

## ENVIRONMENTAL QUALITY COMMISSION

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

Volume VIII

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No. 18

### 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.*

PARADISE VILLAGE, KAHALUU, KOOLAUPOKO, OAHU, T. Kalani Miller agent for Clarence and Diana Hirata/Dept. of Land Utilization, City and County of Honolulu

Previously reported September 8, 1982.

Contact: Environmental Communications, Inc.  
P.O. Box 536  
Honolulu, Hawaii 96809  
Telephone: 521-8391

Deadline: October 8, 1982.

#### 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 at 25 cents per page 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

DEPARTMENT OF AGRICULTURE FACILITY, LIHUE, KAUAI, Dept. of Accounting and General Services for the Dept. of Agriculture

The project consists of the design and construction of a 6,861 sq. ft. facility for the consolidation of Department of Agriculture offices in Lihue, Kauai. It will replace an existing wooden structure for the Plant Industry Facility and house offices now located in the State Office Building. The project will upgrade the Plant Industry Facility, improve efficiency in administration and operations. The project will be located in the area occupied by the existing Plant Industry Facility Building. No endangered species of flora and fauna are known to exist in the project area. The estimated cost of design and construction is \$1,365,000. Since the project will be constructed on State property, no land will be removed from the tax base.

#### OAHU

CONSERVATION DISTRICT USE APPLICATION FOR CONSTRUCTION OF TWO LOADING DOCKS AND TWO FLOATING DOCKS AT THE ALA WAI BOAT HARBOR, WAIKIKI, OAHU, Waikiki Yacht Club/Dept. of Land and Natural Resources

The applicant proposes the construction of two loading docks and installing two floating docks with eight moorings at the Ala Wai Boat Harbor offshore of property identified as TMK:2-3-37:6. According to the applicant, two floating docks are required at Waikiki

Yacht Club to provide eight additional moorings for members awaiting boat slips. Construction to be a continuation of the existing piers at two separate locations within the water lease line. The docks will be constructed of heavy timber on polystyrene floats tied to concrete anchors. Two loading docks (each 6 ft. by 25 ft.) are necessary to enable Waikiki Yacht Club members to transfer supplies or equipment directly from cars in the parking lot to their moored boats. Construction will consist of a welded metal frame on pile-driven piers, with heavy timber decking.

ADDITIONAL FIRING LINE SHED AT THE KOKO HEAD RIFLE RANGE, KOKO HEAD, HONOLULU, OAHU, Dept. of Parks and Recreation, City and County of Honolulu

This project involves the construction of approx. 210 lineal ft. of corrugated metal roofing over an existing asphalt shooting berm at Koko Head Rifle Range. The proposed improvements involve constructing a metal roof supported by 4 x 4 posts with 4 x 6 beams and 2 x 3 purlins. At some future date an office for the range officer may be constructed which would consist of an enclosure with glass windows all around together with electrical service and telephone service and public address system for control of the firing line. Koko Head Rifle Range is located approx. 1.3 miles from the Hawaii Kai Shopping Center situated at the intersection of Lunalilo Home Road and Kalaniana'ole Hwy. The project area within the Koko Head Rifle Range is approx. 600 ft. from the entrance at Kalaniana'ole Hwy. Access from the Kalaniana'ole Hwy. intersection is a 24-ft. wide paved all weather road. The project site is identified as TMK:3-9-12:1.

BERNICE PAUAHI BISHOP MUSEUM COMPLEX MASTER PLAN, KALIHI, HONOLULU, OAHU, Au, Smith and Haworth, Ltd./Dept. of Land Utilization

The Bernice Pauahi Bishop Museum proposes to construct in three phases, over a period of 8 years, 4 new buildings and restore the existing Bishop Hall. The new buildings will provide additional collection storage and research work and display areas and

administrative office spaces. The structures and restoration are proposed as follows:

a. First Phase - 3 to 3 1/2 years

Building A

This new five-story addition of approx. 25,000 sq. ft., will be situated between Pauahi, Konia, and Paki Halls. It will serve to link the three buildings together via a system of handicap ramps and steps.

Maintenance Building Addition

Hawaii Immigration Heritage Preservation Center (HIHPC)

A single-story addition of approx. 1925 sq. ft. to the existing HIHPC will provide needed space for staff personnel presently located inconveniently in another part of the complex due to the lack of space.

b. Second Phase - 6 years

Restore Bishop Hall

Historically significant Bishop Hall will be completely restored to its original condition on the exterior and remodeled on the interior to accommodate present museum needs.

c. Third Phase - 8 years

Building B

This new four-story addition of approx. 70,800 sq. ft. will be located between Konia Hall and Bishop Hall, and designed to match Konia in height.

Complex circulation will remain as previously approved under the Ululani Jabulka Entrance Pavilion CUP File Folder No. 81/CUP-2, with main vehicular access from Bernice Street and a separation of public and private research parking areas.

REPLACEMENT OF ONE-STORY DWELLING WITHIN SHORELINE SETBACK AREA, 49-565 KAMEHAMEHA HIGHWAY, KUALOA, OAHU, Bridget K. Silva/ Dept. of Land Utilization, City and County of Honolulu

The applicant's development proposal is to demolish the existing one-story single-family dwelling and detached garage and construct a new two-story single-family dwelling with an adjoining garage. The lot area is 5,013 sq. ft. which is consistent with the applicable R-6 Residential

District zoning requirements. The proposed new dwelling will be a wooden structure consisting of four bedrooms and two and one-half baths with an attached garage. It will account for an increase of 1,793 sq. ft. in floor area and an increase of 683 sq. ft. in lot coverage over the existing conditions. The applicant is requesting a variance from Rule 14.4, Structure Not Permitted, of the Shoreline Setback Rules and Regulations. A variance is necessary to replace the existing one-story single-family dwelling and detached garage with a new two-story single-family dwelling with an adjoining garage within the 20-ft. shoreline setback area. The property is identified as TMK:4-9-09:08.

WAI'AU ELEMENTARY SCHOOL SERVING KITCHEN AND MULTI-PURPOSE DINING ROOM, PEARL CITY, OAHU, Dept. of Accounting and General Services for the Dept. of Education

This project consists of the design and construction of a building containing a 655-sq. ft. serving kitchen and a 4,351-sq. ft. multi-purpose dining room at Wai'au Elementary School. The building will be located in an open grassed area. No endangered species of flora and fauna are known to exist in the area. The project area consists of common lawn grasses, weeds, and insects. The estimated cost of design and construction is \$903,000. Funds for the design have been appropriated under Act 1, SLH 1981, Item III-E-90. Since the project will be constructed within the existing school campus, no land will be removed from the tax base.

WAI'PAHU HIGH SCHOOL TEN-CLASSROOM BUILDING, WAI'PAHU, OAHU, Dept. of Accounting and General Services for the Dept. of Education

The proposed project consists of the design and construction of a ten-classroom building at Waipahu High School. The ten classrooms include seven regular, one news-writing, and two business classrooms. The building will be located in an area overgrown with weeds and shrubs. No endangered species of flora and fauna are known to exist in the area. The project consists of common weeds, shrubs, and insects. The estimated cost of design and construction

is \$2,168,000. Since the project will be constructed within the existing school campus, no land will be removed from the tax base.

MAUI

DEPARTMENT OF AGRICULTURE MAUI OFFICE COMPLEX FACILITY, KAHULUI, MAUI, Dept. of Accounting and General Services for the Dept. of Agriculture

The project consists of the design and construction of a 6,944 sq. ft. facility for the consolidation of Department of Agriculture offices in Kahului, Maui. The facility will have a fumigation building, a greenhouse, and office space for personnel now located in Wailuku and Kahului. The project will upgrade the plant quarantine station, improve efficiency in administration and support operations. The project will be located in the area occupied by the existing Plant Industry Facility building. No endangered species of flora and fauna are known to exist in the project area. The estimated cost of design and construction is \$1,624,000. Since the project will be constructed within the existing Kahului site, no land will be removed from the tax base.

HAWAII

DEPARTMENT OF AGRICULTURE FACILITY, HILO, HAWAII, Dept. of Accounting and General Services for the Dept. of Agriculture

The project consists of the design and construction of a 10,275 sq. ft. facility for the consolidation of Department of Agriculture offices in Hilo. It will replace existing wooden structures and house offices now located in the State Office Building. The project will upgrade the plant quarantine station, improve efficiency in the Department of Agriculture's administrative and support operations. No endangered species of flora and fauna are known to exist in the project area. The estimated cost of design and construction is \$2,160,000. Since the project will be constructed on State property, no land will be removed from the tax base.

KAILUA SOLID WASTE TRANSFER STATIONS,  
KAILUA, HAWAII, County of Hawaii Dept. of  
Public Works

The proposed site is approx. three miles from the nearest resident and was selected to be remote from any proposed developments and also to provide excellent reliability of service to the community in the home-stead area. The site located on government land, will have no significant adverse impacts on schools, residences, businesses, parks, or historical developments. The proposed transfer station will occupy approx. 3 acres of TMK:7-4-08:16. The solid waste transfer station will provide a clean, sightly place for the general public to dispose of their household waste. The transfer station would be enclosed to prevent blowing paper and to keep the weather from the deposited material. The transfer station will consist of an enclosed metal chute for the refuse dumping with an enclosed 70-75 cubic yard compactor container mounted on a trailer beneath the chute. This container compacts the refuse for volume reduction and is also self-sealing to minimize problems of odor and flies. The facility would be primarily for use by individuals hauling their household waste. The refuse would be compacted twice daily and emptied as required and their content taken to the Hilo disposal site or until such time that Puna's sanitary landfill is established.

KAUMANA SCHOOL FOUR-CLASSROOM BUILDING,  
SOUTH HILO, HAWAII, Dept. of Accounting  
and General Services for the Dept. of  
Education

The project involves the construction of an approx. 4,750 sq. ft. four-classroom building, covered walks and other related work. The project will provide the school with a much-needed facility to implement its program in accordance with the Department of Education's Educational Specifications and Standards for Facilities. The estimated cost of construction is \$750,000. Since the project will be constructed within the existing school campus, no land will be removed from the tax base.

STATEWIDE

CONSERVATION DISTRICT USE APPLICATION FOR  
PROJECT THERMAL GALE '82, STATEWIDE,  
U.S. Army Corps of Engineers/Dept. of  
Land and Natural Resources

Previously published in the September 8,  
1982 Bulletin as a NEPA document.

**ENVIRONMENTAL IMPACT STATEMENTS**

*EIS's listed in this section are available for review at the following public depositories: Environmental Quality Commission; Legislative Reference Bureau; Municipal Reference and Records Center (Oahu EIS's); Hamilton Library; State Main Library and the Kaimuki, 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.

476-ACRE DEVELOPMENT AT MILILANI TOWN,  
OAHU, U.S. Dept. of Housing and Urban  
Development

Mililani Town, Inc. is in the process of building and selling 2,090 housing units on a 476 acre tract of land in Central Oahu. To date, 235 units have been developed on 44 acres of this tract. Parks, a regional shopping center, an elementary school, and other amenities are planned for inclusion within the 476 acre site. The total project is an increment of a larger suburban development named Mililani Town. Mililani Town, Inc. plans to expand Mililani Town to encompass 3,500 acres. To date, the State Land Use Commission has classified 2,250 acres of the proposed Mililani Town area as Urban District and 1,250 acres as Agricultural District. Of the 2,250 acres in the Urban District, 1,589 acres (71%) are already developed,

476 acres (21%) have recently received appropriate County zoning and are now being developed (the subject project), and 185 acres (8%) are still zoned by the County for agricultural use. Most of the undeveloped lands proposed for this increment of Mililani Town are abandoned pineapple fields. The current proposal is for 1,245 single family and 845 multi-family housing units to be developed on 280 of the 476 acres. Project plans also include a 45 acre regional shopping center and 130 acres of parks and open space, with 66 additional acres allocated to community amenities and facilities. The rate of construction will be tied to home sales, which fluctuate with various market factors such as mortgage interest rates. FHA mortgage insurance is needed to enable more families to qualify for financing at Mililani Town.

This EIS is also available for review at the following Oahu libraries: Aiea, Aina Haina, Hawaii Kai, Kailua, Kaimuki, Kalihi-Palama, Liliha, Manoa, McCully-Moiliili, Mililani, Wahiawa, Ewa Beach Community-School, and Kahuku Community-School. Additionally, copies are available for review at the Bishop Museum Library, Leeward Community College Library, State Archives, Wailuku Regional Library and Windward Community College Library.

Deadline: November 8, 1982.

HONAUNAU BOAT LAUNCHING RAMP, HONAUNAU, SOUTH KONA, HAWAII, County of Hawaii  
Dept. of Parks and Recreation

The County of Hawaii, Department of Parks and Recreation is proposing the construction of a boat launching ramp on the North side of Kapuwa'i Cove at the head of Honau-nau Bay (parcel TMK:8-4-13:14) in the District of South Kona, Island of Hawaii. The subject parcel is owned by the Bishop Estate and leased to the County of Hawaii. The site is located immediately to the North of Pu'uhonua O Honaunau National Historical Park (formerly City of Refuge). The proposed development is to be located within the County of Hawaii Special Management Area and the State Conservation District. The proposed single-lane boat launching ramp is designed to accommodate

trailer boats up to a length of 20 ft., which is the size limit of boats now using the existing but deteriorating boat ramp in Kapuwa'i Cove. The new ramp is designed as a replacement for this existing structure. The proposed ramp will be oriented from north-north-east to south abutting the existing ramp at its intersection with the County roadway located approx. 5 ft. above mean lower low water (MLLW). The ramp will be overall 153 ft. long by 15 ft. wide, covering an area of 2,295 sq. ft. The ramp will extend to a depth of 1.5 ft. below MLLW. The ramp structure will be composed of two main sections:

1. A 12 ft. wide asphalt concrete approach lane approx. 100 ft. in length will provide access from the existing roadway across the open pahoehoe lava shelf.
2. Seaward of this access will lie a 53 ft. ramp descending into Kapuwa'i Cove and comprised of 5 10x12 ft. precast concrete slabs and an anchor toe.

The entire ramp structure will be set into a base of rubble and crushed rock fill material on top of the pahoehoe lava substrate. The ramp side slopes will be constructed of solid grouted a'a lava rock material.

This EIS is also available for inspection at the Bond Memorial, Holualoa, Kailua-Kona, Kealahou, Waimea, Pahala Community-School and Paho Community-School Libraries.

Deadline: October 22, 1982.

KITANO HYDROELECTRIC PROJECT, KEKAHA, KAUAI,  
Kekaha Sugar Co., Ltd./Dept. of Land and Natural Resources

Previously reported September 8, 1982.

This EIS is also available for review at Hanapepe Library, Kapaa Library, Koloa Community-School Library, and Waimea Library.

Deadline: October 8, 1982.

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

MAKAWAO-KULA WATER TREATMENT PLANTS  
(REVISED), MAKAWAO AND KULA, MAUI,  
County of Maui Dept. of Water Supply

Previously reported September 8, 1982.

This EIS is also available for review  
at the Makawao, Kahului, and Lahaina  
Branch Libraries.

Status: Accepted by Governor Ariyoshi  
on September 3, 1982.

DECLARATORY RULING 82-2:

Determination of Accepting Authority  
in Case Where Private Action Involves  
State Lands or Funds

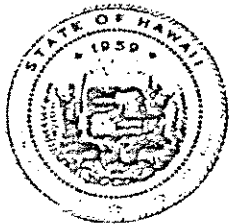
Declaratory Ruling 77-1 is no longer in  
effect. Consistent with 1979 amendments  
to Chapter 343, HRS, "the authority to  
accept the EIS shall rest with the agency  
receiving the request for approval."  
This means that a second signature, from  
the Governor's Office or Governor's  
authorized representative, is not  
required.

It should be noted that acceptance of  
an EIS is an informational determination,  
otherwise regulated by Chapter 343 and  
the Rules of the Commission, and not be  
confused with project approval.

HOUSCLEANING

Free EISs!

The OEQC and the Commission offices are  
undergoing reorganization and consolidation.  
The library will be moving from Room 306  
to 301, and we'd like to make our extra  
copies available for reference. First  
come, first choice. Or phone ahead.  
Neighbor islanders, call 548-6915.  
O'ahuans come to 550 Halekauwila Street,  
Room 301. We will mail only to neighbor  
island addresses.



# EQ BULLETIN

BULK RATE  
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ENVIRONMENTAL QUALITY COMMISSION

550 HALEKAUWILA ST., ROOM 301, HONOLULU, HAWAII 96813