

# OEQC BULLETIN



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GOVERNOR

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DIRECTOR

OFFICE OF ENVIRONMENTAL QUALITY CONTROL

Volume VII

April 23, 1990

No. 8

## REGISTER OF CHAPTER 343, HRS DOCUMENTS

The OEQC Bulletin is a semi-monthly publication. The publication dates of the bulletin are the eighth and twenty-third of each month. Applicants should deliver an appropriate number of Draft and Final EISs to the accepting authority before submitting copies to OEQC for distribution and publication. Environmental Assessments should be submitted to the accepting authority directly. Based on the assessment, the accepting authority will submit to OEQC a determination of a Negative Declaration or a Preparation Notice for publication in the bulletin. Draft and Final Environmental Impact Statements must be received by the fifth and twentieth days of the month for publication in the respective issue. Negative Declarations and Preparation Notices must be received at least five working days prior to the publication date. All documents submitted for publication in the OEQC Bulletin should be delivered to the Office of Environmental Quality Control, 465 South King Street, Room 104, Honolulu, Hawaii 96813. To ensure proper processing of documents, please attach OEQC Bulletin Publication Form with all submittals. These forms can be obtained by calling OEQC at 548-6915.

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**NEGATIVE DECLARATIONS**

The following actions have been determined to have little or no impact upon the environment. Environmental Impact Statements are not required of these projects. Those who wish to contest this determination have a 60-day period, from this publication date, in which to initiate litigation. Any questions regarding the following projects should be directed to the listed contacts.

**HAWAII**

WAIOHINU REQUEST FOR ROADWAY AND UTILITY EASEMENT

Location: Kau, Hawaii  
 TMK: 9-5-02:46

Permitting Agency: Department of Land and Natural Resources  
 Contact: Glenn Taguchi (941-7245)

Applicant: Stephen F. and Denise D. Salsbury

The applicant is requesting a roadway and utility easement at Kamikina Street. Kamikina Street is located on the South end of Waiohinu Town Lots, to the West of Kamaoa Road. The project will include a 12 foot section of Kamikina Street approximately 360 feet long, with the proposed easement to be used for ingress and egress, and the utility access for electric, telephone, cable, and water pipe access. The site which is relatively flat and sloping slightly to the North will be dozed and cinder rock will be applied to the surface. The site is located near an old landfill and present refuse dump in Waiohinu.

PAHOA ELEMENTARY SCHOOL WATER SUPPLY  
STEM

Location: Puna, Hawaii  
TMK: 1-5-08:01

Proposing Department of Accounting  
Agency: and General Services  
Contact: Harry Lee (548-3926)

The Department of Accounting and General Services proposes the development of a 0.30 MG concrete reservoir and 19,500 LF of buried transmission water line to provide fire protection and domestic water needs of the new Pahoia Elementary School to be constructed in the near future. This 0.30 MG concrete reservoir is to be developed at the 720 foot elevation alongside Pahoia-Bypass Road on 25,500 square feet of land. The proposed development will include minor grading, asphalt concrete pavement, landscaping, and a six foot high chain link perimeter fence with a 14 foot wide drive gate.

Also included in the project will be the construction of about 19,500 lineal feet of 12-inch, 8-inch and 6-inch waterline placed underground within existing State and County easements. The pipeline corridor will be from the reservoir site to the proposed location of the new Pahoia Elementary School. The estimated cost of the project is \$1,500,000.

**KAUAI**

HAENA - SINGLE FAMILY RESIDENCE; REMOVAL OF  
EXISTING FIRE-DAMAGED SHED

Location: Haena, Kauai  
TMK: 5-9-2:48

Permitting Department of Land and  
Agency: Natural Resources  
Contact: Cathy Tilton (548-7837)

Applicant: Tim Star

The applicant proposes the removal of an existing 500 square foot fire damaged house and shed and the construction of a 3,450 square foot single family residence. The applicant also proposes the construction of a 12 foot wide entrance and privacy gate and the removal of an existing rusty wire fence after hedges along the south

property line matures. The subject property is on the shoreline of Haena and contains approximately 67,707 square feet of land. Besides the fire damaged house, the vast majority of the lot is grassed with only a few large ironwood trees on the beach frontage.

Water, electric and telephone services are available to the site. Septic tanks will be used for sewage disposal and no direct drainage will flow to the ocean since the topography slopes inland due to the raised sand berm which fronts the shoreline.

**MAUI**

HANA HIGHWAY, HOOLAWA BRIDGE REPLACEMENT

Location: Makawao, Maui  
TMK: 2-9-04:76

Proposing State of Hawaii  
Agency: Department of Transportation  
Contact: Lincoln Char (548-7532)

The Department of Transportation, Highways Division proposes to construct a reinforced concrete highway bridge across Hoolawa Stream in Makawao. The new bridge will be approximately 210 feet long and have a stream span of 60 feet. Approach roadways from the existing highway to the new bridge will also be constructed. Included in the project are highway shoulders, super-elevated pavement sections and roadway drainage features normally lacking in older highway construction. The new bridge and approach roadways will be integrated into the State's Hana Highway system.

The bridge and roadway will support two lanes (one each way) of traffic. The existing wooden bridge will serve for traffic management during the construction period and be removed upon completion of the new bridge. Estimated cost of this project is \$2.5 million.

HU

CHEVRON REFINERY - WORKSHOP ADDITION

Location: Ewa, Oahu  
TMK: 9-1-14:10  
Permitting Department of Land  
Agency: Utilization  
Contact: Robin Foster (527-5027)

Applicant: Chevron U.S.A., Inc.

The applicant proposes to build an addition to its existing workshop and to renovate and convert a portion of the interior of the existing building to provide more office space. The project is located within the Campbell Industrial Park.

The proposed workshop addition and renovation to the Chevron Hawaiian Refinery is for office space to support the refinery and does not introduce any new activity into the area. The present workshop cannot accommodate the repair and maintenance work emanating from the refinery. Since some of the repairs and maintenance work are performed outdoors, it is desirable to conduct such work under cover and not be affected by rains or hot sun. The work that will be performed in the new addition will be primarily welding and fabrication maintenance work associated with a refinery operation.

The existing steel building is 24,362 square feet in size, and contains 1,296 square feet of office space. The new workshop addition, 75 feet by 137.25 feet, will add 10,294 square feet to the existing building. The interior renovation will provide 462 square feet of additional office space. The estimated cost of the project is \$500,000.

DEPARTMENT OF HEALTH LABORATORY FACILITY AT WAIMANO

Location: Ewa, Oahu  
TMK: 9-7-25:01

Proposing Department of Accounting and  
Agency: General Services  
Contact: Herb Iwai (548-4314)

The State Department of Health proposes to develop a laboratory facility at Waimano. The facility will be

located on approximately 20 acres adjacent to the Waimano Training School and Hospital in upper Pearl City, within the Ewa District of Oahu.

The site of the proposed Laboratory facility is a grassed area used for cattle and horse grazing by private month to month tenants of the Department of Health. Lantana, guava and ironwood trees border the site. An abandoned dairy and slaughterhouse and paved access road are located on the lower southern portion of the site. Oxidation ponds are found to the north.

Land uses surrounding the site are the Waimano Training School and Hospital and Pearl City High School. Residential subdivisions situated on neighboring ridges in the vicinity of the proposed site include Pacific Palisades to the west, Wailuna and Newtown to the east and Momilani to the South. The Ewa Forest Reserve extends to the north of the project site.

The project area consists of approximately 20 acres. Phase I of the Laboratory facility will be located on the southwestern end of the project site. The building will be oriented in a north-south direction with respect to the visitor entry which faces makai. An east and west wing will be served by the central entry courtyard and lobby. Each wing will stand between one and three stories tall with concrete and glass facade. The total floor area of the building will be 109,044 square feet.

Visitor parking, comprised of approximately 16 stalls, will be located east of the visitor entry. Approximately 190 stalls for employee parking will be provided to the north of the facility. The estimated cost of the project totals \$33.5 million (1990 dollars).

HONOLULU HARBOR PIERS 51, 52 AND 53 - CONTAINER YARD IMPROVEMENTS

Location: Honolulu, Oahu  
TMK: 1-5-41:200, 231, 225, 228, 49, 331, 324, 115, 224, 170, 313, 316, 111, 167, 181, 187, 307, 286, 126, 186 & 323

Permitting Department of Transportation  
Agency: Harbors Division  
Contact: Howard Miura (548-2559)

Applicant: Matson Terminals, Inc.

The applicant is proposing to upgrade the container yard along Piers 51, 52 and 53 to better serve the public. Central to the improvements is a new cargo container system which will accommodate larger container ships, an increasing proportion of larger containers, and a larger loading and unloading crane system.

The proposed improvements at the container yard entails the following:

o New Crane Rail - Matson is planning to construct a single new crane rail on the inland side of Sand Island, parallel to the alignment of the existing crane rails. This new rail is needed to accommodate the replacement of 3 of the 5 existing 32 foot gage cranes with 3 larger 100 foot gage cranes. The new 100 foot gage cranes will have an operating height of 210 feet, and extended storage position height of 300 feet, and an approximate length of 367 feet. A new electrical power connection to the existing bus bar will be provided to service the new crane. A new 3750 KVA crane transformer will replace the existing 2500 KVA crane transformer. The current underground 12 KV feeder from the existing Facilities and Maintenance area switchgear will be relocated to serve the new transformer.

o Container Yard Layout - Other on-site improvements will be needed to accommodate the new cranes. The existing paint striping for 24 foot long container stalls in various areas of the yard will be repainted to accommodate 40 foot long container stalls. The existing reefer plugs and pedestals within the new 115 foot crane rail clearance area will be removed and relocated for the necessary traffic aisle behind the new cranes. Two rows of reefer plugs will also be relocated to accommodate the length of 40 foot long containers. Likewise, switchgear at the water front end of the yard will be relocated as required to clear the new traffic aisle space.

A new 1000 KVA pad mounted transformer and switchgear will be installed adjacent to the existing lightpole base. A new waterfront tower annex will also be constructed with a new 8' x 8' covered observation platform. The approximate floor and roof elevations of the platform are 4' and 14' respectively.

o Office Building Additions - To provide a new inspection facility, a new office building addition will be constructed for the existing auto lot function. In addition, a new open parking lot, new guardhouse, and relocated entry to the auto lot facility will also be built. The existing cesspool will be removed and will be replaced by a new sewerline connected to the City and County of Honolulu sewer system.

PIER 30 TO NIMITZ HIGHWAY - PIPELINES AND TRUCK LOADING RACK

Location: Honolulu, Oahu  
TMK: 1-5-35  
1-5-36  
1-5-37

Permitting: Department of Transportation  
Agency: Harbors Division  
Contact: Howard Miura (548-2559)

Applicant: Chevron, USA, Inc.

The proposed project involves construction of a new pipeline supply system, a new tank truck loading rack (TTLR), and the subsequent decommissioning of the existing TTLR and its associated pipelines. The objective of this project is to allow for the decommissioning of all 17 pipelines presently running approximately 1500 feet under Nimitz Highway between the existing TTLR and Chevrons Pier 30 fuel storage terminal.

The existing truck loading rack loads fuel into the transport truck through an overhead, top of truck dispenser system. There are no provisions for vapor recovery during filling operations.

The proposed replacement system will include a total of eight pipelines for fuel transport (4-10", 1-8", 1-6", 1-4" and 1-10" spare) and 4 conduits used for communications systems. The pipelines will be used to deliver fuel to the new tank truck loading rack and also to return fuel back to the terminal storage tanks. These lines are planned to cross from Chevron over Shells facility, then underground into a new easement from the State of Hawaii, Harbors Division. The length of each new line is approximately 2000 feet. The new loading rack will be equipped with a vapor recovery system. The estimated

Cost of the project is \$3,200,000.

Proposing Agency: Hawaii County  
Department of Parks and Recreation

Please send your comments to:

Consultant: James H. Pedersen  
Planning Consultant  
P. O. Box 22  
Volcano, Hawaii 96785

and a copy of your comments to OEQC, attention  
Dr. Marvin T. Miura, Director

Deadline: May 8, 1990

The Department of Parks and Recreation, County of Hawaii is proposing a master plan for new site improvements and facilities at its present "old Kona Airport site."

The County of Hawaii presently shares the old Kona Airport site with facilities belonging to the State of Hawaii, Department of Land and Natural Resources, State Parks Division. Present facilities provided and maintained by the County include two softball fields, a football field, two soccer fields, four tennis courts, an basketball court, a bicycle motorcross, horseshoe pits, playground equipment, and a community center structure. Parking is abundant at the site with unstructured parking areas on open portions of the old airport runway. The State of Hawaii provides a large special events pavilion and beach recreation facilities at the north end of the old airport site.

The proposed Kailua Park is located approximately 1/2 mile north of the center of Kailua-Kona in the district of North Kona. The site is bordered by a residential subdivision on the west (Kailua Bay Estates), the State Parks portion of the old Kona Airport on the north, and vacant land to the east and south. Kuakini Highway terminates at the park site. In 1986, twenty acres were added to the County park site, which is approximately 34 acres, through a 40-year lease with the State of Hawaii. It is on this added portion that the new improvements of the Kailua Park Master Plan are proposed for construction.

The Master Plan for Kailua Park proposes to provide the following improvements to the existing park site:

- o Gymnasium - approximately 15,000 square feet in size with provisions for basketball, volleyball,

LEROY V. ALTZ TRUST - REMOVAL OF SAND AND REPLACEMENT WITH SOIL

Location: Waialua, Oahu  
TMK: 6-8-06:15

Permitting Agency: Department of Land Utilization  
Contact: Environmental Affairs (523-4077)

Applicant: Leroy V. Altz, Revocable Living Trust

The applicant's proposed action concerns a two acre parcel along Crozier Drive, situated at Mokuleia. The applicant is proposing the replacement of the existing sandy soil with good top soil to make it more conducive to growing long term, deep rooted crops. The top soil will be obtained from Waialua Sugar Company. It will enhance the ability to grow crops that require good soil for optimum fruit production.

EIS PREPARATION NOTICES

The following actions have been determined to have significant impacts upon the environment. Environmental Impact Statements will be prepared for these projects. A 30-day consultation period commences with the initial publication of these projects in the bulletin (see deadline dates). The purpose of soliciting comments during the consultation period is to establish the scope and the depth of coverage that the Draft EIS should have.

**HAWAII**

KAILUA PARK EXPANSION PROJECT

Location: North Kona, Hawaii  
TMK: 7-5-05:07 & 83

Accepting Authority: Governor, State of Hawaii

multi-purpose recreation/meeting facilities, bathrooms, lockers, staff accommodations, and storage. The gymnasium proper would seat approximately 1,500 spectators.

- o Swimming Pool - pool with accessory locker and shower facilities areas. Bleachers are also proposed for the pool with seating capacity in the 400 spectators range.
- o Multi-Purpose Field - a large open field that would support various sport activities such as football, track and field events, soccer and softball.
- o BMX Track - A relocated bicycle motorcross track to replace the existing track.
- o Tennis Courts - four new tennis courts to be placed adjacent to the existing ones.
- o Horseshoe Throw - a horseshoe pitching area to replace the existing facility will be provided in the area makai of the existing ball fields.
- o Parking - a total of 750 parking stalls for cars are to be provided at the park site.

Please send your comments to the accepting authority with a copy to the applicant or proposing agency (see listed contacts). OEQC would also appreciate a copy of your comments.

#### KAUAI

#### HANALEI PIER RECONSTRUCTION

Location: Hanalei, Kauai  
TMK: 5-5-01:08

Please send your comments to:

Accepting Authority: Governor, State of Hawaii  
c/o Marvin T. Miura, Director  
Office of Environmental Quality Control  
465 South King Street, Room 104  
Honolulu, Hawaii 96813

with a copy of your comments to OEQC, attention Dr. Marvin T. Miura, Director, and:

Proposing Agency: Department of Land and Natural Resources  
Division of State Parks, Outdoor Recreation and Historic Sites  
P. O. Box 621  
Honolulu, Hawaii 96809

Deadline: June 7, 1990

The State of Hawaii, Department of Land and Natural Resources is proposing the reconstruction of the Hanalei Pier. The proposed project involves the reconstruction of the existing pier consisting of the removal of the deteriorated pier and concrete pilings; installation of new concrete pilings and concrete pier; and the installation of handrails along the perimeter of the pier for public safety. The existing shed will be removed and replaced upon completion of the concrete deck.

The pier extends 535 feet from Weke Road into the waters of Hanalei Bay. It consists of a 12'6" wide by 465' long concrete approach ramp which extends approximately 305 feet into Hanalei Bay to a 30' x 70' concrete platform covered with a wooden shed. Railroad tracks sit within a bed of sand and gravel throughout the approach ramp and the platform area. The track bed in the platform area has been filled with concrete.

Existing facilities to remain include tennis courts, soccer fields, ball fields, community center and playground. Estimated cost of this project is approximately \$7.3 million.

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#### DRAFT ENVIRONMENTAL IMPACT STATEMENTS

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A 45-day review period commences with the initial publication of these projects in the bulletin (see deadline dates). EISs listed in this section are available for review at the following repositories:

- o Office of Environmental Quality Control
- o Legislative Reference Bureau
- o Municipal Reference and Records Center (Oahu EISs)
- o University of Hawaii Hamilton Library
- o State Main Library
- o Kaimuki Regional Library
- o Kaneohe Regional Library
- o Pearl City Regional Library
- o Hilo Regional Library
- o Wailuku Regional Library
- o Lihue Regional Library
- o Branch library in closest proximity to the project

This project will involve the reconstruction of the pier in phases based upon the availability of funds. The project will begin with work on the outermost portion of the pier since this is the area that has suffered the most deterioration. The estimated construction cost for this project is approximately \$2,204,000.

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**OAHU**

HONOLULU RAPID TRANSIT DEVELOPMENT PROJECT -  
ALTERNATIVES ANALYSIS AND DRAFT  
ENVIRONMENTAL IMPACT STATEMENT

Location: Honolulu, Oahu  
TMK: Various

Please send your comments to:

Accepting Authority: Mayor, City and County of Honolulu  
c/o Department of General Planning  
Honolulu Municipal Bldg  
530 South King Street  
Honolulu, Hawaii 96813

with a copy of your comments to OEQC, attention  
Dr. Marvin T. Miura, Director and:

Proposing Agency: City and County of Honolulu  
Department of Transportation Services  
Attn: Amar Sappal  
650 South King Street, 3rd Floor  
Honolulu, Hawaii 96813

Deadline: May 23, 1990

The proposed action is an improvement of the transit system in the urban Honolulu, Hawaii, area from Waiawa, through Downtown Honolulu, to Waikiki and the University of Hawaii. Three transportation alternatives were considered:

- o A "No-Build" or "Do Nothing" alternative which is based on the existing bus system of 475 buses;
- o A Transportation System Management alternative based on an expanded bus system of 997 buses; and
- o A fixed guideway with feeder bus system.

Six full-corridor fixed guideway alternatives, each with different physical alignments which range in length from 16.8 to 18 miles, were considered. They are based on an advanced rapid transit technology with a fully integrated feeder bus system. Various alignment combinations make up the six full-corridor fixed guideway alternatives considered in the study. Variations among the full-length alternatives occur in only two sections: two options (Kamehameha Highway and Salt Lake Boulevard) are available for the section between Aloha Stadium and Keehi Interchange and three options (Hotel Street underground, Beretania/Alakea and Nimitz Highway) are available for the section consisting of Downtown and West Kakaako.

In addition to the full-corridor alternative, three Minimum Operable Segment (MOS) fixed guideway alternatives have also been considered. These lower cost alternatives are portions of the full-corridor alternatives and range in length from 6.4 to 11 miles.

For the environmental, engineering, and financial analyses of the alternatives, a "generic" fixed guideway system was developed. This generic system is a composite of the advanced rapid transit technologies that could be used in Honolulu, and would incorporate these four features:

- o Medium Capacity (20,000 passengers per hour in peak direction).
- o Electrified.
- o Automated.
- o Fully grade-separated.

There are several candidate technologies that could meet Honolulu's requirements.

- o Steel wheel on steel rail
- o Rubber tire on concrete
- o Straddle beam monorail systems
- o Magnetic levitation system

Two sites for a fixed guideway maintenance facility and storage yard have been identified. Only one site would be utilized. The Navy Ewa Drum Storage site in Waiawa, adjacent to Leeward Community College, would be chosen to service any of the full-corridor alternatives. A site makai of the newly constructed Kalihi-Palama bus maintenance facility at Middle Street would be chosen to service any of the Minimum Operable Segment alternatives.



...e decisions to be derived from the current study are:  
...e mode of transportation to be used in addressing  
Honolulu's transportation problems; the preferred fixed  
guideway alignment and termini, if that mode is selected;  
and the funding approach to be used.

Based on the comments received during the public review  
period, the City administration will prepare a Locally  
Preferred Alternative Report that will be submitted, along  
with its implementing financial plan, to the City Council  
for their consideration and endorsement. The Financial  
Plan relating to the Locally Preferred Alternative will be  
submitted to the State Legislature for their consideration  
in connection with the capital funding of the project.

commercial uses. The project area is proposed to be over  
500,000 square feet.

Envisioned as a mixed-use development, the project will  
be a combination of a downtown hotel/condominium, a  
first-class office tower, and a commercial plaza with retail  
shops and restaurants. The plan is comprised of a multi-  
tower complex. The buildings will be bridged over  
Bethel Street at the upper level for pedestrian movement.

There are four components which are included in the  
plan. The "Promenade" is planned as a two-level  
shopping galleria providing 37,600 square feet of leasable  
area for retail, restaurant, and office space. The "Water  
Tower at Harbor Court" will provide 122 luxury two-  
bedroom, two-bath, hotel-condominium apartments. The  
tower will have about 171,000 square feet of space. The  
"Pier Tower at Harbor Court" will add approximately  
220,500 square feet of first-class office space to the  
inventory. Each floor will typically have about 11,000  
gross square feet of space. The "Rampart Suites," a five-  
story structure, will be occupied by retail and commercial  
office activities.

All of the 462 existing parking stalls, 411 from the  
Kaahumanu parking garage and 51 from the old police  
station parking lot, will be replaced. A total of 1,035  
stalls are planned in the new project. 462 stalls on the  
lower parking levels will be owned by the City and made  
available to the public, 122 spaces will be assigned to the  
hotel-condominium apartments (one per unit), and the  
remaining 451 spaces will be reserved for use by the  
office, retail, and commercial occupants of the "Pier  
Tower" and "Rampart Suites."

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KAAHUMANU PARKING STRUCTURE REDEVELOPMENT

Location: Honolulu, Oahu  
TMK: 2-1-02:16, 20, 26, & 56

Please send your comments to:

Accepting Authority: City and County of Honolulu  
Department of General Planning  
650 South King Street  
Honolulu, Hawaii 96813

with a copy of your comments to OEQC, Attention  
Dr. Marvin T. Miura, Director and:

Proposing Agency: City and County of Honolulu  
Department of Housing and Community  
Development  
c/o Colette Sakoda, Project Manager  
R.M. Towill Corporation  
420 Waiakamilo Road, Suite 411  
Honolulu, Hawaii 96817

Deadline: May 23, 1990

The Kaahumanu Parking Structure Redevelopment plan  
covers 1.85 acres of land comprising four parcels. The  
parcels are bounded by Nimitz Highway, Queen Street,  
Nuuanu Avenue, and Merchant Street. Three of the  
parcels are owned by the City and County of Honolulu;  
the fourth is owned by the State of Hawaii. The City will  
acquire or lease the state-owned parcel.

The overall redevelopment concept is a high quality  
urban complex combining residential, office, and

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KAWELA BAY DESILTING PROJECT

Location: Koolauloa, Oahu  
TMK: 5-7-03:various

Please send your comments to:

Accepting Authority: State of Hawaii, Department  
of Land and Natural Resources  
P. O. Box 621  
Honolulu, Hawaii 96809

with a copy of your comments to OEQC attention Dr.  
Marvin T. Miura and:

Applicant: Kuilima Development Company  
1001 Bishop Street, Suite 2000  
Honolulu, Hawaii 96813

and: George Akita  
c/o Group 70, Limited  
924 Bethel Street  
Honolulu, Hawaii 96813

Deadline: Extended to May 23, 1990

The proposed project involves removal of approximately 1,800 cubic yards of silt and clay sediments from a 0.66 acre area of Kawela Bay in its southeastern portion. The removal of these sediments is the primary goal of the project, in order to improve water clarity and eliminate the silt/clay bottom texture in the swimming, snorkeling and wading area offshore of the two planned new resort hotels.

The desilting equipment will remove the top six to 12 inches of sediments in this area utilizing a suction device. Hard, consolidated substrate areas will not be altered or excavated. Material that cannot be removed by this equipment will not be removed by any other means.

The silt and clay material will be pumped into a containment pond on 0.34 acres in the nearshore upland area adjacent to the desilting project. This containment facility will allow dewatering of sediments along with drying and compaction. The storage capacity of this facility will be adequate to accommodate desilting materials and the residence time will be sufficient to allow removal of suspended sediments from the water. Water returning to the ocean from the containment area will have turbidity levels that are equal or better than that measured in this portion of Kawela Bay.

The dewatered sediments will be removed to golf course construction areas on the applicant's property, if useable; if not, it will be land filled. The total duration of the desilting, dewatering and disposal operations will be two months for operations and one month for mobilization and demobilization.

Following the desilting operation, approximately 1,000 cubic yards of crushed basalt gravel and 5,000 cubic yards of calcareous sand will be placed at the silt removal site. The sands will fill the depressions in the bottom through this area of the Bay. This action is expected to improve circulation in this part of the Bay and reduce the likelihood of a recurrence of the problem. Sand will be

imported onto the property by trucks and stock piled near the project site. Using amphibious earth moving equipment or hydraulic pumping, this sand will be transported offshore to fill the bottom areas. The filling project will require approximately two weeks to complete.

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## FINAL ENVIRONMENTAL IMPACT STATEMENTS

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The following EISs have been submitted for acceptance. All comments received by the applicant or proposing agency, and corresponding responses, should be contained within the Final EIS. Those who wish to contest the acceptance of an EIS have a 60-day period in which to initiate litigation. The 60-day litigation period starts from the date of publication of an EIS's acceptance.

### HAWAII

#### HONOKOHAU INDUSTRIAL PARK

Location: North Kona, Hawaii  
TMK: 7-4-08:26 & 49

Applicant: Robert S. McClean  
c/o Helber, Hastert & Kimura, Planners

Accepting Authority: State Land Use Commission

Status: Currently being processed by the State Land Use Commission.

The applicant, Robert S. McClean, seeks incremental districting of the 89.5-acre property to develop the site for light industrial, commercial, and service-related uses.

The proposed project is broken down into two increments:

Increment I is a 45.5-acre development intended to provide space for light industrial activities which generally require larger lots and open storage areas. Increment I proposes the following:

- o continuation of ready-mix concrete and quarrying operations of West Hawaii Concrete;
- o sale of boats and marine products and the

continuation of the storage, construction, repair and maintenance of boats and other marine-related activities;

- o sales of lumber, hardware and other construction materials and services, and the manufacture of lumber products;
- o development of self-storage facilities;
- o development of an automotive repair and service center, and an automotive sales lot for new and/or used cars;
- o storage of trucks, buses and construction equipment;
- o Office and storage facilities for contractors and small businesses, and production and sale of nursery products.

Status: Accepted by the Governor, State of Hawaii on April 11, 1990.



KEEHI LAGOON RECREATION PLAN

Location: Honolulu, Oahu  
TMK: 1-1-03:01, 03, 05, & 06  
1-2-23:33, 39, & 44  
1-5-41:03

Proposing Agency: Department of Transportation Harbors Division

Accepting Authority: Governor, State of Hawaii

Status: Accepted by the Governor, State of Hawaii on April 3, 1990.



MALULANI SPORTS COMPLEX

Location: Koolaupoko, Oahu  
TMK: 4-6-06:01, 04, 07, 09, 11, 13, 15, 22-44, 48-51  
4-6-16:31 & 32

Applicant: Nanatomi Hawaii, Inc.  
c/o Vincent Shigekuni  
Helber, Hastert and Kimura Planners

Accepting Authority: City and County of Honolulu Department of General Planning

Status: Currently being processed by the Department of General Planning

The proposed project is located in Heeiea Kea Valley, in the vicinity of the Heeiea Kea Pier and Boat Harbor. The total project area is approximately 220 acres.

Nanatomi Hawaii proposes the development of a sports complex on the property, including an 18-hole golf course, golf clubhouse with dining facilities, meeting and function rooms, three tennis courts, an aerobics facility, a health spa and associated fitness facilities, as well as approximately 30 to 35 single-family homes.

Increment II is proposed to be developed for commercial and service-related uses. This includes uses intended to support proposed civic activities at Kealakehe, along with uses that would support the general economic development of the region. Specific types of activities might include offices, restaurants and other related commercial operations, as well as wholesale services to retail businesses, businesses which produce local consumer goods, services which support the local building industry, light manufacturing, etc.

The project site is located about three miles north of Kailua-Kona, approximately 1,000 feet mauka of the Queen Kaahumanu Highway northeast of the Honokohau Small Boat Harbor. The makai 74.6 acres of the project site lie within the General Subzone of the State Conservation District. The mauka 14.9 acres are in the State Agricultural District.

**OAHU**

HAWAII FILM FACILITY EXPANSION AT DIAMOND HEAD

Location: Honolulu, Oahu  
TMK: 3-1-42:09 & 33

Proposing Agency: Department of Accounting and General Services

Accepting Authority: Governor, State of Hawaii

par 70, 18-hole golf course will be designed to use as much of the existing area, terrain and vegetation for challenging play. Water features will be distributed throughout the site to function as fairway amenities as well as irrigation reservoirs and siltation basins. The golf course will be open for public play for a fee.

Nanatom Hawaii will dedicate approximately nine acres of the property for community-oriented facilities. Approximately one acre will be dedicated for the realignment of Kamehameha Highway near the entrance to the Heeia Kea Pier and Boat Harbor. By realigning a short segment of Kamehameha Highway, a three-acre area will be available for a public beach park and the expansion of boat harbor facilities. Approximately five acres of land mauka of the realigned highway could be used as a site for an amphitheater, hula halau and picnic area.

Hiking trails and a four acre campground accessible to the windward community with a permit from Nanatom Hawaii are also planned.

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#### WOMEN'S COMMUNITY CORRECTIONAL CENTER

Location: Koolaupoko, Oahu  
TMK: 4-2-06:02

Accepting Authority: Governor, State of Hawaii  
c/o Marvin T. Miura, Director  
Office of Environmental Quality Control  
465 South King Street, Room 104  
Honolulu, Hawaii 96813

Proposing Agency: Department of Accounting and General Services

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

The State of Hawaii, Department of Accounting and General Services, and Department of Corrections, is proposing to replace and expand the Main Facility of the Women's Community Correctional Center, which is on a 573-acre parcel of land owned by the State. The new Main Facility will be developed mauka of Kalaniana'ole Highway on a 14-acre site encompassing the existing Women's Community Correctional Center's Main Facility.

The proposed project's development will occur in several construction phases. PHASE I construction involves the development of two cottages, supporting facilities and infrastructure. When completed, this phase of construction will replace the existing security elements of the Main Facility and create space for 96 female offenders. PHASE II construction will be limited to the construction of additional supporting facilities and infrastructure. The construction of three additional cottage units is presently planned as "Future Cottage Construction." Future Cottage Construction will involve the construction of additional bedspace up to the facility's maximum size of 250 beds. The Department of Corrections is currently conducting a detailed population analysis and alternative sanctioning study. Should this study conclude that additional bedspace is not needed, the facility's population will be capped at 96 beds and no additional cottage construction will take place.

The facility will be grouped in the following functional areas:

- o Branch Administration - The existing Hookipa cottage will be rehabilitated into office spaces for the correctional staff.
- o Housing - During PHASE I, two new housing cottages, totaling 22,778 square feet, will be constructed to house female offenders. Three additional housing cottages totaling 33,647 square feet may be constructed as part of Future Cottage Construction.
- o Support-Services Building - A one-story building, totaling 31,056 square feet, will be constructed to house support services for the correctional center.
- o Support-Programs Building - A one-story building, totaling 34,041 square feet, will be constructed to house support programs for the center.
- o Outdoor Facilities - Outdoor facilities will include a covered recreation area, maintenance yard, and a warehouse apron. There will be 153 paved parking stalls in the designated outdoor parking areas, including stalls for the handicapped, staff and visitors.

The new buildings will be located mauka of the existing Hookipa Cottage. The vehicular access to the facility will remain from Kalaniana'ole Highway with a new 900 linear foot access roadway, comprising a total of 2 acres, being developed from the current access road entrance to the proposed facility.

unavailable from traditional sources.

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OCEANIC INSTITUTE MASTER PLAN FOR THE CENTER  
FOR APPLIED AQUACULTURE

Location: Makapuu Point, Oahu  
TMK: 4-1-14:04

Applicant: The Oceanic Institute  
c/o Applied Analysis, Inc.

Accepting Authority: City and County of Honolulu  
Department of Land Utilization  
Environmental Affairs

Status: Currently being processed by the  
Department of Land Utilization

The Center for Applied Aquaculture Master Plan is a revision of the existing Oceanic Institute Master Plan on file with the Department of Land and Natural Resources. The Center for Applied Aquaculture is located at Makapuu Point.

The United States Congress has appropriated \$6.125 million through the United States Department of Agriculture Cooperative State Research Service for the construction of the Center for Applied Aquaculture. The State of Hawaii is matching the federal appropriation with a \$5 million grant administered by the Department of Land and Natural Resources through the Division of Water and Land.

Operations will include:

- o Applied research to solve operational and production problems of commercial aquaculture operations.
- o Finfish and crustacean maturation, hatchery, and growout technology development.
- o Aquaculture nutrition research.
- o Aquaculture information services, including design, engineering, economics, and management of aquaculture operations.
- o Industry assistance, including training, prototype development, and effluent/discharge analysis.

The Center for Applied Aquaculture is an applied aquaculture research facility supporting the development of commercial aquaculture in Hawaii and the United States. The Center will be equipped to provide services to the commercial aquaculture industry that are

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NEPA DOCUMENTS

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The following documents have been prepared pursuant to the requirements of the National Environmental Policy Act of 1969. Should you require further information on these projects, please call the Office of Environmental Quality Control at 548-6915.

PROPOSED DEVELOPMENTS AT NAVAL BASE PEARL HARBOR

Location: Pearl Harbor, Oahu  
TMK: 9-9-01

Please send your comments to:

Commander  
Pacific Division, Naval Facilities  
Engineering Command  
Pearl Harbor, Hawaii 96860-7300  
Attention: Mr. Gordon Ishikawa, Code  
09P2  
Telephone (808) 471-3088

Deadline: June 7, 1990

A Draft Environmental Impact Statement has been prepared by the Department of the Navy in cooperation with the U.S. Coast Guard and Army Corps of Engineers for the actions described below, as required by the National Environmental Policy Act of 1969 and the Council on Environmental Quality Regulations. A 45-day review period commences with publication of the Notice of Availability of the DEIS in the Federal Register on April 13, 1990.

The Department of the Navy proposes the following actions at Naval Base Pearl Harbor: (1) improvement of access to Ford Island; (2) further development of Ford Island; and (3) construction of various operational and personnel support facilities at Ford Island, the Naval Shipyard, and the Naval Station to support the relocation of a battle ship and two cruisers, in accordance with the Base Realignment and closure Act of 1988.

Alternatives are proposed to provide a transportation link between Ford Island and the main side of Pearl Harbor, including various design options, terminals, and funding strategies. The preferred alternative is a 4,100-foot-long retractable floating bridge between Halawa Landing (near Richardson Recreation Center) and a site on Ford Island near Saratoga Boulevard. I would have the following navigational clearances:

Horizontal: 100 feet between fenders in the closed position.  
640 feet horizontal clearance in the open position.

Vertical: 30 feet above mean high water in the closed position.  
Unlimited vertical clearance in the open position.

Other proposed developments include up to 1,200 family housing units, troop housing, recreation facilities, neighborhood amenities, and waterfront, maintenance, storage, and training facilities.

As part of the DEIS, studies and surveys were conducted in various subject areas, including marine biology, water quality, historic and archaeological resources, air quality, noise, traffic, aesthetics, navigation, and socioeconomics. The DEIS presents the results of these studies and describes the impact of the proposed actions and the measures planned to mitigate those impacts.

A public hearing will be held on May 24, 1990, at 7:00 p.m., at the Makalapa Elementary School cafeteria, 4435 Salt Lake Boulevard. The hearing is being conducted by the Navy in conjunction with the U.S. Coast Guard and the U.S. Army Corps of Engineers. As a cooperating agency, the Fourteenth Coast Guard District will be reviewing and taking action on the required bridge permit application and will primarily consider the impacts of the Ford Island proposed bridge on reasonable navigation needs. The Corps of Engineers, also a cooperating agency, will primarily consider the impacts of work in navigable waters which require a Department of the Army Permit.

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## NOTICES

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## AVAILABILITY OF REPORT

### HAWAII'S ENVIRONMENT 1988: THE ANNUAL REPORT OF THE ENVIRONMENTAL COUNCIL

Copies of this report may be obtained at no charge by writing to:

Environmental Council  
465 South King Street, Room 104  
Honolulu, Hawaii 96813

The number of copies is limited, so readers are advised to write early.

The report contains synopses of some of the important environmental events and issues of 1988. Submissions were received from many public and private agencies.

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## EIS ADVISORY


### ENVIRONMENTAL ASSESSMENTS AND NOTICES OF DETERMINATION

Agencies and applicants should be diligent in preparing environmental assessments to assure that they meet the letter and intent of the law.

Information should be contained in the documents which will substantiate statements and decisions. (i.e. There should be substantiating evidence to justify the statement that there will be no environmental impacts.)

Per Section 10, Chapter 200 of Title 11, Administrative Rules, Department of Health, environmental assessments shall contain:

- (1) Identification of applicant or proposing agency;
- (2) Identification of approving agency, if applicable;
- (3) Identification of agencies consulted in making assessment;
- (4) General description of the action's technical, economic, social, and environmental characteristics;
- (5) Summary description of the affected environment, including suitable and adequate location and site maps;

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- Identification and summary of major impacts and alternatives considered, if any;
- (7) Proposed mitigation measures, if any;
  - (8) Determination;
  - (9) Findings and reasons supporting determination; and
  - (10) Agencies to be consulted in the preparation of the environmental impact statement, if applicable.

Projects should not be done on an incremental basis to avoid preparation of an environmental impact statement. Per Section 12, Chapter 200, the agency shall consider every phase of a proposed action, the expected consequences, both primary and secondary, and the cumulative as well as the short and long-term effects of the action.

Please refer to Chapter 200 for more information or call OEQC at 548-6915.

# PUBLIC NOTICE

Pursuant to Section 13-222-12, Hawaii Administrative Rules  
entitled "Shoreline Certification"

Date: April 23, 1990      Number: 90-08

**NOTICE OF APPLICATION:** Application available for inspection at  
District Land Offices on the islands of Kauai, Hawaii and Maui and at  
Room 220, Kalanimoku Building, 1151 Punchbowl Street, Honolulu, Oahu

<u>LOCATION</u>	<u>APPLICANT</u>	<u>TAX MAP KEY</u>	<u>DATE RECEIVED</u>
1) <u>Lot 3, Por of</u> <u>Maunalua Bay</u> <u>View Lots Subdiv.</u> <u>File Plan 750</u> (Maunalua, Oahu)	DJNS Surveying & Mapping, Inc. for Jim & Sandy Delmonte	3-9-26:03	4/5/90
2) <u>Ld. Fronting Por.</u> <u>of Deed of Super-</u> <u>intendent of Public</u> <u>Works to E.K. Booth</u> <u>&amp; Por. of L.P. 8165,</u> <u>Part B, L.C. Aw.</u> <u>8559-B, Apana 32</u> <u>to W.C. Lunalilo</u> (Kaalawai, Kapahulu) Honolulu, Oahu)	A Surveyor for Richard Kelley	3-1-38:01	4/7/90
3) <u>Ld. Fronting Lot B</u> <u>of Ld. Ct. App. 1768</u> <u>(amended) as Shown</u> <u>on Map 1; Lot C</u> <u>of Ld. Ct. App. 348</u> <u>a Shown on Map 6;</u> <u>and Lot K-1</u> (Kaalawai, Kapahulu, Honolulu, Oahu)	A Surveyor for Richard Kelley	3-1-38:4,6,24	4/7/90

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Comments on application may be made in writing to the State Land Surveyor  
at Room 210, Kalanimoku Building, 1151 Punchbowl Street, Honolulu, Oahu  
within fourteen (14) days of this notice.

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Department of Land and Natural Resources  
1151 Punchbowl Street, Room 220  
Honolulu, Hawaii 96813  
Tel. 548-6460



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<u>LOCATION</u>	<u>APPLICANT</u>	<u>TAX MAP KEY</u>	<u>DATE RECEIVED</u>
4) <u>Lot 34 of Waialae Beach Lots</u> (Waialae-Iki, Honolulu, Oahu)	Harry K. Matsuo for Manuel L. Valin & Myrna S. Valin	3-5-22:05	4/17/90
5) <u>Lot 5 of Waikane Residential Lots File Plan 1742</u> (Waikane, Koolaupoko, Oahu)	Walter P. Thompson, Inc. for Gail Kosiorek	4-8-03:50	4/17/90
6) <u>Lots 1935, 1936, 1937, 1938, 1939 of Ld. Ct. App. 1100</u> (Heeia, Koolaupoko, Oahu)	Walter P. Thompson Inc. for James Wodehouse	4-6-05:05	4/17/90
7) <u>Lot 17, Por. of R.P. 7844, L.C. Aw. 7715, Ap. 12 to Lota Kamehameha</u> (Keauhou 2nd, N. Kona, Hawaii)	Wes Thomas & Assoc. Inc. for Curtis J. Corn & Janice Corn	7-8-12:53	4/17/90

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LOCATION	APPLICANT	TAX MAP KEY	DATE RECEIVED
8) <u>Lots 75 and 76</u> <u>of Puako Beach</u> <u>Lots (H.T.S.</u> <u>Plat 414-B)</u> (Lalamilo, South Kohala, Hawaii)	Wes Thomas & Assoc. Inc. for Marshall Medoff	6-9-03:14,15	4/17/90
9) <u>Lot B-1, Being</u> <u>a Por. of File Plan</u> <u>938, Anini Track</u> (Kalihikai, Hanalei, Kauai)	Esaki Surveying & Mapping, Inc. for Kenneth Kumano	5-3-05:13	4/17/90
10) <u>Lot 2-A, Ld. Ct.</u> <u>App. 956</u> (Koloa, Kauai)	Esaki Surveying & Mapping, Inc. for Gregg Solomon	2-8-17:06	4/17/90
11) <u>Lot 1, Por. L.P.</u> <u>8183, L.C. Aw.</u> <u>11215, Apana 3 to</u> <u>Keliiahonui</u> (Kalihikai, Hanalei, Kauai)	Esaki Surveying & Mapping, Inc. for Gary Stice	5-3-05:04	4/17/90

.....  
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<u>LOCATION</u>	<u>APPLICANT</u>	<u>TAX MAP KEY</u>	<u>DATE RECEIVED</u>
12) <u>Lot 8 of Moloaa</u> <u>Hui Land</u> (Moloaa, Kawaihau, Kauai)	Esaki Surveying & Mapping, Inc. for Akikatsu Yoshioka	4-9-14:11	4/17/90
13) <u>Being a Por. of</u> <u>Grant 7206 to</u> <u>J.H.K. Reinhardt</u> <u>and All of Grant</u> <u>7205 to Bohnenburg</u> (Waiakea, South Hilo, Hawaii)	Imata & Associates, Inc. for Seiichi Sorimachi & Carol Arruda	2-1-06:16,17	4/17/90

.....  
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## NOTICE OF SHORELINE CERTIFICATION OR REJECTION

<u>LOCATION</u>	<u>APPLICANT</u>	<u>TAX MAP KEY</u>	<u>DATE CERTIFIED (C) OR REJECTED (R)</u>
1) <u>Parcel A Being</u> <u>a Por. of R.P.</u> <u>2237, L.C. Aw.</u> <u>8518-B to Kanehoa</u> <u>at Ouli</u> (Waimea, South Kohala, Hawaii)	Towill, Shigeoka & Associates, Inc. for Mauna Kea Properties, Inc.	6-6-02:37	4/17/90 (c)
2) <u>Lots 17 &amp; 18,</u> <u>Kualoa Beach</u> <u>Lots at Kualoa</u> (Koolaupoko, Oahu)	Engineers Surveyors Hawaii, Inc. for Kualoa Ranch (John Morgan)	4-9-09:13,14	4/10/90 (c)
3) <u>Lot 933 of Ld.</u> <u>Ct. App. 677</u> <u>Shown on Map 214</u> <u>at Oneawa</u> (Kailua, Koolaupoko, Oahu)	A Surveyor for Edith Perry	4-3-20:62	4/10/90 (c)

.....  
APPEAL may be made to the Department of Land and Natural Resources in  
writing within twenty (20) days of the date of this notice:

Department of Land and Natural Resources  
1151 Punchbowl Street, Room 220  
Honolulu, Hawaii 96813  
Tel. 548-6460

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entitled "Shoreline Certification"

Date: April 23, 1990 Number: 90-08

**NOTICE OF APPLICATION:** Application available for inspection at District Land Offices on the islands of Kauai, Hawaii and Maui and at Room 220, Kalanimoku Building, 1151 Punchbowl Street, Honolulu, Oahu

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<u>LOCATION</u>	<u>APPLICANT</u>	<u>TAX MAP KEY</u>	<u>DATE CERTIFIED (C) OR REJECTED (R)</u>
4) <u>Lot A-1-A-1</u> <u>Being Por. of</u> <u>L.C. Aw. 9971,</u> <u>Ap.28 to W.P.</u> <u>Leleiohoku; R.P.</u> <u>4267, L.C. Aw.</u> <u>5771, Ap. 1 to</u> <u>Kanekolu &amp; Gov't</u> <u>Rd. Remnant</u> <u>(Kaumalumalu,</u> <u>N. Kona, Hawaii)</u>	Wes Thomas & Assoc. Inc. for Fred Bender	7-7-04:07,50	4/10/90 (c)
5) <u>Portion of L.C.</u> <u>Aw. 11216, Apana</u> <u>21 to M. Kekauo-</u> <u>nohi at Honoaula</u> <u>(Wailea, Kihei,</u> <u>Maui)</u>	Warren S. Unemori Engineering, Inc. for VMS 1986-363 Limited Partnership & Palauea Beach Properties, et al.	2-1-11:12,13,26	4/11/90 (c)
6) <u>Area 20, Keauhou</u> <u>2nd (North Kona,</u> <u>Hawaii)</u>	Towill, Shigeoka & Associates, Inc. for Kamehameha Investment Corp.	7-8-10:65	4/17/90 (c)

.....  
APPEAL may be made to the Department of Land and Natural Resources in  
writing within twenty (20) days of the date of this notice:

Department of Land and Natural Resources  
1151 Punchbowl Street, Room 220  
Honolulu, Hawaii 96813  
Tel. 548-6460

LOCATION	APPLICANT	TAX MAP KEY	DATE CERTIFIED (C) OR REJECTED (R)
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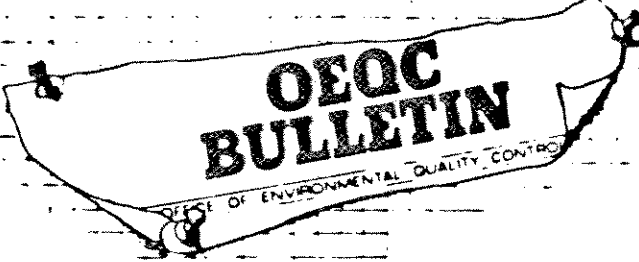
- |   |   |              |             |
|---|---|--------------|-------------|
| 7) <u>Grant 6748 to Robert Hind and Grant 10431 to Robert Hind at Puuwaawaa (N. Kona, Hawaii)</u>                   | Wes Thomas & Assoc. Inc. for Patrick Fujiaki, Successor Trustee for Paul Mitchell Trust | 7-1-02:04,07 | 4/17/90 (c) |
| 8) <u>Lot 14, Kawaihoa Beach Lots, Por. RP 4475, L.C. Aw. 7713, Ap. 33 to V. Kamamalu (Kawaihoa, Waialua, Oahu)</u> | Walter P. Thompson, Inc. for Irving Osser   | 6-1-10:01    | 4/17/90 (c) |

.....  
 APPEAL may be made to the Department of Land and Natural Resources in writing within twenty (20) days of the date of this notice:

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Department of Land and Natural Resources  
 1151 Punchbowl Street, Room 220  
 Honolulu, Hawaii 96813  
 Tel. 548-6460

465 SOUTH KING STREET - KEKUANADA BUILDING, #104 HONOLULU, HAWAII 96813



BULK RATE U.S. POSTAGE <b>PAID</b> Honolulu, HI Permit No. 1502
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