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May 23, 2003

Environmental Office

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

Dear Ms. Salmonson:

Subject: Final Environmental Assessment (EA)/Finding of No Significant Impact (FONSI) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii: Including Construction and Renovation of New and Existing Buildings and Infrastructure

The HIARNG requests that the Notice of Availability for this Final EA be published in the next issue (June 8, 2003) of the Office of Environmental Quality Control's (OEQC) Environmental Notice. This document received a FONSI determination. Enclosed is the completed OEQC Bulletin Publication Form, FONSI and four copies of the EA as required by your office.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214.

Sincerely,

Ron Swafford

for Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

EnclosureS

2003-06-03-0A-[redacted] FEA

Final
Environmental Assessment

The Relocation and Consolidation of the Hawaii Army National Guard to Kalaeloa, Oahu, Hawaii: Including Construction and Renovation of New and Existing Buildings and Infrastructure

Prepared for the
National Guard Bureau and the
State of Hawaii, Department of Defense
by the Facility Management Office

April 9, 2003

LEAD AGENCY: National Guard Bureau

TITLE OF PROPOSED ACTION: The Relocation and Consolidation of the Hawaii Army National Guard to Kalaeloa, Oahu, Hawaii: Including Construction and Renovation of New and Existing Buildings and Infrastructure.

AFFECTED JURISDICTION: State of Hawaii

POINT OF CONTACT: Major Charles Anthony, State of Hawaii, Department of Defense, Public Affairs and Education Officer, (808) 733-4258, 3949 Diamond Head Road, Honolulu, Hawaii 96816-4495

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DOCUMENT DESIGNATION: Environmental Assessment (EA)

ABSTRACT: This EA evaluates the potential environmental impacts of the Relocation and Consolidation of the HIARNG to Kalaeloa, Oahu, Hawaii from Fort Ruger, and Wheeler Army Air Field (WAAF). This action also involves renovations of existing buildings and construction of new facilities. This document specifically addresses issues that effect the HIARNG that the Navy did not cover in the *Environmental Impact Statement for the Proposed Disposal of Land and Facilities at Naval Air Station Barbers Point, Hawaii, February 1999* and *Record of Decision for the Disposal of Land and Facilities at Naval Air Station Barbers Point, Oahu HI, 25 June 1999*.

Since the proposed project will use federal land and money, the National Environmental Policy Act (NEPA) of 1969, as implemented by Title 40, Code of Federal Regulations, Parts 1500-1508, requires HIARNG to prepare an EA. In addition, two buildings that will undergo renovations are "historic" under the National Historic Preservation Act (NHPA) of 1966, as amended. This requires HIARNG to prepare a State EA in accordance with Chapter 343, Hawaii Revised Statutes (HRS). The intent of this document is to fulfill both State and Federal requirements.

The Federal Mission of the HIARNG is to properly train and equip units for prompt mobilization for war, national emergency, or as otherwise needed. The State Mission of the HIARNG is to provide trained and disciplined forces to respond to domestic emergencies or as otherwise required by state law.

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STATEMENT OF PROPOSED ACTION

1.1 PROPOSED ACTION. The Hawaii Army National Guard (HIARNG) proposes to consolidate approximately 1,500 personnel, currently operating at Fort Ruger and Wheeler Army Airfield (WAAF) to a 150-acre parcel (identified in Figure 1) in Kalaeloa, Hawaii. The units that would be relocated are the 29th Infantry Brigade Headquarters, 29th Support Battalion, 29th Military Intelligence Company, 297th Firefighting Team, 12th Personnel Services Detachment, Organizational Maintenance Shop #1, Combined Support Maintenance Shop #1, U.S. Property and Fiscal Office, Troop Command's Medical Detachment 4,and the State Area Command units. Also under consideration is the relocation of B-193rd Aviation Company. This relocation would include transfer of fourteen CH-47 Chinook Helicopters to the site. If relocation is proposed, it would be discussed in a future EA. The relocation of these units would call for a requirement for proper facilities in order to sustain them. Section 2.0 provides more detail on these requirements.

In addition, two buildings that will undergo renovations are "historic" under the NHPA of 1966, as amended. This requires HIARNG to prepare a State EA in accordance with Chapter 343, HRS. This document will fulfill both State and Federal requirements and will compare the proposed action to the "no action" alternative.

The U.S. Navy occupied Barbers Point Naval Air Station (BPNAS) from 1941 until its closure in July 1999 that resulted from the Base Realignment and Closure (BRAC) Act. The U.S. Navy, Federal, County and State agencies, and private organizations are currently in the process of redeveloping the area for reuse. The HIARNG plans to use a 150-acre parcel located in the northern, central area of Kalaeloa (see figure 1).

1.2 Scope of the Document. This EA identifies the actions, alternatives, criteria, sites and resources involved in relocating current HIARNG facilities to a single, central area. The process included the following preliminary actions: developing criteria, searching for alternatives, evaluating alternatives, identifying resources, evaluating impacts on resources, and selecting the preferred alternative.

SECTION 2.0
DESCRIPTION OF THE PROPOSED ACTION

The HIARNG proposes to relocate approximately 1,500 personnel attached to units identified in Section 1.1 to facilities located on a 150-acre site at Kalaeloa, acquired because of the BRAC Act (see Figure 2).

In order to adequately house and sustain these units, various projects on the site would need to be completed. The improvements at Kalaeloa

are divided into three main categories: (1) renovations to buildings, (2) repair or upgrade airfield pavement, landscaping, and infrastructure, and (3) new construction. Under the Proposed Action, the three main categories of improvements would be accomplished in four phases. Descriptions of each phase are as follows:

Phase 1 of the HIARNG relocation is the development of the HIARNG Military Training Complex at Building 117, located in the central-western portion of the HIARNG parcel. Building 117 is a historic structure eligible for listing on the National Register of Historic Places (NRHP). It was built in 1944 as a maintenance hangar for the production and repair of carrier based aircraft. A location map highlighting Building 117 can be found on Figure 5. The HIARNG proposes to house units in this hangar when proposed modifications and upgrades are made. The relocation of units and offices to this building creates a requirement for internal modifications of the building to suitably house these units.

Proposed renovation, additions, alterations, and repairs to Building 117 are as follows:

Alterations and additions include selective demolition and removal of asbestos-containing materials, lead-containing paint, pcb-containing light ballasts and mercury-containing lamps.

Renovations will include concrete, masonry, and steelwork, metal fabrications, carpentry, waterproofing, roofing, and metal wall and roof panels throughout the facility.

Repairs and refurbishment throughout the facility will include steel doors and frames, aluminum doors and frames, wood doors, rolling service doors and counter doors, walls, and windows. A majority of the windows will be refurbished with the installation of steel windows, finished hardware, glazing, and stucco.

Throughout the property, gypsum wallboard, acoustical ceiling, and resilient flooring will be installed. Where necessary, toilet partitions and accessories will be refurbished.

Security and safety elements will be installed, including security vault doors, an intrusion detection system, fire alarms, sprinklers, and Halon fire extinguishing.

To fulfill HIARNG mission activities at the facility, visual communication devices will be installed, utilities will be upgraded, and all items used by the Navy and not conducive to ARNG mission activities will be removed. Items found that require removal include P3 aircraft support equipment, temporary storage cages, and racks.

Finally, the inside of the facility will be carpeted and painted and exterior landscaping will occur using native plant species.

Phase 1A renovation would be centered in the Northeast half of Hanger 117. This area would be designated for BRAVO Company (Maintenance) 29th Support Battalion, the Organizational Maintenance Shop #1, State Transportation Motor Pool (STMP), U.S. Property and Fiscal Office, which includes Class IX and the Combat Services Support Automation Management Office. Phase 1B is the Southwest half of the hanger, which will house Combined Support Maintenance Shop #1 (CSMS #1).

The area available for Phase 2 relocation of HIARNG is approximately 113 acres of the 150-acre site. Only 48 acres would be used under the Proposed Action.

Proposed construction on the 48 acres portion of the Phase 2 development area would be for the relocation of brigade/battalion and aviation units of the HIARNG. Phase 2 actions covered in this EA include the construction of three new armories. The armories would function as 29th Infantry Battalion Headquarters, 29th Infantry Brigade Headquarters, and 29th Support Battalion Headquarters. In addition, Phase 2 calls for the construction of Army Aviation Support Facility #1 (AASF#1) which would house Charlie Company 193rd Aviation.

Also included in Phase 2 is the Privately Owned Vehicle (POV) parking area southwest to southeast of Building 282 on Parking Apron 4. Parking Apron 4 will also include an Aviation headquarters building for B-193rd Heavy-lift Helicopter Company. There would be no change in the current asphalt footprint. In addition, this phase includes a Central Wash-Fuel facility for wheeled vehicles (southern quadrant). Activities included in Phase 2 will be discussed in separate NEPA analysis.

Phase 3 includes an addition of a museum to Building 1898 and renovation for the HIARNG Headquarters. In addition, this phase includes the design for barracks, which are buildings 46, 1786, 1787, 1784, 1785, and 1788, and the galley, which is building 19. Additional NEPA documentation is required for the final plans.

Phase 4 includes renovation of barracks, Buildings 46, 1786, 1787, 1784, 1785, 1788, and 19 (Galley). Additional NEPA documentation will be required for the final plans. A phase to renovate Building 282, also historical, is ongoing and subject to congressional funding. If any plans to renovate Building 282 are finalized, this renovation project will be covered in separate NEPA analysis.

Exterior landscaping will occur throughout the 150-acre site using only native species. A contractor hired by HIARNG's Facility Management Office is currently developing a landscaping plan. Approximately 90 percent of the proposed site is asphalt. The Guard will use all remaining areas possible for landscaping, and in an effort to increase the educational awareness about native plant life on the site, the HIARNG Environmental Office will design and install descriptive signage.

SECTION 3.0
PURPOSE AND NEED

3.1 Purpose and Need. The HIARNG proposes to renovate existing buildings and construct new facilities at Kalaeloa for the relocation of units. The units include three major commands and supporting staff offices of HIARNG, as well as other organizations and special staff under the Office of The Adjutant General (TAG) with approximately 700 vehicles. Current facilities at Fort Ruger and Wheeler Army Airfield (WAAF) no longer meet existing needs and offer limited space for expansion. In addition, per the State of Hawaii, the HIARNG must vacate the facilities in Diamond Head crater in accordance with the Diamond Head Crater State Monument Plan (to return the land to a semi-natural condition). The relocation of HIARNG to Kalaeloa provides an opportunity to alleviate the shortcomings of existing HIARNG facilities and allows for the consolidation of HIARNG activities to a single area. Operations will include, but are not limited to, deployments using C-5 and CH-47 aircraft several times annually; vehicle and equipment maintenance and services; and logistic and operational exercises. Units will not conduct live-fire or blank-simulated exercises on the cantonment area. Units will conduct Annual Physical Fitness Test (APFT) in the common areas, which includes 2-mile runs on various routes designated on existing or future roadways.

SECTION 4.0
ALTERNATIVES

4.1 Alternative Development. The HIARNG used the following screening criteria to identify alternatives:

- Available land area large enough to accommodate consolidation.
- Zoned for industrial use in the county master plan.
- Permanent facilities.
- Cost.
- Suitable topography.
- Proper drainage.
- Compatible adjacent land use.

Based on the above criteria, the only feasible site identified was at Kalaeloa.

4.2 Alternative Sites Identified and Not Considered. HIARNG identified four alternative sites on Oahu. The first site was the Waiawa prison area. However, this site was not available to HIARNG, as the Department of Corrections occupies this area. The second site was the Middle Street area, but this area was also not available to HIARNG, as the Department of Land and Natural Resources utilizes this site for water-related recreational activities. The third site was the V Dock area, which is not large enough and lacked adequate

infrastructure making it unsuitable for military operations. Also, to gain access to the area, vehicles and personnel require traversing through military housing; between a warehouse complex; and dissecting Corps of Engineers offices and common area. The only positive consideration was the ability to deploy by sea. Finally, the fourth site was the Kapolei area, which required all new construction, and HIARNG's operations were not compatible with the uses proposed by the State and City planners.

In summary, these four alternative sites identified were not feasible. Therefore, HIARNG did not consider the potential environmental impacts of these alternatives in this document.

4.3 Alternatives Considered. Based on the screening criteria in Section 3.1, the HIARNG identified two feasible alternatives including the "no action" alternative. This EA analyzes the potential environmental impacts of the following alternatives:

Alternative 1, the Preferred Alternative. The proposed action is the renovation of existing buildings and construction of new facilities to accommodate the relocation of units and offices identified in Section 2.0. The HIARNG will occupy a 150-acre site that became available because of the 10 United States Code (U.S.C.) 2687, Base Closure and Realignments Act of 1990. The major benefits are conserving financial resources by avoiding land acquisition and large-scale construction costs; and consolidating activities to a single location, which expedites the ability to meet mission requirements. The complex will serve as an excellent hub for troop and equipment transport during natural disasters or unit deployment to an active or training scenario. A cantonment area of a military organization should not significantly impact the quality of life for the adjacent community, but add to the leadership and support of relative social groups.

Finally, Kalaeloa's close proximity to Kapolei, a rapidly growing population center, will promote HIARNG recruiting efforts.

Alternative 2, No Action Alternative. Alternative 2 is the no action or no build alternative. This alternative would require HIARNG units to remain at current facilities. This is not a viable solution, as current facilities do not meet existing needs and there is limited space for expansion at both the Fort Ruger and Wheeler Army Airfield sites. Therefore, it would impair HIARNG's ability to fulfill its mission requirements. In addition, HIARNG must vacate the crater facilities in accordance with the Diamond Head Crater State Monument Plan, returning the land to a semi-natural condition.

SECTION 5.0
AFFECTED ENVIRONMENT

5.1 Location. Kalaeloa, the area formerly occupied by BPNAS, is roughly 3 miles long and 2 miles wide, covering about 3,700 acres

along the southwestern shore of Oahu. It is on the Ewa plain, approximately 16 miles west of downtown Honolulu, and just south of the City of Kapolei. Elevations within this area vary from sea level along its southern coastal boundary to over 50 feet above sea level at its northern end. The majority of Kalaeloa is relatively flat, with an average slope of about 0.5 percent.

The 150 acres under consideration is an irregularly shaped parcel of land located in the northern, central area of Kalaeloa, adjacent to the northeastern end of the runway area.

5.2 **Climate.** The State of Hawaii lies in the tropics, with a relatively uniform climate throughout the year. The location has a reasonably constant day length, solar energy, and temperature. Mild temperatures exist throughout the year, with the average daily minimum and maximum temperatures at Kalaeloa ranging from 60 to 85 degrees Fahrenheit. Annual rainfall is approximately 20 inches, most of which occurs between October and April. The prevailing winds are northeast tradewinds averaging about 11.5 miles per hour.

5.3 **Land Use.** During the 19th and early 20th centuries, agricultural activities dominated the area now occupied by Kalaeloa. By 1941, the U.S. Navy acquired about 3,700 acres from Campbell Estate to build a Marine Corps airstrip and commissioned the area BPNAS. The Navy used the station to support a variety of aviation operations including industrial activities, aircraft servicing and maintenance, training, fuel transfer and storage, and waste handling and disposal.

In June 1993, the BRAC Commission recommended the closure of BPNAS to President Clinton. The President accepted the BRAC Act, and the U.S. Senate subsequently confirmed it. After its closure in July 1999, the State renamed BPNAS "Kalaeloa." Presently, the Navy and other Federal agencies retain about 1,563 acres. State and County government agencies, homeless programs, and private organizations will eventually redevelop the remaining land on Kalaeloa.

Current land use surrounding Kalaeloa include urban, industrial and residential. Kapolei, a rapidly growing urban center just north of Kalaeloa provides government offices, public facilities (parks, bus terminal, civic center, police station, library) and retail businesses. Other nearby industrial developments include Campbell Industrial Park (CIP), Ko Olina Resort, Barbers Point Harbor, and Ewa Marina. Housing communities in the region include Ewa Beach, Ewa Villages, Ewa by Gentry, Makakilo, and Villages of Kapolei.

Urban development has substantially altered the scenic resources at Kalaeloa and the surrounding areas. Distant visual landmarks include views of central Honolulu and Diamond Head to the east, as well as mountain and ocean views.

5.4 **Air Quality.** The air in Hawaii is relatively clean and low in pollutants. Hawaii complies with the standards of the Clean Air Act

of 1970, as well as the National Ambient Air Quality Standards (NAAQS) for carbon monoxide, nitrogen dioxide, sulfur dioxide, ozone, particulate matter, and lead. The U.S. Environmental Protection Agency (EPA) has classified Oahu as being in attainment of the Federal standards. In addition, pollutant levels within Hawaii, and specifically within Kalaeloa, fall within State standards, which are more stringent than NAAQS.

Existing emissions at Kalaeloa consist of mobile and stationary-type sources. These include aircraft and vehicle engines, boilers, and generators. Just west of Kalaeloa is CIP, the largest industrial park in the State of Hawaii. Although stationary-source air pollutant emissions are concentrated in this area, the Department of Health (DOH) Clean Air Branch determined that the facilities meet Federal and State standards for this region. In addition, CIP lies downwind of Kalaeloa during typical tradewind conditions, dispersing air pollution rapidly away from the site.

5.5 **Noise.** The day-night average sound level (DNL) is a commonly used standard for measuring environmental noise. It represents the 24-hour average sound level for a typical day, with a 10-decibel (dB) penalty added to the nighttime levels (between 10:00 PM and 7:00 AM) (U.S. Department of the Navy, 1999). This penalty accounts for the increased sensitivity to nighttime noise levels. The DNL also evaluates the acceptability of the noise environment for various land uses.

Although BPNAS closed in 1999, the U.S. Navy, Coast Guard, and private individuals still use the airfield. Thus, aircraft takeoffs and landings at the airfield remain the primary source of noise in the area. According to the most recent noise survey performed in 1987, baseline noise levels ranged from over 80 DNL on and immediately adjacent to the runways, to 55 DNL approximately 8,000 feet (1.5 miles) from the perimeter of the runway (see figure 3). From 1987 to 1993, the number of aircraft operations declined 24 percent (U.S. Department of the Navy, 1999). Therefore, background noise levels during 1993 were lower than those indicated in Figure 3. Noise measurements outside the boundaries of Kalaeloa indicate levels compatible with surrounding land use, including school and residential areas.

5.6 **Geology and Soils.** Kalaeloa is located on the southern coastal plain of Oahu, a relatively flat area. The average slope across the area is about 0.5 percent in the southward direction.

Underlying the proposed site is the Lualualei-fill land-Ewa Association. This series consists of well-drained, fine textured and moderately fine textured soils on coastal plains, alluvial fans, and drainageways. These soils formed in alluvium and colluvium (U.S. Department of Agriculture, 1972).

The proposed site is on coral outcrop (CR) consisting of coral or cemented calcareous sand. The CR makes up about 80 to 90 percent of the area. The remaining 10 to 20 percent consist of a thin layer of friable, dark red soil found within the cracks and depressions of the coral outcrop. This soil type is mamala stony silty clay loam.

Unique topographic features of Kalaeloa are the sinkholes, natural cavities in the emerged coralline reef. The groundwater has enlarged or structurally altered the original reef structure leading to the formation of sinkholes. The sinkholes can provide habitat for wetland communities, though none are on the proposed HIARNG site itself.

5.7 Water Resources. Kalaeloa is near both the Honouliuli and Ewa Beach watersheds. The Honouliuli watershed consists mainly of agricultural and forested land. It drains to the Honouliuli Stream and eventually discharges into the West Loch of Pearl Harbor. Surface water from the Ewa Beach watershed also drains into Pearl Harbor.

The only perennial surface water feature at Kalaeloa is Ordy Pond, a sinkhole located just southeast of the proposed site. The pond hydraulically connects to the Pacific Ocean, and its water surface level fluctuates with the tide.

There are no natural streams found on Kalaeloa, and the permeable soil and rock allow storm water to infiltrate easily. Because of its flat topography, runoff often collects in man-made detention basins, dry wells, natural sinkholes, or pits, infiltrating in the subsurface. Under extreme precipitation, storm water will overflow these storage sinks creating sheet flows into the ocean.

According to the Federal Emergency Management Act (FEMA) Flood Insurance Rate Map (FIRM), the majority of Kalaeloa, including the proposed HIARNG site, lies within Zone D (see Figure 4). Zone D is an area in which flood hazards are undetermined but lie outside of what FEMA considers "special flood hazard areas." The proposed HIARNG site is north of the tsunami inundation zone established by Civil Defense.

Groundwater underlying the Kalaeloa area generally occurs under unconfined conditions within caprock material (caprock aquifer). It is in direct hydraulic contact with the ocean. While this aquifer qualifies as a source of drinking water under the Federal Safe Drinking Water Act (SDWA), the State of Hawaii has a more stringent standard for salinity and does not recognize it for potable use.

As part of the Regional Groundwater Study, collection of groundwater samples occurred from wells around BPNAS for six quarters between January 1995 and September 1996. Analysis of the samples found that pesticides, herbicides, and metals are present at low levels, though they pose no significant risks to humans or the environment. Annual monitoring conducted in 1997, 1998, 1999, and 2000 confirmed the findings of the study. Monitoring in 2002 was negative.

5.8 Biological Resources. About three quarters of the area formerly occupied by BPNAS exhibit some evidence of its long occupation by the U.S. Navy. In the remainder of Kalaeloa, areas mainly near the perimeter, natural resources are relatively abundant. However, no endangered species or sensitive habitats exist on the proposed HIARNG site. The HIARNG site contains only non-native plants (kiawe, buffalo grass, haole koa, etc…) and animals (rats, mongoose, etc…). For the sake of completeness, the following section describes the biological resources over the entire Kalaeloa region.

Approximately 170 plant species exist at Kalaeloa, with the dominant vegetation zone being kiawe and lowland scrub. Other vegetation zones include coastal strand, coastal salt flat, seasonal fresh-water pond, sinkholes, mangrove swamp (surrounding Ordy Pond) and marine wetland. These sensitive habitats are areas considered rare within the region or support sensitive plants or animals.

Two listed endangered plants exist at Kalaeloa. The endemic Ewa plain *'akoko* shrub (*Chamaesyce skottsbergii* var. *skottsbergii*) grows in coastal vegetation and dry shrub land. It exists at three separate locations in Kalaeloa, though none are on the proposed site. The endemic round-leafed chaff-flower shrub (*Achyranthes splendens* var. *rotundata*) occurs at low elevations in open, dry forest remnants, open thickets, on talus or rocky slopes, or on coralline plains. One population grows at the southwest corner of Kalaeloa, outside of the proposed HIARNG site.

Birds are the dominant wildlife at Kalaeloa. A 1984 survey identified 23 bird species, including two endangered species. The Federal-listed endangered Hawaiian black-necked stilt (*Himantopus mexicanus knudseni*) and the State-listed endangered Hawaiian short-eared owl (*Asio flammeus sandwichensis*) inhabit areas around Ordy Pond and the coastal salt flats, areas outside of the proposed site. Other wildlife at Kalaeloa includes feral dogs and cats, rodents, and mongooses. The mosquito fish, introduced to Ordy Pond as a food source for the black-crowned night heron, is the only freshwater fish species at Kalaeloa.

5.9 Cultural Resources. The National Historic Preservation Act (NHPA) defines cultural resources as any prehistoric or historic district, site, building or object included in, or eligible for inclusion in the National Register of Historic Places.

Several regional and specific archaeological building surveys of Barbers Point (Kalaeloa) identified eligible pre-contact Hawaiian archaeological sites. The archaeological sites are in the southeast and northwest corners of the post outside the proposed HIARNG boundaries. There are three sinkholes adjacent to a fenced parking lot southeast of Building 282 that requires an assessment for archaeological data (see Figure 5). Previous investigation of sinkholes in the area produced archaeological midden and paleontological samples. The Archaeological Resources Protection Act (ARPA) defines any archaeological resources as any material remains of

past human life or activities that are of archaeological interest, including paleontological specimens found in an archaeological context. Sinkholes in the area have paleontological remains related to pre-contact Native Hawaiian bird hunting activity.

There are 14 Cold War structures and a WWII era hangar on the proposed HIARNG parcel. Only one Cold War structure, Building 282, and the WWII hangar are eligible for the Register. Building 117, built in 1944 is a maintenance hangar constructed for the production and repair of carrier-based aircraft. Building 282, built in 1958, is a former fueling and maintenance hangar for the P-3 Orion Warning Star Pacific Barrier Command aircraft involved in the first line defense during the Cold War. The Navy performed a Historic American Building Survey/Historic American Engineering Report (HABS/HAER) on Building 117.

5.10 Socio-economics. Kalaeloa is in the Ewa district on the island of Oahu. In 1995, the Ewa neighborhood area had approximately 42,967 residents. The average household size was 3.65, slightly higher than the island average of 3.02. There were 15.9 percent college graduates (Oahu average: 24.6). The median household income was $40,679 (Oahu average: $40,581). (State of Hawaii, DBEDT, 1999).

Traditionally, tourism, agriculture, and the government have been the major components of Oahu's economy. In 1997 the government, which includes the military, made up 21 percent of the Hawaii gross state product (GSP) (State of Hawaii Data Book, 1999). Specifically, military activity accounted for $3.5 billion in expenditures in 1998, or about 10.3 percent of the GSP (State of Hawaii, DBEDT, 1999).

Oahu's economic activity is concentrated in the primary urban center of Honolulu. It contains about three-quarters of the jobs on the island and about half of the population. The county's general plan has designated the city of Kapolei, just north of Kalaeloa, as the secondary urban center. The City and County of Honolulu Planning Department projections anticipate Kapolei to be a major employment center for the Ewa region, going from 3 percent of island jobs in 1990 to 10 percent in 2020 (U.S. Department of the Navy, 1999). Other employment areas near Kalaeloa include CIP, Ko Olina Resort, Barbers Point Harbor, and Ewa Marina.

Kalaeloa is in the Kapolei-Waianae police district that serves 100,000 people. This district is the largest area on Oahu. The rapid growth of the Ewa district led to a new police station in Kapolei that opened after the closure of BPNAS. This station houses about 210 officers. Three fire stations currently serving the Ewa district provide fire prevention, suppression and protection services: the Makakilo station, the Kapolei station, and the Ewa Beach station. In addition, Kalaeloa has a fire station near the airfield to handle aircraft-related fires as well as fires at Kalaeloa itself. The U.S. Coast Guard maintains a station at Kalaeloa and uses the airfield to perform

ocean rescue, enforcement of fishery regulations, and other duties under its jurisdiction.

St. Francis-West Hospital is the only full-service hospital located in the Ewa district. Licensed for 82 beds, it provides emergency care, outpatient, laboratory, and X-ray services as well as medical offices. In addition, clinics in the area include Kaiser Permanente in Kapolei, West Side Women's Health Care Clinic, and Ewa Beach Medical Clinic.

The State Department of Education manages several schools in the Ewa district. These include Kapolei Elementary, Ilima Intermediate, and Campbell High School. In addition, several church-run private schools exist in the area. Although no higher education facility is located in the area, there are plans to build a West Oahu campus of the University of Hawaii, inland of the H-1 Freeway by 2006.

Diverse recreational opportunities are available in the Ewa region. Recreational facilities in close proximity to Kalaeloa include Ko Olina Resort, Ewa Beach Park, Oneula Beach Park, Barbers Point Beach Park, and numerous other beach parks along the Waianae Coastline. *Shoreline recreation includes swimming, fishing, picnicking,* snorkeling, and surfing.

5.11 Environmental Justice. On February 11, 1994, President Clinton issued Executive Order 12898 addressing environmental justice in minority and low-income populations. This order requires Federal agencies (including HIARNG) to expand the NEPA process to include a consideration of the environmental effects on minority and low-income populations.

Regarding American Indians and Alaska Natives, on October 11, 1999, the Department of Defense issued the annotated policy document for the American Indian and Alaska Native Policy. This annotated policy document requires that all contacts with American Indians and Alaska Natives occur on a government-to-government basis. It also requires that "the principle and practice of meaningful consultation and communication with tribes" be fully integrated in Federal actions, and that "timely notice" be provided to "tribal governments prior to taking actions that may have the potential to significantly affect tribal resources, tribal rights, or Indian lands." The Proposed Action is in the State of Hawaii. No American Indian or Alaska Native tribes are located in the State of Hawaii. Furthermore, Native Hawaiians are excluded from this annotated policy.

5.12 Executive Order 13045: Protection of Children from Environmental Health Risks and Safety Risks. On April 21, 1997, the President issued a similar order, Executive Order 13045, that requires Federal agencies to identify and assess environmental health and safety risks that may disproportionately affect disadvantaged children. Federal agencies shall address this executive order in the NEPA process.

A fence surrounds the entire area formerly occupied by BPNAS (with the exception of the shoreline), separating the base from the surrounding region. Two locations provide access to Kalaeloa: the main gate at the northern boundary and the east gate at the eastern boundary. Since the closure of BPNAS, military personnel no longer manage these access points; therefore, the public has free access to the area. The proposed HIARNG site lies approximately 2000 feet south of the northern BPNAS property boundary. Minority populations, low-income populations, and disadvantaged children do not exist in areas directly adjacent to the proposed HIARNG site.

5.13 Infrastructure

5.13.1 Drinking Water. The Navy Public Works Center (PWC), Pearl Harbor, provides, operates, and maintains potable water from a well located approximately 3 miles north of Kalaeloa. This well has two deep well turbine pumps capable of pumping a total of 6,000 gallons per minute (GPM) (Earth Tech, 1998). The system chlorinates and fluoridates the water before transmission and distribution. Two underground reinforced concrete reservoirs provide potable water storage, each with a capacity of one million gallons (Earth Tech, 1998).

Approximately 3.2 miles of 6 to 24-inch diameter pipes support the existing potable water distribution system at HIARNG. Lateral pipes connect 25 fire hydrants throughout the HIARNG parcel to the water distribution system.

5.13.2 Wastewater. The City and County of Honolulu's (CCH) Honouliuli Wastewater Treatment Plant (WWTP) operate the wastewater collection, treatment, and disposal system for the Ewa region. The plant has a primary treatment design capacity of 38 million gallons per day (MGD). Currently, wastewater undergoes advanced primary treatment and is ocean-discharged.

The Honouliuli WWTP is responsible for the treatment and disposal of domestic sewage and industrial wastewater generated at Kalaeloa. The Navy PWC, Pearl Harbor, owns, operates, and maintains the on-site sewerage system. This system consists of approximately 15.3 miles of gravity sewers, 7.3 miles of sewer force mains, and 12 sewage pump stations. According to Navy PWC operational data for all of 1991, the average daily wastewater flow generated from Navy personnel and residents at BPNAS was approximately 0.57 MGD (U.S. Department of the Navy, 1999).

Gravity sewers collect the wastewater generated at Kalaeloa and a number of lift stations and force mains convey it to the Honouliuli WWTP. The main lift station 3R, located in the southern portion of Kalaeloa, is the only station that pumps wastewater generated from the proposed HIARNG site to Honouliuli WWTP. The projected average amount of wastewater generated from full-time and weekend HIARNG personnel,

as well as from the Youth Challenge student and faculty residents is approximately 0.06 MGD (Earth Tech, 1998).

5.13.3 Waste Disposal. The City and County of Honolulu's Division of Refuse Collection and Disposal in the Department of Public Works (DPW) is responsible for refuse pick-up, transfer, hauling, and disposal for the island of Oahu. DPW has two main disposal facilities. The 1,800 tons per day (TPD) capacity H-POWER refuse-to-energy plant at CIP accepts and processes municipal solid waste (MSW) into a refuse-derived fuel used for commercial power generation. The Waimanalo Gulch Landfill in the Ewa District accepts ash, noncombustible solid waste, or waste that cannot be processed into fuel.

There are no active solid waste landfills at Kalaeloa. Currently, a private contractor is responsible for non-recyclable refuse pick-up, transfer, hauling, and disposal for the HIARNG site.

5.13.4 Electrical and Telephone Systems. The Hawaiian Electric Company (HECO) is a public utility that provides electricity to homes and businesses island-wide. Specifically, the Kahe Power Plant is the primary power generating facility for the island of Oahu and is located approximately 4 miles northwest of Kalaeloa. The Navy PWC owns and operates the existing electrical distribution system at Kalaeloa. The primary source of power to the proposed HIARNG site is via three substations located on the north side of the property. This system is a combination of overhead and underground lines at both 11.5 and 4.16 kilovolts. The proposed HIARNG facilities have an existing installed transformer capacity that is more than adequate to meet the new demands. However, the underground system shares a majority of manholes with the telephone distribution system. This will make it difficult for HECO to take over the power system after the HIARNG relocation.

The main island-wide telephone company is Verizon. Both Verizon and the Federal Oahu telephone system lines serve the existing telephone system at Kalaeloa. The U.S. Navy owns the majority of the on-base infrastructure; however, Verizon is responsible for maintenance of the entire telephone system. Capacity of the existing telephone system at Kalaeloa has not been fully determined, but an estimate indicates that it is approximately 80 percent occupied (Earth Tech, 1998). The cable availability rate is even less in the area to be occupied by the HIARNG. Furthermore, the existing cables are very old, and 10 percent could be faulty. Assuming HIARNG will have a modern voice and data communications system, new demands could easily exceed the capacity of the current system.

5.13.5 Traffic and Access. Six major regional roadways serve Kalaeloa (see Figure 6). Fort Barrette and Geiger Roads are the two main access points that connect Kalaeloa to the adjacent communities of Kapolei and Ewa Beach. Fort Weaver Road and Kalaeloa Boulevard are the most widely traveled roadways south of the freeway in the Ewa area. The H-1 Freeway is a major east-west corridor connecting the

Ewa area to central Honolulu and other areas of Oahu. It accommodates peak-hour and peak-direction volumes of about 2,800 vehicles (U.S. Department of the Navy, 1999). Farrington Highway is another east-west connector that sustains large volumes of traffic in the Kapolei area and farther west between the H-1 Freeway terminus and the Waianae coast.

Enterprise Avenue and Franklin D. Roosevelt Avenue are the two main arterial roads at Kalaeloa (see Figure 5). Enterprise Avenue is a three to four-lane road that is an extension of Fort Barrette Road. Franklin D. Roosevelt Avenue runs east to west along the northern BPNAS boundary and is the most direct east-west route across the entire station. Other roadways at Kalaeloa are local roads that contain two lanes.

Levels of service (LOS) ranging from A to F typically describe traffic conditions. LOS A represents excellent conditions while LOS E and F represent unacceptable conditions (greater than a 40.1 second delay per vehicle, or a volume to capacity (V/C) ratio greater than 0.91) (Earth Tech, 1998).

Traffic conditions assessed in 1995 described the V/C ratio at Fort Weaver and Geiger Roads as being greater than 0.83 during morning and afternoon peak hours, resulting in a LOS of D. During the morning peak hour the intersection of Enterprise Avenue and Franklin D. Roosevelt Avenue had a V/C ratio of 1.10, equating to an LOS F. During the afternoon peak hours, the intersection of Enterprise Avenue and Saratoga Street had short delays averaging 29.2 seconds resulting in LOS D (Earth Tech, 1998).

5.13.6 Aviation Infrastructure. The existing airfield pavement areas that will be under the jurisdiction of the HIARNG include Parking Apron 3, Parking Apron 4, and Taxiway R. Taxiway P will be for the support of the HIARNG but will be under the jurisdiction of the State Department of Transportation (DOT), Airports Division.

The ground tactical units of the HIARNG will use Parking Apron 3 near Building 117 for staging and air deployment. Future operations may also require C-5, C-141, or C-130 fixed-wing aircraft during the event of a natural disaster and possibly during HIARNG annual training, which are usually infrequent, transient operations. The number of aircraft each depends on the level of training required or deployments, which may be zero or twelve a year. These numbers are much higher during emergency support operations, i.e., hurricanes, floods, and tsunamis.

The DOT Airports Division will submit an Airport Layout Plan (ALP) to the Federal Aviation Administration to reflect the intended uses of the airport in the Redevelopment Plan contained in the Naval Air Station Barbers Point Community Redevelopment Plan. The ALP must conform with the FAA design criteria to ensure that safety measures adequately conform to proposed airport operations. Therefore, the

HIARNG expects no significant impact to the environment from their occupation. The Navy's Environmental Impact Statement (EIS) addresses noise levels and contours, which reflects less db(s) than the P3 airplanes.

5.14 Hazardous Materials.

The U.S. Navy BRAC office performed numerous site investigations and cleanup activities throughout the former BPNAS during the closing of the post. The HIARNG has over 200 documents that certify their actions. They included identifying past waste disposal practices, identifying hazardous materials, soil sampling, and groundwater sampling. It is beyond the scope of this document to address all hazardous/toxic materials and waste issues of the entire area of Kalaeloa. Therefore, information in this section pertains specifically to the subject property. Contact the HIARNG Environmental office for specific information.

5.14.1 Groundwater. The results of the remedial investigation of regional groundwater and subsequent monitoring events indicate that levels of contaminants in the Regional Groundwater System are attributable to background levels. However, the Navy will continue to monitor the groundwater until all cleanups scheduled to support transfer have been completed. The HIARNG shall not extract groundwater from the property for any purpose until regional groundwater monitoring activities are completed, unless the HIARNG notifies the Navy before installing a well(s) and performs sampling required under all applicable laws, regulations, and standards, including the Safe Drinking Water Act (SWDA).

5.14.2 Storage and Handling Areas. The Navy used Building 282 for P-3 (fixed-wing aircraft) maintenance. Hazardous Waste Area 6 (HW-6) facilitated hazardous waste generation activities at Building 282. HW-6 was located northeast of Building 282. Another hazardous waste storage and handling area was Building 1925. This is a fenced, paved area located on the north, central boundary of the subject property.

In addition to Building 1925 and HW-6, the Navy and Army also stored hazardous waste at HW-1 and HW-2 near Hangar 117. Samples collected at HW-1 and HW-2 indicated that no contaminants of concern were present above USEPA Region IX residential PRGs.

Navy BRAC performed soil sampling within the fence-line area of HW-6. Laboratory analytical results indicated that arsenic, cadmium, and PCB concentrations were above DOH soil action levels within the fence line. DOH soil action levels are suggested concentrations listed for specific compounds (i.e., arsenic, benzene, PCBs) that when exceeded, indicate the need for soil removal or stabilization. Contaminated soil was removed and closeout documentation is being prepared. Contact the local U.S. Navy BRAC office for further information regarding remedial efforts.

In addition, HIARNG performed soil sampling around the perimeter of Building 1925. Laboratory analytical results revealed arsenic levels consistent with background concentrations. There is no further action anticipated.

5.14.3 Waste Disposal Methods and Sites. Base-wide, the U.S. Navy did generate waste. They used the Defense Reutilization and Marketing Office (DRMO) or a licensed waste disposal contractor for pick-up and disposal of their waste. In addition, the Navy did operate a sanitary landfill but not on the portion of the HIARNG property.

5.14.4 Installation Restoration Program. The Navy does not have any Installation Restoration Program (IRP) sites on the property.

5.14.5 Materials and Wastes Present. Numerous investigations have been performed on the site property and identified several areas of concern.

As mentioned above, the area within the fence-line of HW-6 contained arsenic, cadmium and PCB concentrations above DOH soil action levels. Navy removed the impacted soils as part of a remedial effort. Contact the local U.S. Navy BRAC office for further information regarding remedial efforts.

Soil sampling along various dirt roadways revealed PCB concentrations slightly above the EPA industrial Preliminary Remediation Goal (PRG) in three composite samples. Discrete samples may indicate higher concentrations. Currently, the Navy is collecting soil samples to further evaluate the areas. Further evaluation of the PCB findings would provide information that would assist in determining if widespread impact exists.

Samples taken from Building 117 in 1995 detected PCB-impacted concrete floors in two transformer rooms. According to Navy BRAC risk assessment, as long as the concrete floors remain encapsulated, there is no risk of exposure to occupants. The concrete floor in the downstairs transformer room has been cleaned to levels suitable for unrestricted use. The restrictions pertain to only the upstairs room. HIARNG is required to maintain the concrete encapsulant and PCB warning signs, restricting access to the room via a door with a lock, and to restrict the use of this room to industrial purposes. If the removal of concrete occurs during renovation or demolition activities, HIARNG will be responsible for testing the concrete for proper disposal.

The Navy used Building 666 for x-ray purposes. HIARNG will use Building 666 as a petroleum, oil, and lubricants (POL) storage facility. The local U.S. Navy BRAC office prepared documentation in January 2002, indicating that data obtained concerning the former use of Building 666 revealed that a radiation survey is not necessary.

Surveys of 29 facilities on the subject property detected lead-based paint in 18 buildings. However, none of these buildings qualifies as "target housing" (residential structures housing children less than six years of age) as defined by the Residential Lead-Based Paint Hazard Reduction Act of 1992, and therefore requires no abatement actions. Pertinent information and a lead warning statement will accompany transfer documents. HIARNG will be responsible for managing all lead-based paint in compliance with all applicable Federal, State, and local laws and regulations.

In June 1998, an inspection of the HIARNG property identified 19 buildings with asbestos-containing materials (ACM). Repair or replacement of friable, accessible and damaged asbestos occurred between November and December 1998. ACM in good condition will not require removal or replacement. All ACM will be managed in-place by encapsulation and monitoring, eliminating the need for any remediation or abatement before transfer to the HIARNG. Pertinent information will accompany transfer documents. The HIARNG is responsible for ACM in facilities within their property and for complying with all applicable Federal, State, and local laws pertaining to ACMs.

5.14.6 Ordnance Use and Disposal. Ordnance handled by the Navy at BPNAS was stored in bunkers at the southeast side of the base adjacent to Building 282 (outside of the proposed property boundary). No ordnance is or will be stored in the bunkers. In addition, the subject property contains no Navy ordnance or ordnance-related materials.

5.14.7 Aboveground and Underground Storage Tanks. Two locations on the subject property had underground storage tanks (UST).

5.14.7.1 Navy BRAC removed one UST behind Building 1874, designated BP-87, in February 2002. In addition, Navy BRAC removed an overflow sump associated with hydraulic oil aboveground storage tank(AST) located at Building 1874.

5.14.7.2 The second UST BP-89, had all necessary cleanup to address soil contamination due to a release of diesel fuel. The Navy will continue to monitor residual fuel in groundwater in the vicinity of the release in accordance with the State of Hawaii Department of Health UST guidance. There is already a restriction on the use of the groundwater at the base.

5.14.7.3 Three Navy ASTs will remain on the subject property. A 1000-gallon diesel tank at Building 19, a 660-gallon diesel tank at Building 46, and a 1000-gallon diesel tank at Building 1788 have secondary containment, and there is no evidence of any leaks. These ASTs require an annual inspection for leaks.

5.14.8 Dry Wells. The remedial investigation concluded that sediments in the dry wells are not contaminating the regional groundwater system and there is no potential for direct contact with

the sediments in the dry wells, requires no cleanup under the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA0. However, in the event that any sediment is removed from the dry wells, the HIARNG shall be responsible for testing the sediment and disposing of it offsite in an appropriate landfill in accordance with applicable laws and regulations.

Substation S1860's clean up meets standards for industrial uses, but restricts the land to industrial purposes. Should the HIARNG change the use, they shall conduct any investigations or cleanup necessary to make the property suitable for uses requiring stricter cleanup levels (e.g.; residential or recreational).

5.14.9 Pollution Prevention Programs and Plans. The Navy had an active recycling program administered by the staff Civil Engineering Office (CEO) to recycle glass, paper, newspaper, and cardboard. Upon base closure, the Navy Caretaker Support Office continues to dispose of solid waste off-site and pursues markets for recyclable material until property transfer.

SECTION 6.0: ENVIRONMENTAL CONSEQUENCES

6.1 Land Use

6.1.1 Effects of the Proposed Action. Former land uses of the subject property by the U.S. Navy have generally been industrial, administrative and residential. Proposed HIARNG uses are consistent with previous activity and include aviation maintenance, servicing and fueling, training of HIARNG personnel, and housing for the staff and students of the Hawaii National Guard Youth Challenge Program. The proposed action will restore the temporarily abandoned project site to a similar land usage as its former occupation by the U.S. Navy. Thus, the renovation, construction, and relocation activities of the proposed action will have little or no effect on surrounding land uses. This document addresses only resources affected by components of proposed action.

The mass and scale will not change, therefore, the proposed project will not have an adverse impact upon views, scenic areas, or the environment.

6.1.2 Effects of the No Action Alternative. The no action alternative would involve a continuation of the underutilized nature of the property. If HIARNG does not occupy the proposed site, the Barbers Point Redevelopment Commission (BPRC) would allow another State or County agency or private organization to redevelop the site. Thus, the consequences of this action would depend on what the BPRC assigns to the site.

6.2 Air Quality

6.2.1 Effects of the Proposed Action. Any impact from the proposed action on air quality would be of a temporary and minor nature. During the short term, the proposed action will involve construction activities that may generate dust. The equipment used may also be a source of airborne emissions that would otherwise not be present at the site. To mitigate the impacts on air quality, site construction activities will incorporate best management practices.

Training and activities on the site would mirror Navy's use of the area, as the relocation is occurring on an existing military airfield. Aircraft visiting the installation in a transient capacity are smaller than aircraft used by the Navy, particularly the P3.

From a long-term perspective, the proposed action will not result in adverse air quality impacts, or the environment.

6.2.2 Effects of the No Action Alternative. The no action alternative has little or no effect on air quality.

6.3 Noise

6.3.1 Effects of the Proposed Action. Relative to prior use of BPNAS by the U.S. Navy, HIARNG will perform less aircraft activity. The HIARNG will use the existing flight patterns established by the FAA for aircraft landing during training exercises and deployments. Noise levels of aircraft takeoff and landing operations measured during 1993-1994 when the property was occupied by the U.S. Navy, indicated a range of 80 day/night average sound level (DNL) on and immediately adjacent to the runways, to 55 DNL approximately 8,000 feet from the sides of the runway. However, estimates indicate that HIARNG will generate 25 percent less noise due to aircraft operations than the level of noise generated by the U.S. Navy in 1993 (U.S. Department of the Navy, 1999).

During the short term, the proposed action will involve construction and renovation activity that may be a source of noise. Therefore, construction and renovation activity will be limited to daylight work hours. In addition, the contractor shall be responsible for properly maintaining vehicle and equipment engines to ensure efficient operations and compliance with Hawaii Administrative Rules, Chapter 11-46, relating to "Community Noise Control."

The HIARNG Environmental Office shall conduct a noise survey and incorporate an Integrated Noise Management Plan (INMP) to ensure that no military equipment impedes the environment upon completion of the NEPA process. The INMP shall include contours for all aircraft expected to operate at or near the airfield.

Adjacent areas are commercial or residential neighborhoods. Neighborhood Board members received copies of the Draft EA and did not

comment. These actions pose an insignificant noise impact to surrounding neighborhoods. Therefore, the HIARNG action does not significantly impact the environment.

6.3.2 Effects of the No Action Alternative. The no action alternative has little or no effect on noise.

6.4 Geology and Soils

6.4.1 Effects of the Proposed Action. The 150 acres is 90 percent asphalt, concrete, or buildings, therefore the proposed action would have no affect on the geology of the area nor would it affect the soils.

6.4.2 Effects of the No Action Alternative. The no action alternative has little or no effect on geology and soils.

6.5 Water Resources

6.5.1 Effects of the Proposed Action. The proposed action does not involve widening the aircraft runways, which does not generate an increase of impermeable surface on the HIARNG site. This action does include new buildings on existing runways or asphalt parking areas, which generally means more runoff. All new buildings will be landscaped to absorb potential additional runoff. In addition, the permeable soil and rock found at Kalaeloa allow storm water to infiltrate easily. Thus, the project will have a negligible impact. In addition, HIARNG is planting native plants on the soil areas (approximately 10 percent) that do not have asphalt, buildings or other impervious surfaces. These landmasses border the entire property and serve as natural storm-water catchments, which improve the environmental setting, and since the area lies beyond the tsunami inundation zone, the proposed action has no effect on this type of flooding.

In terms of groundwater contaminants, concentrations are low, and the risk of exposure is minimal due to the lack of groundwater use. The rainfall average for this area is 20 inches per year.

6.5.2 Effects of the No Action Alternative. The no action alternative has little or no effect on water resources.

6.6 Biological Resources

6.6.1 Effects of the Proposed Action. There are several sensitive habitats and endangered species of flora and fauna in adjacent areas, although none are on the proposed site. The HIARNG is actively planting native species at all other owned sites, which will include this proposed area, formally occupied U.S. Navy site. Therefore, the renovation, construction, and relocation activities of the HIARNG will enhance or not affect biological resources, but improve the environmental surroundings.

6.6.2 Effects of the No Action Alternative. The no action alternative has little or no effect on biological resources.

6.7 Cultural Resources

6.7.1 Effects of the Proposed Action. The National Environmental Policy Act (NEPA) requires review of project and program impacts on the cultural environment IAW Section 106. The HIARNG and the U.S Navy (Appendix: Cultural Resource Management Plan: Naval Air Station, Barbers Point) identified historic properties with consultation under Section 106 with appropriate agencies and Native Hawaiian groups (Comment letters and list of persons consulted are included in Appendix A).

As noted in Section 2.0, renovations to Building 117 will involve the removal of asbestos-containing materials, lead-containing paint, pcb-containing light ballasts, and mercury-containing lamps. Removal and replacement of these materials would provide a safer environment to the units and offices listed in Section 2.0 that would occupy the building. Other noted alterations to the structure would be necessary for effective use of the facility by the ARNG (e.g. installation of intrusion detection, fire detection, and visual communication devices, and removal of items used by the Navy during the structure's prior use). No changes to the historic nature of Building 117 would result from these changes.

All refurbishment to the roof, doors, internal framework, flooring, walls, windows, and ceilings would be required to house new units as these items are in need of refurbishment and repair. In this respect, refurbishment throughout the facility would enhance the structure's viability. Original internal and external design features will be referenced when choosing the appearance of replacement materials to ensure that the structure remains aesthetically sound.

The HIARNG interacted with the Hawaii's SHPO throughout the Phase 1 Building 117 planning process. Several meetings have been held, and HIARNG corresponded with the Hawaii SHPO on multiple occasions. Copies of all correspondence to and from the SHPO can be found in Appendix A. On February 28, 2003, in a letter to HIARNG from the SHPO, statement of compliance with the Secretary of Interior Standards. As the February 28, 2003, letter indicates, parts of the HIARNG's renovations have been applauded by the SHPO, specifically refurbishment of most of the windows, which are currently in disrepair. No negative impacts, in the form of negative alterations and damage to the structure's historic nature and appearance are expected under the Proposed Action.

The HIARNG assessed the potential affect of the impacts on archaeological sites and historic buildings in the following ways:

6.7.1.1. The proposed action will have little or no effect on the three sinkholes as these features do not lie in the vicinity of the renovation, construction, and relocation area, and are in restricted areas, inaccessible to HIARNG personnel and visitors.

6.7.1.2. The HIARNG will assess the potential effect of the impacts on relocation, construction, and renovation, in accordance with the Standard Operating Procedures #1, #2, #3, #4, and #7 in the Integrated Cultural Resources Management Plan 2001-2006. Any renovations, repairs, or demolition of the 13 Cold War era buildings, which includes Building 117 (WWII era hangar), and Building 282 (Cold War era hangar) is subject to consultation under Section 106 of the NHPA and would be covered in separate environmental analysis.

6.7.1.3. Cultural Impact Assessment. The archaeological sites at Kalaeloa are outside the proposed HIARNG boundaries. (see section 6.7.1.1). None of these sites have been identified or interpreted as Traditional Cultural Places (TCP) or sacred sites. Under EO 13007 (Indian Sacred Sites Act) and the National Historic Preservation Act (NHPA) of 1966 as amended in 2001, none of these sites are eligible for the National Register for Historic Places nor are of sacred origin and are not used by modern day Native Hawaiians for sacred religious purposes.

The particular use of archaeological sites identified on the Ewa Plain and specifically at the former Barbers Point Naval Air Station (BPNAS) has not included sacred sites or TCP's, nor have these sites included other activities that have persisted into modern times. For example, no archaeological sites on the former BPNAS have shown any evidence of prehistoric agricultural activity such as the production of dry land taro, the growth of medicinal plants or any other activity, which may be associated with activities practiced by modern Native Hawaiians. There are no current cultural practices occurring at this location. Therefore, there is no impact on current cultural practices on the HIARNG facility.

6.7.2 Effects of the No Action Alternative. The no action alternative has little or no effect on cultural resources in the area.

6.8 Socio-economics

6.8.1 Effects of the Proposed Action. The proposed action will have a positive impact on the local economy. This includes expenditures made for the renovation and construction services provided, employee wages and salaries, the payment of taxes, and purchases of goods and services from local merchants and service providers.

The proposed project will not have a significant impact on population nor will it affect the service capabilities of police, fire, and emergency medical operations. The project will not extend the existing service area limits for emergency services.

Finally, since the proposed project is not a population generator, the proposed improvements will not place any new demand on recreational and educational facilities and services.

6.8.2 Effects of the No Action Alternative. The no action alternative has little or no effect on socio-economics.

6.9 Environmental Justice

6.9.1 Effects of the Proposed Action. With the exception of the shoreline, a fence surrounds the entire Kalaeloa area. Although the former base is now open to the public, it is only accessible through two points, the main gate and the east gate. Because the proposed HIARNG site lies approximately 2000 feet south of the northern Kalaeloa property boundary, disadvantaged children, minority populations, and low-income populations do not exist in areas directly adjacent to the site. In addition, HIARNG will fence and lock vehicle maintenance Building 117 and helicopter maintenance Building 282, restricting public access. Therefore, the proposed action has little or no effect on these populations.

Regarding American Indians and Alaska Natives, the Proposed Action is in the State of Hawaii. No American Indian or Alaska Native tribes are located in the State of Hawaii. Furthermore, Native Hawaiians are excluded from this annotated policy. Based upon the preceding, the Proposed Action will have no effect on American Indians or Alaska Natives.

6.9.2 Effects of the No Action Alternative. The no action alternative has little or no effect on environmental justice.

6.10 Infrastructure

6.10.1 Effects of the Proposed Action.

6.10.1.1 Drinking Water. The Federal Safe Drinking Water Act (SDWA) regulates the quality of groundwater and controls discharges effecting drinking sources. The State Underground Injection Control (UIC) program regulates fluids, including treated wastewater, discharged into drywells or other rift-raft depositories. The Guard property is south of the UIC line, which has no water wells, but will require a permit transfer of all UIC wells at Kalaeloa. The HIARNG will continue using the water system of the Navy, which is the Makakilo Well. The Honolulu Board of Water Supply (BWS) may adopt this well in the future as the water source for the post.

In addition, the BWS proposed construction of a new 24" transmission main from the Fort Weaver Road system in a conceptual master plan. The installation would provide water for the entire basin. The BWS will address the environmental documentation for this action.

The HIARNG will replace or modify all internal piping during the renovation, which will improve the distribution system by providing a loop system. The BWS will gradually replace all distribution lines to HIARNG's system, which may require new water meters.

6.10.1.2 Wastewater. After the U.S. Navy completes actions to release all surplus lands at Kalaeloa for redevelopment, the CCH will most likely operate and maintain the existing wastewater system. Based on CCH design standards, analysis shows that if redevelopment and occupation of released surplus lands reach their full potential, the capacity of the existing wastewater collection system will be inadequate. Thus, the CCH will need to expand the existing system to meet demand. However, Kalaeloa will probably not reach this projected potential for at least ten years. During the interim period over the next five to ten years, the wastewater contribution from federally retained land and HIARNG areas should remain relatively constant. However, the average daily wastewater flow will increase due to development and population growth on surplus lands. Therefore, HIARNG will replace the existing pump system at lift station 3R.

6.10.1.3 Waste Disposal. A private waste contractor will provide solid waste collection and disposal services for the proposed site. In addition, bins are set up to recycle cardboard, aluminum cans, plastic, white paper, and newspaper.

6.10.1.4 Electrical and Telephone Systems. During the full occupation of BPNAS by the U.S. Navy, the population that existed on base was comprised of approximately 12,419 Navy personnel and residents (Earth Tech, 1998). The closure of BPNAS reduced this population significantly. The anticipated HIARNG population to relocate to Kalaeloa is approximately 1,750 full-time and part-time personnel and the Youth Challenge Program residents (Earth Tech, 1998). Thus, the proposed action will not require a substantial consumption of energy.

The proposed action requires HECO to negotiate with the present owner of the telephone system to separate the electrical and communication systems in the joint-use manholes. In addition, HIARNG buildings will require new electric metering and duplicate electric services may require reconfiguration. The U.S. Navy, who currently owns the street lighting at the proposed site, will eventually turn over its operation to the State or the City. Thus, the street lighting system will require new metering.

Increased demands following the HIARNG relocation will require new telephone lines. This will also necessitate the installation of new manholes that are independent of the existing joint use manholes.

6.10.1.5 Traffic and Access. Future developments at Kalaeloa and surrounding regions will create additional traffic in the Ewa region, but the proposed action should remain the same or less. Ninety percent of the 150-acre area is asphalt, therefore the Guard would

only repair, replace, improve and maintain roads and parking lots during the scheduled Phase 2. The 29th Brigade Military Police will control high parking densities during drill weekends. This will not require the widening of various roadways and the construction of new roadways. Roadway improvements that could directly benefit the HIARNG activities include widening Fort Barrette Road, constructing a north-south road connector between Kapolei Parkway to Franklin D. Roosevelt Avenue, and creating two Saratoga Avenue extensions. The HIARNG may be financially responsible for a prorated share of the improvements, but has no immediate plan.

Road improvement construction is being done by the City and County to accommodate increasing urban growth. Other possible solutions to alleviate the circulation deficiencies include constructing additional driveways and additional access points to the parking area on the north side of Building 282 along Independence Road. Staggering drill hours and weekends will also reduce roadway congestion.

HIARNG's training requires the operation of military vehicles, which mandates drivers to remain on the Main Supply Route (MSR), i.e., Enterprise Avenue. *HIARNG personnel may not drive these vehicles* through neighboring communities. Past noise surveys at Fort Ruger and Waiawa indicated that military convoys do not exceed noise levels set by the State. Therefore, a different service with relatively the same type of equipment and vehicles will not impact the environment.

6.10.1.6 Air Traffic. The existing airfield has two parallel runways (4R-22L and 4L-22R), a single crosswind runway (11-29), which intersects the midfield, and associate taxiways.

Currently, Taxiway P is approximately 75 feet wide by 1000 feet long, with no paved shoulders. The Guard plans to use the newly constructed AASF facility southeast of Building 282 for staging/air deployment, which will include widening of Taxiway P. Any runway widening would be considered in separate NEPA analysis.

Phase 2 denotes this area as a central washing and fueling facility for wheel vehicles, and Apron 4 with an Aviation headquarters building for B-193rd Heavy-lift Helicopter Company. Also, Parking Apron 4 will include a POV parking area, and parking for 14 CH-47 adjacent to Building 282.

6.10.2 Effects of the No Action Alternative. The no action alternative has little or no effect on infrastructure.

6.11 Hazardous Materials.

6.11.1 Effects of the Proposed Action.

6.11.1.1 Storage and Handling Areas. The proposed action will create new, modernized storage and handling areas. The HIARNG consolidation will relocate the Organizational Maintenance Shop (OMS) #1, the Army

Aviation Support Facility (AASF) #1, and the Combined Support Maintenance Shop (CSMS) #1 to the subject property. Each maintenance shop will handle and store hazardous substances and wastes generated at each location in accordance with accepted DOH and EPA protocols and the HIARNG hazardous waste management plan. However, locations may be subject to change depending on need, space, and mission. All operations will include the latest in technology for minimizing pollutions, and preventing the generation of hazardous waste. Therefore, the assumption is that HIARNG will actively recycle, reuse, and increase energy efficiency.

6.11.1.2 Waste Disposal Methods and Sites. The proposed action will involve the generation of wastes at HIARNG's maintenance facilities, but less than previously generated by the Navy. Management of wastes will follow the Resource Conservation Recovery Act (RCRA) and DOT policy. Maintenance shops will contact the HIARNG hazardous waste manager to schedule dates and times for waste disposal to the DRMO, contractor responsible for the pickup and disposal of generated wastes. At this time, the facility has no RCRA generator identification (ID) status as the amount of waste generated does not exceed the per month threshold. However, if wastes generated exceed 220 pounds, HIARNG will apply for an EPA RCRA generator ID number.

6.11.1.3 Installation Restoration Program (IRP). The proposed action has not generated an IRP for the proposed property. The Navy BRAC and the HIARNG environmental office performed site work to determine if there are any current and/or future IRP sites. If confirmed, HIARNG will generate an installation action plan and will outline the specifics.

6.11.1.4 Materials and Wastes Present. Numerous site investigations identified several areas of concern. The proposed action will require a series of actions to mitigate the impacts of materials and wastes present. The Navy conducted remediation activities to ensure complete removal of soil containing elevated concentrations of arsenic, cadmium and PCB in the area within the fence-line of HW-6.

Further evaluation of the PCB findings along various dirt roadways would provide information that would assist in determining if widespread impact exists. In addition, if the removal of PCB-impacted concrete floors in Buildings 117 and 1995 occurs during renovation or demolition activities, the HIARNG will be responsible for testing the concrete for proper disposal. The HIARNG is required to maintain the encapsulated concrete, to post PCB warning signs, to restrict access to the room via a door with a lock, and to restrict the use of this building to industrial purposes.

The HIARNG will be responsible for managing all lead-base paint found in 18 buildings in compliance with all applicable Federal, State, and local laws and regulations.

ACM in poor condition or involved in renovation will require removal or replacement. ACM in good condition will not require removal or replacement. HIARNG will manage all ACM in place by encapsulation and monitoring, eliminating the need for any remediation or abatement before the transfer of the proposed property to HIARNG. HIARNG is responsible for ACM in facilities within their property and for complying with all applicable Federal, State, and local laws pertaining to ACMs.

6.11.1.5 Ordnance Use and Disposal. The proposed action will generate new storage areas for ordnance. The HIARNG intends to store small arms ammunition and simulated grenades in unit vaults to use during drill activities at the Schofield Barracks firing ranges. Following their use, HIARNG personnel will collect the residue and return it to the Ammunition Supply Point (ASP) for accountability and recycling.

6.11.1.6 Aboveground and Underground Storage Tanks. The Navy BRAC to investigated and removed both BP-87 and the overflow sump behind Building 1874. A determination of no impact was made. In addition, the Navy investigated the suspect USTs inside of Building 117 and removed impacted soils.

HIARNG will put in two ASTs by Building 227. A 4000-gallon AST will be used for the storage of diesel fuel, and a 2000-gallon AST will be used for the storage of unleaded fuel. These concrete tanks will be equipped with overfill protection and secondary containment.

6.11.1.7 Pollution Prevention Programs and Plans. The proposed action will improve the underutilized nature of the HIARNG parcel. HIARNG will maintain the property and establish pollution prevention programs and plans. This will involve a program to recycle cardboard, aluminum cans, plastic, white paper, and newspaper.

The Oil and Hazardous Substance Spill Prevention and Response Plan cover all HIARNG facilities that store petroleum, oil, and lubricants. The plan directs HIARNG personnel in both prevention and clean up. It contains specific guidelines for OMS #1 and eventually CSMS #1 in Building 117. Also, guidelines will cover AASF #1 in their newly constructed facility behind Building 282.

HIARNG personnel will use prevention equipment during activities that have an increased risk of oil or hazardous substance spills. Policy requires spill kits, and drip pans in vehicles, and used appropriate with leaks and spills. The use of environmental friendly solvents will minimize pollution. In addition, there is a pollution prevention plan for all HIARNG facilities. This involves source reduction/process modification, recycling/reclamation, volume reduction, inventory management, and treatment.

6.11.2 Effects of the No Action Alternative. The no action alternative has little or no effect on hazardous materials.

6.12 Mitigation Measures. The following measures will mitigate the impacts on air quality, noise, water resources, cultural resources, infrastructure, and hazardous materials.

6.12.1 Air Quality. During renovation and construction, HIARNG will implement standard precautionary measures to minimize fugitive dust impact. These measures include conducting dust-generating activities away from the property boundaries to prevent off-site mitigation of fugitive dust, and the use of water spray during earth moving activities.

6.12.2 Noise. Aircraft activity will be limited to daylight hours. In addition, HIARNG will design flight paths to ensure that there will be no significant impact on residential areas.

To mitigate the impacts of short-term construction noise, construction and renovation activities will be limited to daylight work hours. In addition, the contractor will be responsible for properly maintaining vehicle and equipment engines to ensure efficient operations and compliance with Hawaii Administrative Rules, Chapter 11-46, relating to "Community Noise Control."

6.12.3 Water Resources. During construction and renovation activities, workers will take appropriate protection measures to minimize exposure to groundwater contaminants.

6.12.4 Cultural Resources. The HIARNG will restrict access to sinkholes located on the proposed site to eliminate any possible impacts of the proposed action. In addition, Section 106 consultation will mitigate impacts to historic buildings that are eligible for the NRHP.

6.12.5 Infrastructure. In order to mitigate the impacts on traffic and access, the HIARNG will perform various roadway improvements. This may include widening existing roadways or constructing new ones adjacent to or within Xalaeloa. Complete redesign and repair of driveways and access points to the parking areas on the north side of Building 282 should alleviate roadway congestion. Finally, staggering drill hours and weekends will minimize traffic.

The HIARNG training will require the operation of military vehicles that the HIARNG personnel may impact neighboring communities. The HIARNG met with neighborhood boards to discuss any concerns associated with minimizing noise or traffic associated with these operations.

Brigadier General Agena briefed the neighborhood board, and Colonel Young briefed the Hawaii Community Development Authority at the end of 2002. HIARNG participated in the BP Land Use Commission meetings where neighborhood board members were part of the commission. No issues were raised at the meetings regarding the proposed action. Copies of the February 15, 2002, Draft EA were sent to the *EWA Village*

Community Association, and *Kapolei, Makakilo, Honokai Hale* and no response was received (see Appendix A: Correspondence).

6.12.6 Hazardous Materials. The HIARNG will clean up any hazardous materials remaining on the site from the U.S. Navy before renovation, construction, or relocation activities.

6.13 Cumulative Effects. Individually, the relocation of HIARNG to Kalaeloa will have no significant impacts on the surrounding environment. However, the proposed action is part of the broader BPNAS community redevelopment plan that proposes to redevelop the land at Kalaeloa for reuse by Federal, State or County government agencies, homeless programs, and private organizations. Potential cumulative impacts of the four phases of HIARNG relocation will be analyzed in conjunction with the impacts of the community redevelopment plan when subsequent EAs for the later phases are prepared. In addition, construction of the University of Hawaii West Oahu Campus and expansion of residential, commercial, and government facilities will occur in areas surrounding Kalaeloa. Thus, cumulative impacts may occur.

Kalaeloa is within the CCH Ewa Development Plan area, a region designated as the secondary urban center of Oahu since 1990. According to this plan, the core of the secondary urban center will be the City of Kapolei, a mixture of offices, and commercial and residential uses. Collectively, the redevelopment of Kalaeloa and surrounding areas will have a positive cumulative impact on the economy of the Ewa region. Construction activities will create temporary jobs, and the government and private agencies that will operate out of Kalaeloa and surrounding areas will create permanent jobs. In addition, the local economy will improve as new residents and workers purchase goods and services from local merchants and service providers.

The collective redevelopment of Kalaeloa and surrounding regions will be a population generator. Thus, the growing number of residents and workers will require expanded police, fire, and emergency medical operations, as well as recreational and educational facilities and services. This increased growth will also affect the infrastructure at Kalaeloa in the following areas:

6.13.1 Drinking Water. The Navy's current water system has no excess capacity to meet the demands anticipated from the redevelopment of the former base resulting in a projected water shortage of approximately 1.3 MGD of potable water (Helber Hastert & Fee, 1997). Any additional water supply must come from the BWS Kunia source and the Ft. Weaver Road distribution system. In order to prevent stagnancy and to provide the least amount of hydraulic losses within the system, modifications will create a loop system from the main transmission line from the Fort Weaver Road system to the CIP system. The HIARNG may consider changing the transmission main from 12' to 16' to replace

the existing Kalaeloa water system with the BWS system. This replacement would occur systematically over an extended period.

6.13.2 Wastewater. After the U.S. Navy releases all surplus lands at Kalaeloa for redevelopment, the CCH will most likely operate and maintain the existing wastewater system. If the released surplus lands were occupied at their full potential, the capacity of the entire existing wastewater collection system would be inadequate.

A new sewage pump would be required to deliver sewage from the northwest corner of the base to Kalaeloa's main pump station (station 3R). Upgrading or replacing Station 1E and use of the existing force main leading to Pump Station 3R can also accommodate future sewage flow. Finally, the north central area of Kalaeloa has no existing sewage collection or transmission facilities. A properly located pump station can collect all sewage from this area with a connection to the existing force main leading to Honouliuli Wastewater Treatment Plant.

6.13.3 Electrical System. The electrical system at Kalaeloa has an existing electrical capacity of approximately 23 MVA (Helber Hastert & Fee, 1997). However, this capacity will be inadequate to accommodate the anticipated load following redevelopment of approximately 90 MVA (Helber Hastert & Fee, 1997). HECO, which will take over the existing power system at Kalaeloa, will construct additional substations to meet the increased demands. In addition, HECO will negotiate with the present owner of the telephone system to separate the power and communication systems in the joint use manholes.

New landowners at Kalaeloa will be responsible to incur all costs to upgrade existing electrical systems to meet HECO standards. This includes installing meters at their respective service points and upgrading service (transformer installation, easement requirements, and new feeders) if required.

6.13.4 Telephone System. Verizon is prepared to provide service following the redevelopment of Kalaeloa. However, upgrades to the existing support structures to minimum Verizon safety standards will be required before Verizon takes over the existing telephone system. New telephone lines may be required to meet the demands of new tenants that, in turn, will necessitate the installation of new manholes. These new manholes may be necessary for separating the existing telephone cable system from the existing electrical distribution system.

6.13.5 Traffic and Access. In order to integrate Kalaeloa with surrounding communities, the BPNAS community redevelopment plan proposes to improve vehicular circulation to and within Kalaeloa. Since access into Kalaeloa is limited to two locations (Fort Barrette Road and Geiger Road), the plan provides nine linkages between the on-base roadways and the off-base regional systems. The plan also includes a number of roadway extensions to improve continuity of the Kalaeloa roadway system. Finally, improvements to existing roads that

do not meet CCH DPW standards will require the addition of curbs, gutters, and sidewalks.

With continuing residential and commercial development in regions surrounding Kalaeloa, traffic will increase. Existing regional roadways may need widening, and new roadways may need to be constructed.

SECTION 7.0
COMPARISONS OF ALTERNATIVES AND CONCLUSIONS

7.1 Comparison of the Environmental Consequences of the Alternatives

In summary, the HIARNG anticipates minimal or no significant impacts on the environment from the proposed action or the no action alternative.

7.2 Conclusions

The proposed action would meet the existing training and mission requirements of the Department of the Army and the HIARNG in the most effective way. The proposed action is in accordance with State land use plans (Chapter 205, HRS), the General Plan of the City and County of Honolulu, and the Barbers Point Community Redevelopment Plan (Helber Hastert & Fee, 1997).

HAR Title 11, Chapter 200 of the State of Hawaii Department of Health specifies the criteria for determining if an action may have a significant effect on the environment. The proposed action is not likely to involve any of the following criteria:

FINDINGS AND REASONS SUPPORTING DETERMINATION

(1) Involves an irrevocable commitment to loss or destruction of any natural or cultural resources

The proposed project will not impact scenic views, biological or cultural resources in the area. No endangered species or sensitive habitats exist on the proposed HIARNG site. Continued contact and correspondence with SHPO has ensured compliance with Section 106 guidelines.

(2) Curtails the range of beneficial uses of the environment

The proposed action is part of the broader BPNAS community redevelopment plan that proposes to redevelop the land at Kalaeloa for reuse by Federal, State or County government agencies, homeless organizations, and private organizations. To return the site to a natural environmental condition is not practical from both an environmental and economic perspective.

(3) Conflicts with the State's long-term environmental policies or goals and guidelines as expressed in HRS Chapter 344: and any revisions thereof and amendments thereto, court decisions, or executive orders

The proposed development is consistent with the Environmental Policies established in Chapter 344, HRS and the National Environmental Policy Act.

(4) Substantial effect on the economic or social welfare of the community or state

The redevelopment of Kalaeloa and surrounding areas will have a positive cumulative impact on the economy of the Ewa region. Construction activities will create temporary jobs, and the government and private agencies that will operate out of Kalaeloa and surrounding areas will create permanent jobs. In addition, the local economy will improve as new residents and workers purchase goods and services from local merchants and service providers.

(5) Substantial effect on public health

Impacts to public health may be temporarily affected during construction with increased levels of dust and noise. However, these will be insignificant when weighed against the positive economic, social, and quality of life implications associated with the project.

(6) Substantial secondary effects, such as population changes or infrastructure demands

The relocation and consolidation of the HIARNG to Kalaeloa will not cause substantial secondary effects, such as population changes or infrastructure demands. Of the approximately 1,500 personnel relocating to Kalaeloa, about ten percent comprise the support staff working regular daylight hours, Monday through Friday. Most of the soldiers are there only one weekend a month and two weeks during the summer, during daylight working hours. This working population is substantially smaller than the population at the former BPNAS.

(7) Substantial degradation of environmental quality

The proposed action will restore the project site to a similar land usage as its former occupation by the U.S. Navy. Thus, the renovation, construction, and relocation activities of the proposed action will have little or no effect on surrounding land uses. The mass and scale will not change, therefore, the proposed project will not have an adverse impact upon views, scenic areas, or the environment.

(8) Cumulatively has considerable effect on the environment, or involves a commitment for larger actions

By planning now to address the future needs of the community and the State, the relocation and consolidation of HIARNG to Kalaeloa is consistent with the long-range plans for the greater community at large.

(9) Substantial effect on rare, threatened, or endangered species or its habitat

No endangered species or sensitive habitats exist on the proposed HIARNG site.

(10) Significant effect on air or water quality or ambient noise levels

Any impact from the proposed action on air quality would be of a temporary and minor nature due to the construction activities that may generate dust. Groundwater contaminant concentrations are low, and the risk of exposure is minimal due to the lack of groundwater use. Increased noise levels are also temporary due to construction activities, which will be limited to daylight hours. HIARNG aircraft operations are considerably less than the U.S. Navy so will generate less noise.

(11) Significant effects on environmentally sensitive areas, such as flood plain, tsunami zones, erosion-prone area, geologically hazardous land, estuary, freshwater area, or coastal waters

Development of the property is compatible with the above criteria since there are no environmentally sensitive areas associated with the project and the physical character of the landscape has been previously disturbed by agricultural use followed by occupation by the U.S. Navy since 1941.

(12) Substantial effects on vistas or view planes identified in county or state plans or studies

The renovation, construction, and relocation activities of the proposed action will have little or no effect on surrounding land uses, therefore, the proposed project will not have an adverse impact upon views, scenic areas, or the environment.

(13) Substantial consumption of energy.

The proposed action will not require a substantial consumption of energy. Routine military operations consume an ordinary amount of energy.

Based on the above discussion and taking into account the suggested measures to preclude impacts, implementation of this project does not appear to have a significant effect on the quality of the natural or human environment. There are no indications that implementation of the proposed action will violate Federal, State, or County environmental regulations. Therefore, HIARNG anticipates a *finding of no significant impact (FONSI)*.

In accordance with Chapter 343 (HRS), HIARNG will announce the FONSI in the Environmental Notice of the State Office of Environmental Quality Control and in a local newspaper of general circulation.

SECTION 8.0
REFERENCES

Belt Collins Hawaii, Environmental Baseline Survey Naval Air Station Barbers Point, June 1999.

Earth Tech, Final Conceptual Study for the Relocation of the Hawaii Army National Guard to Barbers Point Naval Air Station, April 1998.

Helber Hastert & Fee, Planners, Inc., Naval Air Station Barbers Point Community Redevelopment Plan, March 1997.

Pacific Division, Naval Facilities Engineering Command, Environmental Condition of Property Hawaii National Guard, NAS Barbers Point, May 31, 2000.

Pacific Division, Naval Facilities Engineering Command, Update to Environmental Condition of Property, Hawaii National Guard, Former NAS Barbers Point, 8 August 2001.

U.S. Department of Agriculture, Soil Conservation Service, Soil Survey of Islands of Kauai, Oahu, Maui, Molokai, and Lanai, State of Hawaii, 1972.

U.S. Department of the Navy, Final Environmental Impact Statement: Disposal and Reuse of Naval Air Station, Barbers Point, Hawaii, and February 1999.

State of Hawaii, The Department of Business, Economic Development and Tourism, State of Hawaii Data Book 1998, 1999.

SECTION 9.0
ACRONYMS

AASF, Army Aviation Support Facility
ACM, Asbestos-Containing Materials
ALP, Airport Layout Plan
ARNG, Army National Guard
ARPA, Archaeological Resources Protection Act
ASP, Ammunition Supply Point
AST, Aboveground Storage Tank
BPNAS, Barbers Point Naval Air Station
BPRC, Barbers Point Redevelopment Commission
BRAC, Base Realignment and Closure
BWS, Board of Water Supply
CCH, City and County of Honolulu
CEO, Civil Engineering Office
CERCLA, Comprehensive Environmental Response, Compensation and Liability Act
CIP, Campbell Industrial Park
CR, Coral Outcrop
CSMS, Combined Support Maintenance Shop

dB, Decibel
DNL, Day-Night Average Sound Level
DOH, Department of Health
DOT, Department of Transportation
DPW, Department of Public Works
DRMO, Defense Reutilization and Marketing Office
EA, Environmental Assessment
EIS, Environmental Impact Statement
EO, Executive Order
EPA, Environmental Protection Agency
FAA, Federal Aviation Administration
FEMA, Federal Emergency Management Act
FIRM, Flood Insurance Rate Map
FONSI, Finding of No Significant Impact
GPM, Gallons Per Minute
GSP, Gross State Product
HAR, Hawaii Administrative Rules
HECO, Hawaiian Electric Company
HIARNG, Hawaii Army National Guard
HMMWV, High Mobility Multi-Purpose Wheeled Vehicle
HRS, Hawaii Revised Statutes
HW-6, Hazardous Waster Area 6
IAW, In Accordance With
ID, Identification
INMP, Integrated Noise Management Plan
IRP, Installation Restoration Program
LOS, Levels of Service
MGD, Million Gallons Per Day
MSW, Municipal Solid Waste
NAAQS, National Ambient Air Quality Standards
NEPA, National Environmental Policy Act of 1969
NHPA, National Historic Preservation Act
NRHP, National Register of Historic Places
OMS, Organizational Maintenance Shop
PCB, Polychlorinated Biphenyls
POL, Petroleum, Oil, and Lubricants
PRG, Preliminary Remediation Goal
PWC, Public Works Center
RAD, Radiation
RCRA, Resource Conservation Recovery Act
SDWA, Safe Drinking Water Act
SHPO, State Historic Preservation Office
SIB, Separate Infantry Brigade
TAG, The Adjutant General,. HIARNG
TCP, Traditional Cultural Places
TPD, Tons Per Day
UIC, Underground Injection Control
UST, Underground Storage Tank
V/C, Volume to Capacity
WAAF, Wheeler Army Air Field
WWII, World War II
WWTP, Wastewater Treatment Plant

SECTION 10.0
LIST OF PREPARERS

Ms. Molly Foley, Former Environmental Assistant, HIARNG

Mr. Paul Berkowitz, Former Water Program Manager, HIARNG

Mr. William Rogers, Installation Restoration Coordinator, HIARNG

LTC Ron Swafford, Environmental Protection Specialist, HIARNG

SECTION 11.0
AGENCIES AND INDIVIDUALS CONSULTED

City and County of Honolulu, Board of Water Supply, Clifford S. Jamile, Chief Engineer

City and County of Honolulu, Department of Land Utilization, Arthur Challacombe, SMA coordinator

City and County of Honolulu, Planning Department, Chief Planning Officer

State of Hawaii, Department of Health, Bruce Anderson, Director
State of Hawaii, Department of Land and Natural Resources, Timothy Johns, Director

State of Hawaii, Department of Land and Natural Resources, State Historic Preservation Division, Don Hibbard, Administrator

State of Hawaii, Department of Transportation, Brian Minaai, Director

State of Hawaii, Office of Hawaiian Affairs, Randall Ogata, Administrator

U.S. Department of the Army, Army Engineer District, Honolulu, George P. Young, Chief, Regulatory Branch

U.S. Fish and Wildlife Service, Ecological Services, Robert P. Smith, Pacific Islands Manager

SECTION 12.0
LIST OF PERMITS AND APPROVALS

The following permits and approvals may be required before implementation of the project.

1. Air Permits; Section 176 of the Clean Air Act (CAA) prohibits any federal agency from engaging in, supporting, providing financial assistance for, licensing, permitting, or approving any activity which does not conform to an applicable federal or state implementation plan (SIP).
2. Injection Well Permits; HAR 11-23
3. Boiler Permits
4. Department of Health Underground Injection Control (UIC) Permits for all storm water discharge. HAR 11-23 & HRS 342-D.
5. Community Noise Permit
6. Renovation Permits (plumbing, electrical, etc.)
7. Notice of Construction, Alterations, Activities and Deactivation of Airports, Federal Aviation Regulations, Part 157 (January 1975) and Advisory Circular No. 70-2D (August 1, 1979), under authority of the U.S. Department of Transportation, Federal Aviation Administration.
8. Coastal Zone Management (consistency determination by state if federal permits required for activity), 15 CFR Part 930, consistency determined under the authority of Hawaii Department of Business, Economics Development, and Tourism.

Appendix A: Correspondence

Letters dated February 15, 2002, requesting comments sent to the following Native Hawaiian Groups, Community Organizations, and Agencies:

1. Department of Accounting and General Service (No Comments)
2. Department of Health (Comments addressed)
3. Ewa Village Community Association (No Response)
4. Kapolei, Makakilo, Honokai Hale (No Response)
5. Office of Environmental Quality Control (Comments addressed)
6. Office of Hawaiian Affairs (No Comments)
7. Department of the Navy (Comments addressed)
8. State Department of Hawaiian Homelands (No Response)
9. State Historic Preservation Division (No Comments)
10. Department of Veterans Affairs (Comment addressed)

Hawaii Army National Guard
Environmental Office
3949 Diamond Head Road
Honolulu, Hawaii 96816-4495

I, LTC Ron Swafford, Environmental Protection Specialist, request that the public comment period for the Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard to Kalaeloa, Oahu, Hawaii be reduced from 30 days to 15 days.

I certify that the 30 day waiting period would put the HIARNG at risk of violating the Army deadline. The additional comment period would provide no public benefit as all the actions proposed does not have a significant impact on the quality of the natural or human environment. In addition, the proposed actions are not of a national concern, are not unprecedented, and do not normally require an Environmental Impact Statement.

Ron Swafford

LTC RON SWAFFORD
HIARNG
Environmental Protection Specialist

Linda Calder 21Feb03
Approved Date

Disapproved Date

LINDA LINGLE
GOVERNOR

ROBERT G. F. LEE
BRIGADIER GENERAL
ADJUTANT GENERAL

GARY M. ISHIKAWA
COLONEL (RET.)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 7, 2003

Environmental Office

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

Dear Ms. Salmonson:

Subject: Draft Environmental Assessment (EA) for Hawaii Army National Guard (HIARNG) Relocation and Consolidation to Kalaeloa

Thank you for your comments of January 17, 2003. We appreciate your suggestions to improve the HIARNG's draft EA. Based on the concerns outlined in your letter, we have made the following changes that are in the Final EA that is forthcoming.

We have included a synopsis of meetings held with local neighborhood boards.

We have also included an assessment of the project's impacts to current cultural practices as mandated in Act 50.

In response to your inquiry regarding the relocation of units, the approximate total population of the 11 units is 1450 soldiers. Some of these soldiers are in the Hawaii Army National Guard Reserve and they will be on duty at Kalaeloa for one weekend of the month. The Active Guard members work weekdays and one weekend a month The majority of these soldiers are currently stationed at Fort Ruger, except for the 192 members of the B-193rd Aviation Company who are stationed at Wheeler Army Airfield.

The EA now contains a discussion and analysis of findings and reasons according to the criteria that supports our forthcoming determination of an anticipated FONSI.

If HIARNG does install a new well, we will obtain the proper approval from the Commission on Water Resources Management, Department of Land and Natural Resources.

We appreciate your review of the draft EA that enabled us to improve the quality of the final document. If there are any additional questions, please contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214.

Sincerely,

for Ron Swafford

Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Mr. Wayne H. Kimura, Director
Department of Accounting
and General Service
P. O. Box 119
Honolulu, Hawaii 96810

Dear Mr. Kimura:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford
Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

BENJAMIN J. CAYETANO
GOVERNOR

STATE OF HAWAII
DEPARTMENT OF ACCOUNTING AND GENERAL SERVICES
P.O. BOX 119, HONOLULU, HAWAII 96810

GLENN M. OKIMOTO
COMPTROLLER

MARY ALICE EVANS
DEPUTY COMPTROLLER

LETTER NO. (P)1126.2

FEB 26 2002

MEMORANDUM

TO: Colonel Richard Young
Hawaii Army National Guard
Department of Defense

FROM: Gordon Matsuoka
Public Works Administrator

SUBJECT: Draft Environmental Assessment for the Relocation and Consolidation of the Hawaii Army National Guard to Kalaeloa, Oahu, Hawaii

Thank you for allowing us the opportunity to review the subject document. We have no comments at this time.

Should you have any questions, please have your staff contact Mr. Lance Maja of the Public Works Division at 586-0483.

LM:mo

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Honorable Bruce S. Anderson, Ph.D., M.P.H.
Director of Health
Department of Health
P. O. Box 3378
Honolulu, Hawaii 96801-3378

Dear Dr. Anderson:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford
Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

BENJAMIN J. CAYETANO
GOVERNOR OF HAWAII

BRUCE S. ANDERSON, Ph.D., M.P.H.
DIRECTOR OF HEALTH

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

In reply, please refer to:
File:

02-045/epo

March 12, 2002

Mr. Richard Young, Colonel, Engineer
Hawaii Army National Guard
Department of Defense
3949 Diamond Head Road
Honolulu, Hawaii 96816-4495

Dear Colonel Young:

Subject: Draft Environmental Assessment (DEA)
Relocation and Consolidation of the Hawaii Army National Guard
to Kalaeloa

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.

Solid and Hazardous Waste Branch (SHWB)

The applicant shall ensure that all solid waste generated during the construction of the project is directed to a permitted solid waster facility. Any lead based paint wastes generated by project activities should be characterized for hazardous waste and should not be recycled unless fully abated.

If you have any questions, please contact the Solid and Hazardous Waste Branch at (808) 586-4240.

Noise, Radiation and Indoor Air Quality (NRIAQ) Branch

All project activities shall comply with the Administrative Rules of the Department of Health, Chapter 11-501, on Asbestos Requirements, and Chapter 11-504, on Asbestos Abatement Certification Program.

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

Sincerely,

GARY GILL
Deputy Director
Environmental Health Administration

c: SHWB
NRIAQ

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Mr. Rodolfo Ramos
Ewa Village Community Association
91-1401 Kamahoi Street
Ewa Beach, Hawaii 98706

Dear Mr. Ramos:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford
Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Ms. Maeda Timson
Kapolei, Makakilo, Honokai Hale
92-684 Nohona Street
Kapolei, Hawaii 96707

Dear Ms. Timson:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford
Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

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

Dear Ms. Salmonson:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford

Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

BENJAMIN J. CAYETANO
GOVERNOR

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

March 15, 2002

Colonel Richard Young
State of Hawaii
Department of Defense
Hawaii Army National Guard
3949 Diamond Head Road
Honolulu, HI 96816-4495

Subject: Draft Environmental Assessment for the Relocation and Consolidation of the Hawaii Army National Guard to Kalaeloa, Oahu, Hawaii

Dear Colonel Young,

We have reviewed the description of the subject project provided by your letter dated February 15, 2002, and suggest the following:

1. Address the affect this project might have on State Department of Transportation's plans for a general aviation airport at Kalaeloa.
2. `Consult with the neighborhood to be affected.

We have no other comments to offer at this time, but will reserve further comments when the documents are submitted.

Should you have any questions, please feel free to call our office at 586-4185.

Sincerely,

Genevieve Salmonson

Genevieve Salmonson
Director

LINDA LINGLE
GOVERNOR

GENEVIEVE SALMONSON
DIRECTOR

STATE OF HAWAII
OFFICE OF ENVIRONMENT QUALITY CONTROL
235 SOUTH BERETANIA STREET
SUITE 702
HONOLULU, HAWAII 96813
TELEPHONE (808) 586-4185
FACSIMILE (808) 586-4186

January 17, 2003

Ron Swafford
HI Army National Guard
3949 Diamond Head Road
Honolulu HI 96816

Attn: Ruth Uemura

Dear Lt. Col. Swafford:

Subject: Draft environmental assessment (EA) for **HIARNG Relocation and Consolidation to Kalaeloa**

We have the following comments to offer:

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

Acronyms: Several acronyms appear in the text that are not listed in section 9. Please add the following: SIB, HMMWVs, IAW.

Community Contacts: Section 6.12.5 mentions meetings with local neighborhood boards. Have these meetings already taken place? If not when are they scheduled? In the final EA be sure to include a synopsis of issues raised.

Relocation of units: Section 1.1 lists 11 different units that will relocate to Kalaeloa. How many staff will be present at Kalaeloa after relocation? Where are these units currently located?

Cultural impacts assessment:

Act 50 was passed by the Legislature in April of 2000. This mandates an assessment of impacts to local cultural practices by the proposed project. In addition to the assessment of impacts to archeological and historic resources which you have already provided, include an assessment of the project's impacts to *current* cultural practices in the final EA.

For assistance in the preparation refer to our *Guidelines for Assessing Cultural Impacts.* Contact our office for a paper copy or go to our homepage at *http://www.state.hi.us/health/oeqc/guidance/index.html.* You will also find the text of Act 50 linked to this section of our homepage.

Determination: A determination stating that an environmental impact statement will not be required appears in section 7.2 of the draft EA. The state EIS law prohibits a determination of significant impact or lack of significant impact before the end of the 30-day public comment period and prior to receipt, response and analysis of all written comments. For a draft EA the proper determination is *anticipated FONSI* (Finding of No Significant Impact).

Significance criteria: In section 7.2 you enumerate the significance criteria. Hawaii Administrative Rules (HAR) 11-200-12 also requires a discussion and analysis of findings and reasons according to the criteria that supports your forthcoming determination, either FONSI or EIS preparation notice. Include this in the final EA; you may use the enclosed sample as a guideline.

Well installation: Section 5.14.1 on groundwater mentions the possibility of HIARNG installing a new well. New wells are subject to the provisions of the Safe Drinking Water Branch of the Department of Health and require an approval from the Commission on Water Resources Management, Department of Land and Natural Resources.

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

Sincerely,

GENEVIEVE SALMONSON
Director

Enc.

LINDA LINGLE
GOVERNOR

ROBERT G. F. LEE
BRIGADIER GENERAL
ADJUTANT GENERAL

GARY M. ISHIKAWA
COLONEL (RET.)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 7, 2003

Environmental Office

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

Dear Ms. Salmonson:

Subject: Draft Environmental Assessment (EA) for Hawaii Army National Guard (HIARNG) Relocation and Consolidation to Kalaeloa

Thank you for your comments of January 17, 2003. We appreciate your suggestions to improve the HIARNG's draft EA. Based on the concerns outlined in your letter, we have made the following changes that are in the Final EA that is forthcoming.

We have included a synopsis of meetings held with local neighborhood boards.

We have also included an assessment of the project's impacts to current cultural practices as mandated in Act 50.

In response to your inquiry regarding the relocation of units, the approximate total population of the 11 units is 1450 soldiers. Some of these soldiers are in the Hawaii Army National Guard Reserve and they will be on duty at Kalaeloa for one weekend of the month. The Active Guard members work weekdays and one weekend a month The majority of these soldiers are currently stationed at Fort Ruger, except for the 192 members of the B-193rd Aviation Company who are stationed at Wheeler Army Airfield.

The EA now contains a discussion and analysis of findings and reasons according to the criteria that supports our forthcoming determination of an anticipated FONSI.

If HIARNG does install a new well, we will obtain the proper approval from the Commission on Water Resources Management, Department of Land and Natural Resources.

We appreciate your review of the draft EA that enabled us to improve the quality of the final document. If there are any additional questions, please contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214.

Sincerely,

for Ron Swafford

Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Mr. Colin Kippen, Deputy Administrator
Office of Hawaiian Affairs
711 Kapiolani Boulevard, Suite 500
Honolulu, Hawaii 96813-5249

Dear Mr. Kippen:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford
Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

PHONE (808) 594-1888

FAX (808) 594-1865

STATE OF HAWAI'I
OFFICE OF HAWAIIAN AFFAIRS
711 KAPI'OLANI BOULEVARD, SUITE 500
HONOLULU, HAWAI'I 96813

April 5, 2002

HRD02/500

Col. Richard Young, Engineer
Hawaii Army National Guard
Facility Management Officer
State of Hawaii
Dept. of Defense
Office of the Adjutant General
3949 Diamond Head Rd.
Honolulu, HI 96816-4495

Dear Col. Young:

Subject: Draft Environmental Assessment for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu

We have received and reviewed the draft EA materials related to above-referenced undertaking. We do not have substantive comments to offer relating to the actions or implementation of the plan. OHA will rely on your assurances that proper mitigation and consultation shall occur should any unanticipated or unidentified cultural, historic, or burial sites or items be encountered during the relocation and its supporting activities.

Thank you for the opportunity to review and comment regarding the draft EA. If you have any questions, please contact Wayne Kawamura, Policy Analyst at 594-1945, or email him at waynek@oha.org.

Sincerely,

Jalna Keala
Acting Director, Hawaiian Rights Division

JK: wk

cc: BOT
ADM

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Ms. Anne M. Okamura
Pacific Division, Naval Facilities
Engineering Command
258 Makalapa Drive, Suite 100
Attn: Code ENV1824AO
Pearl Harbor, Hawaii 96860-3134

Dear Ms. Okamura:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford
Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

DEPARTMENT OF THE NAVY
PACIFIC DIVISION
NAVAL FACILITIES ENGINEERING COMMAND
258 MAKALAPA DR., STE. 100
PEARL HARBOR, HI 96860-3134

5090.LL —
Ser ENV1824/ 676
20 MAR 2002

COL Richard Young
HIANG/CE
Department of Defense
3949 Diamond Head Road
Honolulu, HI 96816-4495

Dear COL Young:

Subj: DRAFT ENVIRONMETANL ASSESSMENT FOR THE RELOCATION AND CONSOLIDATION OF THE HAWAII ARMY NATIONAL GUARD (HIARNG) TO KALAELOA, OAHU, HAWAII

We have reviewed the subject document forwarded via your letter of February 15, 2002. Our review comments are enclosed.

Should you have any questions, please contact Ms. Anne Okamura, the BRAC Environmental Coordinator for NAS Barbers Point at (808) 472-1449.

Sincerely,

LEIGHTON G. M. WONG
Director
Environmental Restoration Division

Encl:
(1) Review Comments, Draft Environmental Assessment, The Relocation and Consolidation of the Hawaii Army National Guard to Kalaeloa, Oahu, Hawaii of 15 Feb 02 Air Station, Barbers Point

18 March 2002

Review Comments
Reviewer Agency: PACNAVFACENGCOM Code ENV1824
Reviewer: Anne Okamura, (808) 472-1449

Document Title: Draft Environmental Assessment,
The Relocation and Consolidation
of the Hawaii Army National Guard
to Kalaeloa, Oahu, Hawaii
February 15, 2002

Com. No.	Page No.	Line. No.	Comments
1	11	14	Add text to indicate that annual monitoring conducted in 1997, 1998, 1999, and 2000 confirmed the findings of the study. Further monitoring will be conducted in 2002.
2	17	18-38	In addition to 1925 and HW-6, the Navy and Army also stored hazardous waste at HW-1 and HW-2 near Hangar 117. Samples collected at HW-1 indicated that no contaminants of concern were present above USEPA Region IX residential PRGs. Samples will be collected at HW-2 this spring to determine whether contaminants were released to the environment.
3	17	27-28	Change "arsenic concentrations are" to "arsenic, cadmium, and PCB concentrations were."
4	17	31	Add a sentence stating that contaminated soil was removed, and that closeout documentation is being prepared.
5	18	6	Insert "cadmium and PCB" after "arsenic."
6	18	7	Delete "arsenic."
7	18	14	Indicate that the Navy will collect discrete soil samples to further evaluate the areas.
8	18	20-21	The concrete floor in the downstairs transformer room has been cleaned to levels suitable for unrestricted use. The restrictions pertain to only the upstairs room.

Com. No.	Page No.	Line. No.	Comments
9	Section 5.12		In addition to the sites that were mentioned in the document, some hazardous substances remain at the following other sites, which also require restrictions: - Regional Groundwater System. The results of the remedial investigation and subsequent monitoring events indicate that levels of contaminants in the Regional Groundwater System are attributable to background levels. However, the Navy will continue to monitor the groundwater until all cleanups scheduled to support transfer have been completed. The HIARNG shall not extract groundwater from the property for any purpose until regional groundwater monitoring activities are completed, unless the HIARNG notifies the Navy before installing a well(s) and performs sampling required under all applicable laws, regulations, and standards, including the Safe Drinking Water Act. - Location of former UST BP-89. All necessary cleanup has been conducted to address soil contamination due to a release of diesel fuel at UST BP-89. The Navy will continue to monitor residual fuel in groundwater in the vicinity of the release in accordance with State of Hawaii Department of Health UST guidance. There is already a restriction on the use of the groundwater at the base. - Dry wells. The remedial investigation concluded that sediments in the dry wells are not contaminating the regional groundwater system and there is no potential for direct contact with the sediments in the dry wells. No cleanup is required under CERCLA. However, in the event that any sediment is removed from the dry wells, the HIARNG shall be responsible for testing the sediment and disposing of it offsite in an appropriate landfill in accordance with applicable laws and regulations. - Substation S1860. Substation S1860 was cleaned up to meet standards for industrial uses. A portion of the site overlaps the subject property. The land use is restricted to industrial purposes. Should the HIARNG change the type of land use to purposes other than industrial uses, the HIARNG is responsible for conducting any investigations or cleanup necessary to make the property suitable for uses requiring stricter cleanup levels (e.g., residential or recreational use).
10	Section 6.11		See comments for Section 5.1.2.
11	26	2	Insert "cadmium and PCB" after "arsenic."

Com. No.	Page No.	Line. No.	Comments
12	33		Include the "Update to Environmental Condition of Property, Hawaii National Guard, Former NAS Barbers Point" prepared by Pacific Division, Naval Facilities Engineering Command, of 8 August 2001.
13	Figure 2 Figure 6		Adjust the boundary of the property to match the boundaries in Exhibits "A-1" through "A-3" of Attachment 1 to the DD Form 1354 for the property transfer.

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Mr. Ray Soon, Chairperson
State Department of Hawaiian Homelands
1099 Alakea Street, Suite 2000
Honolulu, Hawaii 96813

Dear Mr. Soon:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford

Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

SUZUKI / MORGAN ARCHITECTS, LTD.
116 SOUTH HOTEL ST., SUITE 202A
HONOLULU, HAWAII 96813
(808) 528-1189
(808) 545-2200 FAX

317 - 17TH AVENUE SOUTH
SEATTLE, WASHINGTON 98144
(206) 323-4681
(206) 323-1295 FAX

20 July 1999

Mr. Timothy Johns
State Historic Preservation Officer
Department of Land and Natural Resources
Kekuhihewa Building
601 Kamokila Boulevard, Room 555
Kapolei, Hawaii 96707

Project: Military Training Complex, Project. 150057
Additions and Alterations to Bldg. 117
Barbers Point Naval Air Station, Hawaii

Subject: Building 117 Section 106 Review

Dear Mr. Johns:

As a result of the Defense Base Realignment and Closure Act (BRAC) of 1990, the Department of the Navy turnover the 150-acre site at Barbers Point Naval Station (BPNAS) to the Hawaii Army National Guard (HIARNG). The first major building to be renovated by the HIARNG is Building 117, located at the western side of the 150-acre parcel and bounded by Wright Street, Enterprise Avenue, and Langley Street. Building 117 was determined to be suitable for occupation by HIARNG's logistic-type organizations that perform maintenance of vehicles and equipment, and receive, store, and distribute materials. The units that will occupy the proposed Military Training Complex are the U.S. Property and Fiscal Office (USPFO), Combat Services Support Automation Management Office (CSSAMO) and Class IX Office, Consolidated Support Maintenance Shop No. 1 (CSMS #1), Organizational Maintenance Shop No. 1 (OMS #1), State Transportation Motor Pool (STMP), and B Company 29th Support Battalion (B Co. 29th SPT BN). Building 117 requires the design of extensive renovations to provide adequate

accommodations for the HIARNG units that will occupy the building.

A well-known industrial architect Albert Khan designed the building in the early 1940's. Environmental and Historic Preservation Branch, Naval Facilities Engineering Command (NAVFACENGCOM) Pacific Division has indicated that Building 117 is considered historic by the Navy but is not listed on the National Register of Historic Places. The Section 106 Review with the Advisory Council on Historic Preservation is required for this project.

Enclosed is a set of proposed floor plans and exterior elevations of Building 117 that we are submitting for Section 106 Review. The set of plans also includes a site and existing building floor plan for your use.

If you have any questions or need any assistance, please call us at 528-1189. Thank you.

Sincerely,
SUZUKI/MORGAN ARCHITECTS, LTD.

Henry Ting, AIA

COPY: LTC Richard Young, HIARNG ENGR
CW3 Rod Correa, USPFO-P&C
MAJ Tom Madeira, HIARFM
P. Morgan, Suzuki/Morgan Architects, Ltd.
R. Johnson, Suzuki/Morgan Architects, Ltd.
To File

LINDA LINGLE
GOVERNOR OF HAWAII

PETER T. YOUNG, CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCES MANAGEMENT

DEPUTY
ERNEST Y. W. LAU

STATE OF HAWAII

DEPARTMENT OF LAND AND NATURAL RESOURCES

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

FEB 28 2003

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

Richard Young, Colonel, Engineer
Department of Defense
Office of the Adjutant General
3949 Diamond Head Road
Honolulu, Hawaii 96816-4495

LOG NO: 31735
DOC NO: 0302st08
Architecture

Dear Colonel Young:

SUBJECT: **Section 106 Review (NHPA)**
Refurbishing of Buildings 117 and 282 at Kalaeloa
TMK: (1)9-1-013:001, Barbers Point, Ewa, Oahu, Hawaii

Thank you for the letter dated February 11, 2003, regarding the proposed refurbishing of Buildings 117 and 282. According to Suzuki/Morgan Architects, Ltd. the Building 282 project has not yet been awarded by the National Guard so there are no drawings. We believe that the final plans of Building 117 dated November 01, 2002, meet the Secretary of Interior Standards, therefore there should be "no historic properties adversely affected." We note and applaud that the majority of the windows will be refurbished. Should any changes occur to the plans during construction, please contact our office.

Thank you for the opportunity to comment. Should you have any questions please contact Susan Tasaki at 692-8032.

Sincerely,

Peter T. Young, Chairman and
State Historic Preservation Officer

ST:jk

Post-it® Fax Note 7671	Date 3/31/03	# of pages ▶ 01
To Ruth	From Susan	
Co./Dept.	Co.	
Phone #	Phone #	
Fax # 735-0532	Fax #	

MAR - 3 2003

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Mr. Don Hibbard, Administrator
State Historic Preservation Office
Kakuhihewa Building, Suite 555
Kapolei, Hawaii 96707

Dear Mr. Hibbard:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford
Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

XEROX COPY WITH NON-REMOVABLE ATTACHMENT

Post-it™ brand fax transmittal memo 7671 | # of pages ▸

To Wendy Tolleson	From C. Ogata
Co.	Co.
Dept.	Phone #
Fax # 737-2076	Fax #

HAWAII

NATURAL RESOURCES

HISTORIC PRESERVATION DIVISION
Kakuhihewa Building, Room 555
601 Kamokila Boulevard
Kapolei, Hawaii 96707

TIMOTHY E. JOHNS, FIRST DEPUTY
BOARD OF LAND AND NATURAL RESOURCES
DEPUTIES
AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
CONSERVATION AND RESOURCES ENFORCEMENT
CONVEYANCES
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
LAND
STATE PARKS
WATER RESOURCE MANAGEMENT

October 18, 1999

LOG NO: 24221
DOC NO: 9910CO11
Architecture

Richard Young
Lieutenant Colonel, Engineer
Hawaii Army National Guard
Facility Management Officer
Department of Defense
3949 Diamond Head Road
Honolulu, Hawaii 96816-4495

Dear Lieutenant Colonel Young:

SUBJECT: **Section 106 Review (NHPA)**
Buildings 117 and 282 at Kalaeloa
TMK 9-1-13:01, Barbers Point, Ewa, Oahu

Thank you for the letter dated September 27, 1999, regarding the proposed refurbishing of Buildings 117 & 282. We concur that the two buildings are significant historic properties. We have reviewed the schematic drawings for Building 117 provided to us by Suzuki-Morgan Architects, Inc., and your staff. We believe that the design meets the Secretary of the Interiors Standards for Rehabilitation. We request that the Architects meet with us at an 80-90% completion of design to insure our initial evaluation has been maintained. Should there be any major revisions to the scope of work, we request the opportunity to review the proposed changes.

One area of concern was the Waianae elevation which currently has a portion of existing wood siding on the exterior. We requested that the Cultural Research Manager research if the finish is original, we believe the wood siding should remain as a finish on the exterior. We would prefer that the original siding remain on both sides, however, we understand that fire requirements may require an interior fire protection wall. With the siding finish maintained in one existing area, no major changes in the scope of work, and a meeting to review near final design with the architects, we believe that the there should be "no historic properties adversely affected."

For building 282 a determination of significance should be done. Section 106 can be initiated when the project is in the early planning stages.

Thank you for the opportunity to comment. Should you or your staff have any questions please contact Carol Ogata at 692-8032.

Aloha,

TIMOTHY E. JOHNS
State Historic Preservation Officer

CO:lm

OCT 22 1999

BENJAMIN J. CAYETANO
GOVERNOR

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD, HONOLULU, HAWAII 96816-4495

EDWARD V. RICHARDSON
MAJOR GENERAL
ADJUTANT GENERAL

ORLAN L. PETERSON, JR.
COLONEL
DEPUTY ADJUTANT GENERAL

September 27, 1999

Engineering Office

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

Dear Mr. Hibbard:

Subject: Request for Section 106 Consultation for Buildings at Kalaeloa

The Hawaii Army National Guard (HIARNG) intends to refurbish Buildings 117 and 282. Both are eligible for listing in the National Register of Historic Places (NHRP). The facilities are on a 150-acre parcel of Kalaeloa (Barbers Point Naval Air Station). The Guard received this property from the Navy, on July 2, 1999. These facilities will provide quarters for the units moving from Fort Ruger. This Federal agency transfer requires a Section 106 consultation. Building 117 is a WWII Era hangar, and building 282 is a Cold War Era hangar. Changes include modifications to the interior to accommodate offices, and routine maintenance to the exterior.

Ms. Ogata has construction plans from the HIARNG Engineering office with elevations from the architectural firm of Suzuki-Morgan Architects, Inc. We request your assistance guiding the architectural planning to a No Adverse Impact (NAI) finding.

NATIONAL GUARD
Americans At Their Best.

Should you have any questions regarding this undertaking, please contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214.

Sincerely,

Richard Young
Lieutenant Colonel, Engineer
Hawaii Army National Guard
Facility Management Officer

c: Lisa Reinke, Belt Collins Hawaii

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

March, 28, 2002

Richard Young, Colonel, Engineer
Hawaii Army National Guard
Facility Management Officer
Department of Defense
Office of the Adjutant General
3949 Diamond Head Road
Pearl Harbor, Hawaii 96860-4884

LOG NO: 29514
DOC NO: 0203co17
Architecture

Dear Colonel Young:

SUBJECT: Section 106 Review (NHPA) Draft Environmental Assessment for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG), TMK 9-1, Kalaeloa, Oahu

Thank you for the letter dated February 15, 2002, received February 20, 2002, regarding Draft Environmental Assessment for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG).

We look forward to the continued use of the structures and any renovation or construction activities that will be reviewed through the Section 106 process.

Thank you for the opportunity to comment. Should you have any questions please contact Carol Ogata at 692-8032.

Aloha,

GILBERT COLOMA-AGARAN
State Historic Preservation Officer

CO:amk

c: Lee Keatinge, Advisory Council on Historic Preservation
David Scott, Historic Hawaii Foundation
Elizabeth Merritt, National Trust on Historic Preservation

LINDA LINGLE
GOVERNOR

ROBERT G. F. LEE
BRIGADIER GENERAL
ADJUTANT GENERAL

GARY M. ISHIKAWA
COLONEL (RET.)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 7, 2003

Environmental Office

Mr. Peter Young, State Historic
Preservation Officer
State Historic Preservation Division
Department of Land and Natural Resources
Kakuhihewa Building, Suite 555
601 Kamokila Boulevard
Kapolei, Hawaii 96707

Dear Mr. Young:

Subject: Refurbishing of Buildings 117 and 282 at Kalaeloa
TMK 9-1-13-01, Barbers Point, Ewa, Oahu

In the Draft Environmental Assessment (EA) of the Relocation and Consolidation to Kalaeloa, buildings 117 and 282 are identified as significant historic properties. The project requires no excavation and there should be no historic properties adversely impacted. The proposed action will have little or no effect on cultural resources in the area and we do not anticipate the discovery of native Hawaiian remains. The appropriate agencies and Native Hawaiian Groups were consulted early in the planning stages of the project and no negative responses were received. Several meetings and continued correspondence insure total compliance of this project.

Enclosed are copies of letters documenting the correspondence between Suzuki/Morgan Architects, Ltd., the State Historic Preservation Office, and the Hawaii Army National Guard concerning the initial proposal and anticipated "No Adverse Effect" in accordance with Section 106.

In reference to the January 31, 2003 meeting between Ms. Tonia Moy, Branch Manager; Ms. Susan Tasaki, staff architect; and Mr. Paul Morgan of Suzuki/Morgan Architects, Ltd., concurrence was reached on the No Adverse Effect determination. Mr. Paul Morgan reported that the design plans are close to completion.

We request a written Section 106 concurrence from your office to include in our final Kalaeloa EA.

If there are any questions, please contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214.

Sincerely,

for Ron Swafford

Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosures

Copies Furnished:

Mr. Paul Morgan, Suzuki/Morgan Architects, Ltd.
Ms. Tonia Moy, Architectural Division, Branch Administrator

BENJAMIN J. CAYETANO
GOVERNOR

EDWARD L. CORREA, JR.
MAJOR GENERAL
ADJUTANT GENERAL

CLARENCE M. AGENA
BRIGADIER GENERAL (HI)
DEPUTY ADJUTANT GENERAL

STATE OF HAWAII
DEPARTMENT OF DEFENSE
OFFICE OF THE ADJUTANT GENERAL
3949 DIAMOND HEAD ROAD
HONOLULU, HAWAII 96816-4495

February 15, 2002

Environmental Office

Mr. David Burge, Director
Veteran's Affairs Medical and
Regional Office Center
459 Patterson Road
Honolulu, Hawaii 96819-1522

Dear Mr. Burge:

Subject: Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii

In accordance with the National Environmental Policy Act of 1969, we are submitting a copy of the above document for your review and comment.

Please respond with comments by March 15, 2002. If the HIARNG does not receive comments by the end of this period, we will submit the Draft EA for the public comment review period.

If there are any questions, please have your staff contact Lieutenant Colonel Ron Swafford, Environmental Protection Specialist, at 733-4214 or Mr. William Rogers, Installation Restoration Manager, at 733-4139.

Sincerely,

for Ron Swafford
Richard Young
Colonel, Engineer, Hawaii
Army National Guard
Facility Management Officer

Enclosure

DEPARTMENT OF VETERANS AFFAIRS
SPARK M. MATSUNAGA
Medical and Regional Office Center
459 Patterson Road
Honolulu HI 96819-1522

MAR 15 2002

In Reply Refer To: 459/138

State of Hawaii, Department of Defense
Office of the Adjutant General
ATTN: Richard Young, Colonel, Engineer
HI Army National Guard, Facility Management Office
3949 Diamond Head Road
Honolulu HI 96816-4495

Dear Colonel Young:

SUBJ: Draft Environmental Assessment Review

In accordance with your request, we have reviewed the Draft Environmental Assessment (EA) for the Relocation and Consolidation of the Hawaii Army National Guard (HIARNG) to Kalaeloa, Oahu, Hawaii. We have the following comment:

Infrastructure improvement projects described on pages 29 and 30 could impact the operational costs of the Department of Veterans Affairs programs at Kalaeloa. We request that the VA be kept apprised of the plans, schedules, and scope of these projects.

Should you have any questions or if you require further information, please feel free to contact Mr. Dewey L. Brown, Jr., Chief of Facilities Management/Engineering Service, on my behalf, at (808) 433-0160.

Sincerely,

Ronald Yonemoto
Acting Associate Director

cc: 001MC
138, 138P, 138MO, 138S
Richard Velasquez, MHS

Appendix B:

APPENDIX B.

HISTORY OF NAVAL AIR STATION, BARBERS POINT AND SURVEY OF COLD WAR FACILITIES

by

D. Colt Denfeld, Ph.D.

February 1995

Monuments

Bldg. No.	*Description*	*Year*	*Category*
1905	Monument	1985	III
1920	Monument	1986	III
1934	Monument	1986	III
1956	Monument	1991	III

HISTORIC CONTEXT, EVALUATION OF SIGNIFICANCE, AND NATIONAL REGISTER ELIGIBILITY

The main Cold War themes at Barbers Point were: Preservation of Aircraft, 1945-1947, Korean War logistics and support, 1950-1953, Antisubmarine Patrols, 1949-present, Pacific Barrier Flights, 1958-1965, and SOSUS, 1960s-about 1990.

Aircraft were preserved at Iroquois Point, where the Capehart housing was built in 1958. There is no trace of the storage facility.

Activities connected with the logistical support of the war in Korea were in World War II buildings. These included the hangars, warehouses, operations buildings, and air terminal. The significance of these buildings is more closely associated with their World War II usage.

The three major Cold War activities were the antisubmarine patrols, SOSUS, and the Pacific Barrier radar operations. These were all very important Pacific defensive missions. Both the Barrier flights and ASW patrols were largely aircraft operations taking place some distance from Barbers Point. There were important ground pieces. For the Barrier program there were two significant buildings. One was the massive hangar (Building 282), which also housed control and intelligence functions. This structure was critical, providing service and maintenance, to insure that the Warning Star aircraft could provide around the clock radar surveillance of the Pacific Ocean. Since the termination of the Pacific Barrier this hangar has been the service center for the P-3 Orion patrol planes. This building has retained its integrity. It is potentially eligible for the National Register of Historic Places, based upon its association with the Barrier and ASW events. This hangar is a Category I feature.

A second significant building, associated with the Barrier and antisubmarine patrol flights, is Headquarters Building 972. It is also potentially eligible as the location of exceptional importance in the Cold War. From this headquarters the flank protection of the Distant Early Warning (DEW Line) system was directed and controlled. It was a critical control and administration center for the Barrier program, 1958-1965. It continued as a significant headquarters for the Pacific Antisubmarine Patrol Wing. This is a wing which has guarded the Pacific since the end of World War II. Also, patrol aircraft performed important combat missions during the Korean and Gulf Wars. Both commands were of exceptional

HISTORIC AMERICAN BUILDINGS SURVEY

NAVAL AIR STATION BARBERS POINT, ASSEMBLY AND REPAIR SHOP
(Maintenance Hangar, Facility No. 117)

HABS No. HI-279-O

Location: Building 117 is the first major building seen as one enters Naval Air Station Barbers Point. This large, focal-point building is located between Enterprise Avenue and Wright, Midway, and Langley Streets. Naval Air Station Barbers Point is situated in the southwest corner of the island of Oahu, City and County of Honolulu, Hawaii.

Significance: This multiple-section, multiple-function building was the biggest and one of the most significant structures on the station during World War II. The central function of the station during this period was to repair and maintain carrier airplanes and much of the work was done in this building. It is significant also as a specialized building type that embodies the characteristics of industrial architecture of the period.

Description: As seen in the attached drawings and photographs this is a very complex building. Adding to the complexity of describing it, the long axis is oriented 30 degrees off a north/south line. To simplify the description, this axis will be assumed to run northeast/southwest. The building has four major sections: the large assembly hangar; shop spaces to the southwest side of the assembly hangar; more complex shop spaces on the northeast side of the assembly hangar; and offices to the southeast of the northeast shop spaces. The primary structure is steel framing, but the building has a solid, masonry appearance due to the concrete base and extensive use of concrete masonry units (CMU), at the sides of the hangar doors and above the steel-sash window walls in the office section. Corrugated metal siding is also used extensively on the shop spaces.

The large hangar space is approximately 275' x 160' x 64', with a gable monitor roof rising to about 78'. The curved roof sections over the doors are distinctive features of this building. Large ten-section hangar doors (each section about 44' x 15') are located on both ends of this space, with flanking door pockets built of CMU. The door pockets on the southeast side are 66'-6", taller than the ones on the northwest side, which are only about 46' tall. In the original plans (Y&D Dwg. No. 06643) the possibility of expansion in the northwest direction was indicated and only a wall was shown here, so the door pockets on the northwest side were designed later, although the expansion idea was abandoned. The doors on both ends are the same, but show more welding in their construction, and less bolting, compared to those used in Hangars 110 and 111. Each door has three tiers of fixed wired-glass lights. The top two tiers have 28 lights in four stacks of seven, while the bottom tier has 12 lights in four stacks of three. Most of the glass in the doors has been painted.

The shop spaces on the southwest side of the large assembly hangar are composed of two taller work spaces flanking a lower central one. These shops' overall dimensions are approximately 275' x 125' x 44'. Large internal doors, that can be raised vertically, open up into these shops. The walls of these shop spaces are largely CMU.

The shop spaces on the northeast side of the large hangar are complex in plan and volume. The largest of these shop spaces is like a small hangar, measuring approximately 325' x 75' x 45'. The central bay in this space is gable-roofed and has clerestory windows on both sides, but with the structural framework of the roofing there is only about 24' clear in height, much lower than the 44' clear height in the large hangar. Most of the other shops spaces open off this. A shop area on the northwest side of the small hangar, with sawtooth skylights, measures approximately 150' x 50' x 30'. A third shop area, on the southeast side of the small hangar has dimensions of approximately 250' x 100' x 45'). There are high- and low-roofed section of this last shop area. The shops in this building, shown on the World War II plans, included ones for painting; plating and anodes; sandblasting, buffing & polishing; cleaning; propellers; fabric; machining; fuselages; wing repairing; landing gear, struts, and flight controls; metal work including a foundry; tubing and windshields; heat treating; ordnance; electric and radio repairing including

radar; and instrument repairing. There were also various storage rooms and miscellaneous function spaces such as a blueprint issue room. Large portions of the walls in the shop areas are steel sash windows with pivoting or fixed sash. Much of the glass has been painted.

The offices were originally only in the southwest portion of the block that they now occupy entirely. This block measures approximately 250' x 100' x 18', although the tower over the entry is about 35' tall. The functions in the office area during World War II are indicated on the drawings as: aeronautical engineering department; vocational training offices; testing laboratory; production control, material and planning office; A&E officer and assistant officer; plant engineer office; drafting room; blueprint and photostat room; accounting office; accessories office; general office; and security office. The small second-floor space above the entry was originally intended only for storage and a duty room with bathroom. Most of the original steel-sash windows in the office block have been replaced with aluminum-framed windows with larger lights. Some of the original metal and glass partition walls inside remain. Partitions have been relocated, and the ones that were previously open above (those without transoms) have had enclosure walls built above them. Generally the layout of the office block has been greatly changed over the years, especially the northeast half that was originally shops.

History: Building 117 was originally the Assembly and Repair Shop. It was described as "similar to the one built at Jacksonville, Florida, the plans for which were prepared by Roberts & Co., of Atlanta, Georgia" (Contractors, Pacific Naval Air Bases n.d.: A-348). This was the only building on the station that required pile foundations. As the PNAB report noted:

> Because of the coral formation in this area deep foundations were not required, in fact, deep foundations were to be avoided, due to the fact that the top four to six feet of the coral strata was of a hard texture, whereas below this hard crust, the coral was of a loose and crumbly texture, and would not sustain loads required of most of the foundations. In other words, most spread footings were placed at an average depth of about two feet. One exception to the above was in the case of the assembly and repair building, where previous grading had removed approximately ten feet of the surface coral, thereby exposing the unstable coral underneath. Because of this the assembly and repair building was a complete pile job (Contractors, Pacific Naval Air Bases n.d.: A-378 & 379).
>
> 500 Raymond concrete piles were driven, with the Raymond crane-mounted rig (Contractors, Pacific Naval Air Bases n.d.: A-363).

Building 117 was in a constant "process of revision by the Navy, in plan and detail, throughout its construction -- until it was practically completed" (Contractors, Pacific Naval Air Bases n.d.: A-387). This resulted in some problems during construction, since the purchase of materials had been based on the plans used in Jacksonville, Florida. "Revised plans compelled the field to adapt these materials as best they could. This entailed additional labor, and in some cases considerable refabrication" (Contractors, Pacific Naval Air Bases n.d.: A-404).

Note: For additional written historical information please see main entry for Naval Air Station Barbers Point, HABS No. HI-279.

Sources:

Architectural drawings for the "Assembly & Repair Shop" (original name for Building 117) are located on microfilm in the Pacific Division Naval Facilities Engineering Command Plan File room. Drawings from the 1940s are filed under both 14th Naval District Drawing Numbers (OA-N10-372 to 374) and under Bureau of Yard and Docks, Y&D Drawing Numbers (199721, 199723, 199724, 199730, 199738 to 740, 06635 to 640, 06643, 06665, 06672).

Contractors Pacific Naval Air Bases
n.d. *Technical Report and Project History: Contracts NOy-3550 and NOy-4173: Pacific Naval Air Bases and Aviation Facilities, Dredging, Buildings, Accessories, Quay Walls, Berms, and Oil and Gasoline Storage at the Naval Station, Pearl Harbor, Hawaii and Pacific Islands.* 11 volumes (Chapter IX on Barbers Point, and Chapter XXVIII on Ewa). Microfilmed report in Pacific Division, Naval Facilities Engineering Command Library.

Historian: Ann K. Yoklavich, Architectural Historian, Spencer Mason Architects, 1995.

LIST OF FIGURES

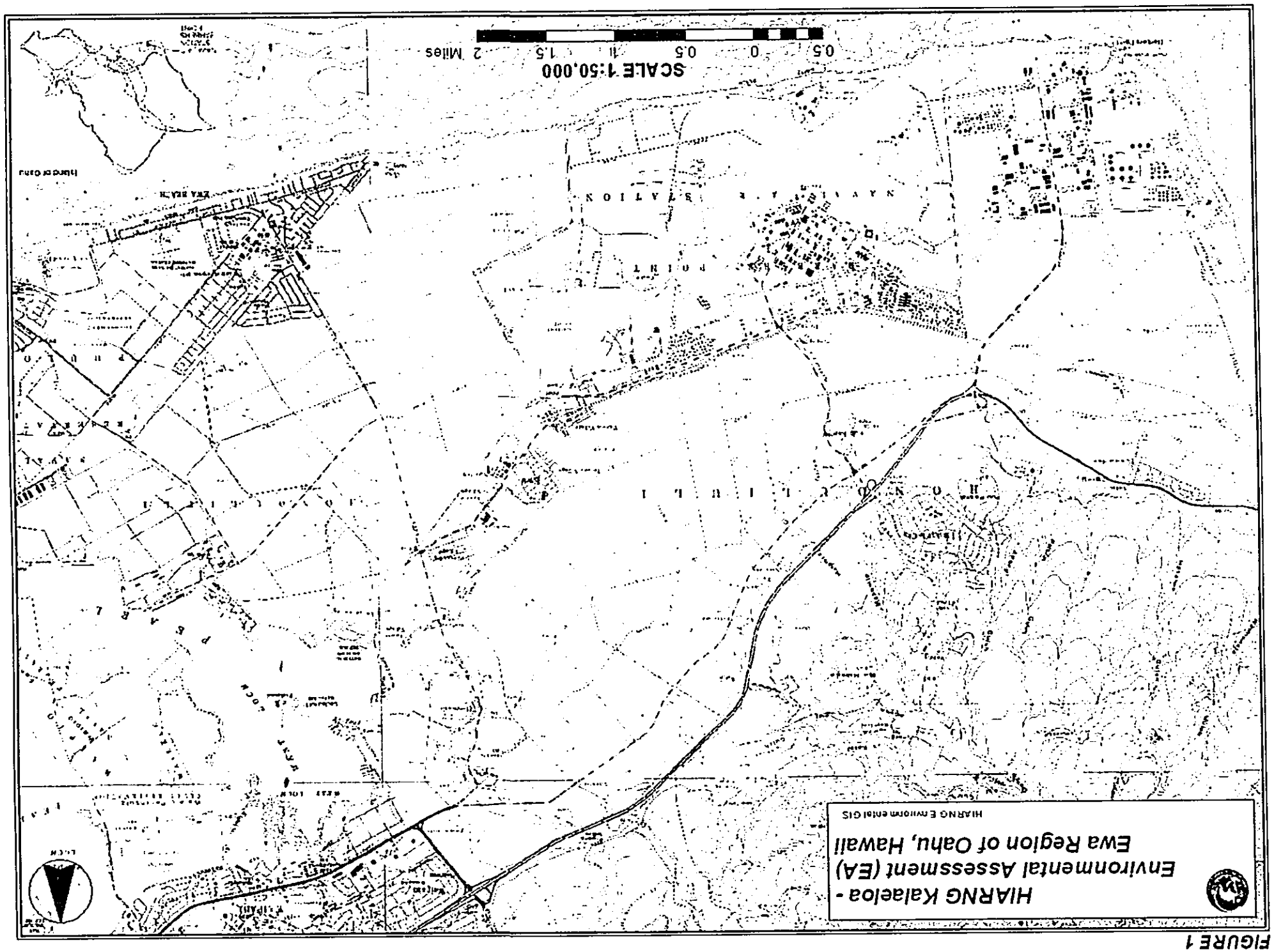
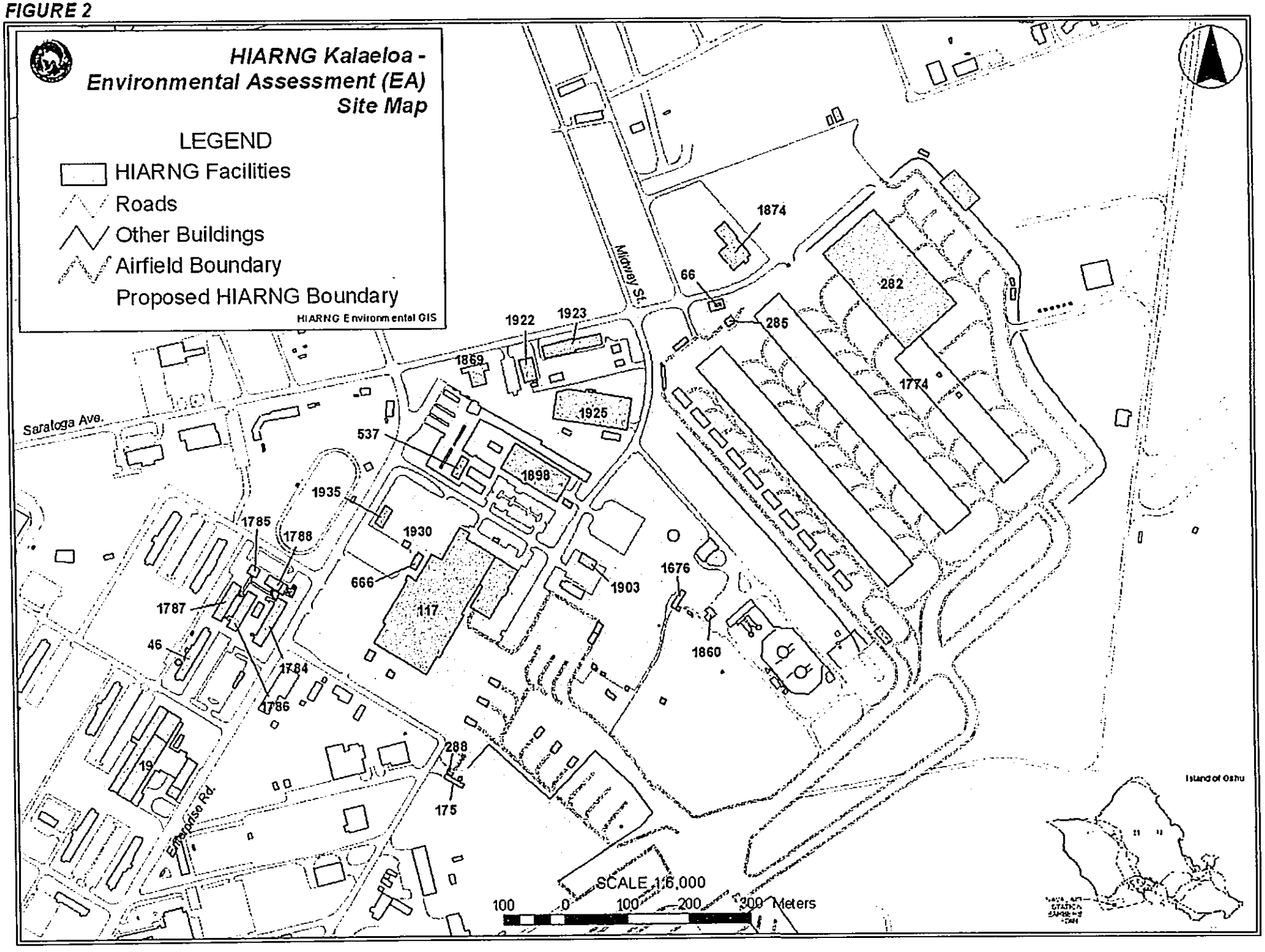


FIGURE 1

FIGURE 2



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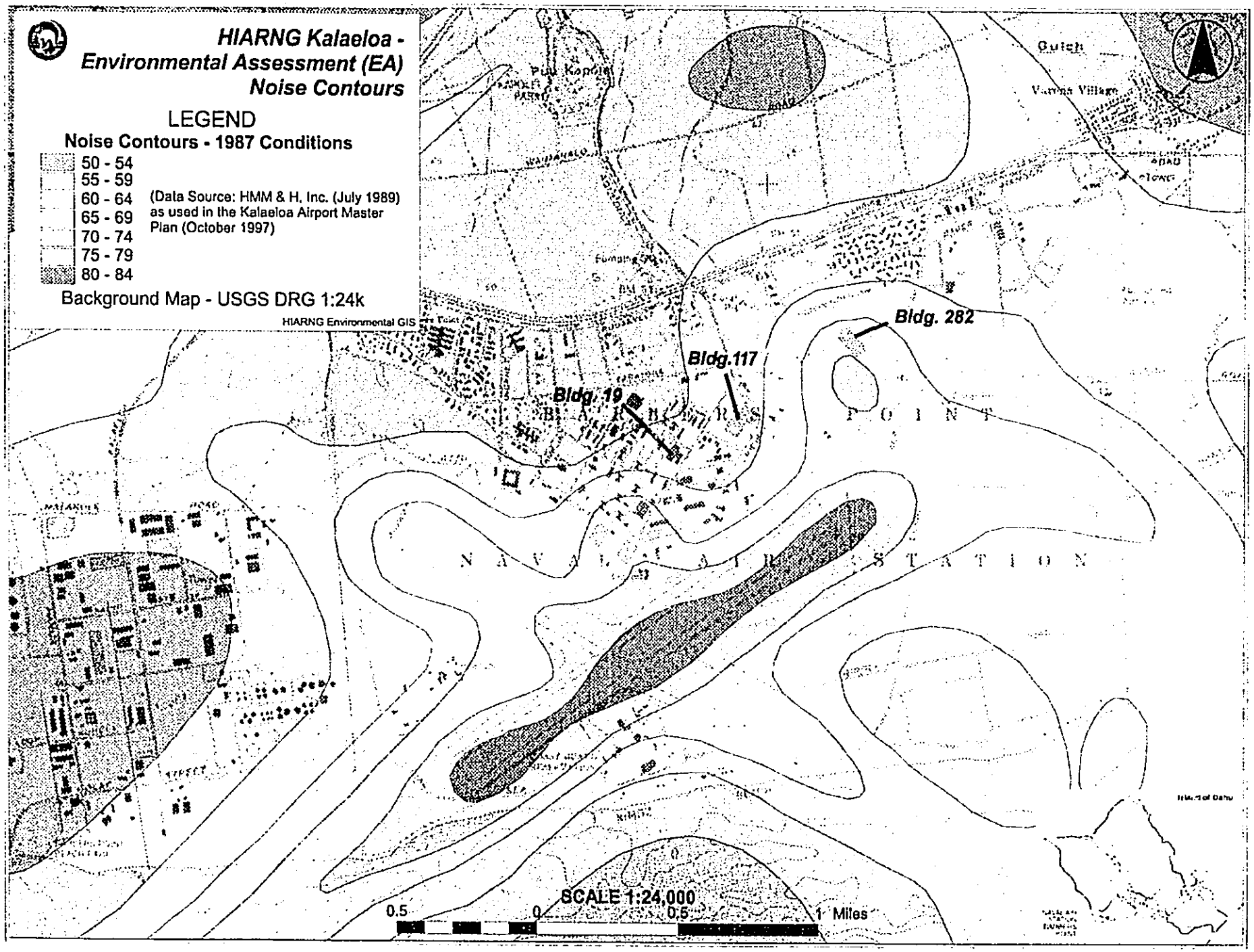

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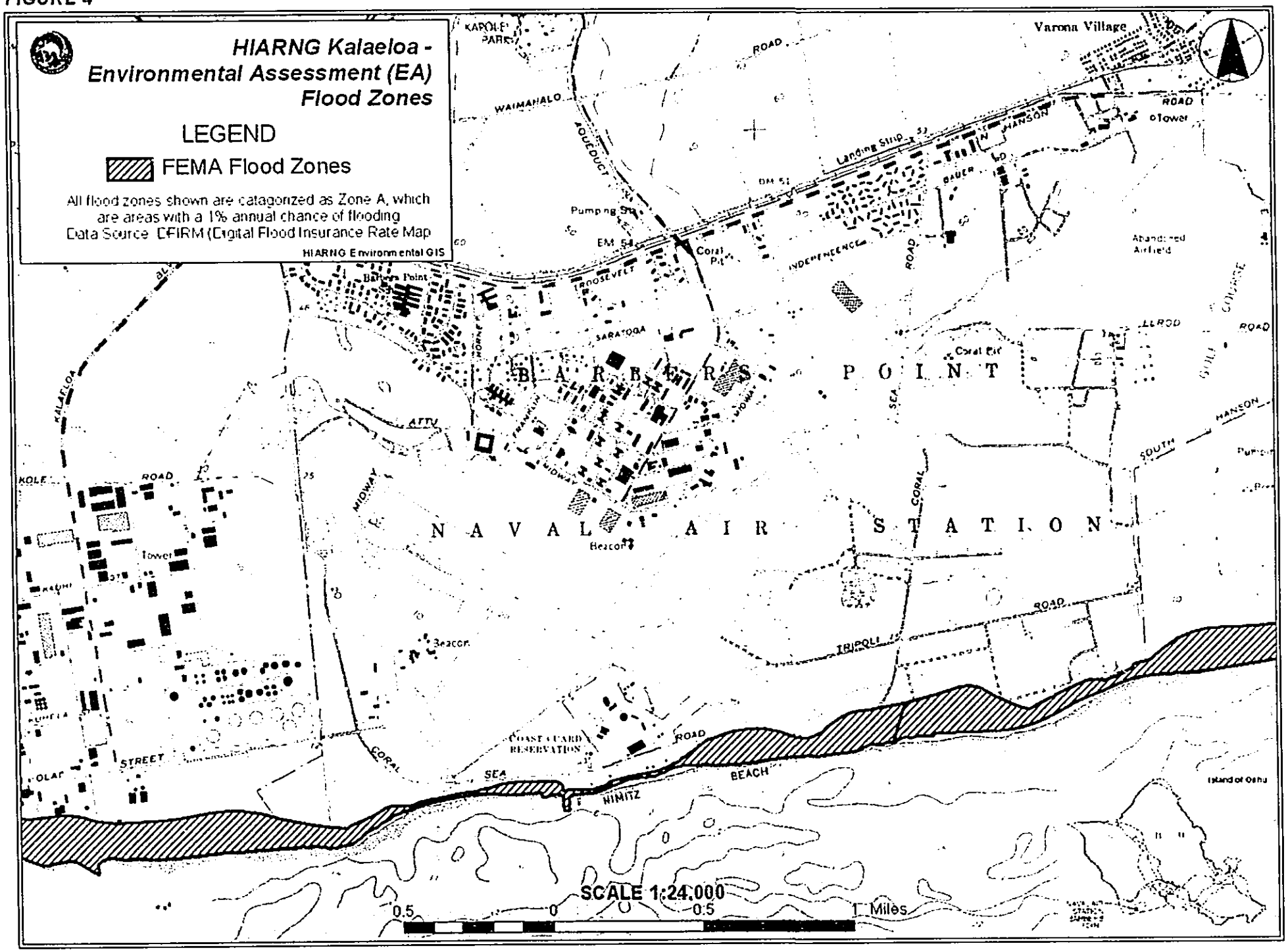

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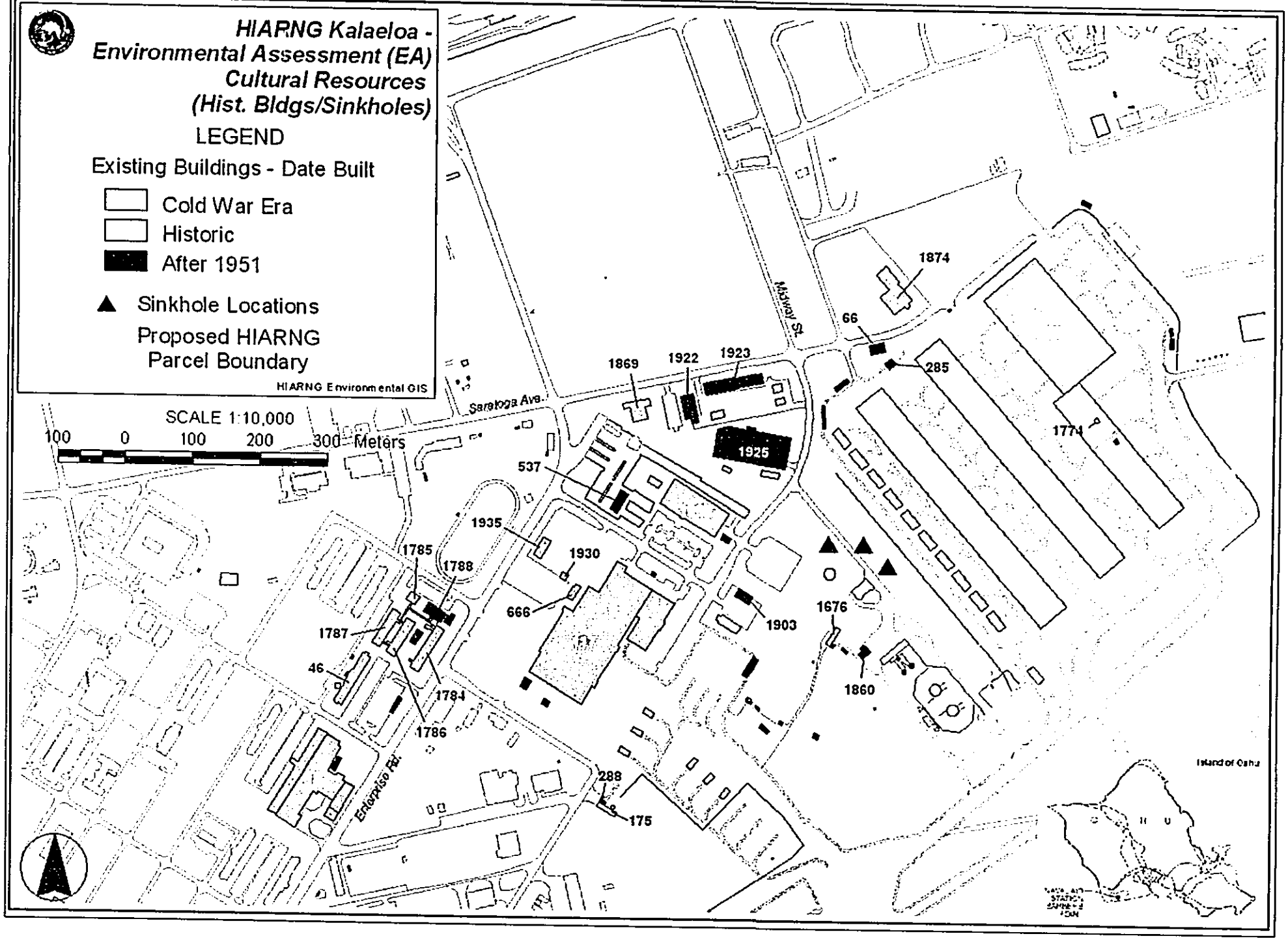


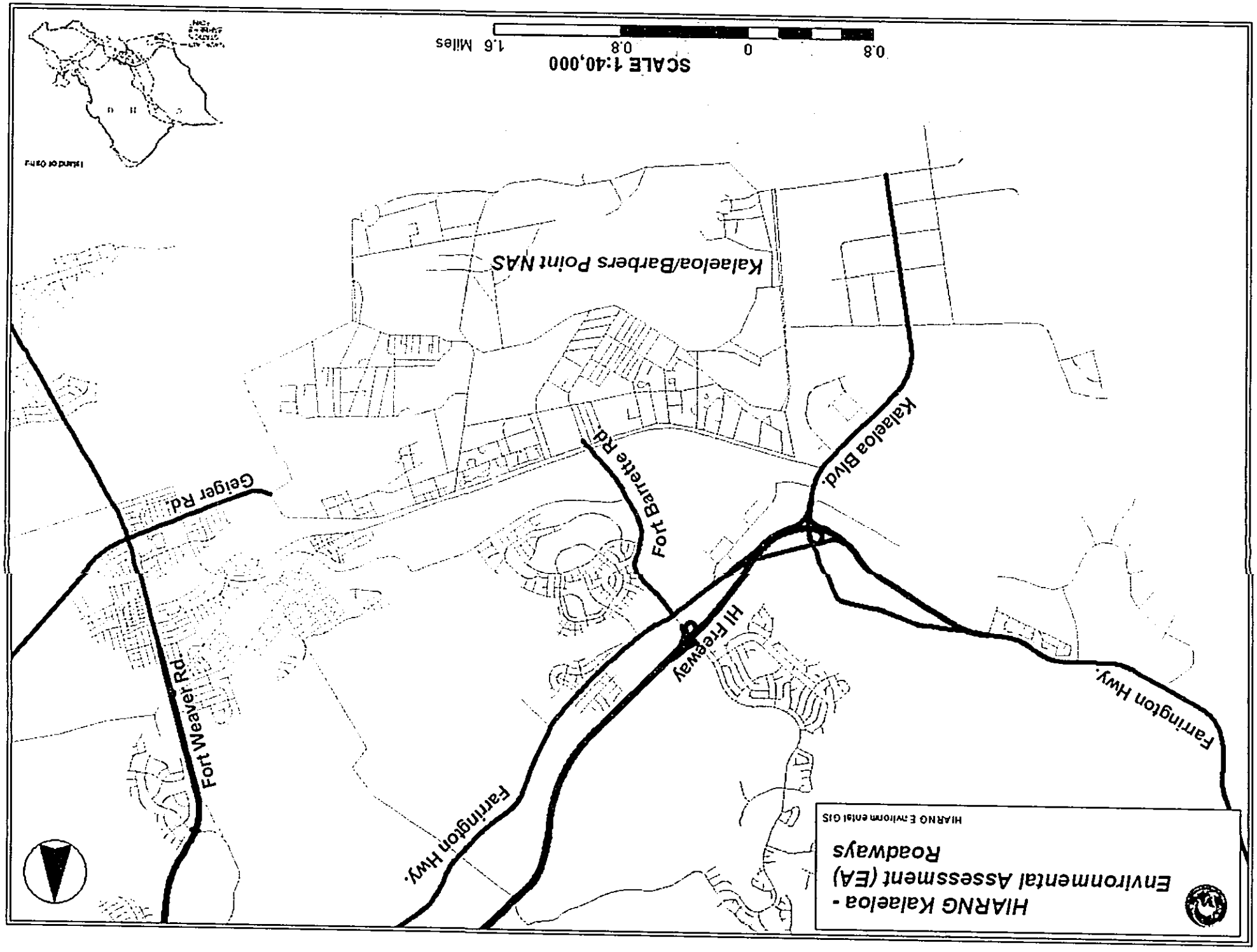
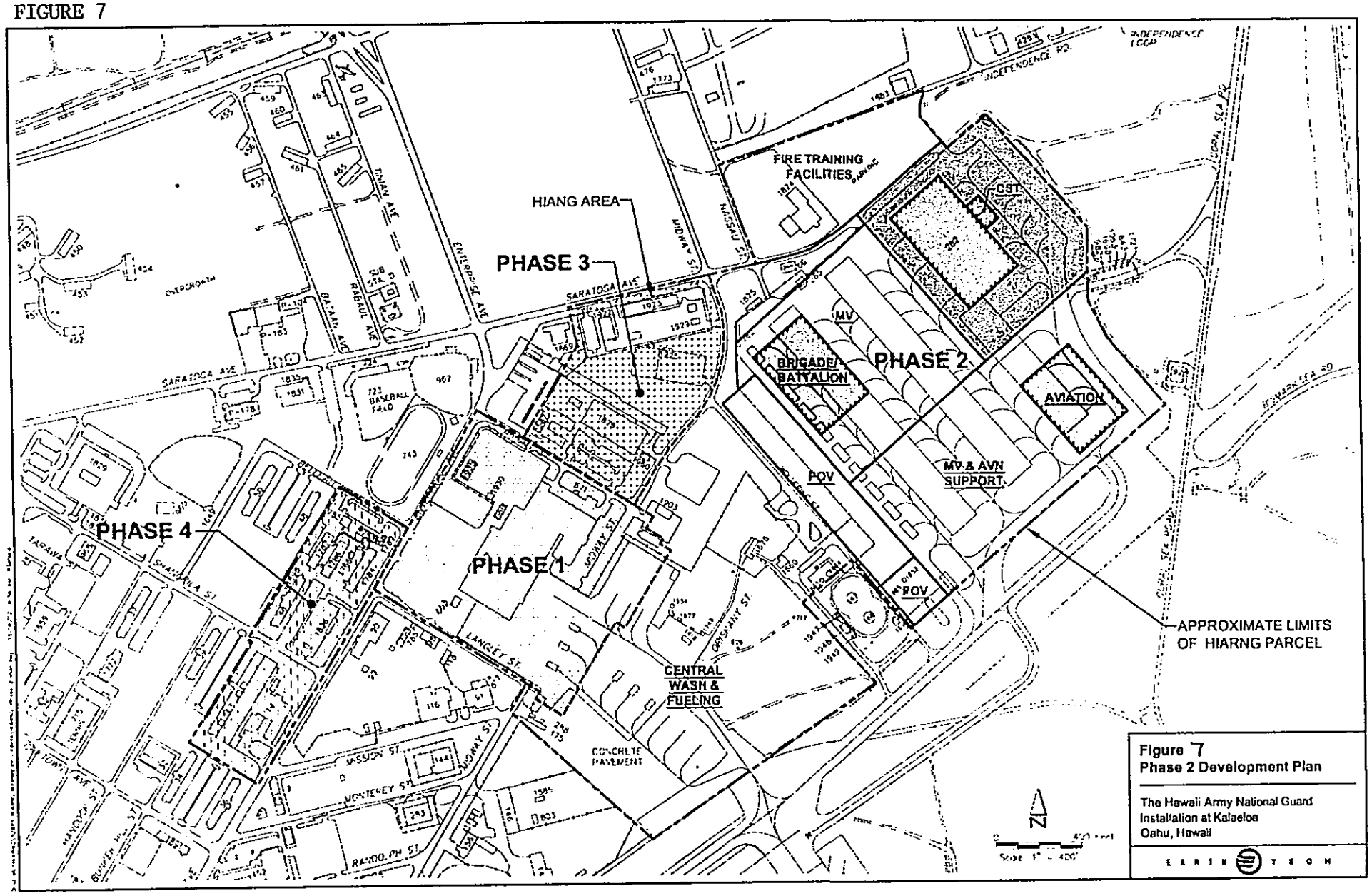


FIGURE 6

FIGURE 7



DRAFT
FINDING OF NO SIGNIFICANT IMPACT (FNSI)
ENVIRONMENTAL ASSESSMENT
FOR
THE RELOCATION AND CONSOLIDATION OF THE HAWAII ARMY NATIONAL GUARD TO KALAELOA, OAHU, HAWAII: INCLUDING CONSTRUCTION AND RENOVATION OF NEW AND EXISTING BUILDINGS AND INFRASTRUCTURE

Introduction

The Hawaii Army National Guard (HIARNG) prepared an Environmental Assessment (EA) to identify and evaluate potential environmental effects of the relocation and consolidation of the HIARNG to Kalaeloa. The HIARNG prepared the EA in accordance with the National Environmental Policy Act (NEPA), and the National Historic Policy Act (NHPA) of 1966.

1. Description of Proposed Action and Alternatives

Proposed Action. *The HIARNG proposes to relocate units identified in Section 1.1 to facilities* located on a 150-acre site at Kalaeloa. The initial plans divide the improvements at Kalaeloa into three main categories: (1) renovations to buildings, (2) repair or upgrade airfield pavement, landscaping, and infrastructure, and (3) new construction.

The majority of the upgrades to the Kalaeloa facilities are exempt from the EA process. They involve interior improvements and repairs to existing buildings, including plumbing and electrical work. The activities that are not exempt include the use of Federal land and funds, renovations to historic Buildings 117 and 282, widening of the airfield runway, and new construction.

The development plan is now in the conceptual stage, and the proposed action will consist of four phases. The first phase involves the renovation of Building 117, a historic structure. Phase 2 includes construction of a Brigade Headquarters, Aviation facility, POV parking, and Central Wash-Fuel facility. Phase 3 includes an addition to Building 1898 with the HIARNG museum. Phase 4 includes the renovation of Buildings 46, 1786, 1787, 1784, 1785, 1788, and 19. A phase to renovate Building 282, also historical, is ongoing and subject to congressional funding. If the conceptual plan changes substantially during the final planning phases of the project, HIARNG will submit a supplemental EA to disclose these changes to the public.

Alternatives Considered. In addition to the proposed action, a no action alternative was analyzed. Under the no action alternative, no renovation would take place and the HIARNG units would remain at current facilities. This is not a viable solution, as current facilities do not meet existing needs and there is limited space for expansion at both the Fort Ruger and Wheeler Army Airfield sites. Therefore, it would impair HIARNG's ability to fulfill its mission requirements. In addition, HIARNG must vacate the crater facilities in accordance with the Diamond Head Crater State Monument Plan, returning the land to a semi-natural condition.

2. Environmental Analysis

The following potential environmental and socio-economic effects of the Kalaeloa EA were assessed for the proposed action and the alternative: land use, air quality, noise, geology and soils, biological and water resources, cultural resources, socio-economics, environmental justice and infrastructure. HIARNG found no significant or major impacts on these resources as a result of the proposed action. During the short-term, the proposed action may generate

increased noise and dust associated with construction and renovation. This activity will be limited to daylight work hours.

Based upon the analysis contained in the EA, it has been determined that the known and potential impacts of the Proposed Action on the socio-economic aspects of the local areas would be beneficial.

The No Action alternative has little or no effect on any of the resources analyzed in this assessment.

3. Regulations

The proposed action would not violate the National Environmental Policy Act (42 USC § 4321 to 4370e), its regulations promulgated by the Council on Environmental Quality (40 CFR parts 1500-1508), 30 CFR 651, *Environmental Analysis of Army Actions*, or any other Federal, State, or local environmental regulations.

4. Public Review and Comment

The EA, and Draft Finding of No Significant Impact (FNSI) will be available for public review and comment for 15 days after publication of the Draft FNSI's Notice of Availability. The EA, and Draft FNSI will be available for review at locations listed in the Notice of Availability. Copies may be obtained by mail, and written comments may be submitted to the Hawaii Army National Guard Environmental Office (HIARNG-ENV), 3949 Diamond Head Road, Honolulu, Hawaii, 96816-4495.

The draft EA was made available for a 30-day public review and comment period from January 8, 2003 to February 7, 2003 at locations listed in The Environmental Notice, the semi-monthly bulletin of the Office of Environmental Quality Control. No significant issues were identified, and the draft EA was revised to reflect the comments received.

5. Finding of No Significant Impact

After careful review of the EA, I have concluded that implementation of the proposed action would not generate significant controversy or have a significant impact on the quality of the human or natural environment. Per 30 CFR 651, the Final EA and Draft FNSI will be made available for a 15-day public review and comment period. Upon successful completion of this action the FNSI will be signed and the action will be implemented. This analysis fulfills the requirements of the National Environmental Policy Act and the Council on Environmental Quality regulations. An Environmental Impact Statement will not be prepared, and the National Guard Bureau is issuing this Finding of No Significant Impact.

_____
Date

_____
Gerald I. Walter
Lieutenant Colonel, US Army
Chief, Environmental
Programs Division