

OEQC BULLETIN



GEORGE R. ARIYOSHI
GOVERNOR

LETITIA N. UYEHARA
DIRECTOR

OFFICE OF ENVIRONMENTAL QUALITY CONTROL

Vol. II

April 8, 1985

No. 07

REGISTER OF CHAPTER 343, HRS DOCUMENTS

EIS PREPARATION NOTICE

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.

DEVELOPMENT PLAN FOR THE HAWAII OCEAN SCIENCE AND TECHNOLOGY PARK AND PROPOSED EXPANSION OF THE NATURAL ENERGY LABORATORY OF HAWAII AT KEAHOLE, NORTH KONA, HAWAII, High Technology Development Corporation (HTDC)

Previously published March 23, 1985.

Contact: Mr. William M. Bass, Jr.
High Technology Development Corp.
Central Pacific Plaza
Suite 252
220 S. King Street
Honolulu, HI 96813

Written requests to be a consulted party and comments should be sent to the above contact with a copy to:

Ms. Marilyn C. Metz
The Traverse Group
P.O. Box 27506
Honolulu, HI 96827

Deadline: April 22, 1985.

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 Office. Written comments should be submitted to the agency responsible for the determination (indicated in project title). The Office would appreciate a copy of your comments.

KAUAI

AMENDMENT TO CDUA FOR GUIDED TOURS IN THE KOKEE STATE PARK AND WAIMEA CANYON/ALAKAI STATE FOREST MANAGEMENT AREA, KAUAI, Kauai Mountain Tours, Inc./Dept. of Land and Natural Resources

The applicant currently employs two 8-passenger suburban type vehicles for guided tours in the Kokee State Park and Waimea Canyon/Alakai State Forest Management Area on property designated as TMK: 1-4 on the island of Kauai. These vehicles are operating under CDUA KA-10/12/82-1488 granted on March 25, 1983. The applicant is proposing to expand this operation by adding two additional 8-passenger vehicles. The manner of operation will remain

unchanged with the tours utilizing various existing paved and unpaved roads open for public access. Participants will remain in the vehicle at all times except when allowed to alight at specific stopping points. Each of these points is an established lookout, picnic or campsite facility. The total number of tours proposed to be operated will be four. No additional stress on the roads is expected.

The applicant proposes to replace two existing 4-in. and one existing 6-in. fuel lines with two 6-in. and one 4-in. fuel lines at Nawiliwili Terminal. The existing lines are old and deteriorating. The slight increase in the capacity of the oil lines is not considered significant since it is to facilitate more efficient transmission of the product, and for the convenience of the customer. A new 7,000-barrel fuel tank will also be installed on the applicant's property to replace an aging tank of similar size. The appropriate diking will be constructed around the tank to retain any spillage from entering into the surrounding environment and nearby harbor waters per accepted petroleum industry standards.

CONSERVATION DISTRICT USE APPLICATION FOR AFTER-THE-FACT SUBDIVISION AND LANDSCAPE MAINTENANCE, HANAMAULU, KAUAI, Graham Beach Partners, et. al./Dept. of Land and Natural Resources

The subject 60.485+ acres at Hanamaulu, Kauai, more commonly known as Nukolii, was originally one large parcel. On July 23, 1980, the County of Kauai approved a subdivision of the parcel into 6 smaller tax key parcels. Four of these parcels lie across the Conservation District, which is a 150-ft. strip running along the shoreline. These parcels are Lot 1-D, identified as TMK: 3-7-03-14, containing 13 acres; Lot 1-E, identified as TMK: 3-7-03-15, containing 12 acres; Lot 1-G, identified as TMK: 3-7-03-07, containing 33.92+ acres; and Lot 1-H, identified as TMK: 3-7-03 por. 17, containing 1.87+ acres. At the time of obtaining subdivision approval from the County of Kauai, the applicant did not obtain a CDUA permit. Therefore, two actions are contemplated under this CDUA. The first is for an after-the-fact approval and the subdivision of the original 60.485 acre site. The record is for the continued maintenance by the applicant of the planted landscaping, sprinklers, and spotlights within the Conservation District fronting the Kauai Beach Villa. No structures are proposed within the Conservation District.

8-INCH WATER MAIN ALONG WELIWELI ROAD, KOLOA, KAUAI, County of Kauai Department of Water

The proposed project is to install approx. 1560 linear ft. of new 8-in. underground water transmission main along the section of Weliweli Rd. that runs eastward out of Koloa Town from the Koloa Neighborhood Center toward the proposed Weliweli Housing Project and for a short distance along Waikomo Rd. The pipeline will lie entirely within the County Rd. right-of-way and will include mainline valves, fire hydrants, air relief valve, service laterals, pipeline connections and other pipeline accessories. It will connect to and extend an existing 8-in. pipe that now ends at the Neighborhood Center and will replace old, substandard and deteriorating pipes now serving the neighborhood. When completed, the project will help provide an adequate supply of potable water for as many as 1,000 new low and moderate income residents in the Waikomo Subdivision and the proposed Weliweli Housing Project.

REPLACEMENT OF A FUEL TANK AND FUEL LINES AT NAWILIWILI HARBOR, KAUAI, Kauai Petroleum Company Ltd./State Dept. of Transportation, Harbors Division

12-INCH INTERCONNECTING MAIN ALONG KUHIO HIGHWAY FROM HANAMAULU TO KAPAIA, KAUAI, County of Kauai Dept. of Water

The proposed project is to install

approx. 2,500 linear ft. of new 12-in. interconnecting main along a section of State Hwy. between Libue and Hanamaulu. The installation will include transmission main, mainline valves, fire hydrant, pipeline connections and other accessories and will lie entirely within the State Hwy. right-of-way. The proposed waterline is specifically designed to upgrade water service and fire protection for Hanamaulu. It is an extension of an existing 12-in. waterline and a replacement for an older, substandard line now serving the neighborhood of Hanamaulu.

extends 32' into the Bay and is approx. 5' wide. It is used for recreational purposes.

CONSTRUCTION OF ADDITIONAL PARKING AND A HOTEL TOWER ON AN EXISTING PARKING STRUCTURE, WAIKIKI, OAHU, Halekulani Corporation/City and County of Honolulu Dept. of Land Utilization

CONSERVATION DISTRICT USE APPLICATION FOR AQUACULTURE PONDS, HANAIEI, KAUAI, William Mowry/Dept. of Land and Natural Resources

The applicant proposed excavation, use and maintenance of 6 aquaculture ponds approx. 30-60 ft. in diameter to be used for the family's home consumption, wildlife enhancement and beautification. Approx. 10-12 acres of the 155 acre parcel identified as TMK: 5-4-4-10 is proposed for use with the ponds covering less than 4 acres. The ponds will be situated in conservation land in Hanalei beside Kuhio Hwy. which winds downslope from the lookout and crosses over Hanalei River. Wastewater will be used in irrigation of crops downslope of the proposed ponds which will rear fish and prawns.

The applicant proposes to add 3 levels of parking, a landscaped recreational roof deck and a 15-story hotel tower to the existing 4-level parking structure at 2199 Kalia Road (TMK: 2-6-2:11, 12, 13). The existing parking structure contains ground level food and beverage services, hotel maintenance, retail shops, loading areas, and parking levels with accommodations for approximately 336 cars. The parking facility will be expanded to provide a total of 523 stalls, or approximately 223 stalls more than required by the Waikiki Special Design District Ordinance. The new hotel tower will add 296 hotel rooms to the Halekulani development. The new hotel structure and the proposed parking will be constructed on top of the existing parking structure. The applicant also plans a landscaped recreational area located at the top of the parking structure, and surrounding the hotel tower. Recreational facilities will include a swimming pool, sundecks, and shuffle-board courts or paddle tennis. The applicant proposes to apply for a variance from the Comprehensive Zoning Code to allow encroachment into required side yard setback and to allow an increase in density over the maximum from floor area ratio. The 48,411 sq. ft. site is in the midst of an area of primarily hotel and commercial use.

OAHU

CONSERVATION DISTRICT USE APPLICATION FOR AN AFTER-THE-FACT RECREATIONAL PIER IN KANEOHE BAY, OAHU, HABILITAT, Inc./Dept. of Land and Natural Resources

The application is for an after-the-fact recreational pier on submerged lands in Kaneohe Bay adjacent to property identified as TMK: 4-5-006:067. The pier, believed to be constructed by the former owner during the 1960's

PROPOSED HOUSING DEVELOPMENT KANEOHE HOSPITAL SITE, KEAAHALA AND HEETA, KOOLAUPOKO, OAHU, Hawaii Housing Authority

The Hawaii Housing Authority proposes to develop a residential subdivision on

State lands located in the ahupua'a of Kealahala and Heeia, Koolaupoko District, City and County of Honolulu, State of Hawaii. The lands are identified further by TMK: 4-5-23: 11 (First Division) containing an area of 50.15 acres. The property is bordered by portions of Haiku Village Subdivision Unit I and Crown Terrace Tract III and IV to the north and west, Kaneohe State Hospital/Windward Community college to the east, and undeveloped land to the south. The proposed H-3 Interstate Hwy. corridor passes through the mauka (southern) portion of the property. Access to the site will be from Kahuhipa St. The proposed development shall be a subdivision consisting of approx. 250 homes. Lots will have a minimum width of 38 ft. and a minimum area of 3,800 sq. ft. Approx. 38+ acres shall be developed and the remaining 12+ acres shall remain in open space because the land is either too steep, is encumbered by Hawaiian Electric Co. transmission line easements, or is above the water service limit (400-ft. elevation). Density is estimated at 6.6 units/developable gross acre. The single family dwelling units will be either 3 BDR and 4BDR units with at least 1-1/2 baths. However, the "mix" of unit types are as yet undetermined. Unit sizes will range between 960 to 1,060 sq. ft.

MAUI

CONSERVATION DISTRICT USE APPLICATION FOR INSTALLATION OF 8" WATER MAIN, OLINDA, MAKAWAO, MAUI, County of Maui, Dept. of Water Supply

The County of Maui Dept. of Water Supply is proposing installation, use and maintenance of an 8" County water main at Olinda, Makawao, Maui. The East and West Olinda Water Lateral (pipeline) is approx. 3,300 ft. of 8" waterline from Olinda Reservoir to the vicinity of Olinda Prison. The pipe alignment follows generally along an existing 4" watermain belonging to the Dept. of

Water Supply. Except for that segment of the project crossing conservation district land, TMK: (2) 2-4-15: por. of 2, owned by the State of Hawaii, the subject waterline was already installed in the latter part of 1981. The uncompleted segment is approx. 515 ft. The property is currently in use as a tree farm. Pine trees have been planted on the property. Adjoining properties mauka, makai and behind are pasture lands for grazing cattle and/or timber areas, portions of which are new seedling pine trees. The installation of the waterline does not constitute any apparent conflict with State Land Use and Zoning and Conservation District requirements. The 8" East and West Olinda Water Lateral, when completed, will greatly improve the supply of water to the various County water distribution lines in the upper Olinda area.

PROPOSED CONSTRUCTION OF A TWO-STORY OFFICE BUILDING AND RELATED IMPROVEMENTS WITHIN THE LAHAINA NATIONAL HISTORIC LANDMARK DISTRICT BOUNDARY, LAHAINA, MAUI, Pacific Coast Mortgage Corp./Maui Planning Commission

The applicant proposes to construct an 8,397 sq. ft. two-story wood frame office building located within the Lahaina National Historic Landmark District Boundary. The lower level will contain one retail office space and 17 off-street parking stalls. The upper level will contain 9 office spaces. The purpose of this project is to provide office space for Pacific Coast Mortgage as well as tenants compatible to the real estate industry. The structure will be 66 ft. wide and 138 ft. in length and approx. 30 ft. high. The architecture of the building will conform to the "Early Whaling Town" look, similar to that of the Wharf and Mariners Alley. The project location is on the Kaanapali side of Lahainaluna Rd. between Luakini St. and Wainee St. at TMK: 4-5-01:37, Lahaina, Maui. The nearly rectangular site is essentially flat with a very slight slope in the north-south direction. The existing

site was originally a single family residence and is presently being used as jet ski, snorkle and moped rental business. In addition, the site is being used to store junk vehicles. The single family residence which still remains on the lot can be characterized as a typical plantation house common to the Lahaina Town area. Access to the site is from a graveled driveway on Lahainaluna Rd. Land Use Designations include: a) State Land Use Classification -- Urban; b) Lahaina Community Plan -- Business; c) Lahaina Zoning Map No. 8 -- B-2; d) Special Management Area -- the entire project site is within the Special Management Area boundaries; and e) Historic Landmark Designation -- the site is within the Lahaina National Historic Landmark District. The site is not within the Lahaina Historic District. Surrounding Land Uses include single family residences on the makai side, Lahaina Shopping Center Complex on the north side, future Vanco Partners Lahainaluna Office Building on the mauka side, and single family residences and commercial businesses on the south side.

include an office building, a white picket fence along the majority of the property boundary, and a cleared area used as an unpaved parking area. Pavement is provided on a small area fronting the office building. Currently the rent-a-car business is on a month to month lease with 10 day notice to vacate. Land Use Designations include: State Land Use Classification -- Urban; Lahaina Community Plan -- Public/Quasi-Public Use; Lahaina Zoning Map No. 8 -- B-2 Community Business District; Special Management Area -- the entire project site is within the Special Management Area boundaries; and Historic District Designation -- the parcel is located within the National Historic Landmark District, but is not within the Lahaina Historic District. Surrounding Land Uses include the Aus commerical building, single family residences on the north side; future Lahaina Place commercial project, future Dickenson Square commercial project, single family residences across Dickenson St.; commercial parking lot on the east side, and Hawaiian Telephone Substation, and a store on the west side.

PROPOSED CONSTRUCTION OF A COMMERCIAL PARKING LOT WITHIN THE LAHAINA NATIONAL HISTORIC LANDMARK BOUNDARY, LAHAINA, MAUI, FPI Maui Partners/ Maui Planning Commission

MOLOKAI

LIHI PALI PIPELINE EXTENSION, MOLOKAI IRRIGATION SYSTEM, HOOLEHUA, MOLOKAI, Dept. of Land and Natural Resources, Division of Water and Land Development

The applicant proposes to construct a commercial parking lot within the Lahaina National Historic Landmark Boundary located on the northwesterly side of Dickenson St., between Luakini St. and Wainee St. at TMK: 4-6-09:14, Lahaina, Maui. The proposed project will consist of approx. 91 parking stalls. Improvements to the proposed parking lot will include asphalt paving, striping, curbing, landscaping, and a small building for a parking attendant. In addition, the applicant proposed to provide a pave walkway with lighting from the parking area makai to Luakini St. The relatively flat site is currently occupied by a rent-a-car business. Improvements to the site

The project proposes to install approx. 2,000 lineal ft. of 8-in. pipeline as an extension of the existing Molokai Irrigation System main on Lihi Pali Ave., Hoolehua, Molokai, within the Hoolehua - Palaau Homesteads. The project site is about a mile south of the north shore cliffs of Molokai, one mile northwest of Kualapuu town, and 1.2 miles north of Kualapuu (the hill). The pipeline will be installed along Lihi Pali Ave., beginning near Maneopapa Gulch and extending southeasterly but stopping short of Molokai High School. All work on this project will be within the road right-of-way. This project will enable the utilization of more land for crops.

HAWAII

DEVELOPMENT OF THE KONA MARSHALLING YARD AT HONALO, NORTH KONA, HAWAII, Dept. of Land and Natural Resources, Div. of Water and Land Management

The proposed project involves development of a center for collection and preparation of farm produce for off-island shipment which would be the focal point for delivery of produce from Kona farms and serve as the center where the goods will be consolidated for bulk shipment to and through Kawaihae Harbor. The project site is in the North Kona district, identified as TMK: 7-9-16:18, which is on the western side of the island of Hawaii, approx. 8 mi. south of Kailua-Kona, and 2 mi. north of Kealahou town and the boundary between North and South Kona. It is 9,000 ft. inland from sea at 1,300 ft. elevation and is situated between Mamalahoa Hwy. and Kuakini Hwy. Access to the yard will be from Kuakini Hwy. The work proposed for the project includes: Phase IA - Construction of an access road, and clearing, grubbing, and paving of the marshalling area by Dept. of Land and Natural Resources; Phase IB - Construction of a covered structure (approx. 60'x100' in floor plan), and installation of fencing and landscaping by Dept. of Agriculture; and Phase II - Construction of refrigeration facilities and loading dock.

CONSERVATION DISTRICT USE APPLICATION FOR THE AFTER-THE-FACT RECONSTRUCTION OF THE MAUNA LOA POWERLINE FROM THE KULANI SUBSTATION TO THE MAUNA LOA OBSERVATORY, WAIAKEA, SOUTH HILO AND HUMUULA, NORTH HILO, HAWAII, Hawaii Electric Light Co., Inc. (HELCO)/Dept. of Land and Natural Resources

This project involves the reconstruction of a portion of HELCO's 12.47KV Mauna Loa line which was destroyed by lava flows on March 16, 1984. The existing line was installed in 1967 to serve the U.S. Dept. of Commerce's U.S. Weather

Bureau Site (Mauna Loa Observatory). Several other users now receive service from this line, such as the University of Hawaii, Lee Enterprises, Inc., the Div. of Forestry and the U.S. Coast Guard. The March '84 lava flow took out nearly a one-mile segment of the line near the Kulani Substation between Poles 2 and 32. Due to the urgent need to restore normal power to the Mauna Loa and High Altitude Observatories, an emergency authorization was granted by DLNR in June 1984 to reconstruct the destroyed section subject to, among other things, the condition that HELCO submit an after-the-fact CDUA. The authorization included reconstruction of the powerline from HELCO's Kulani substation to the television relay station and weather station at the 11,000 ft. altitude on Mauna Loa with a different alignment necessary to avoid areas covered by the recent lava flows. The alignment location included TMK: 2-4-8: 1, 3-8-1: 1 and 4-4-16: 1. Reconstruction of the destroyed line was completed in July, 1984 along a route roughly following the southern edge of the new flow. In all, 34 new poles were installed, ranging in height from 40' to 55'. The old poles were all 35' to 40' tall. Additionally, a rough road was bulldozed along the new pole line. The Conservation District Subzone for the subject area is "Protective" and the utility pole line use would be a conditional use within said subzone.

CONSERVATION DISTRICT USE APPLICATION FOR ADDITIONAL CABLES AND MAINTENANCE, MAULUA GULCH, NORTH HILO, HAWAII, Hawaiian Telephone Co./Dept. of Land and Natural Resources

The applicant is in the process of installing an additional cable from its Honomu switching center in S. Hilo, to the Laupahoehoe switching center in N. Hilo, Island of Hawaii. The additional cable is being lashed to the existing line and poles which run generally parallel to the Hawaii Belt Hwy. The proposed cable will be of the same size and color as the existing line. The

section being installed runs a distance of approx. 8 mi. The project is part of overall program by Hawaiian Telephone Co., to upgrade its system. The sections of the poleline which crosses through Maulua Gulch will require work in the Conservation District. This work consists of brush clearing of 10 ft. on both sides of the line, which will eliminate any maintenance trimming for several years. The existing poleline crosses Maulua Gulch near the mouth of the valley. Portion of the existing system traverses through the Limited (L) and Resource (R) subzones of the Conservation District (TMK: 3-4-02:01 and 3-4-04:09).

PROPOSED IMPROVEMENTS WITHIN A 40-FOOT SHORELINE SETBACK AREA AT ANAEHOOMALU, SOUTH KOHALA, HAWAII, Transcontinental Development Company/Hawaii County Planning Commission

The applicant proposes improvements within the 40-ft. shoreline setback area including: a) a berm ranging in height from 8 to 22 ft. mean sea level; b) grading and construction of a 6 ft. wide shoreline walkway atop the berm and 2 pedestrian bridges across Waialua Bay; c) a natural pedestrian pathway between the base of the berm and the shoreline; d) a portion of a 15 ft. wide mauka/makai access; e) temporary rock barrier across the mouth of the lagoon and; f) creation of a small island on the north/east side of Waialua Bay. The proposed improvements within the shoreline are part of the overall proposal to construct the Hyatt Regency Resort at Anaehoomalu, S. Kohala, Hawaii, TMK: 6-9-07:8-10, 12-14, 16-18, 26 and 30. Impacts to the environment from the overall development are being addressed through the Federal environmental impact review procedures. Specific impacts to the environment due to the improvements within the shoreline setback area will not constitute major impacts. The purpose of the proposed berm is to provide protection from coastal hazards, specifically high seas and tsunami wave damage.

REGISTER OF SHORELINE PROTECTION ACT DOCUMENTS

The projects listed in this section have been filed with County agencies pursuant to Chapter 205A, HRS as amended, relating to the Special Management Area of each county. For additional information, please call the pertinent county agency:

Hawaii Planning Dept. 961-8288;
Hnl. Dept. of Land Utilization 523-4077;
Kauai Planning Dept. 245-3919;
Maui Planning Dept. 244-7735.

CONSTRUCTION OF A 2-STORY INDUSTRIAL BUILDING, KALIHI KAI, OAHU, Gra-Pac Properties/City and County of Honolulu Dept. of Land Utilization

Negative Declaration

The applicant is proposing to construct a new 2-story industrial building on the makai side of Sand Island Access Rd. The project site (TMK: 1-2-21:17) is a landlocked parcel approx. 600 ft. inland from the Kalihi Bay waterfront with a total lot area of approx. 60,000 sq. ft. The proposed industrial building will essentially cover the entire lot. An approx. 9,000 sq. ft. parking area fronting the building will be the only open area without building coverage. It will be landscaped with 5-ft. wide planting strips along the Sand Island Access Rd. frontage. The building will have a height of 52 ft. Warehouse space will be on the ground floor and industrial rental space, offices, additional parking and a loading zone will be on the second floor. Restroom facilities will be placed on both floors. A drive-up ramp and several stairways will provide access to the second floor. Vehicular access will be directly from Sand Island Access Rd. onto the site. Parking for 15 vehicles and 6 loading stalls will be provided at street level. Additional parking for 24 vehicles and one loading zone will be on the second floor and will be accessible via the drive-up ramp. Surrounding land

uses are all industrial. The Hawaiian bitumuls plant is adjacent on the site's northern boundaries and an industrial building adjoins it on the southern boundary.

DRAFT FISHERY MANAGEMENT PLAN FOR THE
BOTTOMFISH AND SEAMOUNT GROUND FISH
FISHERIES OF THE WESTERN PACIFIC REGION,
Western Pacific Region Fishery
Management Council

Finding of No Significant Impact

MODIFICATION OF EXISTING WASTEWATER
TREATMENT FACILITY, KAHE POWER PLANT,
WAIANA, OAHU, Hawaiian Electric Co.,
Inc./City and County of Honolulu Dept.
of Land Utilization

The proposed action is to adopt and implement a fishery management plan for the bottomfish and seamount groundfish fisheries within the area of authority of the Western Pacific Fishery Management Council around American Samoa, Guam, and Hawaii. The proposed action is intended to achieve management objectives which include maintaining the long-term productivity of bottomfish stocks, protecting bottomfish stocks and habitats from destructive harvesting technology, and minimizing unfavorable impacts of the Northwest Hawaiian Islands' fishery on protected marine species. No significant negative environmental impacts are anticipated from the implementation of this plan. This plan was prepared by the Western Pacific Fishery Management Council to establish a management system for the bottomfish and seamount groundfish resources within the Fishery Conservation Zone (200-mile zone) in Hawaii, American Samoa, and Guam. Because of the relatively undeveloped status of the deepsea bottomfish fishery in the Northern Mariana Islands and miscellaneous U.S. island possessions, no management system is proposed for those areas. The draft plan covers a diverse group of species which are taken by a variety of gear, principally hook-and-line in the bottomfish fishery and trawl in the seamount groundfish fishery. The plan addresses fish stocks that are in all stages of development and depletion. It recognizes that harvesting and marketing practices in the bottomfish fishery require that some species be fished more intensively than others. Most importantly, it provides a flexible procedure for altering the "optimum yield" for management unit species and for implementing pre-determined types of regulations in response to new information. This

Negative Declaration

The applicant proposes to modify the existing wastewater treatment facility at its Kahe Power Plant, 92-200 Kamehameha Hwy., to incorporate the treatment of hazardous wastewater. The hazardous wastewater consist of metal cleaning wastes generated during routine power plant maintenance operations that occur approx. 2-3 times a year. The structure required to implement the project include a 175,000 gal. treatment tank, and operations building, influent sumps, chemical storage tanks and pumps. The batch treatment tank will be 30 ft. in diameter and 38 ft. high. The operations building will be approx. 80 sq. ft. (20'x40'). Two chemical storage tanks, 11 ft. in diameter and approx. 25' in height will replace older tanks and will store sodium hydroxide, sulfuric acid, sodium sulfide and polymer. The influent sump structure will be approx. 10 ft. high. There will be a total of 4 pumps, 2 pumps with a 200 gpm capacity and 2 with a 400 gpm capacity.

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.

document has two parts: Part A describes the problems in the fishery and the management objectives established to address those problems. Part A considers alternatives to achieve the objectives, compares their impacts and costs, defines optimum yield, and provides the rationale for the preferred management approach. Part B is a compilation of available information and references describing the fish stocks, fishing activities, social and economic characteristics, and existing management programs, together with an assessment of biological yield and recommendations for research to improve the information base. The regulations recommended would apply only to the 200-mile zone and not to State or territory waters. The Western Pacific Fishery Management Council approved the Combined Draft fishery management plan, environmental assessment, and draft regulatory impact review on February 21, 1985, as a draft for distribution for public comment. To comment or for further information, contact:

Western Pacific Fishery Management Council
 Attn: Kitty Simonds,
 Executive Director
 1164 Bishop St., Suite 1405
 Honolulu, HI 96813
 Telephone: (808) 523-1368

Deadline for comments: May 1, 1985.

U.S. DEPT. OF THE ARMY PERMIT APPLICATION FOR THE WAIKOLOA BEACH RESORT ANCHIALINE PONDS, WAIKOLOA, SOUTH KOHALA, HAWAII, Transcontinental Development Co. and Atpac Land Co./U.S. Army Engineer District, Honolulu

Draft Environmental Impact Statement

The applicants propose to excavate a 5-acre recreational lagoon and fill anchialine ponds on the Waikoloa Beach Resort in conjunction with their plans to construct the Hyatt Regency Waikoloa Hotel and development of the remainder of the Waikoloa Beach Resort. The

permit application requests Dept. of the Army authorization to:

Excavate a 5-acre lagoon adjacent to Waiulua Bay.

The lagoon would have an average depth of approx. 4 ft. and a surface area of approx. 5 acres. Its maximum depth would be approx. 6 ft. below sea level. Improvements in the lagoon would include a sand beach, swimming area for resort guests, footbridges, shoreline improvements and other recreational/resort structures. A small islet would be created in the lagoon area by excavating through a small peninsula of land within the inner zone of the bay. Creation of the lagoon would require the excavation of up to 40,000 cu. yd. of volcanic basalt. The lagoon excavation would combine about 17 anchialine ponds, having a total water surface area of about 2 acres, into the large tidal lagoon.

Construct, operate, and maintain structures and a beach in the lagoon. Create and maintain a 12-acre anchialine pond preservation area.

The proposed pond preservation area contains approx. 63 ponds with a total water surface area of about 3.4 acres. A buffer zone would be maintained around the preservation area to protect the ponds from potentially harmful effects of the proposed resort activities. When added to the existing 16.3-acre open space area around the 'Anaeho'omalu Bay fishponds, this new anchialine pond preservation area would bring the total pond preservation area within the Waikoloa Beach Resort to over 28 acres.

Fill the remaining anchialine ponds on the Waikoloa Beach Resort properties, except those ponds located within the existing and proposed "pond preservation areas".

Approx. 12,000 cu. yd. of rock of volcanic origin would be used as fill. Additional fill would be used to raise the ground elevation within the Hyatt site and other coastal areas above the base flood elevation of the 100-year coastal flood (tsunami). The Hyatt Regency Waikoloa Hotel facilities that would be constructed partly or wholly atop filled anchialine ponds include the

Deer Park Tower, a health spa and tennis courts, restaurants and a shopping village, automobile parking, and the hotel's main lobby, meeting areas and ballroom.

The proposed action and alternatives to the proposed action involve the loss of a number of anchialine ponds. The proposed action and Alternative 1 would both provide pond preservation areas totaling 12 acres, although the boundaries of the preservation area differ between the two. Alternative 3 is the same as the proposed action, except that it omits the lagoon, thereby saving an additional 17 ponds. Alternative 2 would preserve a larger number of ponds than the proposed action of Alternatives 1 or 3 by placing 39 acres of resort-zoned land within the pond preservation area. Permit denial would preserve all of the ponds present.

Written comments on this Draft Environmental Impact Statement are to be sent to:

Colonel Michael M. Jenks
District Engineer
Corps of Engineers
U.S. Army Engineer District Honolulu
Ft. Shafter, Hawaii 96858

Deadline for comments: May 20, 1985.

ENVIRONMENTAL IMPACT STATEMENTS

EIS's listed in this section are available for review at the following public depositories: Office of Environmental Quality Control; Legislative Reference Bureau; Municipal Reference and Records Center (Oahu EIS's); Hamilton Library; State Main Library and the Kaimuki, Kaneohe, Pearl City, Hilo, Wailuku 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).

Comments on the following EIS's may be sent to: 1) the accepting authority; and 2) the proposing agency. Please note the deadline date for submitting written comments on the EIS.

JOINT FEDERAL-STATE DRAFT SUPPLEMENTAL ENVIRONMENTAL IMPACT STATEMENT FOR WEST BEACH, HONOLULU, EWA, OAHU, West Beach Estates/U.S. Army Corps of Engineers, Honolulu District and City and County of Honolulu Dept. of Land Utilization

The applicant proposes to construct a resort complex on 642+ acres situated in Honouliuli, Oahu. Ten additional acres of the total site, which were part of the former residence of Alice Kamokila Campbell, are currently used as a luau site. The northern boundaries of the project follow along Farrington Hwy. except for an area which abuts the existing Honokai Hale and Nanakai Gardens residential subdivisions located along Farrington Hwy. The eastern boundaries of the property abut fallow agricultural lands formerly planted in sugarcane and existing undeveloped lands. The southern boundaries of the site abut the existing Malakole barge basin (site of the Barbers Pt. deep draft harbor which is currently under construction). The western boundaries follow along the shoreline from the barge basin to Farrington Hwy.

The project will consist of:

- 5,200 residential units of which 1,500 will be designated Low Density Apartments and 3,700 will be Medium Density Apartments;
- 4,000 hotel/condominium units in midrise buildings;
- 2 commercial sites of 1.9 and 15.9 acres with amusements, attractions, restaurants and speciality shops with tourist related goods and service as well as a convenience shopping area;
- 4 oceanfront lagoons and newly created sandy beaches. The new lagoons, ranging in size from 2.0 acres to 5.5 acres, will provide about 13.1 acres of sheltered swimming area;
- an 18-hole golf course with a driving range and a clubhouse;

- a 42.2 acre marina with about 500 slips for pleasure and commercial boats at the southern tip of the project adjacent to the Barber's Pt. Deep Draft Harbor;
- Tennis facilities;
- Beach and Yacht Clubs;
- a Hawaiian Cultural Center;
- 4 parks totaling approx. 50 acres; and
- a Historic railroad.

This dual document scopes the impacts of the proposed action at a level of planning that provides the additional detail necessary to evaluate more fully and comprehensively the future plans that have been developed as recommended. The generic EIS for this project was accepted by the City and County of Honolulu Dept. of Land Utilization.

This EIS is also available for review at the Ewa Beach Community-School, Mililani, Waianae and Waipahu Libraries.

Deadline: May 23, 1985.

APAA QUARRY PHASE II PROJECT, KAPAA VALLEY, KOOLAUPOKO, OAHU, Ameron HC&D/Dept. of Land and Natural Resources

The proposed project involves the quarrying and preparation of suitable rock for use in the concrete industry and base material for use in the construction industry. The proposed project site will be located in Kapaa Valley and is identified as TMK: 4-2-15:1. The present quarry site (Phase I) is approx. 227 acres while the proposed project site (Phase II) consists of approx. 152 acres of the H.K.L. Castle Trust land. The Phase II project site will be quarried similar to the existing Phase I quarry. All quarrying of the Phase II site will be confined within the leased boundaries (152 acres) and quarrying will not occur on the Ulumawao ridge line. Exploration drilling will be carried out to assess the location and estimated quantity of quarry material. Temporary access roads will be constructed and drilling sites, each 50 ft. by 50 ft., will be cleared. The topsoil will be removed to expose

the quarry rock and stored for future use or used to cover previously excavated areas. Rock will be removed by controlled blasting or with power shovels. Blasting will be carried out by drilling a series of holes 6.5 in. in diameter by approx. 55 ft. deep and spaced on a 16 by 18 ft. pattern. Rock faces will be benched at vertical intervals not exceeding 50 ft. Upon termination of the project, each bench and the quarry floor will be covered with no less than 2 ft. of topsoil and planted with suitable vegetation. The existing quarry processing plant in the Phase I section will remain to handle the Phase II quarry materials. Initially, the rocks from the Phase II quarry will be hauled to the existing quarry process plant using a road through the underpass of the H-3 Hwy. It is proposed that at a suitable time, a rock crusher will be constructed in the Phase II section which will reduce the size of large rock and boulders for transport to the processing plant by a conveyor belt system.

This EIS is also available for review at the Kailua and Waimanalo Community-School Libraries.

Deadline: May 8, 1985.

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

FINAL EIS FOR HULEIA BRIDGE REPLACEMENT AND APPROACHES, LIHUE, KAUAI, U.S. Dept. of Transportation, Federal Highway Administration and State Dept. of Transportation, Highways Division

The proposed project involves the replacement of existing Huleia Stream Bridge and approaches on Kaunualii Hwy. (FAP Route 50) on the Island of Kauai. The existing Huleia Stream Bridge, also known as "Halfway Bridge" is a severely deteriorated timber structure which is

both structurally and geometrically efficient. The proposed action is to ~~place the existing 2-lane timber~~ trestle bridge at Huleia Stream with a new 3-lane (2 basic lanes plus 1 truck lane) reinforced concrete bridge at a new location downstream of the present bridge crossing. New approach roadways are also included in the proposed action. Three alternatives were considered. Two alternatives (I and II) propose the construction of a new replacement bridge and approach roadways south of the present bridge crossing and call for a grade-separated crossing of eastbound (Lihue) traffic from the Quarry Access Rd. Variations of Alternatives I and II, called Alternatives IA and IIA (Recommended), provide, in lieu of the grade-separated crossing of eastbound traffic from the Quarry Access Rd., either an at-grade jug-handle intersection or a left-turn bay intersection for the Quarry Access Rd. These alternatives call for the demolition of the existing bridge and the closure of the approach roadways to traffic. The third alternative, Alternative III, proposes to demolish the existing bridge and construct a new bridge structure on the existing highway alignment.

This EIS is also available for review at the Koloa Community-School Library.

Status: Currently being processed by the Office of Environmental Quality Control.

FINAL SUPPLEMENTAL ENVIRONMENTAL IMPACT STATEMENT FOR THE KAKA'AKO COMMUNITY DEVELOPMENT DISTRICT PLAN, KAKA'AKO, HONOLULU, OAHU, U.S. Dept. of Housing and Urban Development and Hawaii Community Development Authority (HCDA)

The Makai Area Plan is an addendum to the Kaka'ako Plan adopted in 1982 for the initial 450-acre mauka portion of the Kaka'ako District. The Makai Area Plan was put into effect in October 1983.

In addition to disclosing the impacts from implementation of the Makai Area Plan, this Supplemental EIS (SEIS) describes and analyzes the impacts resulting from infrastructure improvements for the Increment 1 District-Wide Improvement Program, and further evaluates traffic, air quality and noise impacts resulting from development of the entire Kaka'ako District. The SEIS also updates selected findings of and examines the unresolved issues identified in the Final Environmental Impact Statement for the Kaka'ako Community Development District Plan accepted by the Governor on August 22, 1983. The original Kaka'ako District boundaries (mauka area) were designated by King St., Punchbowl St., and Ala Moana Blvd. The 1982 Legislature amended the District boundaries to include approx. 133 acres of land makai of Ala Moana Blvd. between Ala Moana Park and Pier 4 in Honolulu Harbor, referred to as the "makai area", which was assigned to HCDA for planning and redevelopment. The Makai Area Plan allocates 4.4 million sq. ft. of land area among 3 major land uses : a Mixed-Use Zone-Residential (MUZ-R), a Mixed-Use Zone-Commercial (MUZ-C), and a single-use Waterfront Industrial (WI) Zone. Streets and roadways in the makai area will be upgraded to meet or exceed City and County standards. Except for the possible closure of Coral and Ohe St. between Ala Moana Blvd. and Ilalo St., the existing circulation pattern in the makai area is to be maintained. An above-grade pedestrianway at the 45-ft. level crossing over Ala Moana at Cooke St. may be provided, ensuring safe and efficient pedestrian access between the makai and mauka areas. A bikeway system along both sides of Ala Moana is also proposed. The County bus system will continue as the primary mode of public transportation for the area. The U.S. Immigration Station, the Dept. of Health building and the Ala Moana Sewage Pumping Station (the Hering and the old Ala Moana pumping station components only) are designated for protection by the Plan. Approx. 1,366,000 sq. ft. of floor area (roughly 17% of the total

maximum floor area) is projected for housing in the makai area. Based on an average minimum dwelling unit size of 883 sq. ft. and 25 persons per dwelling unit, a maximum of approx. 1,547 dwelling units could be built, providing housing for about 3,868 residents. The Plan requires that future infrastructure be sized to meet the demands of the District developed to its maximum potential. The first area targeted for implementation under the Kaka'ako District-Wide Improvement Program is called Increment I, which is a 138-acre area of the Ewa (West) portion of the District. Increment I is generally bounded by Punchbowl St., King St., Cooke St., and Ala Moana Blvd. Proposed improvements include street widenings and the provision of sidewalks, curbs, and gutters; installation of new sewer, water and drain lines; and new underground electrical, telephone, and cable television lines.

Status: Currently being processed by the Office of Environmental Quality Control.

NOTICES

PROPOSED AMENDMENT TO THE CITY AND COUNTY OF HONOLULU DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT EXEMPTION LIST

Pursuant to Section 1:33(a)(1) of the EIS Regulations, the City and County of Honolulu Dept. of Housing and Community Development has submitted a proposed amendment to their exemption list to include the acquisition of land and existing structures and the operation, repair or maintenance of these existing structures, involving negligible or no expansion or change of use beyond that previously existing. The City and County of Honolulu will be acquiring the properties and existing structures using Community Development Block Grant funds. These acquired properties will continue to be used without change in size, capacity or character and therefore will probably have minimal or no significant effect on the environment.

The Environmental Council is reviewing the proposed amendment and is requesting comments from the public. Your comments should be sent to:

Mr. James W. Morrow, Chairman
Environmental Council
550 Halekauwila St., Room 301
Honolulu, HI 96813

The deadline for comments is May 8, 1985.

PROPOSED AMENDMENT TO THE STATE DEPARTMENT OF TRANSPORTATION EXEMPTION LIST

Pursuant to Sec. 1:33 (a)(1) of the EIS Regulations, the State Dept. of Transportation has submitted a proposed amendment to their exemption list under Exemption Class #2: Replacement or re-construction of existing structures of facilities where the new structure will be located generally on the same site and will have substantially the same purpose, capacity, density, height and dimensions as the structure replaced. The proposed exemption is to include the replacement of fuel tanks or fuel lines at Harbor Facilities under Exemption Class #2. Since such structures deteriorate with age and must be replaced or upgraded occasionally, such replacement would be intended to make the fuel operations more efficient, more economical, provide more reliable customer service and prevent threat of potential pollution caused by leakage or collapse of deteriorating fuel tanks or lines.

The Environmental Council is reviewing the proposed amendment and is requesting comments from the public. Your comments should be sent to:

Mr. James W. Morrow, Chairman
Environmental Council
550 Halekauwila St., Room 301
Honolulu, HI 96813

Deadline for comments is May 8, 1985.