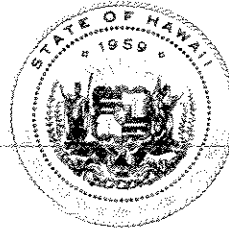


EQ BULLETIN



GEORGE R. ARIYOSHI
Governor

DONALD BREMNER
Chairman

ENVIRONMENTAL QUALITY COMMISSION

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

Volume VII

January 23, 1981

No. 02

REGISTER OF CHAPTER 343, HRS DOCUMENTS

EIS PREPARATION NOTICES

The following proposed actions have been determined to require environmental impact statements. Anyone can be consulted in the preparation of the EIS's by writing to the listed contacts. 30 days are allowed for requests to be a consulted party.

WAILUPE WELL DEVELOPMENT PROJECT, HONOLULU, OAHU, Board of Water Supply, City & County of Honolulu

The Board of Water Supply (BWS) is presently proposing the development of a production water well within Wailupe Valley. The drilling and testing of the exploratory phase of the well development will be performed by the Division of Water and Land Development (DOWALD) of the State Department of Land and Natural Resources. The exploratory well will have a hole size of 14 inches and a depth of 450+ feet, from a ground elevation of 375+ feet. It will require 6 months to complete, at an estimated cost of \$170,000.00. After extensive testing of the well for water quality and quantity, the exploratory well will be converted into a production well and put into service at its rated capacity. The anticipated 0.5 mgd well will discharge directly into the transmission main which connects the two on-site BWS reservoirs (0.3 mg capacity each) to the existing water distribution system in Wailupe Valley.

Contact: Larry Whang
Board of Water Supply
City & County of Honolulu

630 South Beretania Street
Honolulu, Hawaii 96843
Phone: 548-5221

Deadline: February 22, 1981

IMPROVEMENTS TO MAALAEA BOAT HARBOR, MAALAEA, MAUI, Dept. of Transportation

Previously reported January 8, 1981.

Contact: Daniel Tanaka
Department of Transportation
Harbors Division
869 Punchbowl Street
Honolulu, Hawaii 96813
Phone: 548-2559

Deadline: February 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

GENERAL PLAN AMENDMENT FROM SINGLE FAMILY RESIDENTIAL TO MULTI FAMILY RESIDENTIAL

AND ZONING AMENDMENT FROM RESIDENTIAL DISTRICT (R-4) TO RESIDENTIAL DISTRICT (R-10), Shose Higuchi and Sukeichi Shinno/
Planning Department, County of Kauai

The applicants are proposing the subject General Plan and Zoning changes for purposes of providing for a higher residential density. Specifically, the owner of Parcel 29 intends to construct another dwelling and later subdivide the property for conveyance to his children; the owner of Parcel 56 intends to either construct one more dwelling or build a duplex. The properties are identified as TMK:3-8-07:29 and 56 and contain an overall area of 25,732 sq. ft. in total. Being located within the residential area of the Isenberg Tract, the existing utility infrastructure would be available to service this site.

OAHU

"THE APARTMENT," HONOLULU, OAHU, The House, Inc./Hawaii Housing Authority

The proposed project will be known as "The Apartment" and consist of eleven two-bedroom dwelling units grouped in four buildings - two two-story buildings and two one-story buildings. Typical dwelling unit will have approx. 760 sq. ft. of living area. The developer of the project is The House, Inc., a non-profit corporation organized to provide a residential, social, rehabilitation program for the socially and/or emotionally handicapped persons. The subject property is legally defined as TMK:1-6-09 portion of 1 with a total area of approx. one acre, located at the corner of Lanakila Ave. and Keola St. in Honolulu. The land is presently vacant and undeveloped.

CONSERVATION DISTRICT USE APPLICATION FOR LAND FILLING AND RESTORATION USE AT WAIMALU, EWA, TMK:9-8-02:9, OAHU, Herbert K. Horita Realty, Inc./Dept. of Land and Natural Resources

The proposed work consists of filling approx. 0.11 acre of land of which 0.065 acre is located in Conservation and 0.045 acre is in residential. Fill slopes in Conservation land will be graded at 3:1,

while slopes in residential will be 2:1 with peak located along the Conservation District Boundary. Approx. 860 cubic yards of the compacted fill are required, of which 530 cubic yards will be on Conservation land. After the land is graded to the finish elevations, all exposed areas will be grassed with the maintenance period continuing until the area has attained 90 percent growth.

CONSTRUCTION OF ICE AND COLD STORAGE FACILITY AT WAIANAE BOAT HARBOR, WAIANAE, OAHU, Dept. of Transportation

The project consists of construction of an ice and cold storage facility which includes an 800 sq. ft. one-story structure with ice maker machinery, ice storage area, refrigerated fish storage, restroom and office, sidewalks, parking area, and utilities.

DISPOSITION OF THE ACACIA HOUSING PROJECT, PEARL CITY, OAHU, Dept. of Housing & Community Development, City & County of Honolulu

The City has acquired title to the 9.59 acre parcel at TMK:9-7-24:35. The City will subdivide said parcel into two lots containing 6.82 and 2.77 acres of land. The City will request development proposals from the private sector on the retained parcel and select the best development proposals and feasibility plan. The City will dispose of the 6.82 acre parcel and retain the 2.77 acre parcel. The selected development proposal will be submitted to the City Council for their approval of the project to be developed under the provisions of Chapter 359G, HRS. The successful applicant for both lots will be required to prepare an environmental assessment on their proposal under the provisions of Chapter 343, HRS, prior to the development.

ENVIRONMENTAL IMPACT ASSESSMENT TO CONSOLIDATE AND SUBDIVIDE TWO PARCELS OF LAND FOR A FUTURE RESERVOIR SITE ON DIAMOND HEAD, OAHU, Honolulu Board of Water Supply, City & County of Honolulu

The Board of Water Supply, City and County of Honolulu desires to consolidate two parcels involving state and county lands, and subdivide the consolidated lands to create

a new parcel on the slopes of Diamond Head to serve as a reservoir site. The objective of the project is to assure that adequate land area will be available for a future reservoir which is needed to increase the storage capacity of the Board of Water Supply's "180" Low Service system serving the Waiialae-Kahala area. The additional storage will strengthen the existing system in terms of providing better water service and fire protection. Should the land consolidation and subdivision be consummated, and the BWS proceed with the reservoir development, a detailed environmental assessment addressing the reservoir alone will be prepared at that time.

JONATHAN SPRINGS EXPLORATORY WELL, TMK: 1-6-5:31, KALIHI, OAHU, Board of Water Supply, City & County of Honolulu

The Board of Water Supply is proposing the construction of a water well in Kalihi on the site of Jonathan Springs Park (TMK:1-6-5:31). Jonathan Springs Park is situated adjacent to the Kapalama Drainage Canal, makai of School Street and lewa of Pohaku Street extension. The proposed well will be constructed in two phases and will develop basal water that presently goes to waste. During the first phase, an exploratory well will be drilled to determine the quantity and quality of the water resource that could be developed. Should the well prove successful, the exploratory well would then be converted into a production well as part of the second phase. The proposed exploratory well will be 16 inches in diameter, approx. 150 ft. deep, cased approx. for the first 50 ft. and situated approx. 115 ft. from Loi Kalo Place. It is estimated that the exploratory well will cost \$125,000 and produce up to 1.0 million gallons of water per day.

PUNALUU EXPLORATORY WELL IV, PUNALUU, KOOLAULOA, OAHU, TMK: 5-3-07: PORTION 14, Board of Water Supply

The proposed exploratory well will be approx. 400 ft. deep with the upper 100 ft. being a 12 inch diameter solid steel casing. The lower 300 ft. will be a 12 inch diameter well screen surrounded by

a three inch layer gravel envelope. The existing ground elevation for the proposed well will be at 64 ft. mean sea level. The expected yield from the production well is one-half million gallons per day. After the exploratory well is drilled, a yield drawdown test will be performed at a rate from 200 to 700 gallons per minute. Then a long-term pump test for a period of 120 hours will be conducted at a rate determined from the yield-drawdown test. Water table drawdown rates will be measured and the quality of water will be tested. Should the water quality and yield prove to be satisfactory, the exploratory well will be temporarily capped. An environmental impact statement will then be prepared for the production well. If the pump test results prove to be unsatisfactory, the exploratory well will be sealed and abandoned.

HAWAII

UNIVERSITY OF HAWAII AT HILO FARM LABORATORY (PIIHONUA), HILO, HAWAII, University of Hawaii

The proposed project involves the subdivision, acquisition by lease and development of approx. 35 acres of former sugar cane lands into a farm laboratory by the University of Hawaii at Hilo for the cultivation and management of vegetable, banana and forage crops. This site is close to the campus and contains deep volcanic ash soil that is well-suited for the intended purpose. It will complement the larger Panaewa Farm Laboratory where aa lava predominates and will be used for orchard crops, nursery, poultry and livestock enterprises. The site for the Farm Laboratory is in the Piihonua district, opposite the Hilo Hospital on Waianuenue Avenue. It is approx. 1½ miles west of Hilo Post Office. There are two parcels for the farm laboratory:

TMK: Zone 2, Section 3, Plat 31, Parcel 1 - 20.783 ac and
Zone 2, Section 3, Plat 32, Parcel 1 (Por)- 14.181 ac

SUBDIVISION OF ABANDONED GOVERNMENT MOUNTAIN ROAD AT KALAMAKAPALA, TMK:8-2-10, SOUTH KONA, HAWAII, Dept. of Land & Natural Resources

The site in question is a portion of a home-
stead road lying between old and new

alignments of Mamalahoa Highway, situated less than 1 mile southeast of the Kona Civic Center, in Kalamakapala, South Kona, Hawaii. The site, consisting of 4,811 sq. ft. of vacant and overgrown land, is currently zoned by the County of Hawaii for agriculture uses with minimum lot sizes ranging from 1 acre to 5 acres.

A 3-lot subdivision of the abandoned road is proposed to facilitate disposition in fee simple to owners of abutting properties. As a condition of the sale, each lot must be consolidated with the abutting properties and utilized in accordance with applicable zoning requirements of the County of Hawaii.

A SPECIAL PERMIT APPLICATION (SP80-15), TMK:2-4-49:19, HILO, HAWAII, Pacific Educational Foundation, Inc. (Hawaii Job Corps Center)/Planning Department, County of Hawaii

Pacific Educational Foundation is seeking approval from the Hawaii County Planning Commission for a Special Use Permit to use the former Hale Nani Police Department Pistol Range (TMK:2-4-49:19) as its new site for expanding the Hawaii Job Corps Center on the Big Island. The site is within the Panaewa Farm Lots, 2nd Series, Waiakea, South Hilo. It is within the Agricultural District, and zoned "A-10" by the County. The County General Plan designates the area "agriculture". The existing facilities consist of a Luau Area with an open front and buildings on the other three sides. The building in the northeast corner is used as the kitchen for servicing the Luau Area. The major improvements in converting Hale Nani into the Hawaii Job Corps Center by phases are:

Phase I

1. Convert the Luau House Building and Kitchen into a dining area according to State Department of Health standards.
2. Construct 14,100 sq. ft. dormitory for 130 co-ed corps members.
3. Construct a paved basketball area (5,760 sq. ft.) and volleyball court (2,880 sq. ft.).
4. Construct 99 paved parking stalls.

Phase II

1. Construct 3,800 sq. ft. Educational

Building.

2. Construct 2,700 sq. ft. Administrative/Infirmary Building.

3. Construct 7,600 sq. ft. Vocational Building.

4. Construct 4,800 sq. ft. Kitchen/Dining Room.

Phase III

1. Construct a baseball field (31,400 sq. ft.) within a 660-yard oval track.
2. Construct two tennis courts with a combined area of 14,400 sq. ft.

ENVIRONMENTAL IMPACT STATEMENTS

EIS's listed in this section are available for review at the following public depositories: Environmental Quality Commission; Legislative Reference Bureau; Hamilton Library; State Main Library and the Kaimiki, Kaneohe, Pearl City, Hilo, Kahului and Lihue Regional Libraries. Statements are also available at State Branch Libraries that are in proximity to the site of a proposed action (indicated by project description).

EIS AVAILABLE FOR COMMENT. *Comments on the following EIS's may be sent to: 1) the accepting authority; and 2) the proposing agency (indicated on the EIS routing slip). Please note the deadline date for submitting written comments on the EIS.*

HASEGAWA KOMUTEN CONDOMINIUM PROJECT, LILIUOKALANI TRUST PROPERTY TMK:2-6-28:49, WAIKIKI, OAHU, Hasegawa Komuten, Inc./ Dept. of Land Utilization, City & County of Honolulu

Previously reported January 8, 1981.

This EIS is also available for inspection at the McCully-Moiliili and Waikiki-Kapahulu Branch Libraries.

Deadline: February 7, 1981.

WAIKIKI WINDSOR, WAIKIKI, OAHU, Mountain View Ventures, et al./ Dept. of Land Utilization, City & County of Honolulu

The project site is located on the east end of Waikiki and is bounded by Liliuokalani Ave., Tusitala St. and Mountain View Drive. It is located at TMK:2-6-24 Parcels 65 to 68 and 80 to 83 and consists

of 26,227+ sq. ft. The developer intends to construct a high-rise apartment tower consisting of 120 studio units above a five-level parking garage. A total of 136 parking stalls will be provided. Above the parking structure there will be a recreational deck with amenities such as swimming pool, running deck, jacuzzi, sauna, et cetera. At the ground level 50 percent of the area will be used for lawns, landscaping, and recreational activities. Within the apartment tower, 6 studio units are planned per floor. The studio units will range from 271 to 301 sq. ft. The studios will be furnished with various kitchen appliances, optional individual air-conditioning unit for each studio and a fold-up queen-size bed; each unit will also have a smoke detector. The units will not have a lanai; the exterior of the building will consist of bronze glass. A private club garden restaurant on the ground floor is planned; a private club bar/lounge is also planned for the roof top of the apartment tower.

This EIS is also available for review at the McCully-Moiliili Library and the Waikiki-Kapahulu Library.

Deadline: February 22, 1981.

PROPOSED EXPANSION OF THE SEA LIFE PARK, MAKAPUU, OAHU, Sea Life Park Inc./Dept. of Land Utilization, City & County of Honolulu

Sea Life Park (SLP) proposes to build seven new exhibits and related facilities to accommodate an estimated increase of about 500,000 annual visitors. The proposed expansion will be located in the present vacant area within the SLP compound maintaining a landscaped buffer of 75 ft. to 230 ft. width between Park activities and Kalaniana'ole Highway. The proposed new exhibits and related facilities are as follows:

1. Bar Renovation/Restrooms
2. Sea Lion Stadium
3. Porpoise Pool with Northwest Hawaii Island Exhibit and Bird Sanctuary
4. Touch Tank
5. Penguin Exhibit
6. Whaler's Village Complex

7. Entrance Upgrading
8. Parking Expansion
9. Hawaiian Fishpond/Aquaculture Exhibit
10. Restaurant
11. Pathways Relocation
12. Shark Tank
13. Saltwater Handling Facility
14. Sewage Treatment Facilities

This EIS is also available for review at the Hawaii Kai Library and the Waimanalo Community-School Library.

Deadline: February 22, 1981.

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.

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

Acceptance of Final EIS

Previously reported December 23, 1980.

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

Status: Accepted by the Department of Land Utilization, City and County of Honolulu on January 9, 1981.

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.

ENVIRONMENTAL ASSESSMENT FOR EXPANSION OF KALANI ARMY RESERVE CENTER TO AN 800-MAN CENTER, FORT DERUSSY, OAHU, HAWAII, U.S.

Army Support Command Hawaii

Finding of No Significant Impact

The proposed action is the expansion of the existing 600-man Kalani Army Reserve Center, at Fort DeRussy, Oahu to an 800-man center by the construction of a 2-story concrete building. The existing 600-man Kalani Army Reserve Center has become inadequate to service the total authorized strength (794 personnel) of the U.S. Army Reserve.

ENVIRONMENTAL ASSESSMENT FOR BATTERY MAINTENANCE SHOP, SCHOFIELD BARRACKS, HAWAII, U.S. Army Support Command Hawaii

Finding of No Significant Impact

Air defense elements of the 25th Infantry Division require nickel-cadmium batteries to supply power to certain weapon systems. The proposed action is to modify a truck-mounted van for use as a maintenance shop for nickel-cadmium batteries. The shop will consist of two battery chargers, explosion-proof lights, an emergency eye-wash and shower, electrical outlets, two blower fans for air circulation, and an air conditioner. After completion, the van will be parked near the southwest corner of Building T-1056, Schofield Barracks. When used in the field the van can be transported on an M36 2½ ton truck. A water trailer can be used to resupply the water reservoir for the shower and eye wash. Rinsewater from battery cleaning, and wastewater from the emergency shower and eyewash will be collected in two 10-gallon (approx.) stainless steel holding tanks. The unit is equipped with a generator to provide electrical power in the field.

ENVIRONMENTAL ASSESSMENT FOR USE OF 3,612 ACRES OF KAHUA RANCH LAND ADJACENT TO SCHOFIELD BARRACKS FOR TRAINING OF COMPANY-SIZE UNITS, U.S. Army Support Command Hawaii

Finding of No Significant Impact

Kahua Ranch is contiguous with Schofield Barracks along part of its southeastern boundary. The Army's proposed use of

this land consists of maneuver rights for up to one Light Infantry Company (175 personnel) at any time. Activities will include small unit tactical and maneuver training, and land navigation and compass training for small groups. All conditions of the maneuver license will be observed.

WAIMANALO WATERSHED PROJECT, OAHU, U.S. Dept. of Agriculture, Soil Conservation Service

Notice of Intent to Prepare an Environmental Impact Statement

The project concerns a plan for watershed protection, flood prevention and irrigation.

Contact: Jack P. Kanalz
State Conservationist
Soil Conservation Service
Room 4316
Prince Kuhio Federal Building
300 Ala Moana Blvd.
P.O. Box 50004
Honolulu, Hawaii 96850
Phone: (808) 546-3165

HOUSECLEANING

FREE EIS'S!

OEOC and the Commission still have a few extra draft EIS's available from 1980. 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 Street, Room 306, Honolulu, Hawaii. 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.

WORKSHOP

ASSESSMENT OF COASTAL FIELD TRIP SITES ON O'AHU, February 7, 1981, Saturday (8-Noon)

McKinley High School, Science Room 3 (near corner of King and Pensacola Streets)

For more information call:
John Hawkins - 548-5983
Ray Tabata^{OR} - 948-8191