

# OEOC BULLETIN



JOHN WAIHEE  
GOVERNOR

OFFICE OF ENVIRONMENTAL QUALITY CONTROL

DIRECTOR

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## REGISTER OF CHAPTER 343, HRS DOCUMENTS

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All Chapter 343, HRS documents submitted for publication in the OEOC Bulletin must be addressed to the Office of Environmental Quality Control, 465 South King Street, Room 104, Honolulu, Hawaii 96813. Documents addressed otherwise will not be considered for publication.

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CONSERVATION DISTRICT USE APPLICATION FOR OPERATION OF COMMERCIAL SUBMERSIBLE TOURS, KEWALO BASIN, OAHU, Atlantis Submarines, Inc./Dept. of Land and Natural Resources

Previously published May 23, 1987.

Contact: Mr. Eric B. Guinther  
AECOS, Inc.  
970 N. Kalaheo Ave., Suite A300  
Kailua, Hawaii 96734

Deadline: June 22, 1987.

CONSERVATION DISTRICT USE APPLICATION FOR OPERATION OF COMMERCIAL SUBMERSIBLE TOURS, KAILUA-KONA, HAWAII, Atlantis Submarines, Inc./Dept. of Land and Natural Resources

Previously published May 23, 1987.

Contact: Mr. Eric B. Guinther  
AECOS, Inc.  
970 N. Kalaheo Ave., Suite A300  
Kailua, Hawaii 96734

Deadline: June 22, 1987.

CONSERVATION DISTRICT USE APPLICATION FOR OPERATION OF COMMERCIAL SUBMERSIBLE TOURS, LAHAINA, MAUI, Atlantis Submarines, Inc./Dept. of Land and Natural Resources

Previously published May 23, 1987.

Contact: Mr. Eric B. Guinther  
AECOS, Inc.  
970 N. Kalaheo Ave., Suite A300  
Kailua, Hawaii 96734

Deadline: June 22, 1987.

### 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 EISs (EIS Rules 11-200-11). 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. Any comments should be directed

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

restaurant, at 6:00 p.m. and 8:00 p.m., to serve 48 guests. The total parking proposed is 21 off-street parking stalls.

KAUAI

DIAMOND HEAD POLICE SUBSTATION, FORT RUGER, OAHU, City and County of Honolulu Building Department

CONSTRUCTION OF A SEAWALL, KUKUIULA, KAUAI, Kuhio Shores Owners Association/County of Kauai Planning Dept.

The applicant is proposing to construct a seawall along the eroded ocean front portion of property identified as TMK: 2-6-05:14, which is located approx. 400 ft. west of the Lawai Beach Rd. and Hoonaa Rd. junction, Kukuiula, Kauai. The intent of the seawall construction within the shoreline setback area is to protect the property and existing structures on the property from wave damage. The seawall construction will consist of 8"-12" rocks and small boulders and concrete grout. The wall dimensions are 446 ft. long by 5 ft. high by 2 ft. thick.

The proposed Honolulu Police Dept. substation will occupy the abandoned Fort Ruger guardhouse, which lies at the foot of Diamond Head Crater at 4304 Diamond Head Rd., between Makapuu and 18th Aves. The 33,175 sq. ft. project site (TMK: 3-1-42:6 (por.)) is part of the Fort Ruger Historical District, which is listed on both the State and National Registers of Historic Places. Renovation of the approx. 1,870 sq. ft. guardhouse, identified as Building #18 by the State of Hawaii, will involve removal of all interior walls, ceilings, and fixtures. New facilities to be constructed include a lobby, community conference room, squad room, offices, restrooms, locker rooms for male and female officers, and a new equipment room. The exterior of the building will be restored with a new roof, doors and windows, walkways and lighting. Only the 90 sq. ft. equipment room, which will be constructed at the rear of the structure, will add to the existing floor space of the structure. The access roadways and parking areas at the rear of the building will be repaved and improved to accommodate wheelchair access and additional landscaping. Building #6 will be demolished and existing concrete slabs around the building will be removed to expand the existing parking lot on the elevated southwestern portion of the property. The expanded lot will be paved and marked to accommodate approx. 25 vehicles. Landscaping for the site will include restoration of the front lawn and planting of trees and shrubs along the side borders as well as in planters within and around the parking areas. A sign monument identifying the facility and featuring a flag pole will be constructed on the lawn at the entry roadway.

OAHU

PROPOSED BED AND BREAKFAST INN AND RESTAURANT AT THE GRAYSTONES, MAKIKI, OAHU, Rick Ralston/City and County of Honolulu Dept. of Land Utilization

The applicant proposes to operate The Graystones, a house listed on the State and National Registers of Historic Places as a bed and breakfast inn and restaurant. The Graystones is located at 1302 Nehoa St. (TMK: 2-4-27: 2, 64, 65), Makiki, Oahu. There are presently 6 existing bedrooms on the second floor. It would be practical to add as many as 4 additional bedrooms to the present loft space on the third floor and convert one of the ground floor rooms to a bedroom, for a maximum of 11 guest rooms. Breakfast would be offered to guests and fine dining would be available to both guests and the public. The restaurant will be on a reservations basis only with parking of cars by valet only. Two sittings per evening are proposed for the

BERTHING FACILITIES AT HALEIWA BOAT HARBOR, HALEIWA, OAHU, State Dept. of Transportation, Harbors Division

The proposed project consists of constructing the following additional berthing facilities and improvements for Haleiwa Boat Harbor: Extend marginal wharf in Basin No. 2 by 300 ft., construct a loading dock for the single lane launching ramp in Basin No. 2, correct erosion along mauka side of Basin No. 2, construct a loading dock adjacent to the multi-lane launching ramp for trailerized boats and remove mooring piles on mauka side of the existing berth in Basin No. 2. The project will provide mooring facilities for boats presently on the waiting list. It will also correct the erosion along the mauka side of Basin No. 2 which is jeopardizing the adjacent roadway. With the completion of this project, the facility will be greatly upgraded.

CONSERVATION DISTRICT USE APPLICATION FOR AN OVERHEAD POWERLINE, MAKUA, OAHU, U.S. Army Corps of Engineers/Dept. of Land and Natural Resources

The applicant is proposing to install an overhead powerline across TMKs: 8-2-1: 2 & 22 at Makua, Oahu. Overhead electrical lines with a total span of 320 ft. are needed to connect the Hawaiian Electric Co. (HECO) mainline on the former Oahu Railroad and Land (OR&L) Co. railway (adjacent to the old Farrington Hwy.) to the proposed Company Combined Arms Assault Course administrative facilities in Makua Valley (Makua Military Reservation). The installation of 2 poles and lines within an easement from the landowner (State of Hawaii) will be accomplished by HECO. Electrical power is needed for lighting, battery recharging, water pumping, and administrative uses.

MAUI

RENOVATION AND EXPANSION OF A COMMERCIAL PARKING LOT, LAHAINA, MAUI, Pentagram Corp./Maui Historic Commission

The applicant is requesting approval to renovate and expand a commercial parking lot located within the National Historic Landmark District and Maui Historic District No. 2. A 108 stall commercial parking lot is proposed for development on the westerly side of Luakini St. next to the existing Burger King site in Lahaina, Maui on TMK: 4-6-08:12. The 41,076 sq. ft. lot will be paved, landscaped and lighted in accordance with the County of Maui's Offstreet Parking and Loading Ordinance. Also, a wooden fence will be constructed along the boundaries abutting all existing single family residential lots. Ingress to the parking lot will be from the Burger King Restaurant and the Banyan Inn Market Place driveway accesses from Front St. and a new entrance from Luakini St. Egress from the lot will be from Luakini St. In addition, a wood-frame parking attendant booth will be constructed at the Luakini St. entrance.

ALAELOA, LAHAINA AND MALUHIA WATER SYSTEMS TURBIDITY CONTROL PROJECTS, LAHAINA AND MAKAWAO, MAUI, County of Maui Department of Water Supply

Interference with the disinfection process and aesthetically unacceptable, dark, cloudy water are problems presently affecting the water systems of Alaeloa, Lahaina and Maluhia. Two turbidity meters with controls leading to shut-off valves exist at the Alaeloa and Lahaina sites; unfortunately, these protection measures are not working properly. It is proposed that these units be replaced with properly working meters and valves. The Maluhia system would be fitted with similar meters and valves to insure a high quality of effluent water. The turbidity meters would constantly monitor the influent water flow and trigger shut-off valves to stop the flow when turbidity in the water exceeds the drinking water standard. Supplemental water would be pumped from wells and other sources already constructed in the water system. The majority of the proposed work at the Alaeloa site will be taking place adjacent to the Alaeloa diversion from Honokohau Tunnel and the screen box. Electrical power will be

provided from the existing 50,000-gal. mixing tank site, approx. 1 mile away. ~~All proposed actions at the Lahaina site will be taking place at the Kanaha system diversion box site at the 720-ft. level. Electrical connections will be brought to the site by overhead wires from the existing Kanaha pump house, 500 yds. away. The proposed action at the Maluhia site will take place at the present site of the Maluhia 500,000-gal. tank.~~

## HAWAII

### CONSERVATION DISTRICT USE APPLICATION FOR SINGLE FAMILY RESIDENCE AND FARM, UPPER KAIWIKI, SOUTH HILO, HAWAII, Anthony and Cynthia Taylor-Lutz/Dept. of Land and Natural Resources

The applicants are requesting approval for single family residential and farm use at TMK: 2-6-11:34, Upper Kaiwiki, South Hilo, Hawaii. It is proposed that 43,000 sq. ft. of land be cleared from a house and organic family farm. The applicants would like to construct a driveway, 31 ft. by 31 ft. house and a water catchment tank. A 3-ft. diameter culvert pipe will be installed to accommodate an intermittent stream under the driveway. A cesspool is also proposed for installation. The farm will include a fruit orchard, two 8-ft. by 20-ft. greenhouses, chicken pens, and a garden plot. The farm is not for commercial purposes and so no produce will be sold. Some reforestation with koa trees will also be undertaken.

### MICROWAVE RADIO FACILITIES FOR HAWAII COUNTY POLICE DEPARTMENT, KAU, SOUTH KONA, NORTH KONA, HONOKAA, AND HAMAKUA, HAWAII, Hawaii County Police Department

The Hawaii County Police Dept. is proposing to expand its microwave radio communications system. To attain this, several existing radio buildings must be replaced and new radio buildings and antenna structures must be constructed to meet the requirements of the system expansion. The Police Dept. will use

these facilities for housing and operating sensitive microwave and 2-way radio equipment for island wide radio coverage. Other county agencies, such as the Civil Defense, also share the use of this microwave system to extend their mobile radio coverage throughout the island. The six proposed project sites and actions are as follows:

**SOUTH POINT:** The site is an existing radio station site on the Daleico Ranch, Pakini-Iki, Kau. It is about 4 mi. below the Hawaii Belt Rd. on the South Point Rd. and about 1/2 mi. west in the pasture. A single story, 238 sq. ft. building for housing and operating sensitive radio equipment is proposed to replace an existing fiberglass building. The structure will be in an enclosed area of 900 sq. ft.

**MANUKA:** This site is on an aa lava flow that covered an earlier pahoehoe lava flow about 2 1/2 mi. southeast of Manuka Bay and about 2000 ft. inland from Kaiakekua. A single story, 64 sq. ft. building for housing and operating sensitive radio equipment and a 160 ft. tower to support antennas are proposed. These structures will be located in an enclosed area of 1600 sq. ft.

**OHIA MILL:** The site is an existing radio station site on the Yee Hop Ranch, Alikea, South Kona, about 1.4 mi. from Papa and about a mile above the Hawaii Belt Rd. A single story, 286 sq. ft. building for housing and operating sensitive radio equipment will replace an existing fiberglass building. This structure will be located in an enclosed area of 1050 sq. ft.

**HONOKAA:** This site is a paved parking lot to the rear of the Honokaa Police Station in the Hamakua Civic Center. A 80-ft. steel monopole is proposed to support radio communications antennas and will be located on an area of 100 sq. ft.

**IOLEHAEHAE:** The site is an existing radio station site on State land leased to Phillip Meyer in the shallow crater of the Iolehaehae cone, Kaohe VI, Hamakua. A single-story, 80 sq. ft. building for

housing and operating sensitive radio equipment and a 20 ft. tower for supporting antennas are proposed. The tower will be erected on the ridge of the cone in an area of about 64 sq. ft. and the building will be placed in the shallow crater of the cone in an area of about 80 sq. ft. and adjacent to an existing building.

**MOANANUIAHEA:** Located on the western slope of Hualalai, this project site is on the Huehue Ranch at an existing radio station facility. The site is located about 8 mi. from Kailua and about 1 1/2 mi. above the Mamalahoa Hwy. in Maniniowale, North Kona. A single story, 80 sq. ft. building for housing and operating sensitive radio equipment and a 60 ft. tower for supporting antennas are proposed. The building will be placed adjacent to an existing building in an area of about 80 sq. ft. The tower will be erected about 25 ft. away in an area of about 80 sq. ft.

Completion of the system expansion will mean greater communications reliability.

#### ENVIRONMENTAL IMPACT STATEMENTS

EISs 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 EISs); 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 EISs 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.

THE RITZ-CARLTON MAUNA LANI, MAUNA LANI RESORT, SOUTH KOHALA, HAWAII, The Ritz-Carlton Hotel Co./County of Hawaii Planning Dept.

Previously published May 23, 1987

This EIS is also available for review at the UH-Hilo Campus, Bond Memorial (Kohala), Kailua-Kona, and Thelma Parker Memorial/Waimea Area Libraries.

Deadline: June 22, 1987.

SITE SELECTION AND EIS FOR THE NEW HANAMAULU-WAILUA ELEMENTARY SCHOOL, HANAMAULU-WAILUA, KAUAI, State Dept. of Accounting and General Services

Previously published May 23, 1987.

This EIS is also available for review at the Kauai Community College and Kapaa Libraries.

Deadline: June 22, 1987.

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

MOKULEIA DEVELOPMENT PROPOSAL, MOKULEIA, OAHU, Mokuleia Land Co./City and County of Honolulu Dept. of General Planning

Previously published May 23, 1987.

This EIS is also available for review at the Waialua Library.

Status: Accepted by the City and County of Honolulu Dept. of General Planning on May 19, 1987.

#### NEPA DOCUMENT

The following document has 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.

this matter, the County of Hawaii Planning Dept. determined that a supplemental EIS is not required.

PROPOSED MARINE MINERAL LEASE SALE IN THE HAWAIIAN ARCHIPELAGO AND JOHNSTON ISLAND EXCLUSIVE ECONOMIC ZONES, U.S. Dept. of the Interior Minerals Management Service and the State Dept. of Planning and Economic Development

PUBLIC HEARING FOR THE WAIALUA-HALEIWA WASTEWATER FACILITIES PLAN AND EIS

Draft Environmental Impact Statement

The City and County of Honolulu Dept. of Public Works, Division of Wastewater Management and Belt, Collins and Associates will hold a public hearing to hear and record public views on wastewater facilities for the Waialua-Haleiwa area. The hearing will be held on July 16, 1987 at 7:30 p.m. at Waialua Elementary School Cafetorium, 67-020 Waialua Beach Rd., Waialua, HI 96791. Copies of all materials relevant to the project will be available for inspection after June 15, 1987 at the Division of Wastewater Management, 650 South King St., 14th Floor. For further information, write to the address below or call the person indicated.

Previously published April 8, 1987.

Written testimony and comments on the draft EIS should be addressed to the Program Director, Office of Strategic and International Minerals, Minerals Management Service; 11 Golden Shore, Suite 260; Long Beach, California 90802.

Deadline: June 25, 1987.

NOTICES

DETERMINATION THAT A SUPPLEMENTAL EIS IS NOT REQUIRED

Mr. Alfred J. Thiede  
Director and Chief Engineer  
Dept. of Public Works  
650 S. King Street  
Honolulu, HI 96813

MAKALAWENA RESORT COMMUNITY, NORTH KONA, HAWAII, Kamehameha Schools-Bernice Pauahi Bishop Estate/County of Hawaii Planning Department

Contact person: Geraldine Lum - 527-5392

The Makalawena Resort Final EIS was accepted by the County of Hawaii Planning Dept. on January 5, 1987. The project site was described as an approx. 353 acre parcel (TMK: 7-2-04:01). It is now proposed that the pending General Plan Amendment petition filed by the applicant be amended to include TMK: 7-2-04:02 (approx. 10,000 sq. ft. parcel) that is located near Opa'e'ula Pond within the perimeter of the proposed Makalawena Resort site. The United Church of Christ, Hawaii Conference Foundation owns this parcel and proposes to join the applicant in the planning of the project area. The consultants that contributed to the preparation of the EIS noted that the area of study included TMKs: 7-2-04:01 and 02. Upon review of

PROPOSED ADDITIONS TO COUNTY OF MAUI EXEMPTION LIST

Pursuant to EIS Rules Section 11-200-8, the County of Maui has proposed additions to their exemption list. These proposed additions were previously published in the May 23, 1987 OEOC Bulletin.

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

Mr. James W. Morrow, Chairman  
Environmental Council  
465 South King Street, Room 104  
Honolulu, Hawaii 96813

Deadline: June 22, 1987.

PROPOSED ADDITIONS TO CITY AND COUNTY OF  
HONOLULU DEPARTMENT OF PARKS AND  
RECREATION EXEMPTION LIST

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Pursuant to EIS Rules Section 11-200-8, the City and County of Honolulu Department of Parks and Recreation has proposed additions to their exemption list. The proposed additions were previously published in the May 23, 1987 OEQC Bulletin.

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

Mr. James W. Morrow, Chairman  
Environmental Council  
465 South King Street, Room 104  
Honolulu, Hawaii 96813

Deadline: June 22, 1987.

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