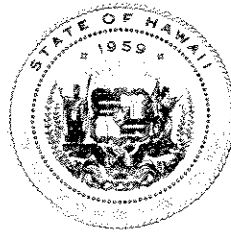


EQ BULLETIN



GEORGE R. ARIYOSHI
Governor

DONALD BREMNER
Chairman

ENVIRONMENTAL QUALITY COMMISSION

550 HALEKAUWILA ST., ROOM 301, HONOLULU, HAWAII 96813 PH: (808) 548-6915

Volume VI

December 23, 1980

No. 24

REGISTER OF CHAPTER 343, HRS DOCUMENTS

EIS PREPARATION NOTICES

The following proposed action has been determined to require an environmental impact statement. Anyone can be consulted in the preparation of the EIS by writing to the listed contacts. 30 days are allowed for requests to be a consulted party.

CONSERVATION DISTRICT USE APPLICATION FOR CONSOLIDATION AND RESUBDIVISION USE AT KAPOHO, LAEPAOO, PUNA, HAWAII, Mr. Arthur Lyman, Kapoho Land & Development Co., Ltd./Dept. of Land & Natural Resources

Previously published on December 8, 1980.

Contact: Mr. Arthur Lyman
Kapoho Land & Development Co., Ltd.
P.O. Box 371
Hilo, Hawaii 96720

Deadline: January 7, 1981.

NEGATIVE DECLARATIONS

The following are Negative Declarations or determinations made by proposing or approving agencies that certain proposed actions will not have significant effects on the environment and therefore do not require EIS's (EIS Reg. 1:4p). Publication in the Bulletin of a Negative Declaration initiates a 60-day period during which litigation measures may be instituted. Copies are available upon request to the Commission. Written comments should be submitted to the agency responsible for the determination

(indicated in project title). The Commission would appreciate a copy of your comments.

KAUAI

AMEND THE KAUAI GENERAL PLAN FROM "AGRICULTURE" TO "SINGLE FAMILY RESIDENTIAL", AND AMEND THE ZONING FROM "AGRICULTURE DISTRICT (A)" TO "RESIDENTIAL DISTRICT (R-6)" FOR THE PURPOSE OF DEVELOPING AN 8 LOT SUBDIVISION, Roger Taniguchi, et.al./ Planning Department, County of Kauai

The applicant proposes to subdivide and develop the subject property as a proposed 8 lot residential subdivision in conjunction with development of the abutting property (approx. 140 lots in 4 phases, consisting of 35 units per phase) owned by Rex Financial Corporation as a residential subdivision. The property is identified as TMK:5-2-12: portion of Parcel 16 and contains an overall area of 1.3 acres. Being located in close proximity to the existing Puu Lani Subdivision in Kilauea, the utility infrastructure is available; however, the cost for the necessary water line extension will be borne by the applicant.

OAHU

CONSERVATION DISTRICT USE APPLICATION FOR BEACH PARK SITE IMPROVEMENT USE AT HANAUMA BAY, MAUNALUA, HONOLULU, OAHU, Dept. of Parks & Recreation, City & County of Honolulu

Correction: Previously published on Sept. 8, 1978. This negative declaration was inadvertently republished on December 8, 1980 and is now retracted from that issue.

The proposed project consists of beach park site improvement use of the City and County property, identified as TMK:3-9-12:2, at Hanauma Bay, Maunaloa, Honolulu, Oahu. The project involves the use of three subzones of the Conservation District: Protective, Limited and General. The scope of the subject project includes: grassed picnic areas and ponding areas for impounding and filtering storm water runoff, enhancement of the existing scenic overlook area, relocation of parking and separation of tour buses from automobiles, related park facilities and landscape improvements.

CONSTRUCTION OF A SINGLE FAMILY DWELLING, HONOLULU, OAHU, Joseph Apo/ Dept. of Hawaiian Home Lands

Construction of a single family dwelling consisting of 2 bedrooms and 2 baths attached to existing structure consisting of a 1-bedroom and bath with patio at 451 Krauss St., Lot 51, TMK:2-2-15:36; Urban Zoned R-6, Honolulu, Hawaii. This is a replacement home for lessee.

DEMOLITION OF THE ALEXANDER YOUNG BUILDING, 1000 BLOCK OF BISHOP STREET, HONOLULU, OAHU, The Northwestern Mutual Life Insurance Co./Dept. of Land and Natural Resources - Historic Sites

The Northwestern Mutual Life Insurance Company proposes to demolish the 75-year old Alexander Young Building. In its place, they will construct a modern, 29-story, 350-foot office tower and a 37,000 sq. ft. landscaped plaza. The proposed new development has been named Pacific Trade Center/Phase II and will occupy the entire western side of the 133,000 sq. ft. block bounded by King, Bishop, Hotel and Alakea Streets. The remainder of the block contains the 350-ft. high office tower and 6-story commercial/ parking structure that comprise the Pacific Trade Center/Phase I complex. Both Phase I and Phase II are owned by the Northwestern Mutual Life Insurance Company. The new building will have approx. 470,000 sq. ft. of gross floor area, or just over twice as much as the existing building. When combined with

the 525,000 sq. ft. of space contained in the existing Pacific Trade Center/ Phase I, the new building will completely utilize the site's development potential under the existing zoning code.

KAIMUKI INTERMEDIATE SCHOOL, POHUKAINA RELOCATION, REMOVAL OF ARCHITECTURAL BARRIERS, HONOLULU, OAHU, Dept. of Accounting and General Services for the Dept. of Education

The project consists of the design and construction of modifications to remove architectural barriers for the handicapped at the subject school for Pohukaina School students.

MAKAHA EXPLORATORY WELL III, MAKAHA, OAHU, TMK:8-4-02: Portion of Parcel 1, Board of Water Supply, City and County of Honolulu

The proposed project consists of the drilling, casing and testing of one 1 mgd exploratory well near the 1,100-ft. elevation in Makaha Valley. The proposed project is listed in the Board of Water Supply's 1980-86 Construction Improvements Program and will provide for future needs of the Waianae Coast. The proposed project is located in Makaha Valley approx. 3.7 miles northeast of the intersection of Makaha Valley Road and Farrington Hwy., on the island of Oahu. Access is available from Makaha Valley Road, the site being approx. 230 ft. west of Makaha Stream. If the well tests out satisfactorily, production facilities will be installed. The impact resulting from the production and distribution of water from this well will be addressed in an environmental impact statement.

PROPOSED 3.5 MILLION GALLON RESERVOIR TO BE BUILT BY FOREMOST FARMS, WAIMANALO, KOOLAUPOKO, OAHU, Foremost Farms/Dept. of Land and Natural Resources

The project proposes construction of a 3.5 million gallon reservoir for Foremost Farms at a site above the existing Retention Pond in Waimanalo, TMK:4-1-80, Portion 80. At this site, there are two ponds which are completely overgrown and are filled with organic material that has settled out over the past several years.

Prior to construction of the Reservoir, manure water flow will be diverted from the project site to the existing Retention Pond through a diversion ditch. Liquid effluent from the two ponds will be pumped out into the existing Retention Pond and all organic and unsuitable fill material will be removed and transported to a disposal site. A Diversion Structure will be constructed enabling manure water flow to be diverted through the diversion ditch to the existing Retention Pond. This will enable the completed new 3.5 million gallon Reservoir to be drained for periodic cleaning. An Overflow Structure will be provided to allow stormwater overflow to pass through the new Reservoir to the existing Retention Pond. An irrigation pump and connection to the existing irrigation system will allow the collected stormwater runoff to be used for irrigation of the pasture areas. An Access Road will be provided to the Reservoir. The objective of this project is to meet the requirements of the NPDES Permit No. 0000311, which is being enforced by the Department of Health for the Environmental Protection Agency.

SUBDIVISION OF PORTION OF THE RECLAIMED (FILLED) LAND OF KANEOHE BAY FRONTING TMK:4-4-16, PARCELS 17,18,& 19 INTO LOTS 5-A-1, 6-A-1, & 7-A-1, KANEOHE, KOOLAU-POKO, OAHU, Dept. of Land and Natural Resources

The Department of Land and Natural Resources desires to effectuate a subdivision of portion of reclaimed (filled) land in order to sell to the abutting property owners. The proposed action involves subdividing portion of the formerly submerged land fronting private property along Kaneohe Bay Drive into three (3) separate lots.

MAUI

PAIA SEWERAGE SYSTEM, PAIA, MAUI, Dept. of Public Works, County of Maui

This project consists of the installation of approx. 12,400 ft. of gravity sewers and 23,400 ft. of force mains. The pro-

ject also consists of the installation of seven new sewage pumping stations and the renovation of the existing Paia sewage pumping station. The project will collect sewage from the communities of Kuau, Paia and Sprecklesville and transport the sewage to the existing Wailuku-Kahului Wastewater Treatment Facility. This project will eliminate the existing raw sewage outfall which discharges raw sewage into Paia Bay. This project will also eliminate cesspools from the coastal communities of Sprecklesville and Kuau and thus reduce the potential for contamination of the coastal waters in those areas.

HAWAII

GENERAL AVIATION AND MAINTENANCE BASEYARD FACILITIES AT KE-AHOLE AIRPORT, NORTH KONA, HAWAII, TMK:7-4-43:3, Dept. of Transportation

The project is located within the Ke-ahole Airport property. A portion of the project is to the north of the existing terminal covering approx. 5 acres of lava rock area. The other portion of the project to the south of the existing crash fire rescue building covers approx. 17 acres of lava rock area. The proposed action is to accomplish the following:

1. Construct new access roads and utilities to service new general aviation facilities.
2. Construct approx. 9 acres of aprons and taxiways for general aviation use including lighting and marking, relocation of fuel tanks.
3. Relocate existing T-Hangar and construct a new T-Hangar.
4. Construct two new air cargo buildings with loading docks.
5. Construct a maintenance baseyard facility.

INDUSTRIAL ZONED LANDS UNDER GENERAL LEASE NO. 178, KAWAIHAE 1ST, SOUTH KOHALA, HAWAII, TMK:6-1-06:06, Weiser Cedar Sales, Inc./ Dept. of Hawaiian Home Lands

The project consists of construction of an industrial building, located within an industrial zoned area, to be used as a warehouse, office and showroom. Total area involved is 6.513 acres with the industrial building consisting of 8,960 sq. ft. on the

lower floor and 3,750 sq. ft. on the upper floor.

NEPA DOCUMENT

The following documents have been prepared pursuant to the requirements of the National Environmental Policy Act of 1969. Contact the Office of Environmental Quality Control for more information at 548-6915.

PROPOSED MILILANI TOWN EXPANSION, WAIPIO, OAHU, Dept. of Housing and Urban Development

Preparation Notice

Previously reported on December 8, 1980.

For further information contact:

Frank Johnson
Dept. of Housing and Urban Development
Honolulu Area Office
300 Ala Moana Blvd., Room 3318
P.O. Box 50007
Honolulu, Hawaii 96850

Deadline: December 26, 1980.

PROPOSED WEST BEACH RESORT, HONOULIULI, EWA DISTRICT, OAHU, U.S. Army Corps of Engineers

Joint Federal-State Final Environmental Impact Statement

The applicant, West Beach Resorts, a Hawaii General Partnership, proposes to construct a resort complex that may include a maximum of 1,680 residential units, 7,520 hotel/condominium units, a 35-acre marina with a capacity of 700 berths, a series of bathing beach lagoons fronting the resort hotels, a tourist recreational-commercial center, a park, a shopping center, interior road systems, utility systems, a golf course, tennis courts and other urban support facilities. The project described represents a conceptual plan with the highest density allowed under the State Land Use Commission's decision to designate the land urban. Construction will be phased, and specific project features will be added

or deleted from the project plan depending upon costs, design changes and permit conditions imposed by the regulatory agencies. A Department of the Army permit application for construction of a marina and bathing lagoons was submitted to the U.S. Army Corps of Engineers; the applicant plans to apply for a Special Management Area permit and Conservation District Use Application in the near future.

IF YOU WANT FURTHER INFORMATION CONCERNING THE FEIS AND PERMIT REQUIREMENTS PLEASE CONTACT THE AGENCY OF RESPONSIBILITY LISTED BELOW:

<u>Permit Requirements</u>	<u>Contact Person</u>
Shoreline Setback	Mrs. Lorrie Chee Dept. of Land Utilization City & County of Honolulu 650 South King Street Honolulu, HI 96813 Phone: (808) 523-4077
Special Management Area Permit	Mr. Roger Evans, Planner Dept. of Land & Natural Resources P.O. Box 621 Honolulu, HI 96809 Phone: (808) 548-7837
Chapter 343, HRS	Mr. Harry Akagi, Acting Director Office of Environmental Quality Control 550 Halekauwila St., Rm. 301 Honolulu, HI 96813 Phone: (808) 548-6915
Dept. of the Army Permit	Mr. Stanley Arakaki, Chief Operations Branch, Honolulu District, U.S. Army Corps of Engineers Room 205, Building 230 Fort Shafter, HI 96858 Phone: (808) 438-9258

EIS'S SUBMITTED FOR ACCEPTANCE. The following EIS has been submitted for acceptance and contains comments and responses made during the review and response period.

PROPOSED HONOLULU AREA RAPID TRANSIT PROJECT HONOLULU, OAHU, City and County of Honolulu,

Dept. of Transportation Services

Previously reported on June 8, 1980.

EIS also available for review at the Main Branch Library on Oahu, and also may be inspected at the Dept. of Transportation Services, 650 South King St., 3rd Floor, Honolulu, Hawaii.

Status: Accepted by Governor Ariyoshi on December 15, 1980.

REGISTER OF SHORELINE PROTECTION ACT DOCUMENTS

The projects listed in this section have been filed with the City and County of Honolulu Dept. of Land Utilization pursuant to Ordinance 4529, as amended, relating to the Special Management Area (SMA) of Oahu. Contact the DLU at 523-4077 for additional information.

SUPPLEMENTAL EIS - PROPOSED EXPANSION OF THE WAIMEA FALLS PARK, WAIMEA, OAHU,
Waimea Falls Park, Inc./Dept. of Land Utilization, City & County of Honolulu

Draft Supplemental Environmental Impact Statement

The proposed action would expand the facilities in four areas:

1. Sewage Treatment Plant Expansion
2. Restaurant Dining Expansion
3. Tram Depot Refreshment Center
4. New Dining Pavilion

The action would increase the sewage treatment capacity to meet the standards of the Department of Health, expand the existing dining area in a new pavilion structure, allow conversion of a tram waiting shelter to include a refreshment center, and increase group dining capacity in a new dining pavilion.

This EIS is also available for inspection at the Kahuku Community-School Library and the Waialua Library.

Deadline: January 23, 1981.

PROPOSED WATERFRONT MANOR CONDOMINIUM PROJECT, WAIPIO, EWA DISTRICT, OAHU,
Herbert K. Horita Realty, Inc./Dept. of Land Utilization

Final Environmental Impact Statement

The Waterfront Manor 18.942 acre site is located generally between Middle Loch and Waipahu High School within the Waiawa-Waipio area of the Ewa District, Oahu. The site is identified by TMK:9-4-08:23. Herbert K. Horita Realty, Inc., the owner and developer of the site, proposes to construct 863 condominium units in five (5), 10-story buildings on the project site. There will be a total of 682, one-bedroom units and 181, two-bedroom units. The Preliminary Site Plan includes the construction of a 1,400-foot long, 40-foot wide (curb to curb) access road within a 56 feet right-of-way. Shoulders and sidewalks will also be provided. This access road will be built to County standards and dedicated to the County upon completion. Other features include: private, internal roadways; a recreational center, parking (1,337 spaces); landscaping; onsite and offsite utility (water, sewage, drainage) improvements.

This EIS is also available for inspection at the Ewa Beach Community-School Library, Wahiawa Library, Waialua Library and the Waipahu Library.

Status: Presently being processed by the Dept. of Land Utilization, City and County of Honolulu

HOUSECLEANING

FREE EIS's!

Once a year, the OEQC and the Commission give away copies of extra draft EIS's to make room for the coming year. These EIS's are available to anyone who wants them. It's first come, first choice. These EIS's, however, will not be mailed to an Oahu address. The copies will be located at 550 Halekauwila St., Room 306, Honolulu, HI. For those on the neighbor islands who do not have the opportunity to come to Honolulu, please send or phone the name of the desired EIS's. We will make arrangements to get the copies to you, if available.



EQC BULLETIN

BULK RATE
U.S. POSTAGE
PAID
HONOLULU, HAWAII
PERMIT NO. 1502

ENVIRONMENTAL QUALITY COMMISSION

550 HALEKAUWILA ST ROOM 301 HONOLULU HAWAII 96813