is manifested by rocks becoming loose and rolling on to the ballfields and walkways from the crater walls. These areas are away from structures and places where people gather. Areas adjacent to courts are protected by chain link fences."

Comment: Concerning City and County of Honolulu municipal sewer system and related permitting.

Response: The following statement will be added to the Final EA in Section 3.3.3 [Waste Water] Mitigation Measures: In comments on the Draft Environmental Assessment, the City and County of Honolulu, Department of Planning and Permitting, indicated "the municipal sewer system is adequate to accommodate the proposed project." A sewer capacity reservation will be confirmed upon application for a sewer connection permit, at which time the project may be subject to the Wastewater System Facility Charge.

If you have any further questions or comments, please do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

TES:gt

cc: Ms. Genevieve Salmonson (OEQC)
✓ Mr. Chester Koga (R.M. Towill Corporation)

FIRE DEPARTMENT
CITY AND COUNTY OF HONOLULU
3375 KOAPAKA STREET, SUITE H425 • HONOLULU, HAWAII 96819-1869
TELEPHONE: (808) 831-7761 • FAX (808) 831-7750 • INTERNET: www.honolulufire.org

JEREMY HARRIS
MAYOR

ATTILIO K. LEONARDI
FIRE CHIEF

JOHN CLARK
DEPUTY FIRE CHIEF

February 10, 2003

TO: RAE M. LOUI, P.E., DIRECTOR
DEPARTMENT OF DESIGN AND CONSTRUCTION

ATTN: STANFORD KURODA

FROM: ATTILIO K. LEONARDI, FIRE CHIEF

SUBJECT: DRAFT ENVIRONMENTAL ASSESSMENT FOR THE SALT LAKE DISTRICT PARK MASTER PLAN UPDATE

In response to R. M. Towill Corporation's letter of January 23, 2003, requesting the Honolulu Fire Department's review of the draft environmental assessment for the Salt Lake District Park Master Plan Update, we have reviewed the subject material provided and foresee no adverse impact on fire department facilities or services. Fire protection services provided by the Moanalua and Mokulele Fire Stations are adequate.

Access for fire apparatus, water supply, and building construction shall be in conformance to existing codes and standards.

Should you have any questions, please call Captain Ronald Johnson of our Administrative Services Bureau at 831-7730.

Attilio K. Leonardi

ATTILIO K. LEONARDI
Fire Chief

AKL:cn

cc: Chester Koga, AICP
R. M. Towill Corporation

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.hi.us

JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

TO: ATTILIO K. LEONARDI, FIRE CHIEF
HONOLULU FIRE DEPARTMENT

FROM: TIMOTHY E. STEINBERGER, P.E., ACTING DIRECTOR

SUBJECT: SALT LAKE DISTRICT PARK MASTER PLAN UPDATE, COMMENTS ON DRAFT ENVIRONMENTAL ASSESSMENT (EA), TMK: 1-1-1-63:014 & 018

Thank you for your memorandum dated February 10, 2003. This letter responds to your specific comments and will be published in the Final EA for this project.

We acknowledge your statement that the Honolulu Fire Department foresees no adverse impact on fire department facilities or services, and that fire services provided by the Moanalua and Mokulele Fire Stations are adequate.

The proposed project will be constructed in conformance to existing codes and standards with regard to access for fire apparatus, water supply and building construction.

If you have any further questions or comments, please do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

TES:gt

cc: Ms. Genevieve Salmonson (OEQC)
Mr. Chester Koga (R.M. Towill Corporation)

BOARD OF WATER SUPPLY

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

February 11, 2003

Mr. Chester Koga, AICP
R.M. Towill Corporation
420 Waiakamilo Road, Suite 411
Honolulu, Hawaii 96817-4941

Dear Mr. Koga:

Subject: Your Letter of January 23, 2003 on the Draft Environmental Assessment for the Salt Lake District Park Master Plan, TMK: 1-1-63: 18 & 14

Thank you for the opportunity to comment on the Draft Environmental Assessment for the Salt Lake District Park.

The existing water system is presently adequate to accommodate the improvements at the park.

The availability of water will be confirmed when the building permits are approved.

When water is made available, the applicant will be required to pay our Water System Facilities Charges for resource development, transmission and daily storage.

The proposed project is subject to Board of Water Supply Cross-Connection Control and Backflow Prevention requirements prior to the issuance of the Building Permit Applications.

If you have any questions, please contact Joseph Kaakua at 527-6123.

Very truly yours,

K. Shida

for CLIFFORD S. JAMILE
Manager and Chief Engineer

cc: Stanford Kuroda, Department of Design and Construction

Mr. Clifford S. Jamile
Manager and Chief Engineer
Board of Water Supply
City and County of Honolulu
630 South Beretania Street, Suite 411
Honolulu, Hawaii 96817-4941

Dear Mr. Jamile:

Salt Lake District Park Master Plan Update
Comments on Draft Environmental Assessment
TMK 1-1-1-63:014 and 018

Thank you for your letter dated February 11, 2003. This letter responds to your specific comments and will be published in the Final Environmental Assessment for this project.

We acknowledge your comment that the current water system is "adequate to accommodate the improvements at the park" and understand this will be confirmed when building permits are approved. We are aware that the proposed project is "subject to Board of Water Supply Cross-Connection Control and Backflow Prevention" requirements prior to the issuance of the Building Permit Applications.

If you have any further questions or comments, do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

Very truly yours,

Tim Steinberger
Director

cc Ms. Genevieve Salmonson (OEQC)
Mr. Chester Koga (R.M. Towill Corporation)

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
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JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

TO: CLIFFORD S. JAMILE, MANAGER AND CHIEF ENGINEER
BOARD OF WATER SUPPLY

FROM: TIMOTHY E. STEINBERGER, P.E., ACTING DIRECTOR

SUBJECT: SALT LAKE DISTRICT PARK MASTER PLAN UPDATE, COMMENTS ON DRAFT ENVIRONMENTAL ASSESSMENT (EA), TMK: 1-1-1-63:014 and 018

Thank you for your memorandum dated February 11, 2003. This memorandum responds to your specific comments and will be published in the Final EA for this project.

We acknowledge your comment that the current water system is "adequate to accommodate the improvements at the park" and understand this will be confirmed when building permits are approved. We are aware that the proposed project is "subject to Board of Water Supply Cross-Connection Control and Backflow Prevention" requirements prior to the issuance of the Building Permit Applications.

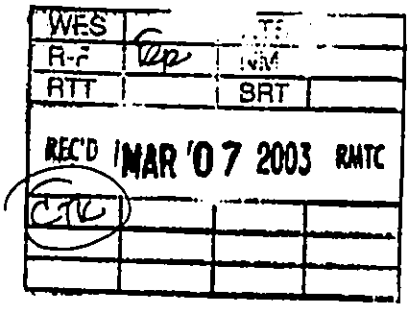
If you have any further questions or comments, please do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

TES:gt

cc: Ms. Genevieve Salmonson (OEQC)
✓ Mr. Chester Koga (R.M. Towill Corporation)

Hawaiian Electric Company, Inc. • PO Box 2750 • Honolulu, HI 96840-0001

GEN-6 (EIS/EA)



February 5, 2003

Chester Koga, AICP
R.M. Towill Corporation
420 Waiakamilo Road - Suite 411
Honolulu, HI 96817-4941

Dear Mr. Koga:

Re: Salt Lake District Park Master Plan Update
Honolulu, Oahu
TMKs (1) 1-1-63: Parcels 18 & 14

Thank you for the opportunity to comment on the January 2003 draft EA of the subject project, as proposed by the Department of Design and Construction, City & County of Honolulu. We have reviewed the document and have no comments at this time.

HECO reserves the opportunity to further comment on the protection of existing powerlines and electric power facilities that may be affected by the project until construction plans are finalized. Again, thank you for the opportunity to comment on this draft EA.

Sincerely,

Kirk S. Tomita
Senior Environmental Scientist

cc: Ms. Genevieve Salmonson (OEQC)
Mr. Stanford Kuroda (DDC/C&C)

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.hi.us

JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

Mr. Kirk S. Tomita
Senior Environmental Scientist
Hawaiian Electric Company, Inc.
Post Office Box 2750
Honolulu, Hawaii 96840-0001

Dear Mr. Tomita:

Subject: Salt Lake District Park Master Plan Update
Comments on Draft Environmental Assessment (EA)
Tax Map Key: 1-1-1-63:014 and 018

Thank you for your letter of February 5, 2003. This correspondence will be published in the Final EA for this project.

We acknowledge that you have no comments at this time, but "HECO reserves the opportunity to further comment on the protection of existing power lines and electric power utilities that may be affected by the project until construction plans are finalized."

As required by City and County of Honolulu regulations, Hawaiian Electric Company will be consulted again during the building permit process.

If you have any further questions or comments, do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

Sincerely,

TIMOTHY E. STEINBERGER, P.E.
Acting Director

TES:gt

cc: Ms. Genevieve Salmonson (OEQC)
Mr. Chester Koga (R.M. Towill Corporation)

1580 Ala Hahanui Street
Honolulu, Hawaii 96818

February 17, 2003

CERTIFIED MAIL - RETURN RECEIPT REQUESTED

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

Gentlemen:

Subject: Salt Lake District Park (SLDP) Master Plan Update

This is regarding the above mentioned park. I was surprised to read about the plans your department has for this park. The original EIS (1978) for this project does not include a multi-purpose building on the mauka side. The mauka park is designated as a passive, unstaffed park that was to include hiking trails, picnic tables, and viewing stations of the endangered wildlife that made their home in Salt Lake. The Department of Land and Natural Resources was to work with the City and the Honolulu International Country Club to acquire title to Salt Lake and build a "nature preserve" with nesting islands.

My primary concerns regarding this is the noise generated from park usage. When this park was constructed in 1996, I informed the neighborhood board No. 16, the Salt Lake Advisory Council and the then City Council that the City created a "natural amphitheater". All noise generated from this park reverberates against the surrounding basalt crater walls and abutting homes which contribute to the amplification of the noise. The noise generated from usage of the park include the following banging of the metallic goalie posts (7-7:45 a.m.), whistles from the referees, shouting from the crowds, car generated noise, boom boxes, motorized scooters, lawn mowers, weedwackers and sprinklers. During the day, these noises are tolerable; however, at night the sounds become a nuisance when one is trying to relax, unwind or sleep. Any car

going to the upper parking lot passes within 40 feet of my home. I hear them. I have called police on several occasions, when I hear boom box music, congregating of groups or seen cars in the parking lot past closure hours (8 p.m.) Currently, this park is closed at 8 p.m. due to the resident concerns regarding noise and security.

Another concern is traffic. In the EIS it was stated that Ala Puumalu would be the main access to this park. If anyone has taken the time to survey the traffic to and from this park, they will note that the main access to this park is on Ala Hahanui Street. There are times when I have difficulty reversing out of my driveway and making a left turn onto Ala Napunani due to the increase in traffic. Currently, Ala Hahanui is used by many drivers going to the Honolulu International Country Club (HICC) and the park. If the park is opened in the evening, that will mean an increase in traffic. Another concern is due to the steep incline of Ala Hahanui, many drivers including the BUS currently exceed the posted speed limit.

Construction of this Multi-Purpose Building will only contribute negatively to an already inadequate infrastructure. Where will the drainage from the kitchen, ceramic/kiln room drain? Are steps being taken so that residual/chemicals from the clay and glaze do not end in the lake because there are endangered wildlife that make their home in the surrounding waterways.

For the construction of this Multi-Purpose Building, is there an Erosion Control Plan? This building is in close proximity to the lake. The waterways in Salt Lake are presently experiencing problems due to sediment runoff from the surrounding community and the park. When the Makai phase was constructed, sediment turned the lake water a reddish/brown color. When the Mauka phase was constructed, there was heavy sediment runoff which also turned the lake water a murky brown color. Is there a plan to prevent any runoff during this project from entering the lake?

Another concern is the impact this project will have on the wildlife that make their home in the surrounding waterways. The original EIS stated that there will be not any Negative Impact from these projects. I disagree. The construction of the Mauka and Makai portions of the park have had a negative impact. Major sediment and siltation problems have occurred. Runoff and debris from the surrounding community, parks and HICC have contributed to the lack of oxygen in the water. I used to see the adult galinule and duckling swimming in the lake. I used to see the a'eo in the mud flats near the HICC clubhouse. There used to be owls that nested in the trees near the tennis courts until those trees were removed. There has definitely been a Negative Impact on the wildlife that make Salt Lake and the waterways their home.

Was a Special Management Area Permit filed for this project due to the close proximity of this project to the wetlands of Salt Lake? Was the Corps of Engineers informed of this project since it may have an impact on the waterways which fall under their jurisdiction? Were the State Department of Land and Natural Resources and the U.S. Fish and Wildlife Agencies informed of the SLDP Master Plan Update since wetland and wildlife may be impacted?

Another concern I have is with the site selected. Is the ground stable? This park is comprised of fill material, have soil tests been done to determine what kind of fill material lies beneath this proposed multi-purpose building? Has there been any settlement in this area since the construction of the park in 1996? The fields in this park have experienced settlement problems that required the replacement of the spinkler and irrigation systems. Has the comfort station, parking lots and tennis courts been monitored for possible settlement problems?

Another concern I have is with the completed construction plans for this Multi-Purpose Building. According to the original EIS the mauka park is to be unstaffed. However, it is noted that the architect for this project has included an office building. This office building will oversee the tennis courts and lower baseball field. This building will NOT be cross ventilated and take advantage of the mauka breeze.

There have been so many recent projects (lighting and additional of basketball courts, swimming pool, improvement of ball fields) that have a definite impact on the surrounding community. As to the statement about a deficiency of a lack of a community gathering place, besides the City District Park facilities, there are also State facilities such as the Salt Lake Library, Salt Lake Elementary School, Aliamanu Elementary and Middle Schools and Moanalua High School which has a Community Center and is available for public use.

What other projects are being considered for SLDP Master Plan? Your response to my concerns would be appreciated.

Sincerely,

Gayle Ching

cc: R.M. Towill Corporation
Office of Environmental Quality Control
City Council Chair Gary Okino
and Councilmembers

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
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JEREMY HARRIS
MAYOR

TIMOTHY E. STEINBERGER, P.E.
ACTING DIRECTOR

GEORGE T. TAMASHIRO, P.E.
ASSISTANT DIRECTOR

April 4, 2003

Ms. Gayle Ching
1580 Ala Hahanui Street
Honolulu, Hawaii 96818

Dear Ms. Ching:

Subject: Salt Lake District Park Master Plan Update, Comments on
Draft Environmental Assessment (EA), Tax Map Key: 1-1-1-63:014 and 018

Thank you for your letter dated February 17, 2003. The following are our responses to your specific comments and will be published in the Final EA for this project:

Comment: "The original EIS (1978) did not include a multi-purpose building on the mauka side. The park is designated as a passive, unstaffed park that was to include hiking trails, picnic tables, and viewing stations of the endangered wildlife that made their home at Salt Lake. The Department of Land and Natural Resources was to work with the City and the Honolulu Country Club to acquire title to Salt Lake and build a "nature preserve" with nesting islands.

Response: In the 25 years since the original EIS, development has occurred on both Mauka and Makai Areas of the park. On the Mauka side, the City has constructed ballfields and play courts which are not considered to be "passive activity." The intent regarding a wildlife "nature preserve" is still relevant and desired. However, the City has not appropriated funding for this work.

Comment: "My primary concerns with this is the noise generated from park usage..."

Response: In Section 3.12.3, Noise Mitigation Measures, the Final Environmental Assessment will include the statement, "All project activities shall comply with the Administrative Rules of the State Department of Health, Chapter 11-46, on "Community Noise Control." There will be no increase in noise-generating playing field usage in the Mauka Park under the Master Plan Update (i.e., existing fields and athletic facilities will continue to be used). You will note in the rejected alternatives for the project described in the Draft Environmental Assessment, that night lighting for the Mauka Area was considered in the original EIS but are rejected at this time. The 9,920-square foot multi-purpose building is expected to be open during the early evening hours for classes, but will only have indoor activities which are not known to be noise-generating. Offices in the building will only be active during daytime business hours or during evening classes at the latest.

Comment: "Another concern is traffic. In the EIS, it was stated that Ala Puumalu would be the main access to the park. If anyone has taken the time to survey the traffic to and from this park, they will note that the main access to this park is on Ala Hahanui Street. There are times when I have difficulty reversing out of my driveway and making a left turn onto Ala Napunani due to the increase in traffic. Currently, Ala Hahanui is used by many drivers going to the Honolulu International Country Club (HICC) and the park. If the park is opened in the evening, that will mean an increase in traffic. Another concern is due to the steep incline of Ala Hahanui, many drivers including the BUS currently exceed the posted speed limit."

Response: We anticipate the major portion of the Salt Lake community using the multi-purpose building will come from the east side rather than the north side. However, we acknowledge that there may be people outside of the Salt Lake community that will use this facility. The streets that you mention are public through-streets. We believe the small size of the multi-purpose building will not generate a major traffic problem. No additional parking will be required or added due to the construction of this recreational building. We believe the proposed multi-purpose building small size will not generate significant traffic volumes beyond the capacity of existing streets. We anticipate the office will be used during the day and occasionally in the evening.

Comment: "Construction of this multi-purpose building will only contribute negatively to an already inadequate infrastructure."

Response: The agencies responsible for infrastructure were consulted during the preparation of the Draft EA and received copies of the document during the public comment period. According to their responses, there will be adequate capacity for potable water, electricity, and sewer facilities for the construction and operation of Master Plan Update improvements.

Comment: For the construction of this multi-purpose building, will there be an Erosion Control Plan?"

Response: Yes. An Erosion Control Plan will be prepared and submitted to the Department of Planning and Permitting for approval for areas where grading is anticipated. Further, the State Department of Health, Clean Water Branch, requires that projects over 1 acre obtain relevant National Pollutant Discharge Elimination System (NPDES) permits. They also frown upon segmenting parts of a single project which may be less than one acre (e.g., the multi-purpose center). Therefore, erosion control measures for construction and grading covering both mauka and makai areas of the park are required in the NPDES Notice of Intent Form C, for Discharges of Storm Water Associated with Construction Activity. Both general and site-specific Best Management Practices for erosion control are required before construction can begin.

Comment: "Another concern is the impact this project will have on the wildlife that make their home in the surrounding waterways."

Response: The amount of drainage into Salt Lake from the mauka and makai areas is not expected to change due to the Master Plan Update improvements.

Comment: "Was there a Special Management Area permit filed for this project due to the close proximity of this project to the wetlands of Salt Lake?"

Response: The Salt Lake District Park is not located within the Special Management area, and therefore does not require an SMA permit. However, the Department of the Army, Honolulu Engineer District, was consulted during the Draft EA and asked the following question in written comments dated February 17, 2003: "It is not possible to determine the DA [Department of the Army] permit requirements based on the information presented in the Draft EA. The Final EA should clearly state whether or not construction will occur in either Salt Lake or surrounding wetlands." The response of the Department of Design and Construction will be as follows: "The Final Environmental Assessment will include the statement: 'Construction of park improvements under the Salt Lake District Park Master Plan Update will not occur in Salt Lake or surrounding wetlands."

Comment: "Another concern I have is with the site selected. Is the ground stable...?"

Response: The geotechnical firm of Ernest Hirata and Associates was retained by the City and County of Honolulu prior to design of the Master Plan Update improvements to take borings in the area of the proposed multi-purpose building. The building will be designed to take into account local ground conditions.

Comment: "The original EIS (1978) did not include a multi-purpose building on the mauka side."

Response: We acknowledge that the multi-purpose building was not included in the original EIS for the Salt Lake District Park. The proposed multi-purpose building is being proposed in response to community requests for such a facility. This response has been made because of needs in the community were not met by existing facilities.

Comment: "Another concern I have is with the completed construction plans for this Multi-Purpose Building. According to the original EIS the mauka park is to be unstaffed. However, it is noted that the architect for this project has included an office building. This office building will oversee the tennis courts and lower baseball field. This building will NOT be cross ventilated and take advantage of the mauka breeze."

Response: Construction plans for the building were prepared in order to obligate funds earmarked for this project. Without this obligation, the funds would have been lost for the improvements proposed in both the mauka and makai parts of the park. With regard to your comment about the "office building," the stated office is just one room within the multi-purpose building complex. The primary duty of the office personnel will be supervision of indoor recreational activities. According to the project architect, the building has been designed to take advantage of the mauka breeze except in the area where the building will integrate the existing comfort station structure. The new building has roof insulation, large roof overhang to protect the window openings from the sun, ceiling fans and creation of a breezeway/main entrance between the office and the multi-purpose building.

Comment: "There have been so many recent projects (lighting and additional of basketball courts, swimming pool, improvement of ball fields) that have a definite impact on the surrounding community. As to the statement about a deficiency of a lack of community gathering place, there are also State facilities such as Salt Lake Library, Salt Lake Elementary School, Aliamanu Elementary and Middle Schools and Moanalua High School which has a Community Center and is available for public use."

Response: The community of Salt Lake has been supportive of the Master Plan Update, as evidenced in the positive response of the Salt Lake Neighborhood Board. The City and County of Honolulu is responsible for providing park space, which is particularly important and welcome in densely populated areas such as Salt Lake. The experience of the Department of Parks and Recreation is that there is inadequate meeting and classroom space at Salt Lake District Park and the other facilities mentioned in your letter.

Comment: "What other projects are being considered for SLDP Master Plan?"

Response: Any development included in the 1978 Final EIS for the Salt Lake District Park Master Plan that has not yet been implemented will be considered in the future.

If you have any further questions or comments, please do not hesitate to contact Mr. Stanford Kuroda at 523-4755.

Sincerely,

for TIMOTHY E. STEINBERGER, P.E.
Acting Director

TES:gt

cc: Ms. Genevieve Salmonson (OEQC)
✓Mr. Chester Koga (R.M. Towill Corporation)
Council Chair Gary Okino

Appendix B

Documents Relating to Historic and Archaeological Resources

BENJAMIN J. CAYETANO
GOVERNOR OF HAWAII

GILBERT S. COLOMA-AGARAN, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCES MANAGEMENT

DEPUTIES
ERIC T. HIRANO
LINNEL NISHIOKA

STATE OF HAWAII

DEPARTMENT OF LAND AND NATURAL RESOURCES

HISTORIC PRESERVATION DIVISION
KAKUHIHEWA BUILDING, ROOM 555
601 KAMOKILA BOULEVARD
KAPOLEI, HAWAII 96707

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

HAWAI'I HISTORIC PRESERVATION DIVISION REVIEW

Log #: 30794
Doc #: 0209EJ20

Applicant/Agency: Gail Atwater, AICP
R. M. Towill Corporation
Address: 420 Waiakamilo Road, Suite 411
Honolulu, Hawaii 96817-4941
SUBJECT: Chapter 6E-8 Historic Preservation Review – Salt Lake District Park Master Plan Update Improvements

Ahupua`a: Moanalua
District, Island: Kona, O`ahu
TMK: (1) 1-1-063:~~009~~ 018, :014 (corrected copy coming from SHPD)

1. We believe there are no historic properties present, because:

___ a) intensive cultivation has altered the land
✓ b) residential development/urbanization has altered the land
✓ c) previous grubbing/grading has altered the land
✓ d) an acceptable archaeological assessment or inventory survey found no historic properties
___ e) other:

2. This project has already gone through the historic preservation review process, and mitigation has been completed ___.

✓ Thus, we believe that "no historic properties will be affected" by this undertaking

Staff: Elaine Jourdane Date: 9/17/02

Title: Elaine Jourdane, Assistant Archaeologist O`ahu Phone (808) 692-8027

JOHN WAIHEE
GOVERNOR OF HAWAII

KEITH AHUE, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCE

DEPUTIES

JOHN P. KEPPELER II
DONA L. HANAIKE

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

STATE OF HAWAII

DEPARTMENT OF LAND AND NATURAL RESOURCES

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

July 26, 1994

Miles Tagawa
Calvin Kim & Associates
1050 Queen Street, Suite 300
Honolulu, Hawaii 96814

LOG NO: 12246
DOC NO: 9407TD25

Dear Mr. Tagawa:

SUBJECT: **Salt Lake District Park--Mauka, Phase II, Construction of Comfort Stations and Site Improvements**
Moanalua, Kona, O`ahu
TMK: 1-1-63: 14

Thank you for the opportunity to review this proposed project, which will construct facilities on lands that have been mass graded. Because mass grading would have destroyed any historic sites that might have been present, we believe this project will have "no effect" on historic sites. Further, we believe that Condition 7 of the CDUP, for an archaeological reconnaissance prior to construction, is not applicable in this situation and should be waived.

If you have any questions please call Tom Dye at 587-0014.

Sincerely,

DON HIBBARD, Administrator
State Historic Preservation Division

TD:jk

Post-it™ brand fax transmittal memo 7671	# of pages ▸ 1
To Miles Tagawa	From
Co.	Co. SHPD
Dept.	Phone # 5870045
Fax #	Fax #

STATE OF HAWAII

DEPARTMENT OF LAND AND NATURAL RESOURCES

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

July 26, 1994

Miles Tagawa
Calvin Kim & Associates
1050 Queen Street, Suite 300
Honolulu, Hawaii 96814

LOG NO: 12246
DOC NO: 9407TD25

Dear Mr. Tagawa:

SUBJECT: **Salt Lake District Park--Mauka, Phase II, Construction of Comfort Stations and Site Improvements**
Moanalua, Kona, O'ahu
TMK: 1-1-63: 14

Thank you for the opportunity to review this proposed project, which will construct facilities on lands that have been mass graded. Because mass grading would have destroyed any historic sites that might have been present, we believe this project will have "no effect" on historic sites. Further, we believe that Condition 7 of the CDUP, for an archaeological reconnaissance prior to construction, is not applicable in this situation and should be waived.

If you have any questions please call Tom Dye at 587-0014.

Sincerely,

DON HIBBARD, Administrator
State Historic Preservation Division

TD:jk

Post-it™ brand fax transmittal memo 7671	# of pages ▸ 1
To Miles Tagawa	From
Co.	Co. SHPD
Dept.	Phone # 587-0045
Fax #	Fax #

A-4231-01

GEORGE R. ARIYOSHI
GOVERNOR OF HAWAII

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

DIVISIONS:
CONVEYANCES
FISH AND GAME
FORESTRY
LAND MANAGEMENT
STATE PARKS
WATER AND LAND DEVELOPMENT

June 19, 1979

Mr. Vernon Umetsu, Planner
Wilson Okamoto & Associates
P. O. Box 3530
Honolulu, Hawaii 96811

Dear Mr. Umetsu:

SUBJECT: Development of Salt Lake District Park
TMK 1-1-63-9 and 14

Thank you for your letter of June 5, 1979 requesting information regarding the above named area.

There is one known site within the area of proposed development, 80-15-05 a rock shelter/workshop which is on the Hawaii Register of Historic Places.

This office has no information regarding other sites in the area and would therefore recommend that an archaeological reconnaissance survey be conducted from which we can evaluate the possibility of other significant remains and the possible impact park development might have upon any sites located.

Thank you for your cooperation in this matter.

Sincerely yours,

Pat Beggerly

Pat Beggerly
Archaeologist
Historic Preservation Program

SALT LAKE ARCHAEOLOGICAL RECONNAISSANCE

Prepared for:

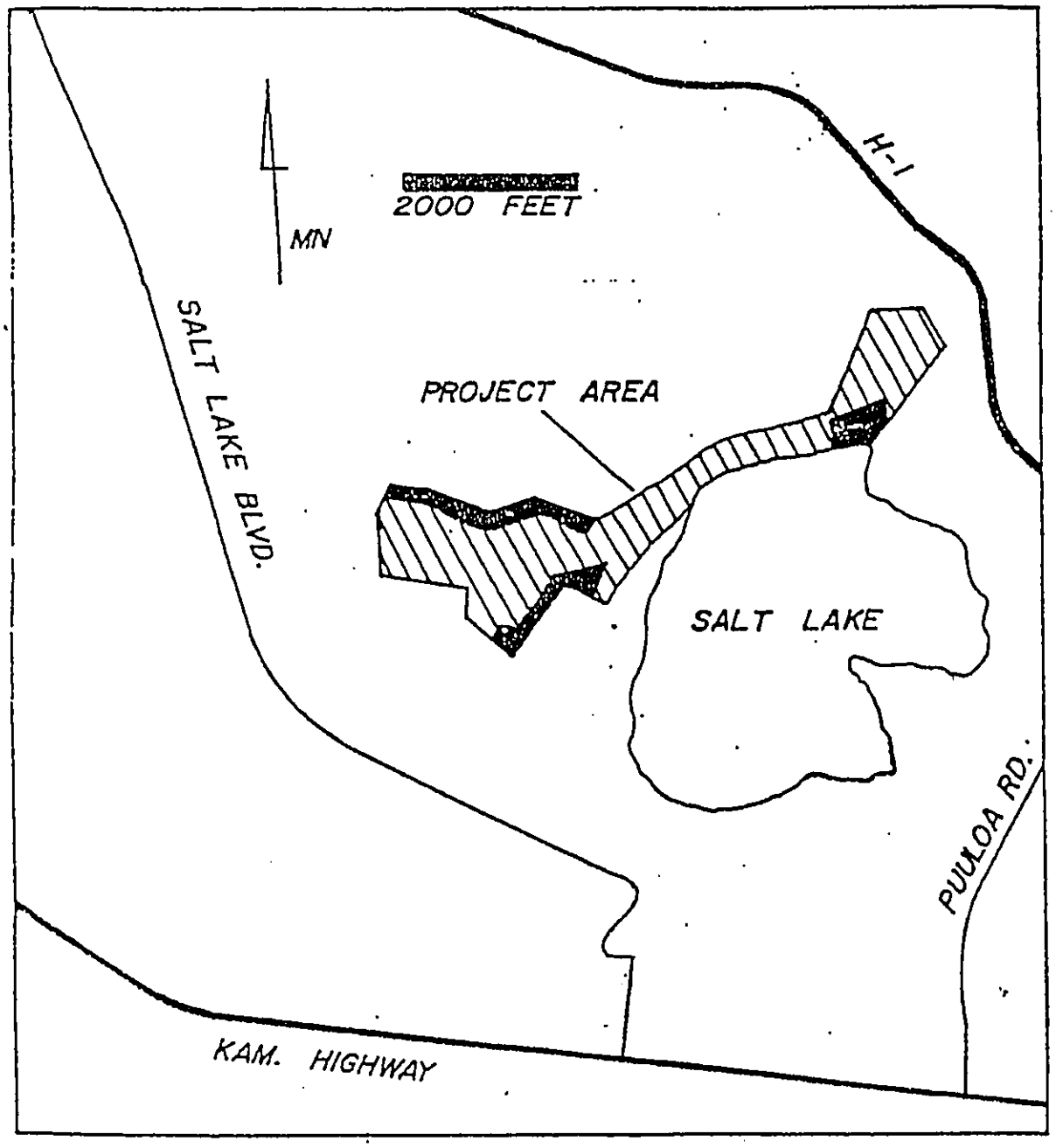
Wilson Okamoto and Associates
1150 South King Street
Honolulu, Hawaii

Prepared by:

William Barrera, Jr.
Chiniago Inc.
76 North King Street
Honolulu, Hawaii

AUGUST 1979

An archaeological reconnaissance of the location of the proposed Salt Lake Regional/District Park was conducted on August 3, 1979. The purpose of the reconnaissance was to determine the presence or absence of significant historic or prehistoric remains in the area, and to assess the need for further investigations.



MAP OF PROJECT AREA
[portions reconnoitered shown in black]

The possibility of cultural remains being present in the project area was suggested by the fact that site location maps on file at the State Historic Preservation Office indicate the presence of three recorded archaeological sites in the vicinity, one of which [Site 500, a rockshelter] is indicated as being immediately adjacent to the south boundary, south of the water tank.

The presence of steep cliffs and thick vegetation prevented a complete investigation.. Areas searched include the south part of the north-easternmost extension of the project area, a strip along the south border in the vicinity of the school, and a strip along the northwest boundary as far as the water tank.

Only one possible archaeological site was found, which we feel may be the rockshelter that is indicated on the State Historic Preservation Office map. This identification is uncertain for two reasons. First, the feature which we found is located further upslope than is indicated on the State map, and second, the presence of quantities of recent trash obscures the original floor of the site, thus making a determination of the presence or absence of archaeological materials impossible.

The previously-documented presence of archaeological remains in the vicinity of the project area, and the presence of numerous overhangs and ledges which are typically the locations of prehistoric sites, both indicate the possibility that such remains might be present. An intensive archaeological survey of those portions of the project area that will be subjected to disturbance is therefore recommended.

We are unable at this point to determine which specific portions of the project area will require further investigation, because we have no information concerning the scope of intended construction activities or the nature of any anticipated public utilization of the park. If certain portions are not intended for construction or utilization by visitors, those areas would not require any further work. If the steep cliffs, for example, are not to be disturbed and no public utilization of those areas is anticipated, we would not recommend any further studies in those areas. It should go without saying, of course, that no archaeological survey would be required in those places that have already been destroyed by construction activities.

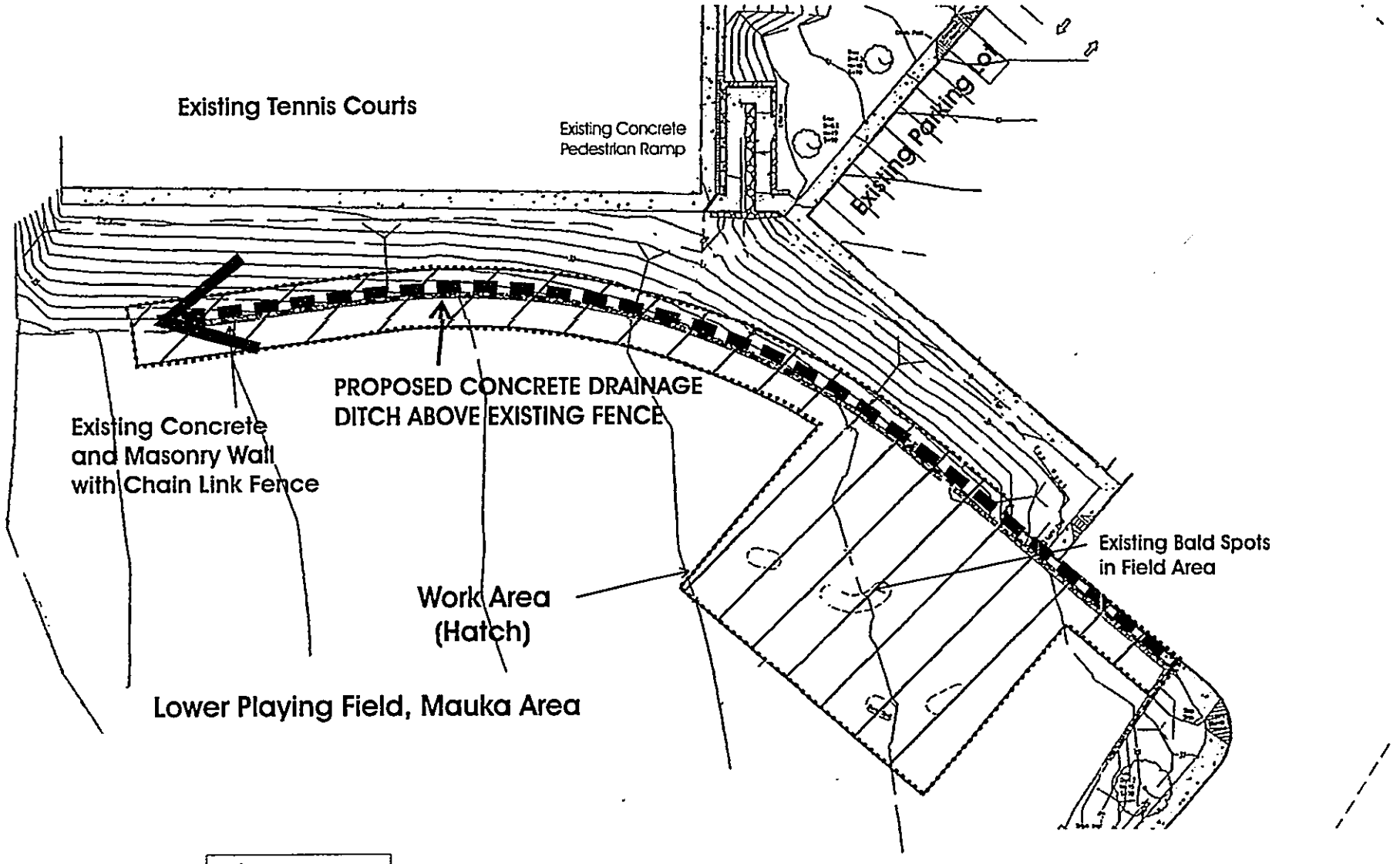


FIGURE 10
DRAINAGE IMPROVEMENTS, MAUKA
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 50 Feet 100

R. M. TOWILL CORPORATION March 2003

Table 2
Estimated Master Plan Update Costs

Proposed Improvement	Location	Estimated Cost
Multi-Purpose Building	Mauka	$1.2 million
Ballfield regrading and re-grassing	Makai	$ 830,000
Drainage Improvements	Mauka	$ 17,100
Approximate Total Cost		$2.05 million

2.3 ALTERNATIVES CONSIDERED

Additional alternatives to the selected Master Plan Update improvements were explored. They included the "no action" and items that were incorporated into the 1980 plan but have not yet been implemented at Salt Lake District Park.

2.3.1 Additional Facilities on Undeveloped Property along Likini Street

(See Figure 11, Alternative Development, Likini Street)

The final area of Salt Lake District Park included for development in the 1980 Master Plan is located along Likini Street. The original Master Plan featured the following improvements:

2 picnic areas
Parking for 70 cars
Comfort stations
Additional tot lot
2 basketball courts
2 volleyball courts
Bus stop/drop off area
2 tennis courts.

During the recent Master Plan Update, this proposal was revisited for possible implementation. However, it was not recommended for construction at this time. Reasons for postponing implementation are the cost of using less developable land (due to slope and rocky soil); lack of current demand for additional park facilities; funding priorities; and making full use of both existing facilities and new offerings such as the swimming pool complex.

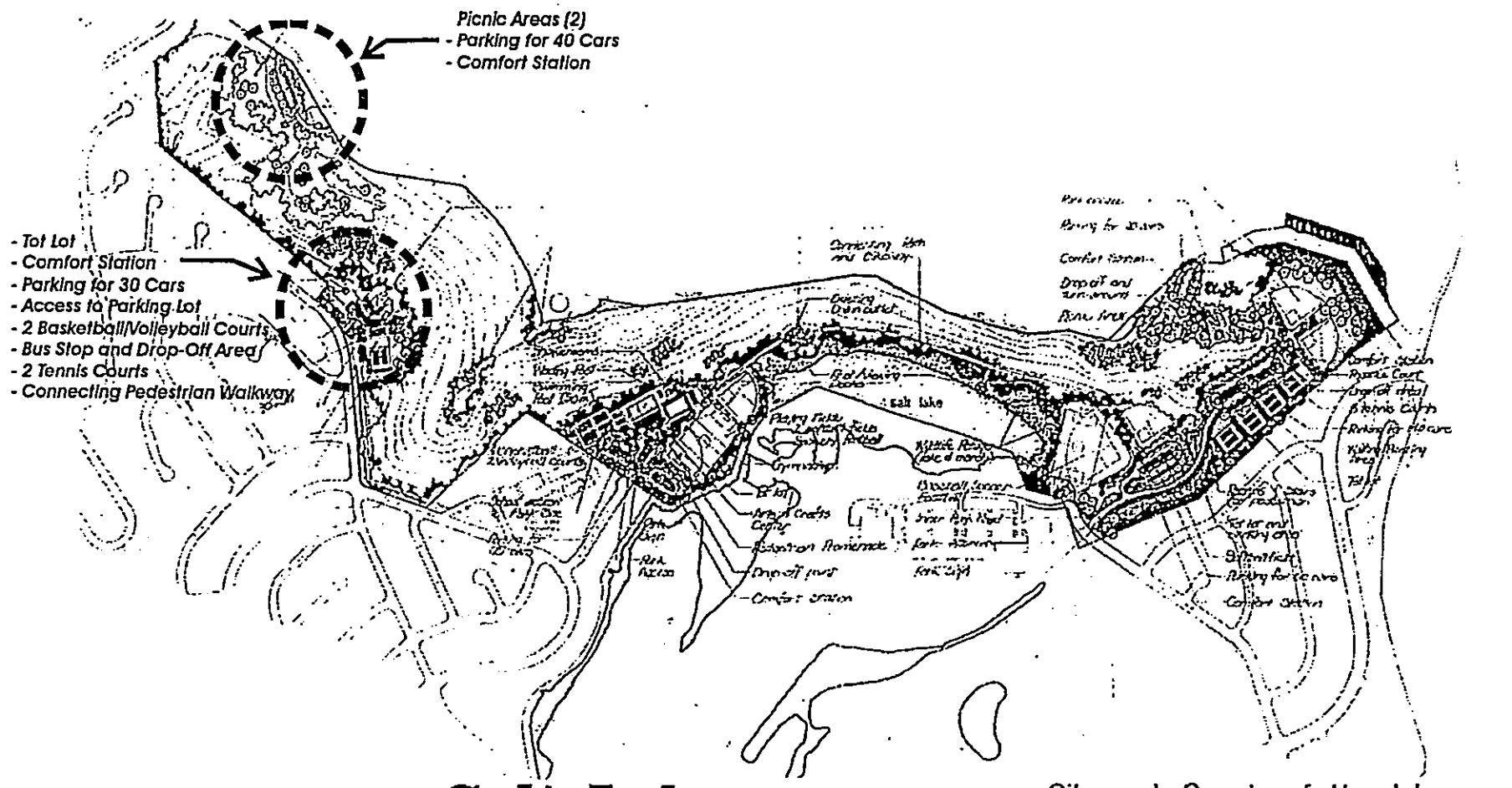
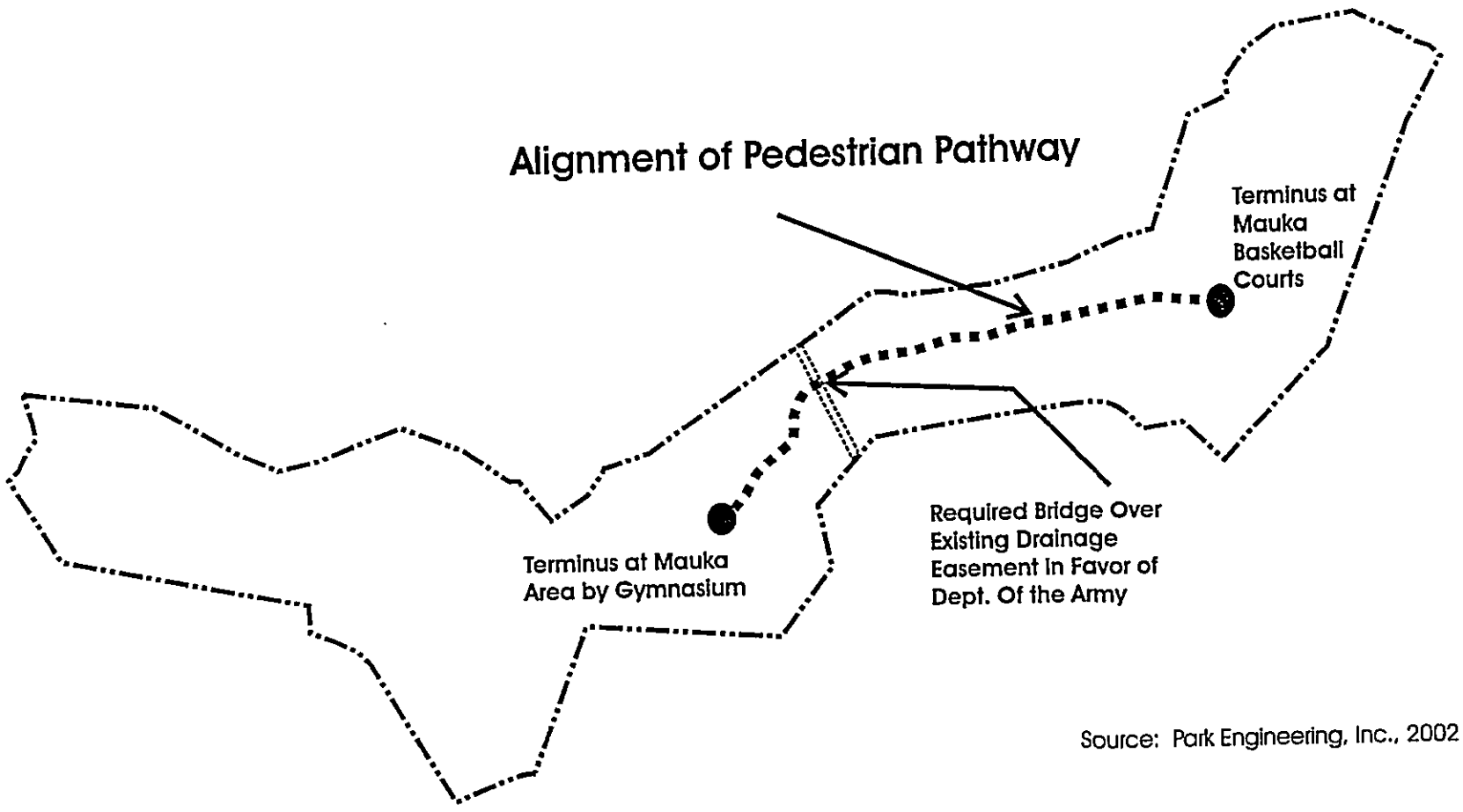


Figure 1 - Salt Lake District Park Master Plan (1980)

FIGURE 11
FUTURE IMPROVEMENTS, LIKINI ST.
Salt Lake District Park
Honolulu, Oahu, Hawaii

Not to Scale

R. M. TOWILL CORPORATION March 2003



Source: Park Engineering, Inc., 2002

FIGURE 12
PEDESTRIAN PATHWAY ALIGNMENT
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 750 Feet 1500

R. M. TOWILL CORPORATION March 2003

2.3.2 Concrete Pedestrian Walkway between Mauka and Makai Areas
(See **Figure 12, Pedestrian Walkway Alignment**)

The 1980 Master Plan described a recreational pedestrian path along the west bank of Salt Lake, linking the Makai and Mauka Areas of the park. In the Master Plan Update, the Department of Parks and Recreation revisited this alternative by developing and evaluating several design options. One option considered is a lighted, 8-foot wide, 2,200-foot long, concrete pedestrian pathway to join the Mauka and Makai areas. In this design, the entire width of the path ranges between 20 and 30 feet, including border landscaping and five "rest areas" with benches.

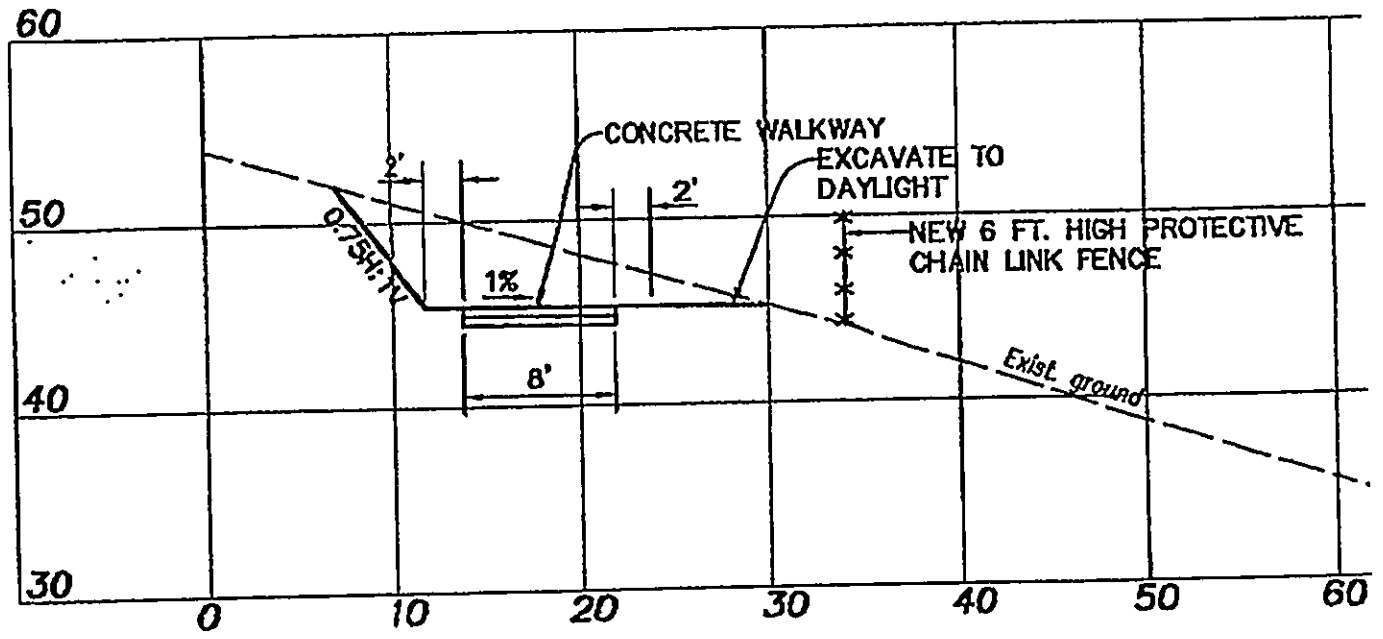
The terminus points of the pathway under this design are on the east side of the existing gymnasium in the Makai Area, and at the existing basketball courts in the Mauka Area. Constructed to accommodate primarily foot and bicycle traffic as well as light duty park maintenance vehicles, the path would not provide public motor vehicle access between the Makai and Mauka Areas of the park.

This pedestrian path design requires removal of existing mud-rock to create a "bank" or "bench" on the park side of Aliamanu Crater to achieve an on-grade pedestrian pathway with ADA compliant surfaces and slopes. See **Figure 13, Typical Section of Concrete Path**. The pedestrian walkway design also requires a bridge over an existing drainage easement that has been cut into the rock.

Due to security concerns along this relatively remote perimeter of the park property, a 6-foot high chain link fence along the lakeside of the pedestrian pathway is included in the design to discourage access to the Salt Lake and provide protection for pathway users. The fence design is reinforced against vandalism and material theft, with chainlink fabric welded onto fence posts and post footings anchored with extra-large concrete footings.

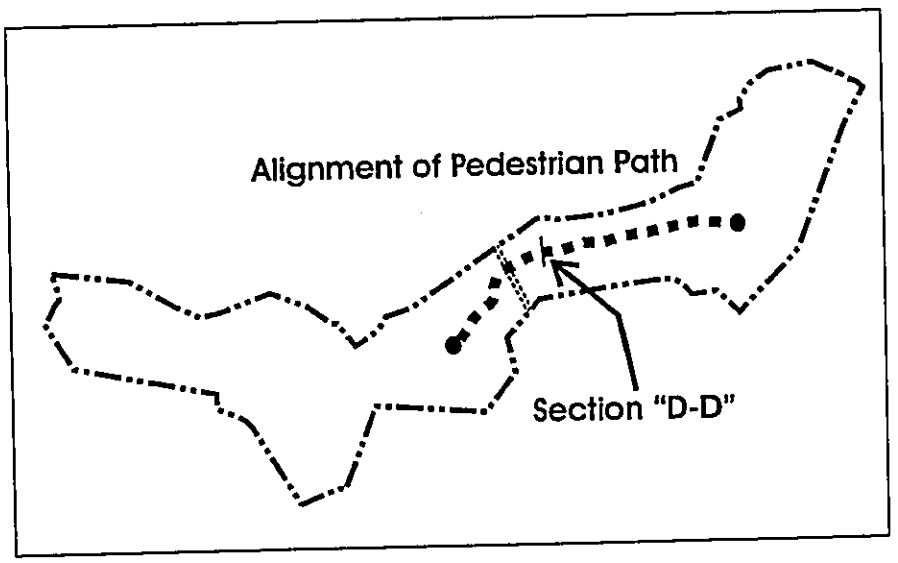
The concrete pedestrian walkway alternative design was rejected for implementation under the Master Plan Update for the following reasons:

1. Overall estimated construction cost of $2 million, including cost of constructing the concrete path, drilling through mudrock to create the "bench;" extensive landscaping; conduits and other costs for night lighting.
2. Cost of ongoing maintenance of the concrete pathway, landscaped areas and park furniture.
3. Possible impact on Salt Lake and wetland wildlife - consultation with wildlife biologists of the U.S. Fish & Wildlife Service and the Department of Land and Natural Resources indicated concern about reducing the area of avifauna habitat in Salt Lake and its adjoining wetlands.



SECTION "D–D"

SCALE: HORIZ. 1" = 10'
VERT. 1" = 10'



Source: Park Engineering, Inc., 2002

FIGURE 13
PEDESTRIAN PATH
TYPICAL SECTION OF CONCRETE PATH
Salt Lake District Park
Honolulu, Oahu, Hawaii

R. M. TOWILL CORPORATION March 2003

4. Increased sheet run-off of storm water into Salt Lake from the new facility.
5. Visual impact of the "bench" from Honolulu Country Club.
6. Security concerns, as much of the path would be relatively hidden from both existing park areas.
7. Complexity, cost and potential complications of having to cross an existing drainage easement, in favor of the Department of the Army, via a concrete bridge (see **Figure 12**). Through this drainageway travels the runoff from Aliamanu Military Reservation to Salt Lake.

2.3.3 Boardwalk-Construction Pedestrian Walkway between Mauka and Makai Areas

When presented with the concrete pedestrian pathway design described above, the Department of Design and Construction requested a second alternative, along the same alignment, to reduce cost and preclude extensive cuts into the existing mountainside. This less-invasive design considered a "built up alternative" for construction of a pedestrian walkway. The concept was to create a platform with minimal grading, then construct a boardwalk on post and beam. The narrower, 10-foot wide plank-type walkway would be constructed of synthetic material and supported by piers.

This alternative also was rejected for implementation under the Master Plan Update, on the basis of:

1. Maintenance logistics and cost - motorized park maintenance vehicles could not use the pathway due to weight constraints; elevated maintenance and replacement costs for boardwalk-type construction.
2. Concerns about lighting and park security.
3. Possible impact on Salt Lake and wetland wildlife - consultation with wildlife biologists of the U.S. Fish & Wildlife Service and the Department of Land and Natural Resources indicated concern about reducing the area of avifauna habitat in Salt Lake and its currently-preserved wetlands.
4. Visual impact from Honolulu Country Club (although considerably less than the concrete pathway alternative).
5. Security concerns, as the path would be mostly hidden from both existing park areas.
6. Complexity, cost and potential complications of having to cross an existing drainage easement, in favor of the Department of the Army, via a concrete bridge.

2.3.4 Alternative Solutions to Design and Location of Multi-Purpose Building in Mauka Area

Before choosing the preferred plan, the Department of Parks and Recreation considered seven alternative sites and two building sizes for the proposed multi-purpose building within the middle Mauka Area. Each alternative scenario resulted in loss of existing parking and relocation of an

existing storm drain. All of the rejected scenario featured a building separate from the existing comfort station. The preferred design integrates the existing building into the new structure and does not result in a loss of parking capacity. Several of the locations had steep grades that would increase the cost of construction; the chosen site is fairly flat. All alternatives require relocation of an existing storm drain.

See **Figure 14, Multi-Purpose Building, "Scheme A"; Figure 15, Multi-Purpose Sites, "Scheme A"; Figure 16, Multi-Purpose Building, "Scheme B"; and Figure 17, Multi-Purpose Sites, "Scheme B".**

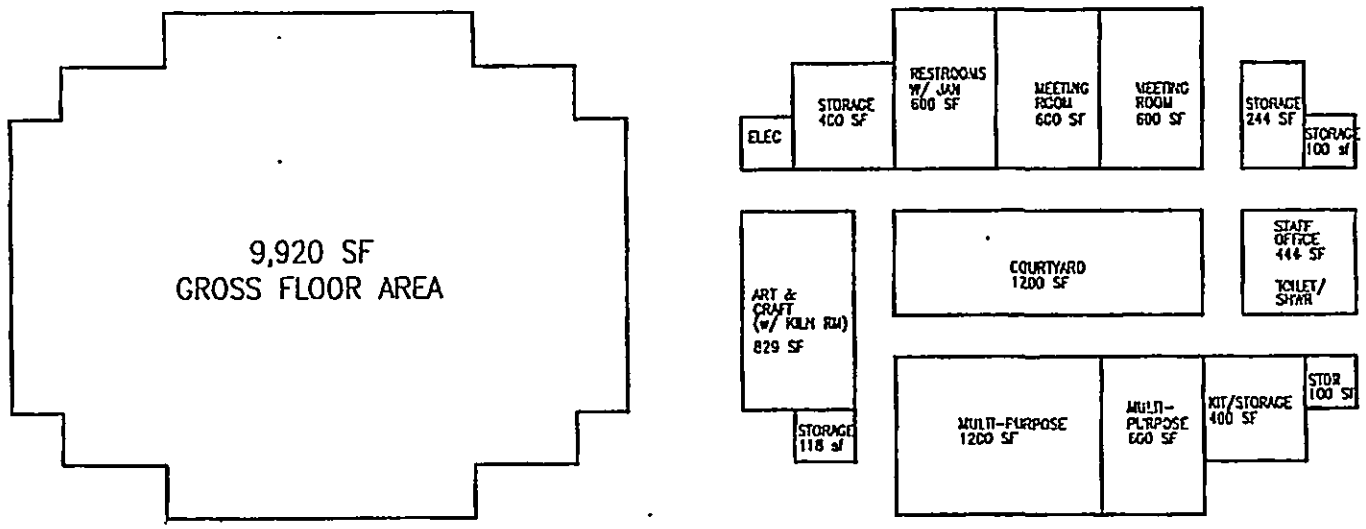
The specific evaluation of each site and building type was documented in a *General Site Selection Study* as follows:

SCHEME A: One story building, approximately 9,920 square foot floor area (gross). Design contains an open courtyard in the middle of the building.

1. Site A-1

   Pros: Building oversees existing softball field.
   Building location is close to the existing tennis courts.
   Close accessibility from main entry of park .
   Existing comfort station to remain.
   Proposed location is fairly flat.
   Underground utilities is in close proximity.
   Presents use of natural ventilation (tradewinds).

   Cons: Existing storm drain will require relocation and re-routing.
   Loss of existing parking stalls = approx. 43 stalls.
   Vehicular circulation will require re-design.
   Noise impact to surrounding residential area.



SCHEME A

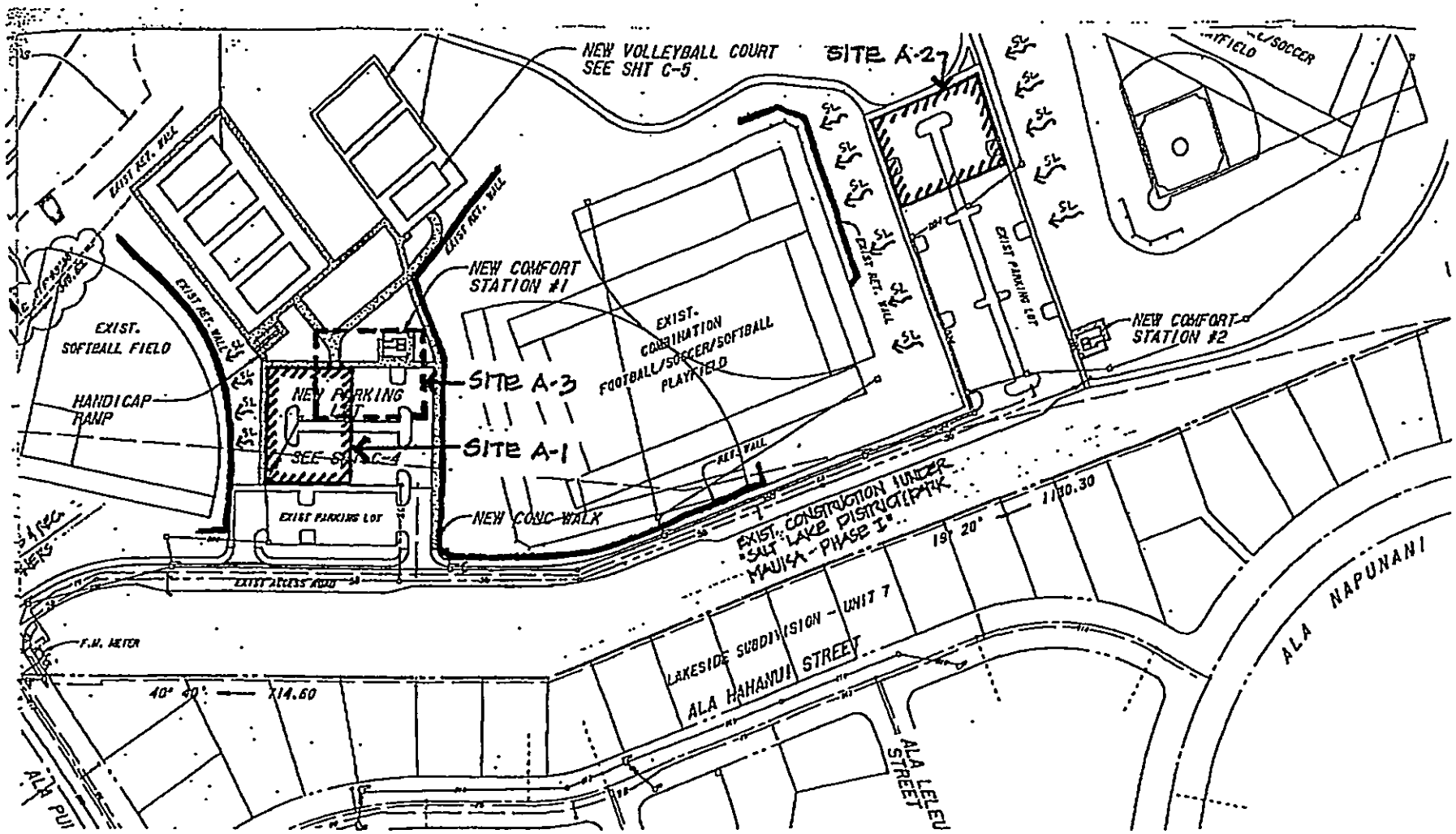
SALT LAKE DISTRICT PARK
PROPOSED MULTI-PURPOSE BUILDING

ANBE, ARUGA & ISHIZU, ARCHITECTS, INC.
DATE: 3 JUNE 2002

FIGURE 14
MULTI-PURPOSE BUILDING, "SCHEME A"
Salt Lake District Park
Honolulu, Oahu, Hawaii

Not to Scale

R. M. TOWILL CORPORATION March 2003

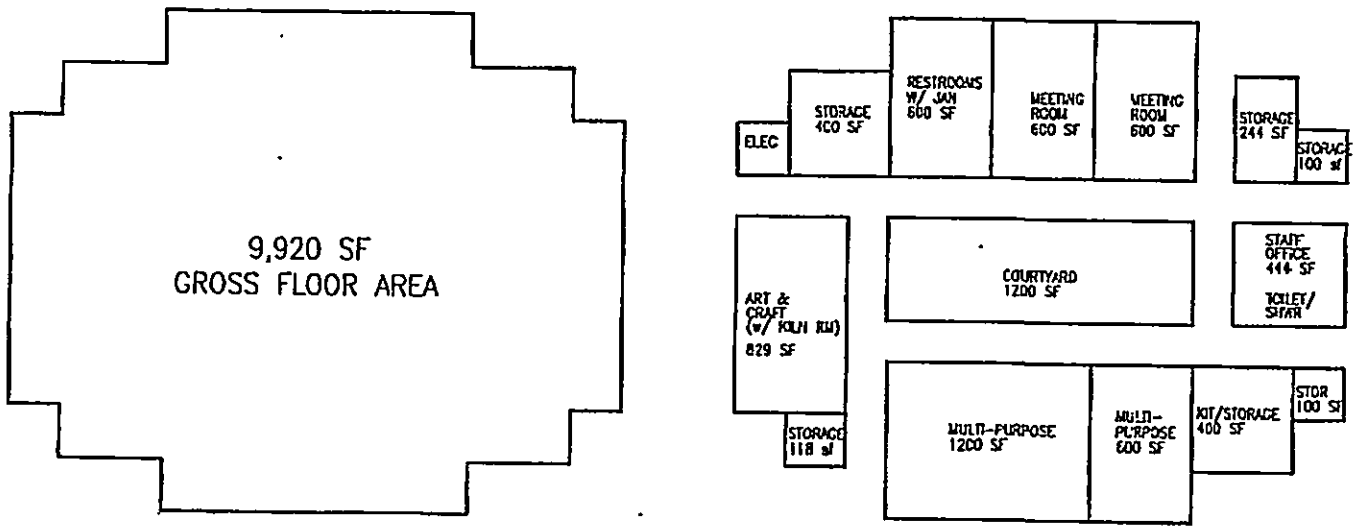


SALT LAKE DISTRICT PARK
PROPOSED MULTI-PURPOSE BUILDING

ANBE, ARUGA & ISHIZU, ARCHITECTS, INC.
DATE: 3 JUNE 2002

FIGURE 15
MULTI-PURPOSE SITES, "SCHEME A"
Salt Lake District Park
Honolulu, Oahu, Hawaii

R. M. TOWILL CORPORATION March 2003



SCHEME A

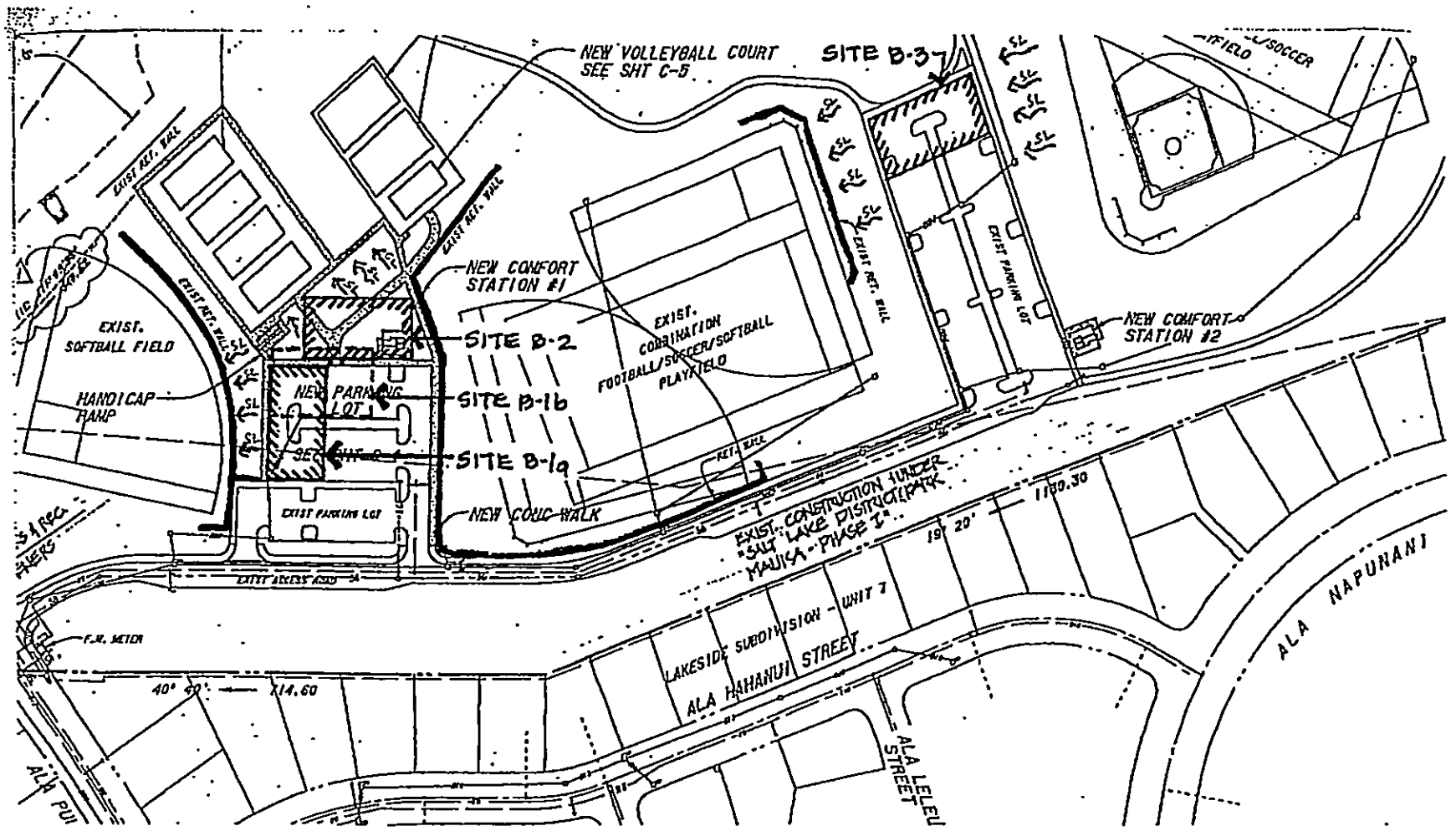
SALT LAKE DISTRICT PARK
PROPOSED MULTI-PURPOSE BUILDING

ANBE, ARUGA & ISHIZU, ARCHITECTS, INC.
DATE: 3 JUNE 2002

FIGURE 16
MULTI-PURPOSE "SCHEME B" BUILDING
Salt Lake District Park
Honolulu, Oahu, Hawaii

Not to Scale

R. M. TOWILL CORPORATION March 2003



SALT LAKE DISTRICT PARK
PROPOSED MULTI-PURPOSE BUILDING

ANBE, ARUGA & ISHIZU, ARCHITECTS, INC.
DATE: 3 JUNE 2002

FIGURE 17
MULTI-PURPOSE SITES, "SCHEME B"
Salt Lake District Park
Honolulu, Oahu, Hawaii

R. M. TOWILL CORPORATION March 2003

2. Site A-2

Pros: Building oversees lower combination football/soccer/softball field.
Proposed location is fairly flat.
Presents use of natural ventilation (tradewinds).
Less noise impact to surrounding residential area.

Cons: Existing storm drain will require relocation and re-routing.
Loss of existing parking stalls = approx. 43.
Vehicular circulation will require re-design.
Extensive extension of existing utilities required for connection.
Long access from main park entry
Possible security/vandalism problems due to location.
Close proximity to existing mountain and rock slide.

3. Site A-3 (preferred alternative)

Pros: Building location is close to the existing courts.
Close accessibility from main entry of park.
Underground utilities is in close proximity.
Proposed location is fairly flat.

Cons: :Revise existing storm drain design.
Relocate existing electrical infrastructure.
Loss of existing comfort station.
Lack of visibility of ball fields.
Limited building orientation within site.
Loss of existing parking stalls = approx. 25 stalls.

SCHEME B: One story building, approximately 7,270 square foot floor area (gross).

1. Site B-1a & B-1b

Pros: Building oversees existing softball field.
Building location is close to the existing tennis courts.
Close accessibility from main entry of park .
Existing comfort station to remain.
Proposed location is fairly flat.
Underground utilities is in close proximity.
Presents use of natural ventilation (tradewinds).
Less impact to loss of existing parking stalls.

Cons: Existing storm drain will require relocation and re-routing.
Loss of existing parking stalls = approx. 27 stalls.
Vehicular circulation will require re-design.

Noise impact to surrounding residential area.

2. Site B-2

Pros: Building location is close to the existing courts.
Close accessibility from main entry of park .
Underground utilities is in close proximity.
Presents use of natural ventilation (tradewinds).
No loss of existing parking stalls.

Cons: Revise existing storm drain design.
Extensive civil work due to sloped site area.
Relocate existing electrical infrastructure.
Loss of existing comfort station.
Lack of visibility of ball fields.
Limited building orientation within site.

3. Site B-3

Pros: Building oversees lower combination football/soccer/softball field.
Proposed location is fairly flat.
Flexible building orientation.
Less noise impact to surrounding residential area.

Cons: Loss of existing parking stalls = approx. 20~26.
Vehicular circulation will require re-design.
Extensive extension of existing utilities required for connection.
Long access from main park entry.
Possible security/vandalism problems due to location.
Close proximity to existing mountain.

2.3.5 Night Lighting of Park Playing Fields and Sports Courts

Since the only outdoor facilities that are usable at night are the basketball courts in the Makai Area, construction of outdoor lighting capacity was considered for implementation under the Master Plan Update. An analysis of current electrical facilities was necessary to estimate the cost of such an improvement. The existing service to the Makai Area is not fully utilized and should be able to accommodate new panels for lighting the existing softball/soccer and baseball fields. However, if nighttime usage of the park's playing fields is planned in the future, new night lighting will be required for all accessible walkways/ramps and at the field including the comfort station.

The addition of additional night lighting, although attractive from a park usage alternative, was rejected at this time. Rationale for rejection at this time was allocation of limited monetary

resources and the need to study potential impacts of traffic, noise and light pollution on surrounding residential neighborhoods. This alternative will continue to be under consideration, as it remains a part of the 1980 Master Plan.

2.3.6 "No Action Alternative"

The "no-action" alternative was considered as a baseline against which other potential actions can be measured. The no-action alternative would result in no effort to address existing deficiencies at Salt Lake District Park and would fail to meet the recreational needs of area residents.

Under this option, environmental impacts resulting from construction activities would be averted and project costs would be spared. However, the existing park facilities would remain inadequate for meeting the needs of the area residents. For these reasons, this alternative was considered, but rejected.

CHAPTER 3
ENVIRONMENTAL SETTING, POTENTIAL IMPACTS, AND MITIGATION

This chapter assesses the environmental consequences of the proposed action described in Chapter 2. Potential project impacts are described and evaluated. Mitigation measures that would eliminate and/or reduce potential adverse impacts are identified.

3.1 TOPOGRAPHY, CLIMATE AND RAINFALL

3.1.1 Topography

The elevation of Salt Lake is 3 feet above mean sea level (MSL). The project site slopes upward from the lake. The three playing field areas within the Mauka Area are separated by step grade changes of 6-10 feet. The Makai Area facilities are all located on a comparable grade. Significant topographical landmarks in the project vicinity include Salt Lake, which borders the Mauka Area of the park, and Aliamanu Crater, which forms the northern border of the park.

3.1.2 Climate and Rainfall

The average annual temperature recorded in the project area range is 77 degrees Fahrenheit (F), with an average high of 82 degrees F and a low of 73 degrees F. The range in normal temperature between the coolest month (February) and the warmest month (August) averages less than 9 degrees F. From July through September, average daily maximum temperatures are 81 degrees.

The average annual rainfall is 22 inches, and the wind speed varies from 13 to 24 miles per hour from the northeasterly direction. Trade wind showers are relatively common and although heavy rains occur at times, most of the showers are light and of short duration.

3.1.3 Project Impacts

The proposed project will have no effect on prevailing climatic conditions.

3.1.4 Mitigation Measures

Design guidelines will incorporate building orientation and architectural treatments to maximize the beneficial effects and minimize adverse impacts of prevailing breezes and sunlight. No other mitigative measures are required or recommended.

3.2 SOILS

3.2.1 Soils

The U.S. Department of Agriculture, Soil Conservation Service Soil Survey (U.S. Department of Agriculture, 1972), characterizes the soil types at the project site as follows. The area's soil series consists of primarily rockland (rRK) near the areas adjacent to steep slopes of Aliamanu Crater. Makalapa clays occur in the more level areas of the project site adjacent to Salt Lake Elementary School and mauka of Salt Lake. These clays are typically very sticky and plastic, and crack widely upon drying. Permeability is slow; run-off is slow; erosion hazard is slight; and the shrink swell potential is high. These soils are gently sloping to moderately steep to gently rolling and are primarily in urban or pasture use. Specific soil types are described below.

- Rockland (rRK) - Areas where exposed rock covers 25-90% of the surface and feature rock outcrops of basalt or andesite, with very shallow soils.
- Makalapa clay, 2 to 6% slopes (MdB) - This soil is gently sloping. Permeability is slow. Runoff is slow, and erosion hazard is slight. Workability is difficult because the clay is very sticky and very plastic.
- Makalapa clay, 6 to 12% slopes (MdC)- Similar to MdB but occurs in fans. Runoff is slow to medium, and the erosion hazard is slight to moderate.
- Makalapa clay 12-20% slopes (MdD) - On this soil, runoff is medium and the erosion hazard is moderate.
- Fill (FL) - according to the 1979 EIS for the Salt Lake District Park Master Plan, "A portion of the level land adjacent to the Salt Lake Elementary School is overlain by lake and marsh silt and clay, stockpiled during development of the golf course...These soils have a high salt content, and cannot support vegetation."

3.2.2 Project Impacts

Clearing and grubbing activities will temporarily disturb existing ground cover and expose soils to erosional forces. The eroded material may be deposited into Salt Lake or along one of the water courses adjacent to the golf course because there are no other drainage from the area

3.2.3 Mitigation Measures

Surface soil stabilization measures will be employed in all areas affected by clearing and grading. Stabilization will be accomplished by temporarily or permanently protecting the disturbed surface from rainfall impacts and runoff. Storm water will be diverted as much as practicable using the appropriate controls. Disturbed areas that remain unfinished for more than 30 calendar days will be hydro-mulched or seeded. When construction is complete, exposed areas will be landscaped and seeded to provide permanent soil stabilization. See Section 3.4.5, Best Management Practices, for a description of additional mitigation measures.

3.3 WASTE WATER

3.3.1 Disposal

The existing means of waste water disposal for the park's existing facilities, as well as the surrounding residential area, is through sewer hookups to the City and County of Honolulu waste water disposal system. Sewage facilities serving developed park areas are part of a larger sewerage network that flows to the Sand Island Wastewater Treatment Plant for treatment and disposal. The Makai Area is connected to an 4-inch sewer line along Ala Lilikoi Place. Mauka Area comfort station waste water is disposed of through an 4-inch sewer line along Ala Puumalu Street.

3.3.2 Impacts

The proposed multi-purpose building in the Mauka Area will physically encompass the existing comfort station building, and thus use existing waste water capacity. No other Master Plan Update plans will affect waste water. No significant impacts to the environment will result from the continued hookup to the existing sewage system.

3.3.3 Mitigation Measures

Waste water will be disposed of by means of the existing system in the Mauka Area. All wastewater hookups will conform to applicable provisions of the Department of Health's Administrative Rules, Chapter 11-62, "Wastewater Systems". All development plans and designs will be approved by the appropriate agency prior to construction. In comments on the Draft Environmental Assessment, the City and County of Honolulu, Department of Planning and Permitting, indicated "the municipal sewer system is adequate to accommodate the proposed project." A sewer capacity reservation will be confirmed upon application for a sewer connection permit, at which time the project may be subject to the Wastewater System Facility Charge.

3.4 WATER

3.4.1 Surface Water

Salt Lake is the primary surface water formation in the project area. There are no streams in the immediate area. The park area is located within the Salt Lake Tuff Cone, a natural formation which likely originated during the Waipio stand of the sea. Salt Lake is the result of volcanic action that took place approximately 50,000-100,000 years ago, which created the Salt Lake Crater basin. Salt Lake Crater is one of three overlapping tuff cones (others are Aliamanu Crater and Makalapa Crater, located directly east of Pearl Harbor).

The base of Salt Lake Crater is at mean sea level, below the surface of the groundwater table. Until 1910, yearly evaporation and replenishment from brackish water from small depressional springs

caused the accumulation of salt in the lake. Geologists have shown that the lake has no direct connection with the ocean. It is believed that prior to the formation of this artificial lake that now occupies a crater, the rise of the water table during rainy weather caused water to flow into the crater. Although this water was potable, it carried much sodium chloride, like all other shallow water near the coast. When the water evaporated, the salt became more concentrated. The filling of Salt Lake to develop a golf course resulted in sealing of water inflow from Well 157, which was dug in 1910 to create a reservoir to service nearby sugar cane fields. All runoff from Aliamanu Crater presently flows into Salt Lake through a drainage tunnel in the southern slopes of the crater.

3.4.2 Ground Water

This site and the surrounding area are not sources of potable water, according to the Board of Water Supply's *2020 Plan*. The aquifer system consists of basal groundwater from the Honolulu Basal Water Body, contained deep below the surface.

3.4.3 Project Impacts

Water use at the park will rely on existing sources provided by 8-inch Board of Water Supply mains located along Ala Lilikoi Place (Makai Area) and Puumalu Street (Mauka Area) . Estimated water demand of the multi-purpose center is 3,600 gallons per day (gpd), which is expected to be accommodated within the current BWS water allocation.

The Board of Water Supply has commented that the "current water system is adequate to accommodate the improvements at the park" **(see Appendix A, Draft Environmental Assessment Comment Letters and Responses)**. According to consultation with the Honolulu Board of Water Supply and the State Commission on Water Resource Management, this project is considered "minor" in terms of its affect on water usage and is not a candidate for inclusion in the City and County of Honolulu Water Use and Development Plan.

The proposed drainage ditch within the Mauka Area will follow the current contours of the land. The facility will redirect current storm water flows before they are able to pond at the base of the retaining wall, then empty into the existing sheet-flow drainage system near Salt Lake. Therefore, no impacts to streams, springs, wetlands, or other sources of surface water (e.g., Salt Lake) will result from this project.

3.4.4 Mitigation Measures

Erosion controls and discharge pollution prevention measures will be installed as required by site conditions, construction activities, and project scheduling. Mitigation measures will conform to State of Hawaii, Department of Health (DOH) regulations pursuant to Hawaii Administrative

Rules, Title 11, Chapter 55, Water Pollution Control. The proposed project will be subject to Board of Water Supply Cross-Connection Control and Backflow Prevention requirements prior to the issuance of the Building Permit Applications.

A site-specific plan to prevent discharge of storm water runoff into State waters will be prepared by the project contractor as part of the project construction plan. A National Pollution Discharge Elimination System (NPDES) Permit will be filed with DOH, Clean Water Branch.

3.4.5 Best Management Practices

A site-specific Best Management Practices (BMP) plan will be prepared by the project contractor as part of the project construction plan. The BMPs will include guidelines and mitigation measures to prevent runoff, discharge pollution, and other detrimental impacts caused by construction activities.

Mitigation measures shall include, but not be limited to the following:

- Clearing and excavation shall be held to a minimum necessary to meet project design and construction plan requirements.

- Construction shall be phased to minimize the exposure time of cleared or excavated areas. Existing ground cover shall not be destroyed, removed or disturbed more than ~~20~~ 14 calendar days prior to the start of construction.

- Stabilization shall be accomplished by temporarily or permanently protecting disturbed surfaces from rainfall impacts and runoff.

- Storm water flowing toward active project areas shall be diverted as much as practicable using appropriate controls, including berms and silt fences, as determined by the contractor according to site conditions.

- Discharge controls shall be shaped to trap sediment before it leaves the active work areas, and shall be sized to accommodate the volume of runoff generated by a one-inch storm.

- Disturbed areas that remain unfinished for more than ~~30~~ 14 calendar days shall be hydro-mulched or seeded to provide temporary soil stabilization.

- Potential stockpile sites will be identified in the construction plans. The project contractor

will select the actual locations for stockpiling construction material based on professional discretion and site conditions.

- Fueling of construction equipment will only be performed off-site or within an area designated by the contractor. Any site designated for refueling shall be constructed to contain spills and seepage and prevent storm water runoff from carrying pollutants into the county drainage system and state coastal waters.

- If dewatering is required, an NPDES Permit for construction dewatering will be filed with DOH, Clean Water Branch.

- All discharge pollution controls shall be regularly monitored and maintained by the project contractor. In the event of rainfall of ½ inch or greater within a 24 hour period, discharge pollution control measures will be checked within 24 hours of the event. During prolonged rainfall, control measures will be checked daily. If a severe storm event such as a 100-year storm occurs, then construction activities shall stop, equipment and materials will be stored, relocated, or otherwise secured against storm impacts.

The contractor, based on professional experience and expertise, may modify the proposed BMP mitigation measures as necessary to account for unanticipated or changed site conditions.

3.5 PUBLIC UTILITIES AND SERVICES

3.5.1 Electrical

The main power for the Makai Area is via an existing HECO 480/277V, 3 phase, 4 wire service from Ala Lilikoi Place. The existing Main Switchboard "4M" is rated at 1200A, 480/277V, 3 phase, 4 wire is located in the Gymnasium Building Electrical Room. The gymnasium, new pool complex, and comfort station all receive power from the existing Main Switchboard "4M".

Electricity in the Mauka Area is currently brought into the park to accommodate street lights and two comfort stations on the same circuit. The proposed multi-purpose building will require additional electrical facilities. Although not specifically determined at this point, the most likely scenario is that a 3-inch conduit, in a trench 24 inches below grade, will have to be installed under the existing roadway to serve the needs of the multi-purpose center. Any transformers and other equipment will be housed within the proposed building.

3.5.2 Project Impacts

The existing Makai Area electrical service is not fully utilized and should be able to accommodate new panels for possible future lighting the existing softball/soccer and baseball fields in the Makai

Area. The proposed multi-purpose building in the Mauka Area will require buried electrical conduits and wiring, which would be placed under the existing roadway. Impacts of constructing this conduit include demolition of approximately24 inches of existing roadway, excavation of a 24-inch deep trench, placement of electrical conduits, and re-paving of the roadway edge. During construction, traffic into the Mauka Area will be directed around the trenching area. When the work is complete, the roadway will look the same.

3.5.3 Mitigation Measures

All electrical utilities installed in construction areas will comply with County Building Code requirements. Best Management Practices will be used to ensure the safety of work crews and park users during construction of the trench. No further mitigation measures are necessary or planned.

3.5.4 Telephone

The project area is currently served with telephone service by Verizon Hawaii. The telephone service for the Makai park is via Ala Lilikoi Place. An existing 1.5" conduit provides service to the Gymnasium Building Electrical Room.

3.5.5 Project Impacts

The only additional telephone service required as a result of the Master Plan Update is in the proposed multi-purpose building, for public phones and office usage. If additional telephone utilities are needed, they will connect to existing facilities serving Honolulu Country Club and residential development along Puumalu Street. It is likely they will be installed along with the electrical conduits, thereby creating one temporary disturbance and no lasting visual impact.

3.5.6 Mitigation Measures

If additional telephone facilities are required to serve the Mauka Area, the Department of Design and Construction will ensure that electrical and telephone utility installations are coordinated. Best Management Practices will be used to ensure the safety of work crews and park users during construction of the trench. No further mitigation measures are necessary or planned.

3.5.7 Police and Fire Protection

The park is currently provided with police protection via the Kalihi and Pearl City Stations. Fire protection is provided by the Honolulu Fire Department through its Moanalua and Valkenburg Stations. The Moanalua Station is located approximately 1.2 miles from the Makai Area and 1 mile from the Mauka Area.

3.5.8 Project Impacts

No significant change is expected in the need for police protection, as the proposed improvements will not materially change park usage. For example, the playing fields to be refurbished, which generate the most spectators, are already in place. The passive uses of the multi-purpose center are not expected to increase the need for police protection. However, each day at approximately 8 p.m., the Honolulu Police Department closes and locks the gate at the Mauka Area entrance. With possible night-time usage of the multi-purpose building, this schedule may have to change.

The multi-purpose building will require installation of a new fire hydrant and coverage by the Honolulu Fire Department. Consultation with Fire Department Staff indicated no significant impact on fire protection services as a result of the proposals under the Master Plan Update.

3.5.9 Mitigation Measures

The Department of Parks and Recreation will notify the Police Department of any needed change in the schedule for closing the park. The proposed project will be constructed in conformance to existing codes and standards with regard to access for fire apparatus, water supply and building construction. No other form of mitigation is necessary or recommended with regard to police protection. Installation of the new fire hydrant at the multi-purpose center in the Mauka Area will be performed in accordance with Honolulu Fire Department regulations.

3.6 NATURAL HAZARDS

3.6.1 Earthquake

The Uniform Building Code (UBC) provides minimum design criteria to address potential for damages due to seismic disturbances. The UBC scale is rated from Seismic Zone 0 through Zone 4, with 0 the lowest level for potential seismic induced ground movement. Like all of Oahu, Salt Lake is designated in Seismic Zone 2a (United States Geological Survey, 1997).

3.6.2 Hurricanes

The Hawaiian Islands are seasonally affected by Pacific hurricanes from the late summer to early winter months. The Salt Lake and Aliamanu area are infrequently hit by severe storm events. It is difficult to predict these natural occurrences, but it is reasonable to assume that future events will occur. The project site is, however, no more or less vulnerable than the rest of the island to the destructive winds and torrential rains associated with hurricanes.

3.6.3 Flood Zones

The Federal Emergency Management Agency Flood Insurance Rate Map (FIRM) of November, 2000 identifies the project site as lying within "Zone D," an area where flood risk is undetermined.

See **Figure 18, Flood Zone Map.** In implementing the Salt Lake District Park Master Plan, the Department of Parks and Recreation will follow minimum standards as set forth in Section 60.3(a) of Title 44 of the Code of Federal Regulations.

3.6.3a Rockfalls from Aliamanu Crater

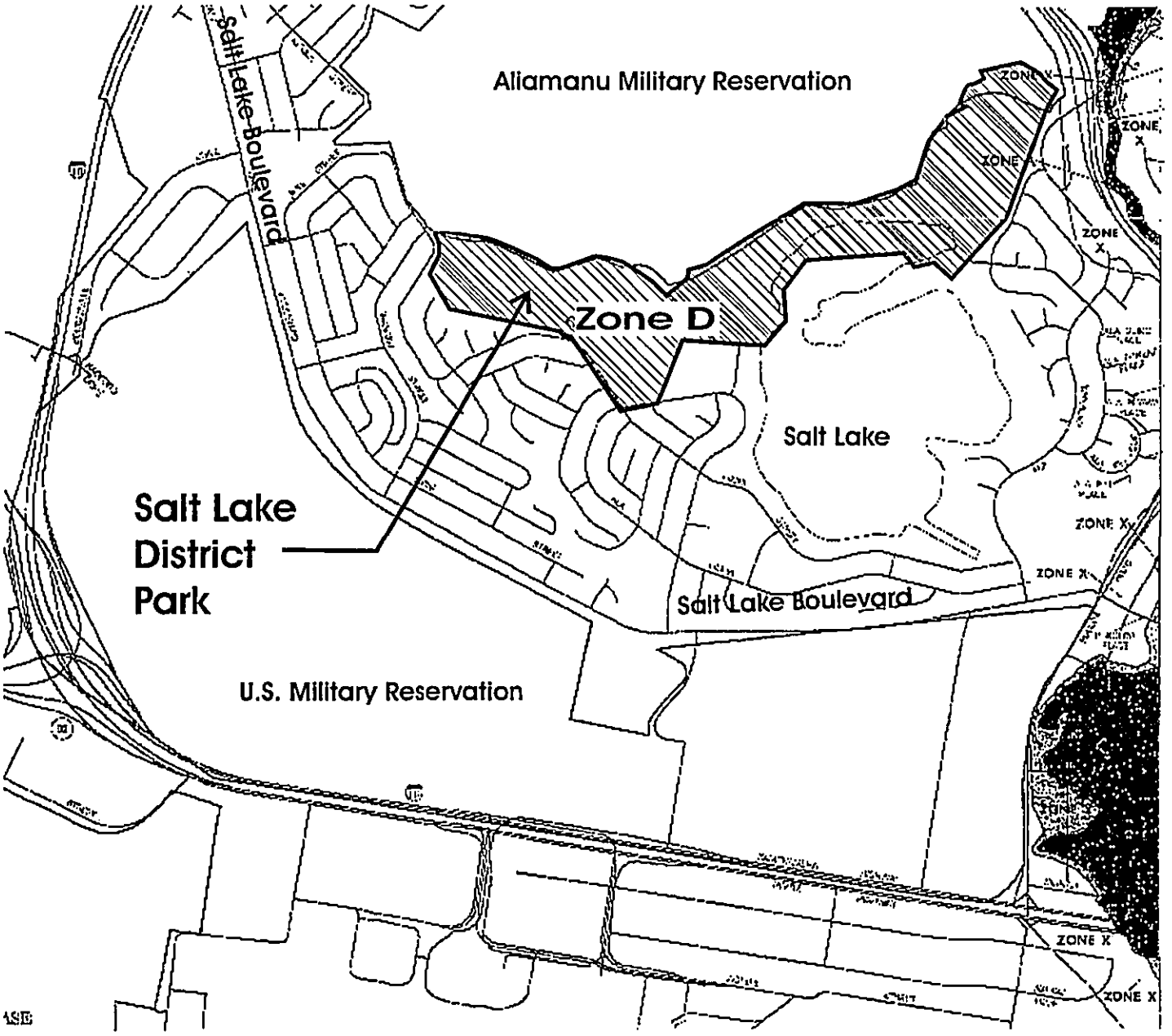
The park area has been subject to minor rockfalls of stones and small boulders from Aliamanu Crater.

3.6.4 Project Impacts

During a significant storm or hurricane event, direct wind pressure, wind driven debris, rockfalls, and flooding all pose potential hazards to the proposed park facilities. These hazards, however, are not unique to the project site. Seismic risk at the project site is minimal. The proposed project is not likely to be significantly affected by seismic activity. Additionally, the proposed project is not located within a flood zone.

3.6.5 Mitigation Measures

The potential impact of destructive winds from hurricane events will be mitigated during design by compliance with the UBC adopted by the City and County of Honolulu. The UBC establishes minimum design criteria for wind speed and exposure based on terrain and local weather history. To mitigate the potential hazard from earthquakes, all structures proposed for this project will be built, at a minimum, in compliance with standards for UBC Seismic Zone 2a. Site-specific BMPs will include contingency plans to respond to heavy rainfall conditions and high-water flows during construction.



Source: National Flood Insurance Program, November 2000
Flood Insurance Rate Map
City and County of Honolulu, Panel 335

FIGURE 18
FLOOD ZONE MAP
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 1000 Feet 2000

R. M. TOWILL CORPORATION March 2003

3.7 BIOLOGICAL RESOURCES

3.7.1 Flora

The project area has a history of agricultural use, primarily for sugar production. Since 1975, the area has been developed for residential use. Original vegetative cover has long since been replaced by introduced species. Flora in the project area includes California grass, Guinea grass (*Panicum maximum*), koa haole, kiawe, and various typical weedy species. Landscaping is otherwise limited to grassing on the sports fields. All of the plant species found at the site are common.

3.7.2 Fauna

Due to the increasing influences of urbanization occurring in and around Salt Lake, there has been a decline in the animal and bird species found in the area. There are no known endangered species of mammals in the area. Generally the prevalent mammals include rats, mice, mongoose, feral dogs, and feral cats.

In recent history the biological importance of Salt Lake has been primarily as a waterbird habitat. The lake and its adjoining wetlands are considered a bird "refuge" by DLNR, or an area which is identified as a resource but not actively managed like a "sanctuary." Since 1958, at least 17 species of endemic or indigenous birds have been observed (see **Table 3, Hawaiian Waterbirds and Shorebirds at Salt Lake, Oahu**). The five waterbird species, observed inhabiting the site on a year-round basis, are the Hawaiian Duck, Hawaiian Gallinule, Hawaiian Coot, Hawaiian Stilt and Black-Crowned Night Heron. The first four species of these native waterbirds are included on the Endangered Species List. **Table 4, Waterfowl and Other Waterbirds Seen at Salt Lake, Oahu, January 1977 to August 1978** provides a summary of birdlife observations taken from January 1977 to August 1978. These observations follow the filling of much of the lake for development of the golf course at Honolulu Country Club. Data beginning in 1952 show that even before this development, Salt Lake has become less attractive to resident and migratory waterfowl; probably due to extensive disturbance in the area by human activity.

Table 3

Hawaiian Waterbirds and Shorebirds at Salt Lake, Oahu

Common Names	*Scientific Name*	*Hawaiian Name*
Black-Crowned Night Heron	Nycticorax nycticorax hoaactli	aukuu
*Hawaiian Duck	Anas wyvillaniana	koloa maoli
Pintail	Anas acuta	koloa mapu
American Widgeon	Mareca americana	
Shoveler	Spatula clypeata	koloa moha

Lesser Scoup	Aytha affinis	
Bufflehead	Bucephala albeola	
*Hawaiian Gallinule (Moorhen)	Gallinula chloropus sandvicensis	alae ula
*Hawaiian Coot	Fulica americana alai	alae keokeo
Pacific Golden Plover	Pluvialas dominica fulva	kolea
Ruddy Turnstone	Arenaria interpres	akeke
Sanderling	Crocethia alba	hunakai
Wanderling Tattler	Heteroscelus incanum	ulili
*Hawaiian Stilt	Himantopus mexicanus knudseni	aeo
Bonaparte Gull	Larus philadelphia	
Ring-billed Gull	Larus delawarensis	
Glaucous Gull	Larus hyperboreus	

* Indicates species is on Endangered Species List, U.S. Fish & Wildlife Service, 2002

Table 4
Waterfowl and Other Waterbirds Seen at Salt Lake, Oahu
January 1977 to August 1978

		Other Water Birds					
Date	Resident Waterfowl (Coot)	Stilt	Plover	Night Heron	Tattler	Turnstone	Total
1/13/77	14	19	45			4	68
3/15/77	4	9	32	15	2		58
7/28/77	11	13		1	10		24
11/18/77	7	19	50	15	3	11	98
12/6/77	13	21	20	1	3		45
1/12/78	5	26	13				39
6/23/78	9	23		5	1		29
6/30/78	6	21			1		22
7/6/78	4	15		2	1		18
7/21/78	5	16		1			17
7/28/78	7	19					19
8/3/78	8	15		1		1	17

Source: Division of Fish and Game, Department of Land and Natural Resources, State ofHawai'i

3.7.3 Project Impacts

Pre-consultation with wildlife biologists of the U.S. Fish & Wildlife Service (USFWS) and the Department of Land and Natural Resources revealed no concern about impacts on avifauna habitat in Salt Lake and its adjoining wetlands as a result of actions recommended under the Master Plan Update. All improvements will occur in previously-disturbed areas and will not result in standing water or loss of habitat. USFWS was interested in the proposed drainage ditch in the Mauka Area with regard to standing water that could attract water birds. This will not be an impact because of the slope of the drainage ditch down toward the lake will prevent standing water.

3.7.4 Mitigation Measures

Construction of park improvements under the Salt Lake District Park Master Plan Update will not occur in Salt Lake or surrounding wetlands. There are no reasons to impose restrictions or impediments to the proposed project based on biological resources at the site. It is recommended that areas cleared of vegetation during construction be grassed over as soon as possible to prevent erosion. It is also recommended that native and Polynesian-introduced plant species be used for landscaping purposes. No other mitigation measures are required or recommended for botanical and faunal resources.

3.8 SOCIAL CHARACTERISTICS

3.8.1 Community Characteristics

The project area for the Master Plan Update was assumed to correspond with the area served by the Salt Lake/Aliamanu Neighborhood Board. The civilian residential neighborhood near the Salt Lake District Park's Makai Area is characterized by high rise and low rise multi-family development, mixed with single family residential land use. The vicinity of the Mauka Area is single-family or multi-family military housing.

3.8.2 Population

The project area encompasses six census tracts: 68.02, 68.04, 68.05, 68.06, 68.07, 68.08 and 75.05. In the 2000 U.S. census, the population of this area was 30,154 people. Using the compound annual growth rate projected for the State of 0.8%, the population of the project area could increase to 36,810 (22%) by year 2025.

3.8.3 Ethnicity

Broken down by ethnicity, the population roughly mirrors the State and City and County of Honolulu population, with the exception of a higher concentration of Asian and Black residents. The presence of Aliamanu Military Reservation among the census tracts accounts for the three-times higher concentration of Black ethnicity compared to O'ahu as a whole and the State of

Hawai'i. See **Table 5, Ethnicity, 2000 Census.**

Table 5
Ethnicity, 2000 Census

Ethnicity	Project Area	Project Area %	O'ahu %	State %
White	5,612	18.6%	21.3%	24.3%
Black	1,862	6.2%	2.4%	1.8%
American Indian/Alaska Native	92	0.3%	0.2%	0.3%
Asian alone	16,137	53.5%	46.0%	41.6%
Native Hawaiian or Other Pacific Islander alone	1,678	5.6%	8.9%	9.4%
Some other race alone	553	1.8%	1.3%	1.3%
Two or more races	4,220	14.0%	19.9%	21.4%
Total	30,154	100.0%	100.0%	100.0%

Source: 2000 Census, STF 1, Census Tracts 68.02, 68.04, 68.05, 68.06, 68.08, and 75.05

3.8.4 Population Age

Looking at the 2000 Census with regard to age, the project area's percent of households with people over the age of 65 (22.2%) is more than twice O'ahu's (9.8%) and the State as a whole (9.1%). This is consistent with the age of many of the established neighborhoods surrounding the park. Although the older residents are less likely to be active users of playing fields and sports courts, they often use park facilities for passive recreation and will likely welcome the addition of swimming facilities at Salt Lake District Park. The older population will also continue to benefit from senior citizen programs already active in the Makai Area facilities, and planned for the Mauka Area in the multi-purpose building.

3.8.5 Household Size and Vacancy Rate

The household size in the study area of 3.2 is higher than O'ahu and the State as a whole, both at 3.0. This is consistent with the relative concentration of high-rise development, in which young families may be renting or purchasing apartments rather than single-family homes. Over time, the household size throughout O'ahu has been declining, which will result in higher demand for housing units to accommodate a growing population. Even if population growth does not occur as anticipated, reduction in household size alone will generate demand for new housing.

Including the relatively high-turnover military housing within the project area, the 2000 housing

vacancy rate of the project area was 11.3%, compared to 9% for O'ahu and 12% for the State. Without Aliamanu Military Reservation, the vacancy rate in the project area was only 4%. In either case, the vacancy rate indicates a stable local population and continued demand for housing in the area.

3.8.6 Project Impacts

The proposed park development will not be an impetus to population growth or urbanization, but is being developed to meet existing demands and accommodate the future needs of the Salt Lake and Aliamanu communities. The planned park improvements, including refurbished recreational facilities and community gathering space, will result in a positive social impact.

3.8.7 Mitigation Measures

No mitigation measures are required or recommended.

3.9 ECONOMIC CONDITIONS

3.9.1 Economic Conditions

Hawaii's economy is currently undergoing a structural change in which the once dominant sectors of agriculture and the military have given way to growth in service sectors. Today, sugar and pineapple, the historic mainstays of the State's agricultural economy, comprise just 1% of the GSP, while defense accounts for just under 11%. This transformation is further reflected in the growth of the visitor economy, which has been slowly rising since mid-1990 and is currently at approximately 26% of the GSP.

3.9.2 Household Income in the Project Area

The median household income of the project area in 1989 (the most recent data available) was $53,309, about 18% higher than Oahu's ($40,581) and 13% higher than the State's ($38,829). One would expect the project area to have a higher median household income because of its higher household size, physical position in the Primary Urban Center, where housing prices are higher, and salaries tend to be more in professional and service areas rather than lower-paying jobs in agriculture, or away from the population centers, as on the Neighbor Islands.

3.9.3 Employment

The movement towards a service- and trade-based economy is apparent in the distribution of Oahu's job market across sectors. The share of Oahu's jobs accounted for by manufacturing and agriculture have declined steadily in the past 30 years. By comparison, the shares of Oahu's jobs in wholesale and retail trade and in services have risen. Government employment, including locally-based federal, state, and county jobs, continues to grow as well, and provides relatively

stable employment (DBED&T, July 2001).

3.9.4 Project Impacts

Short-term economic impacts from the proposed project will result from construction jobs, services, and procurements in the form of construction supplies and equipment, however these benefits will be temporary and will primarily be realized outside of the local community.

3.9.5 Mitigation Measures

No mitigation measures are required or recommended.

3.10 LAND USE

3.10.1 Zoning and Land Tenure

The project site is designated a preservation area on the Primary Urban Center Development Plan. The project site is zoned P-1, Preservation by the City and County of Honolulu (see **Figure 19, Zoning Map)**. Park use is permissible under this zoning. Waivers may be required for facilities where height and setback restrictions are exceeded.

The Mauka Area is owned by the State of Hawaii, but is operated by the City and County of Honolulu for park use under an executive order #3592, dated November 2, 1992. The remainder of the park is both owned and operated by the City and County of Honolulu.

3.10.2 Project Impacts

The proposed project is consistent with existing State and County land use plans for the region. The project will require no land use zoning changes and is not expected to be a stimulus to unplanned growth.

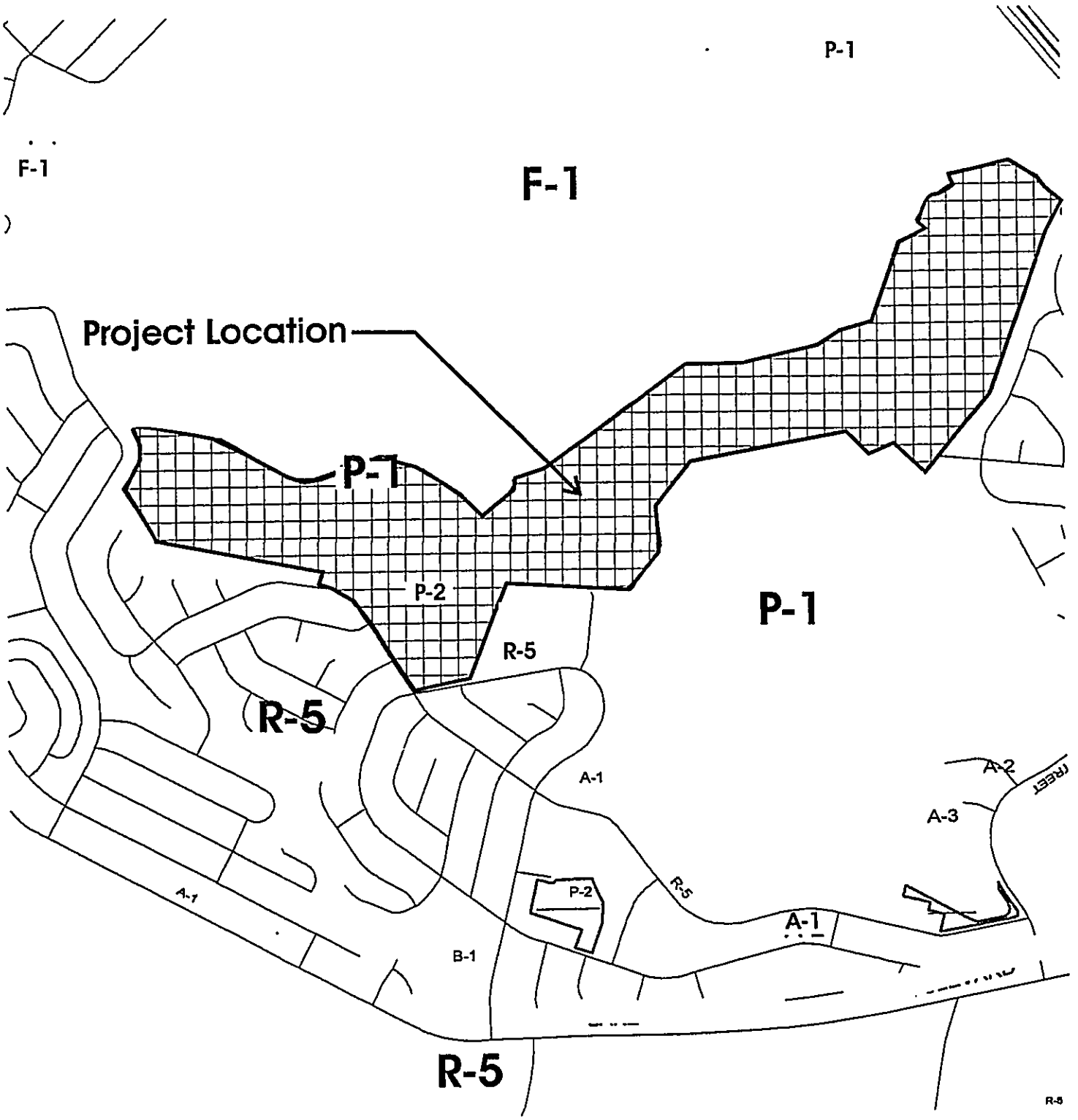
3.10.3 Mitigation Measures

No mitigation measures are recommended or required for land use impacts.

3.11 ROADWAYS, ACCESS, AND TRAFFIC

3.11.1 Roadways and Access

The Makai Area is located within a highly urbanized area and has one public access. Ala Lilikoi Place is a side street off Ala Lilikoi Street, with single-family residences on the east side and Salt Lake Elementary School on the west side. Ala Puumalu Street provides access to the Mauka Area as well and to Honolulu Country Club, where the street terminates and becomes a private access road.



Legend
P-1 Restricted Preservation District
P-2 General Preservation District
F-1 Military and Federal Preservation District
R-5 Residential, with minimum lot size of 5,000 square ft.
A-1 Low-Density Apartment District
A-2 Medium Density Apartment District
A-3 High Density Apartment District
B-1 Neighborhood Business Distric

Source: City and County of Honolulu, Land Use Ordinance, May 1999

FIGURE 19
ZONING MAP
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 1000 Feet 2000

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Neither area of the park has secondary access available to the public. However, there are several roadways allowing restricted use.

- Restricted Board of Water Supply Access - Wanaka Street allows access to the westernmost part of the park for the City and County Board of Water Supply through a service road. This service road extends from the end of Wanaka Street along the southern rim of Aliamanu Crater to a water tank situated at the highest point of the rim. The service road easement also serves as a boundary for the proposed pedestrian pathway.

- Restricted Military Access - The South Collector Road is a military conveyance, providing access to the mauka area of Aliamanu Crater from Moanalua Road. The South Collector road also provides access to the crater rim at the mauka terminus of the park.

3.11.2 Traffic

Makai Area - Existing traffic entering Ala Lilikoi Place is expected to continue its current busy hours of before and after classes at Salt Lake Elementary School, as well as morning and evening hours for use of park facilities. Use of the Makai Area park facilities is expected to increase somewhat as a result of the opening of the swimming pool complex.

Mauka Area - The traffic patterns at Ala Puumalu Street are not expected to change materially, as the only proposed development (aside from refurbishment of existing playing fields) is the multi-purpose building. The parking available in the Mauka Area is expected to provide the required parking capacity.

3.11.3 Project Impacts

Traffic related to park use is not anticipated to create a significant impact. Some slow-down of traffic on Ala Puumalu and Ala Lilikoi Place may occur during special events at the two areas of the park.

Construction activities will result in a temporary rise in heavy truck traffic on Ala Lilikoi and Ala Puumalu, particularly during mobilization and demobilization. However, work activities will require no lane closures.

3.11.4 Mitigation Measures

To minimize traffic impacts to the nearby residents, the contractor will schedule heavy truck activity as much as possible between the hours of 9:00 a.m. and 3:00 p.m. on weekdays and will

suspend activity on weekends and State holidays. The Honolulu Police Department (HPD) will be notified prior to periods of heavy truck activity or during transport and operation of heavy equipment.

3.12 NOISE IMPACTS

3.12.1 Noise

Ambient noise at and around the project site is dominated by naturally occurring sounds from wind and other sources, and from surrounding residential activities. Intermittent vehicular traffic on Ala Puumalu and Ala Lilikoi Streets also contributes to the noise profile.

Construction activities will generate noise which could impact nearby areas. Noise levels of diesel powered construction equipment typically range from 80 to 90 dBA at 50 feet distance. The actual noise levels produced are dependent on the construction methods employed during each phase of the construction process. Earth moving equipment, including diesel engine powered bulldozers, trucks, backhoes, front-end loaders, graders, etc. will probably be the noisiest equipment used during construction.

3.12.2 Project Impacts

Continued use of the park will result in noise levels from spectators and participants in athletic and other activities comparable to those experienced today. However, special events at the park may continue to result in occasional noise disturbances. As today, residents living adjacent to the park will be most immediately impacted by park-generated noise. Normal activities at the park will continue to include periodic use of park maintenance and landscaping equipment on the facility grounds. Events at the proposed multi-purpose building are not expected to affect noise levels, as events will be indoors.

Construction noise will be temporary and will cease when construction is complete. Adverse impacts from construction noise are not expected to pose a hazard to "public health and welfare" due to the temporary nature of the work, the absence of sensitive land uses in the surrounding area, and due to the mitigation measures that will be employed to minimize noise impacts.

3.12.3 Mitigation Measures

All project activities shall comply with the Administrative Rules of the State Department of Health, Chapter 11-46, Community Noise Control. Excessive noise levels generated by construction activities will require that a noise permit be filed with DOH, Noise and Radiation Branch. The provisions of the noise permit will require that contractors muffle all construction vehicles and machinery and maintain all noise attenuation equipment in good operating condition.

Faulty equipment will be repaired or replaced. Additionally, trucks and other construction vehicles will be routed to avoid residential communities wherever possible.

Under current permit procedures, noisy construction activities are normally restricted to hours between 7:00 AM and 6:00 PM, Monday through Friday, and between 9:00 AM and 6:00 PM on Saturday. Construction activities and use of heavy equipment will be scheduled as much as possible during daylight hours to avoid disturbing area residents during the evening. If work during the nighttime hours is required, a variance from the existing state noise regulations will be requested from DOH, Noise and Radiation Branch.

3.13 AIR QUALITY

3.13.1 Air Quality

Air quality at Salt Lake District Park is excellent overall due to prevailing northeast trade winds. Existing air pollution at the project site is minimal, as both areas of the park are located within primarily residential neighborhoods. The nearest sources of air pollution are the Moanalua Freeway and Interstate Route H-1. Other sources of air pollution include emissions from vehicles and gas-powered equipment. The State of Hawaii, Department of Health (DOH), Clean Air Branch does not regularly monitor ambient air quality in the Salt Lake and Aliamanu area.

3.13.2 Project Impacts

Short-Term Impacts

Some short-term impacts on air quality will occur either directly or indirectly as a consequence of project construction activities. The operation of vehicles, heavy equipment, and generators at the project site will generate some fugitive dust and pollution emissions. Adjacent areas will be temporarily affected during the period of construction by dust and pollution, however, these impacts will be temporary and will cease when construction is completed.

Long-Term Impacts

Some long-term impacts to air quality can be expected from the continued use of the park, mainly in the form of increased automobile emissions. These impacts are not expected to be significant.

3.13.3 Mitigation Measures

Short-Term Mitigation

State air pollution control regulations require that there be no visible fugitive dust emissions at the construction site boundary. Therefore, an effective dust control plan will be implemented by the project contractor to ensure compliance with state regulations. Fugitive dust emissions can be controlled to a large extent by watering of active work areas, using wind screens, keeping adjacent

paved roads clean, and by covering open-bodied trucks. Dust control measures will include, but not be limited to, the following:

- Planning phases of construction to minimize dust generating activities;
- Minimizing the use of dust generating materials and centralizing material transfer points and on-site vehicle travel ways;
- Locating dusty equipment in areas of least impact;
- Providing an adequate water source at the site prior to start-up of construction activities;
- Landscaping bare areas, including slopes, starting from the initial grading phase; and,
- Providing adequate dust control measures during weekends, after hours, and prior to daily start-up of construction.

Construction-related exhaust emissions will be mitigated by ensuring that project contractors properly maintain their internal combustion engines and comply with DOH Rules Title 11, Chapter 59 and 60, regarding Air Pollution Control.

Long-Term Mitigation

Long-term impacts from pollutants emitted by motor vehicle traffic are not anticipated to cause significant increases in air pollution levels over existing levels in the project area. No long-term measures are required or recommended for mitigating automobile emission.

3.14 RECREATIONAL RESOURCES

3.14.1 Recreational Resources

The Honolulu District has numerous parks that provide recreational facilities for residents. The City's community-based park standards for various park types are:

Park Type	*Size (acres)*	*Service Population*	*Service Area*
Neighborhood	4 - 6	5,000	½ mile
Community	10	10,000	1 mile
District	20	25,000	2 miles

As a district park, the recreational service area extends a radius of approximately two miles, serving primarily the Salt Lake and Aliamanu areas, with limited usage by Moanalua and military base residents. Adjacent to the Mauka Area is Honolulu Country Club, with a clubhouse and 18-hole golf course. The club is a privately-owned, members-only establishment. Another public-access golf course in the area is Moanalua (semi-private, 9 holes). Nearby Moanalua Gardens

provides public access to passive recreation areas and offers educational programs. Smaller City and County park facilities within the district park's service area include Aliamanu Playground, Hoa Aloha Park, and Moanalua Gardens. See **Figure 20, Nearby Recreational Facilities.**

3.14.2 Project Impacts

The improvements to the Salt Lake District Park are intended to enhance the recreational offerings for residents.

3.14.3 Mitigation Measures

No mitigation measures are required or recommended.

3.15 SCENIC RESOURCES

3.15.1 Scenic Resources

The park assists in the preservation of open space in a densely-populated area of Oahu. The park itself offers pleasing and dramatic views for users to enjoy. The current scenic character includes crater, mountain and ridge views on two sides, and views of Salt Lake from both areas of the park. The view corridors from various vantage points in the park are illustrated in **Figure 21, View Planes Within the Park).**

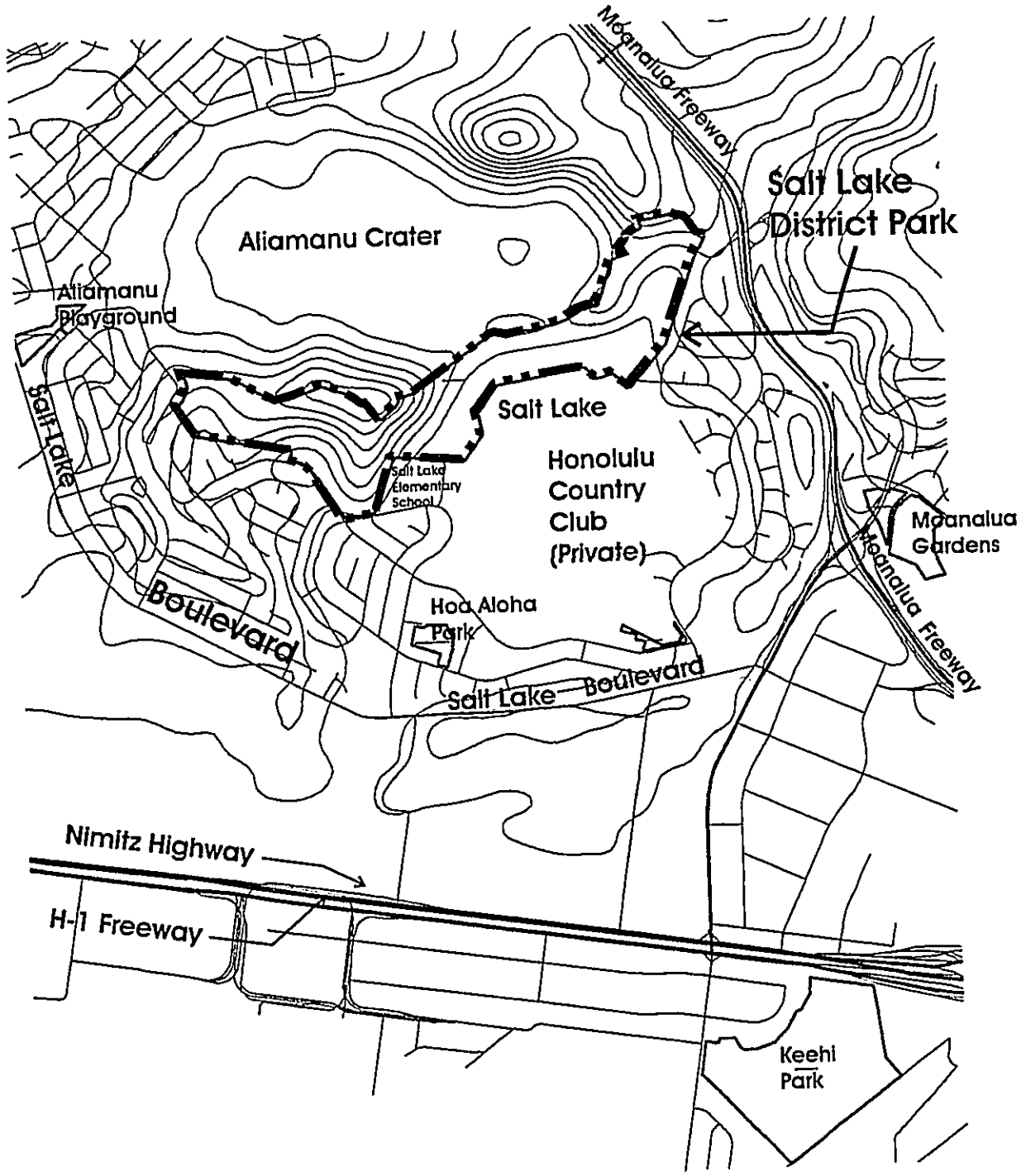

FIGURE 20
NEARBY RECREATIONAL FACILITIES
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 2000 Feet 4000

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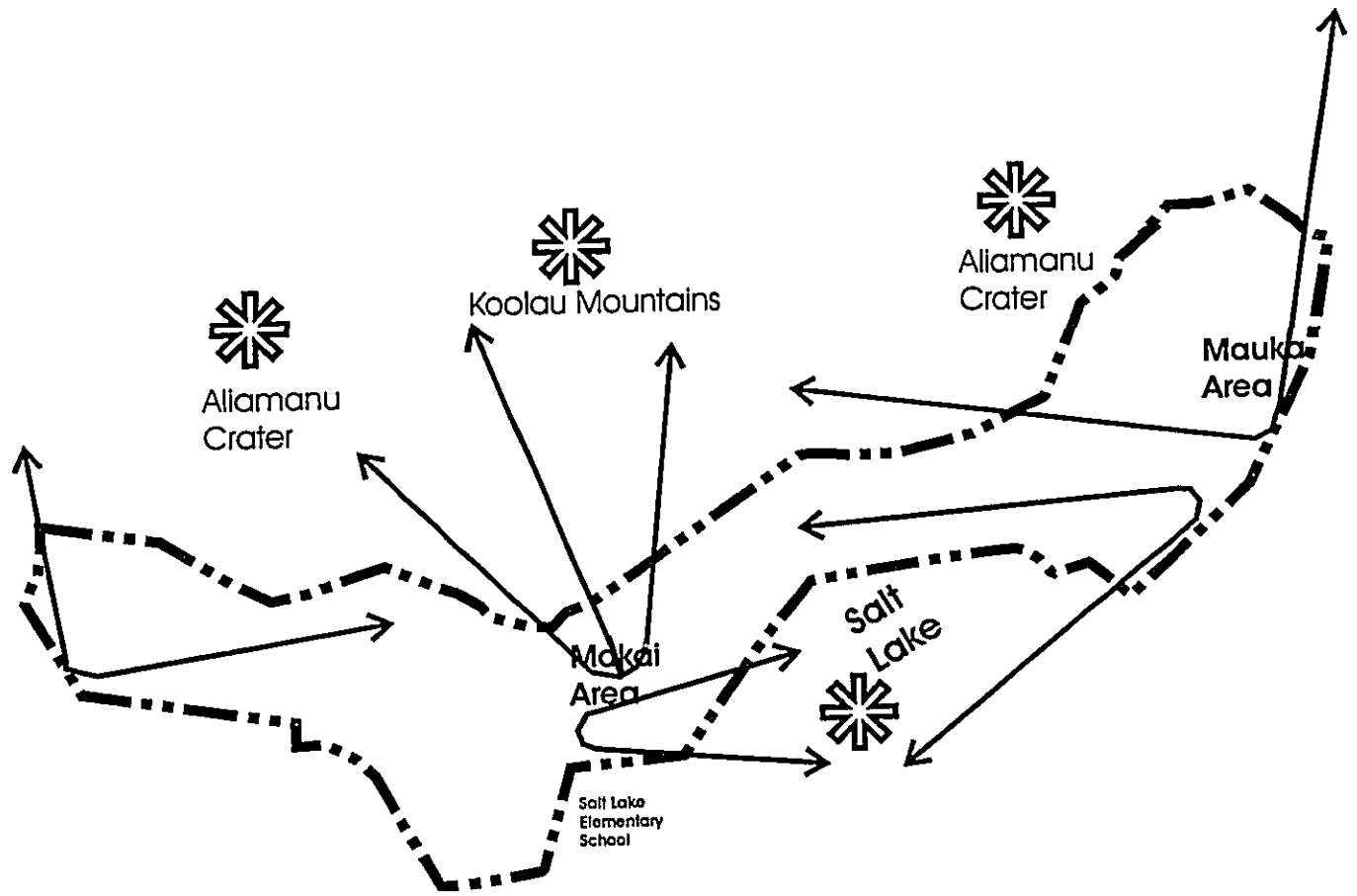

FIGURE 21
VIEWS WITHIN PARK
Salt Lake District Park
Honolulu, Oahu, Hawaii

0 1000 Feet 2000

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Aliamanu Crater, rising upward from the park, is within a Honolulu view plane from the vantage point of Punchbowl looking westward, as documented in the 2002 Primary Urban Center Development Plan, City and County of Honolulu.

3.15.2 Project Impacts

Scenic impacts associated with the construction and use of the park are discussed in terms of short-term and long-term impacts.

Short-Term Scenic Impacts

Short-term visual impacts associated with the project primarily relate to construction activities. The presence of heavy construction equipment and ongoing modifications to the existing landscape will all create short-term impacts on the visual setting surrounding the project site. Visual impacts related to construction activities are temporary in nature, however, and not considered significant.

Long-Term Scenic Impacts

Refurbishment of the playing fields under the Master Plan Update will not affect existing view planes from surrounding residences or distant areas. The proposed multi-purpose building in the Mauka Area will be noticeable from surrounding areas, but will incorporate the existing comfort station, retain current building height and not intrude on existing south-facing view plains. The area surrounding the new building will be landscaped. Architectural design standards will ensure that structural details, materials, and colors are compatible with the character of the environmental and surrounding development.

3.15.3 Mitigation Measures

To minimize the visual impact of construction activities, the project contractor will ensure that work crews, heavy equipment, and signage will be utilized only to the extent required for project operations. To minimize long-term visual impacts, the facility will be design to conform with setback requirements and design guidelines for materials, colors, lighting and landscaping.

3.16 HISTORIC, ARCHAEOLOGICAL, AND CULTURAL RESOURCES

3.16.1 Historic and Archaeological Resources

There are no known historic or archaeological sites at the project location. The area has been extensively modified and developed, making it unlikely that historic sites remain. Following consultation regarding improvements proposed in the Master Plan Update, the State Historic Preservation Office has issued a "no effect" finding on historic and archaeological resources (see **Appendix B, Documents Relating to Historic and Archaeological Resources**).

3.16.2 Cultural Resources

Salt Lake District Park is developed on land that has undergone intensive modification and disturbance. The project site is not used for resource gathering for cultural purposes. The proposed park improvements will not block existing view plains, will not be visible from coastal ocean waters, and will not obstruct any natural features or landmarks.

3.16.3 Project Impacts

According to consultation with the State Historic Preservation Division, there are no known archaeological or cultural sites at the park. Due to extensive land alteration from agriculture, then development of the park site and the surrounding area for golf course and residential use, there is little likelihood of finding historic, prehistoric surface or subsurface archaeological remains, and no impacts to historic, cultural, or archaeological resources are expected.

3.16.4 Mitigation Measures

In light of these results, no further archaeological investigation or mitigation is recommended. However, there is always the possibility, however remote, that previously unknown or unexpected subsurface cultural features, deposits, or burials may be encountered. In the unlikely event that archaeologically significant remains are encountered, work will cease in the immediate area and the DLNR, State Historic Preservation Division would be notified at (808) 692-8029 to determine significance and treatment of any findings.

CHAPTER 4
RELATIONSHIP TO LAND USE POLICIES AND CONTROLS OF THE AFFECTED AREA

4.1 OVERVIEW

State and County policy plans and land use plans and controls are established to guide development in a manner that enhances the overall living environment of Hawaii, and that ensures that long-term social, economic, environmental, and land use needs of the people of Hawaii are met.

4.2 STATE OF HAWAII

4.2.1 State Plan

The Hawaii State Plan sets forth goals in the areas of the economy, the physical environment, and the physical, social and economic well-being of the people express the ideal end-states of planning in the State. The Salt Lake District Park Master Plan supports the following general objectives and policies of the State Plan:

Section 226-23, Objectives and Policies for Socio-Cultural Advancement- Leisure

(1) Provide a wide range of activities and facilities to fulfill the cultural, artistic, and recreational needs of all diverse and special groups effectively and efficiently.

(2) Enhance the enjoyment of recreational experiences through safety and security measures, educational opportunities, and improved facility design and maintenance.

4.2.2 State Land Use Commission and Conservation District

The State Land Use Commission classifies all lands in the State of Hawaii into one of four land use designations: Urban, Rural, Agricultural, and Conservation. ~~The proposed project is located within the State Agricultural District. Park development is permitted under this land use designation. According to State Law, Chapter 205, HRS, land use controls in the Agricultural District are under the jurisdiction of the State Land Use Commission.~~

The Mauka area is designated as conservation land by the State Land Use Commission. The Makai Area is a combination of Conservation and Urban designations. Park use is an identified use for lands within the resource subzone of the conservation district under Hawaii Administrative Rules, Chapter 13-1-5.

Conservation District Use Permit No. 0A-1194 was approved in 1980 following the preparation of the Salt Lake District Park Master Plan EIS. The park was assigned to the Resource Subzone. As development of the park has proceeded, proposed improvements have been reviewed and, when required, approved by DLNR under CDUP No. OA-1194.

4.3 CITY & COUNTY OF HONOLULU LAND USE DESIGNATIONS AND CONTROLS

Land uses in the State Agricultural District are controlled by the City & County of Honolulu's General Plan and Primary Urban Center Development Plan.

4.3.1 General Plan

The General Plan for the City and County of Honolulu provides a statement of the long-range social, economic, environmental, and design objectives for the general welfare and prosperity of the people of Oahu. The proposed project is in conformance with the General Plan's objectives and policies for Natural Environment and Culture and Recreation:

Natural Environment

Objective B: To preserve and enhance the natural monuments and scenic views of Oahu for the benefit of both residents and visitors.

Policy 2: Protect Oahu's scenic views, especially those seen from highly developed and heavily traveled areas.

Policy 4: Provide opportunities for recreational and educational use and physical contact with Oahu's natural environment.

Culture and Recreation

Objective D: To provide a wide range of recreational facilities and services that are readily available to all residents of Oahu.

Policy 1: Develop and maintain community-based parks to meet the needs of the different communities on Oahu.

Policy 2: Develop and maintain a system of regional parks and specialized recreation facilities.

4.3.2 Zoning

The City & County zoning designation for the park site is primarily P-1, Restricted Preservation. Per the Department of Planning and Permitting, the Makai Area is currently zoned both P-1 Restricted Preservation District and P-2 General Preservation District. In TMK 1-1-68:63:014, the State of Hawaii has ceded control to the City and County of Honolulu for park use under an executive order. The park assists in the preservation of open space and provides recreational experiences for all age groups in the Salt Lake and Aliamanu communities.

4.3.3 Primary Urban Center Development Plan

The project area is located in the area of Oahu known as the Primary Urban Center (PUC), which extends from Waialae-Kahala in the east to Pearl City in the west. The Primary Urban Center Development Plan, approved in May 2002, establishes policy to shape the growth and development of the PUC until 2025.

The proposed Master Plan Update improvements are consistent with the PUC Development Plan, section 3.1.1.4, which states, "The diversity of population enables parks and recreational facilities to be designed and programmed for a variety of activities at different times of the day or simultaneously in different parts of the facility." Specifically, having two multi-purpose centers, one within each area of the park, will increase the usage of the Mauka Area and provide more choices for accommodating senior citizen activities, community events and educational programs (e.g., arts and crafts). In addition, the resurfacing and drainage improvements proposed under the Master Plan Update will make the playing fields more usable for their intended purpose and preserve open space.

The Makai Area is currently designated Park and Recreation on the Primary Urban Center (PUC) Development Plan (DP) Land Use Map. The Mauka Area of the park is currently designated Preservation on the PUC DP Land Use Map. Areas designated Preservation may be used for parkland in accordance with Section 24-2.3(k)(3) of the DP Common Provisions. The existing facilities, as well as proposed improvements are also consistent with the "District Parks/Centers" guidelines in Section 24.1.5(a)(2)(A)(i) of the DP Common Provisions.

The continued use of playing fields in the Makai Area by Salt Lake Elementary School children for recess activities, and their potential use of the Makai Area's other facilities when they are completed, are consistent with the PUC Development Plan guideline (section 4.7.3 of the Development Plan), which states:

> *The City Department of Parks and Recreation should coordinate with the Department of Education regarding the development and use of athletic facilities such as playgrounds, playing fields and courts, swimming pools, and gymnasiums, where joint use of such facilities would maximize use and reduce duplication of function without compromising the schools' athletic programs.*

CHAPTER 5
NECESSARY PERMITS AND APPROVALS

5.1 STATE OF HAWAII

Because the project site is more than 1 acre in area, a National Pollution Discharge Elimination System (NPDES) Permit for Storm Water Discharges During Construction from DOH, Clean Water Branch is required. The NPDES permit will be obtained before project activities begin.

Excessive noise levels generated by project construction activities will require that a noise variance permit be filed with DOH, Noise and Radiation Branch. The provisions of the noise permit will require that contractors muffle all construction vehicles and machinery and maintain all noise attenuation equipment in good operating condition.

Salt Lake District Park is located on State Conservation Lands. The Department of Design and Construction may have to obtain a determination from DLNR if an amendment to Conservation District Use Permit OA-1194 (1980) will be required for proposed park improvements.

5.2 CITY AND COUNTY OF HONOLULU

Additional permits that will be required for construction of park facilities by the City and County of Honolulu include: Grubbing, Grading and Stockpiling Permit; Building Permit for Building, Electrical, Plumbing, Sidewalk/Driveway and Demolition Work; and Street Usage Permit.

CHAPTER 6
ORGANIZATIONS AND AGENCIES CONSULTED DURING PRE-CONSULTATION AND THE 30-DAY DEA REVIEW PERIOD

6.1 FEDERAL AGENCIES

U.S. Army Corps of Engineers

U.S. Fish and Wildlife Service

Department of the Army

6.2 STATE AGENCIES

Department of Accounting and General Services

Department of Business, Economic Development & Tourism

Office of Planning

Department of Hawaiian Homelands

Department of Health

Department of Land and Natural Resources

Land Division

State Historic Preservation Division

Department of Transportation

Office of Environmental Quality Control

University of Hawaii, Environmental Center

6.3 CITY AND COUNTY OF HONOLULU

Board of Water Supply

Department of Design and Construction

Department of Environmental Services

Department of Planning and Permitting

Department of Transportation Services

Fire Department

Mayor's Office

Police Department

6.4 OTHER PRIVATE ORGANIZATIONS AND ELECTED OFFICIALS

6.4.1 Private Organizations

Hawaiian Electric Company

Verizon Hawaii

6.4.3 Elected Officials

State Senators

State Representatives

6.4.4 Individuals: Ms. Gayle Ching, 1580 Ala Hahanui Street, Honolulu, Hawaii 96818

CHAPTER 7
DETERMINATION

7.1 OVERVIEW

In accordance with the provisions set forth in Chapter 343, Hawaii Revised Statutes (HRS), and in Section 11-200-12 of Title 11, Chapter 200, Hawaii Administrative Rules (HAR), the proposed Salt Lake District Park Master Plan Update has been assessed for short- and long-term and cumulative effects on the environment.

7.2 SIGNIFICANCE CRITERIA

Significance criteria set forth in Section 11-200-12 of Title 11, Chapter 200 HAR were used to evaluate the potential impacts of the proposed project on the environment. The thirteen criteria are listed below along with a brief discussion.

Criterion 1. Involves an irrevocable commitment to loss or destruction of any natural or cultural resource;

An assessment of flora and fauna, and historic and archaeological sites at and near the project area found no natural or cultural resources that would be jeopardized by the proposed Master Plan improvements. After consultation with DLNR, Historic Preservation Division, it is anticipated that the proposed project design will have "no effect" on any historic or cultural resources.

Criterion 2. Curtails the range of beneficial uses of the environment;

Salt Lake District Park was developed beginning in the early 1980s. The proposed Master Plan Update improvements will not require expansion of the existing park site and will not result in new land uses or activities that would curtail the current range of beneficial uses of the environment. On the contrary, development of the park according to the Master Plan Update will expand the range of recreational uses and enhance the value of the park as a community resource.

Criterion 3. Conflicts with the State's long-term environmental policies or goals and guidelines as expressed in chapter 344, HRS;

The project proposal has been prepared according to State and County guidelines, plans, and policies and has been found to be in compliance with all relevant provisions.

Criterion 4. Substantially affects the economic or social welfare of the community or State;

The proposed project is expected to have a beneficial effect on the social environment of the community through the provision of improved recreational facilities. Further park development will generate some short-term economic benefits through material procurements and the creation

of construction jobs. However, these benefits will not be long lasting and will be realized primarily outside of the community. No adverse economic impacts will result from park development.

Criterion 5. Substantially affects the public health;
Factors affecting public health, including air quality, water quality, and noise levels are anticipated to be only minimally affected or unaffected by the construction and use of proposed park improvements. Appropriate mitigation measures for potential impacts to water quality will be developed in a Best Management Practices Plan to be followed by the project contractor. Noise mitigation measures will be employed during construction activities in compliance with Hawaii Administrative Rules (HAR), Title 11, Chapter 46, Community Noise Control. Construction activities will comply with DOH Rules, HAR Title 11, Chapter 59 and 60, regarding Air Pollution Control.

Criterion 6. Involves substantial secondary impacts, such as population changes or effects on public facilities;
The proposed project will not stimulate unexpected change in the population. The Master Plan Update will guide further development of public recreational facilities at the park according to established design principles and community priorities. Thus, the proposed improvements will have a positive effect on public facilities. Park improvements will result in increased vehicle traffic for use of the multi-purpose building on area streets. However, the traffic impacts from park use will be minimal and intermittent. Parking requirements will accommodated on-site and will not impact area residents.

Criterion 7. Involves a substantial degradation of environmental quality;
Impacts to air and water quality, noise levels, natural resources, and land use associated with the construction and use of park improvements are anticipated to be minimal. Mitigation measures described elsewhere in this document will be employed as practicable to further minimize potentially detrimental effects to the environment resulting from project activities. The proposed project does not involve substantial degradation to environmental quality.

Criterion 8. Is individually limited but cumulatively has considerable effect upon the environment or involves a commitment for larger actions;
The Master Plan Update represents the City & County's commitment to provide adequate recreational facilities to meet the needs of Oahu's communities. Proposed improvements are limited to the existing park site and do not involve a commitment for larger actions. The project will require no land use zoning changes and is not a stimulus to unplanned growth. Project-related impacts from construction activities and the use of the park following project completion include

noise, construction dust, and traffic. These impacts are individually limited and will be mitigated through measures outlined in this document.

Criterion 9. Substantially affects a rare, threatened, or endangered species, or its habitat;
Project activities will all take place in previously-disturbed areas. Consultation with wildlife biologists indicated that the selected project alternatives would not substantially affect any rare, threatened, or endangered species or its habitat.

Criterion 10. Detrimentally affects air or water quality or ambient noise levels;
No impacts to water quality are anticipated from the proposed project. Erosion controls and discharge pollution prevention measures will be installed during construction to prevent discharge of storm water runoff into Salt Lake. Discharge controls will conform to State of Hawaii, Department of Health (DOH) regulations pursuant to Hawaii Administrative Rules, Title 11, Chapter 55, Water Pollution Control. Consistent trade winds in the area help maintain good air quality. The project contractor will ensure that construction activities comply with DOH Rules for Community Noise Control, (HAR §11-46).

Criterion 11. Affects or is likely to suffer damage by being located in an environmentally sensitive area such as a flood plain, tsunami zone, beach, erosion-prone area, geologically hazardous land, estuary, fresh water, or coastal waters;
The project site is located inland from any coastal waters and within an area determined by the Federal Emergency Management Agency to have undetermined flood risk. All structures proposed for this project will be built, at a minimum, according to equivalent standards for seismic zone 2a as established by the Uniform Building Code. The project is unlikely to affect or suffer damage from natural forces. The proposed improvements will not affect Salt Lake. The Park is subject to erosion and is manifested by rocks becoming loose and rolling on to the ballfields and walkways. These areas are away from structures and places where people gather. Areas adjacent to courts are protected by chainlink fences.

Criterion 12. Substantially affects scenic vistas and view planes identified in County or State plans or studies;
Park improvements will be noticeable from surrounding areas, but will not detract from existing views. The proposed multi-purpose building will be situated in the Mauka area between the existing comfort station and tennis courts and will be constructed at ground level. The open space amenity of the sports fields in both Mauka and Makai Areas will not be affected by the planned restoration of the fields. The park will continue to capture views of the Koolau Mountains, Aliamanu Crater, and Salt Lake.

To minimize long-term visual impacts, the project will conform to setback requirements, use appropriate landscaping and lighting, and abide by design guidelines for structures, including building heights, locations, materials, colors, and landscaping. Visual impacts associated with construction activities will be temporary and are not considered significant.

Criterion 13. Requires substantial energy consumption.
Construction activities associated with the project will require high, short-term energy use. Park improvements will require increased energy consumption for air conditioning, lighting, office equipment, communication equipment, and security. Park facilities will be designed with up to date energy saving measures wherever economically feasible, in compliance with the Hawaii Model Energy Code, 1993. No substantial increases in energy consumption will result from this project.

7.3 FINDINGS

In accordance with the provisions set forth in Chapter 343, Hawaii Revised Statutes, and the significance criteria in Section 11-200-12 of Title 11, Chapter 200, it is anticipated that the project will have no significant adverse impact to water quality, air quality, existing utilities, noise levels, social welfare, archaeological sites, or wildlife habitat. All anticipated impacts will be temporary and will not adversely impact the environmental quality of the area. It is expected that an Environmental Impact Statement (EIS) will not be required, and that a Finding of No Significant Impact (FONSI) will be issued for this project.

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