

OEQC BULLETIN



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GOVERNOR

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OFFICE OF ENVIRONMENTAL QUALITY CONTROL

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REGISTER OF CHAPTER 343, HRS DOCUMENTS

All Chapter 343, HRS documents submitted for publication in the OEQC 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.

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. Parties wishing to comment may submit written comments to the agency responsible for the determination (indicated in project title). The Office would appreciate a copy of your comments.

OAHU

MAKAHA WELL VI: PUMP, CONTROL BUILDING, PIPING, ELECTRICAL EQUIPMENT, RESERVOIR, ACCESS ROAD, AND TRANSMISSION MAIN, Board of Water Supply, City and County of Honolulu (TMK: 8-4-2: Por. 13)

The Board of Water Supply (BWS) proposes to convert an existing exploratory well into a production facility with the addition of a control reservoir and control building at the well site. A transmission main and an access road connect the control reservoir to an existing reservoir at a lower elevation. A one million gallons per day submersible pump will be installed in the existing well. Water will be pumped from the well to the control reservoir and then to the existing water system. The well, control reservoir, and portion of the access road are located on a 3,972-acre lot within the conservation district. The BWS will submit a CDUA to the Board of Land and Natural Resources. A portion of the access road is situated on land zoned for agriculture. Land for the project is owned by BWS. An archaeological study of the project site located four sites within the study area: site 1465, which consists of a complex of four stone platforms; site 1466, which is a U-shaped habitation enclosure with a wall of stacked stone; site 1467, which is a terrace with stacked-stone facing; and site 1468, which consists of a stone wall, a portion of which acts as a terrace retaining wall. All

archaeological sites shall be flagged out in the field and shown on the construction plans. The plans and specifications shall clearly denote the requirements to preserve these sites. The specifications shall also note that the contractor shall be responsible for all damages to archaeological sites noted in the plans. Construction of this project will not, in itself, increase water rates nor require direct assessments to the residents being served. The well and supporting facilities will be used as a standby to existing and new wells under construction in Makaha Valley. The project is located on the west side of Makaha Valley, mauka of Makaha Valley Towers condominiums situated at the end of Kili Drive. Construction of the project is tentatively scheduled to start in mid-1989 and should be completed within one year.

WAIKIKI SHELL GENERAL IMPROVEMENTS, QUEEN KAPIOLANI PARK, WAIKIKI, HAWAII, Building Department, City and County of Honolulu (TMK: 3-1-43: Portion 1)

The Building Department proposes to construct general improvements at the Waikiki Shell complex situated in Waikiki. The purpose of the project is to upgrade the Waikiki Shell complex to conform with current code requirements applicable to the respective improvements. The proposed project consists of repair, replacement, and renovation work to the stage roof, box office, comfort stations one and two, transformer vault, water service, light standards, and irrigation system.

EWA ELEMENTARY SCHOOL EIGHT-CLASSROOM BUILDING, Department of Accounting and General Services (TMK: 9-1-17: 2 and 37)

This is to construct a new two-story, concrete and masonry, eight-classroom building with approximately 8,000 square feet of net floor space. Since the project will be constructed within the existing school campus, no land will be removed from the tax base.

MAUI

CONSTRUCTION OF A FOREST RESERVE

FENCELINE ALONG A PORTION OF THE BOUNDARY OF THE KAHIKINUI FOREST RESERVE, MAUI ISLAND, Division of Forestry and Wildlife, Department of Land and Natural Resources (TMK: 2-2-7: 1)

The Division of Forestry and Wildlife proposes to construct a stockproof fence approximately 6 miles in length along the eastern Papaanui boundary of the Kahikinui Forest Reserve to prevent cattle from trespassing on the state-owned forest reserve lands. The proposed fenceline lies along the crest of the ridge extending from near the summit of Haleakala to the Polipoli area at 5000 foot elevation. Included within this route are four miles of subalpine scrub vegetation and two miles of barren alpine rockland.

KAMEHAMEHA III ELEMENTARY SCHOOL (ANNEX) EIGHT-CLASSROOM BUILDING, Department of Accounting and General Services (TMK: 4-6-18: 13)

This is to construct a two-story concrete and masonry eight-classroom building and an access road along the mauka boundary of the school from Lahainaluna Road. Since the project will be constructed within the existing school campus, no land will be removed from the tax base.

SEAWALL AT HONOKOWAI, MAUI, Papakea Homeowners' Association, Department of Land and Natural Resources (TMK: 4-4-01: 55)

The Papakea Homeowners' Association has constructed a seawall which is partially on state-owned property at Lahaina, Maui. It has constructed a concrete rubble masonry sea/retaining wall of approximately 765 lineal feet along portions of the shoreline of the Papakea Resort Condominium. It has been discovered that a portion of the wall is outside of the property boundary.

HAWAII

SINGLE-FAMILY RESIDENCE AT KAHAUOEA, SOUTH KONA, HAWAII, Mr. and Mrs. Allen C. Wilcox, Jr./Department of Land and Natural Resources (TMK: 8-3-5: 10)

Mr. and Mrs. Wilcox propose to construct a two-story, single-family residence at Kealakekua Bay. The lot is in the general subzone of the conservation district, and the house will have dimensions of 30 feet by 42 feet. This lot previously contained a home that was built in the 1930s and occupied until 15 to 20 years ago. This home has been demolished, and the applicants now propose to construct a caretaker's house on the lot.

KULANI CORRECTIONAL FACILITY EDUCATION BUILDING, Department of Accounting and General Services (TMK: 1-9-01 and 2-4-08)

An education building is to be provided. Since the project will be constructed within the existing site, no land will be removed from the tax base.

EIS PREPARATION NOTICES

The following proposed actions have 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. The Office would appreciate a copy of your comments.

OAHU

ROYAL KUNIA, PHASE II, HOAEAE, EWA, OAHU, Halekua Development Corporation/ Department of General Planning, City and County of Honolulu (TMK: 9-4-02: Por. 1 and 9-4-03: Pors. 1 and 9)

The proposed development is located adjacent to the existing Kunia Road on its eastern boundary, approximately 1.2 miles north of Kuria Interchange of Interstate Route H-1. The project entails a City and County Development Plan amendment. The residential population of Central Oahu would increase by about 7,500 people. Although this increase would exceed the General Plan population guidelines for Central Oahu, it should be noted that the population guidelines for the District are currently under review

by the City Council. Both the Depa of General Planning and the City Plan Commission have recommended amending the General Plan to allow more growth in Central Oahu. A total of 2,400 housing units are proposed, with the predominant type being single-family units (1,500). Higher-priced market units are intended along the perimeter of the golf course, while the majority of the units will be targeted for people in the middle income range of \$30,000 to \$60,000. The property is designated agriculture in the Central Oahu Development Plan and classified state agriculture by the Land Use Commission. The land is classified mostly as prime agricultural land under the Agricultural Lands of Importance in the State of Hawaii. It is also essentially classified as "A" under the Land Study Bureau Classification System, and is classified as important agricultural land under the proposed Land Evaluation and Site Assessment (LESA) system. The land is leased to Oahu Sugar Company (1996) and is currently in sugarcane production. The development of the project would result in the urbanization of approximately 670 acres of sugarcane lands. Royal Kunia Phase II is an extension, a continuation of the proposed planned community of Royal Kunia Phase I and the existing planned community of Village Park. These developments have been designed to create a community, a living environment where parks, schools, recreation facilities, commercial and social services, and jobs are available and located conveniently to serve the residents of the development. Roads and utilities will be built by the applicant. Park lands will be dedicated to the City, and land for a park and ride and child care facility has already been dedicated to the City. All the land use components, including the transportation network, have been designed to ensure a proper land use relationship, including the placement of the golf course in the Navy's blast zone.

Contact: William E. Wanket, Inc.
Pacific Tower, Suite 1010
1001 Bishop Street
Honolulu, HI 96813

Deadline: November 22, 1988

AND SAND ISLAND PARK EXTENSION, Building Department, City and County of Honolulu (TMK: 1-5-41:130)

recreational boating activities, if warranted.

Contact: Herbert Muraoka
Director and Building Superintendent
City and County of Honolulu
Building Department
650 South King Street
Honolulu, HI 96813

Deadline: November 22, 1988

SHERATON MAKAHA RESORT EXPANSION, ANA Hotels Hawaii, Inc./Department of General Planning, City and County of Honolulu (TMK: 8-4-02: 54)

ANA Hotels Hawaii, Inc. owns the 200-room Sheraton Makaha Resort and Country Club, which is located on 26.413 acres. This area is designated for resort use on the City and County of Honolulu's Waianae Development Plan Use Map. In December 1987, ANA Hotels Hawaii, Inc., acquired two additional parcels adjacent to the Sheraton Makaha Resort. ANA Hotels Hawaii, Inc., proposes to expand the facilities of the Sheraton Makaha Resort on the newly acquired 44 acres. The proposed master plan for the Sheraton Makaha Resort includes 300 additional hotel rooms, 150 new resort condominiums, a new conference facility, additional tennis facilities, 5,500 square feet of resort-related retail space, and a new 50-unit health spa.

Contact: Tyrone T. Kusao, Inc.
1188 Bishop Street, Suite 2507
Honolulu, HI 96813

Deadline: November 22, 1988

KOOLAULOA DEVELOPMENT PLAN AMENDMENT APPLICATION FOR A CHANGE FROM AGRICULTURE TO PRESERVATION FOR "THE COUNTRY COURSES," A FIVE-GOLF COURSE COMPLEX IN KAHUKU, OAHU, Estate of James Campbell/Department of General Planning (TMKs: 5-6-05: 2, 5, 6, Por. 1 and Por. 7; 5-7-01: Por. 21; 5-6-06: 2 and Por. 6; 5-6-07: Por. 1)

The applicant wishes to have 960 acres in Koolauloa designated as preservation to provide land for an integrated golf course complex. Two sites are involved:

The proposed action involves concurrent development of two adjacent areas for a corporation yard and a city park. The proposed Honolulu Corporation Yard will consist of automotive maintenance shops, various trades shops, vehicle and equipment parking structures, vehicle fueling and washing facilities, and open storage areas for material and spoils. The Corporation Yard project will consolidate the existing City and County of Honolulu maintenance and trades shops located at a number of sites in the central city area of Honolulu to a 26-acre centralized site on Sand Island. The proposed site is located between the shoreline and the existing Sand Island Sewage Treatment Plant and falls within the City and County of Honolulu Shoreline Management Area. The occupants of Honolulu Corporation Yard will include the following City and County of Honolulu departments: police, fire, public works, transportation services, and parks and recreation. The proposed park encompasses the remaining portion of the existing undeveloped Sand Island State Park land, an area of approximately 50 acres. The new park (Sand Island Park Extension) will be under the jurisdiction of the City and County of Honolulu or the State of Hawaii Department of Land and Natural Resources and will be compatible with the existing facilities in the state park. The proposed park will be primarily configured as a day-use park featuring open spaces, picnic areas, jogging trails, and comfort stations. Parking lots jointly used by park visitors and employees of the Corporation Yard will be located on the perimeter of the Park. Sand Island Park Extension will be operated as a city park with no controlled access. The park area will be designed with topographic features and landscaping so that the buildings and structures of the Corporation Yard will not be prominently visible to visitors of the park. The land area of the park is located between the shoreline and the Corporation Yard and lies within the City and County of Honolulu Shoreline Management Area. An open area near the Sand Island Bridge has been designated as a reserve area to permit future construction of facilities for

site 1 (Punamano), which is across from the eastern end of the Kuilima Resort, on the mauka side of Kamehameha Highway; and site 2 (Malaekahana), which is across from the Malaekahana State Park, bordered on the east by Laie and on the north by Kamehameha Highway.

Contact: Charles Ehrhorn
Asset Manager
James Campbell Estate
828 Fort Street Mall, Suite 500
Honolulu, HI 96813

Deadline: November 22, 1988

HONOLULU RAPID TRANSIT SYSTEM PROJECT,
WAIAWA INTERCHANGE THROUGH DOWNTOWN
HONOLULU TO UNIVERSITY OF HAWAII AT MANOA
CAMPUS, AND WAIKIKI, AND INCLUDING A
BRANCH LINE TO HONOLULU INTERNATIONAL
AIRPORT, City and County of Honolulu
Department of Transportation Services

Previously published October 8, 1988.

Contact: Mr. John E. Hirten, Director
Department of Transportation
Services
650 South King Street, 3rd Floor
Honolulu, HI 96813

Deadline: November 7, 1988

HAWAII

HYDROELECTRIC POWER PROJECT ON THE
HONOLII STREAM IN THE SOUTH HILO
DISTRICT, HAWAII, Mauna Kea Power
Company, Inc./Department of Land and
Natural Resources (TMKs: 2-7-2: 21,
2-6-9: 11, and 2-6-12: 29)

The intent of the proposed project is to develop a hydroelectric power plant and appurtenances which will provide up to 14.6 megawatts (MW) of "clean" power to the Hawaii Island electrical grid. A portion of the proposed project area is located within the boundaries of the Conservation District Limited Subzone as defined by the Department of Land and Natural Resources. The limited subzone encompasses lands with steep slopes and lands susceptible to floods and erosion. The proposed project will be located along Honolii Stream on the eastern

coast. Honolii Stream flows perennially within a narrow, deep gulch. Except at the coastline, where there is low-density residential development near the main highway, the stream is surrounded by intensively used agricultural lands to the north and south. The upper reaches of the stream, outside the project area, are located within the Hilo Forest Reserve. The proposed project will be a combination run-of-the-river operation and conduit-type operation. As a run-of-the-river installation, the power generated at any given time will depend on the instantaneous stream flow, which varies considerably from day to day. As a conduit-type operation, the project takes advantage of terrain to overcome the flow variability and poor stream storage characteristics. The project will essentially consist of a diversion weir, a 20,000-foot long penstock, a power plant and substation, access roads to the weir and powerhouse, and an electric transmission line. The plant will generate electric power which will be sold to Hawaii Electric Light Company.

Contact: Duk Hee Murabayashi
DHM Planners Inc.
1188 Bishop Street, Suite 2405
Honolulu, HI 96813

Deadline: November 22, 1988

DRAFT 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). The Office would appreciate a copy of your comments.

Comments on the following EISs should be sent to: 1) the accepting authority; and 2) the proposing agency. Please note the deadline date for submitting written

comments on the EIS.

OAHU

OAHU INTRAISLAND FERRY SYSTEM, Department of Transportation, Harbors Division

Previously published October 8, 1988.

Contact: Earl K. Matsukawa
Project Manager
Wilson Okamoto & Associates
1150 South King Street
Honolulu, HI 96814

This EIS is also available at Hawaii Kai, Waikiki-Kapahulu, and Waipahu libraries.

Deadline: November 22, 1988.

HAWAII

SUPPLEMENTAL ENVIRONMENTAL IMPACT STATEMENT HILO WASTEWATER TREATMENT AND CONVEYANCE FACILITIES, SOUTH HILO, HAWAII, County of Hawaii Department of Public Works

Previously published October 8, 1988.

Contact: Lambert Yamashita
M&E Pacific, Inc.
Engineers & Architects
1001 Bishop St.
Honolulu, HI 96813

This EIS is also available for review at the Hilo Public Library.

Deadline: November 22, 1988.

FINAL ENVIRONMENTAL IMPACT STATEMENTS

The following EISs have been submitted for acceptance and contain comments and responses made during the review and response period.

OAHU

WINDWARD OAHU REGIONAL WATER SYSTEM IMPROVEMENTS, MALAEKAHANA TO MAKAPU'U, OAHU, City and County of Honolulu Board of Water Supply

Previously published October 8, 1988.

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

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

PROPOSED TRANSPORTATION CENTER AND CITY HALL ANNEX OFFICE COMPLEX, HONOLULU, City & County of Honolulu Building Dept.

Previously published August 23, 1988.

Status: Accepted by the City & County of Honolulu Dept. of Land Utilization on October 13, 1988.

HAWAII

SITE SELECTION FOR THE NEW KONAWAENA ELEMENTARY SCHOOL, KONA, HAWAII, Department of Accounting and General Services

Previously published October 8, 1988.

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

NEW PAHOA ELEMENTARY SCHOOL, PAHOA, HAWAII, Department of Accounting and General Services

Previously published October 8, 1988.

This EIS is also available for review at the Pahoa Community-School Library, Thelma Parker Memorial Library, and Waimea Area Library.

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

FINAL SUPPLEMENTAL ENVIRONMENTAL IMPACT

STATEMENT: AMENDMENT TO THE MAUNA KEA SCIENCE RESERVE COMPLEX DEVELOPMENT PLAN FOR A VERY LONG BASELINE ARRAY (VLBA) ANTENNA FACILITY BY THE NATIONAL RADIO ASTRONOMY OBSERVATORY AT MAUNA KEA, HAMAKUA, HAWAII, Institute of Astronomy, University of Hawaii

Previously published September 23, 1988.

This EIS is also available for review at the Honokaa Library, Kailua-Kona Library, Keaau Community-School Library, Mountain View Community-School Library, Thelma Parker Memorial Library, and Waimea Area Library.

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

ISEMOTO/SJA/TAYLOR SUBDIVISION, HONOKOHAU, NORTH KONA, HAWAII,

Isemoto/SJA/Taylor Partnership/Land Use Commission

Previously published August 8, 1988.

This EIS is also available for review at the Honokaa, Kailua-Kona, and Kealakekua Libraries.

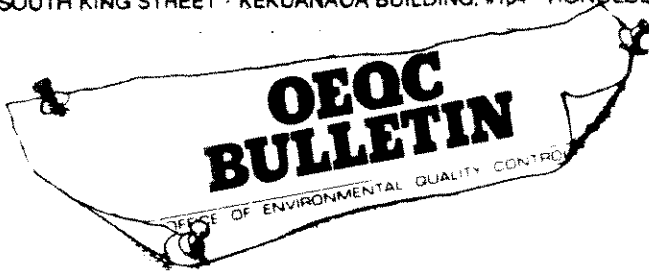
Status: Accepted by the Land Use Commission on September 12, 1988.

ERRATUM

In the October 8, 1988 Bulletin, the notice of acceptance of the EIS for Kapolei Town Center, Ewa, Oahu, should have read as follows:

Status: Accepted by the City and County of Honolulu Department of General Planning on September 20, 1988.

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