

August 2, 1983

Mr. Edward Harada, Chief Engineer
Department of Public Works
County of Hawaii
25 Aupuni Street
Hilo, Hawaii 96720

Dear Mr. Harada:

Special Management Area Use Permit Application
TMK: 2-1-05 & 06

The Planning Commission at its duly held public hearing on July 27, voted to approve your application, Special Management Area Use Permit No. 197, to allow the construction of approximately 2,016 lineal feet of sewer line and related improvements, along Banyan Drive and Kalaniana'ole Street in the vicinity of Ice Pond, Wai'alea, South Hilo, Hawaii.

Approval of this request is based on the following:

The proposed improvements should not create any substantial adverse impact on the environmental or ecological resource of the Special Management Area. The purpose of this request is to install 8"-15" sewer lines and related improvements along Banyan Drive, Banyan Street and Kalaniana'ole Street. All sewer lines will be installed underground and within the existing street rights-of-way. The proposed improvements will service existing and proposed residential, hotel and commercial developments which would otherwise utilize cesspools. There are no known rare or endangered flora or fauna species; nor any historical sites in the project area.

The proposed project is consistent with the objectives, policies and special management area guidelines as established by Chapter 205-A, HRS. These objectives, policies and guidelines provide guidance for the preservation, protection and development of coastal resources of the State and County. They identify several areas of management concerns including historic, recreational/scenic resources, coastal ecosystems, economic use and coastal hazards.

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As a result of the proposed improvements, any future ground and surface water sources will be protected from possible contamination and pollution due to leaching and overflowing cesspools. As such, the proposed project will improve the human and natural environment as well as the Reed's Bay/Ice Pond recreational areas. Due to the limited nature of this project, it is determined that the granting of this request will not adversely impact on coastal or ecological resources.

There may be some insignificant adverse impacts with respect to traffic disruption, noise, dust and erosion problems associated with the construction phase of the proposed improvements. However, these impacts will be temporary and can be mitigated by existing construction practices and regulations.

The proposed improvements are consistent with the goals and policies of the General Plan which calls for the provision of adequate, efficient and dependable public utility services to the users. The proposed project is also in concert with the General Plan Public Utility Element's specific courses of action for the South Hilo District which state that the expansion of the existing Hilo sewage collection system should be accelerated to provide more residents with sewerage service. Furthermore, the proposed infrastructural improvements will support the various land uses and activities as designated on the LUPAG and Zoning Maps (such as resort, low density, industrial, etc.) in this area of the City of Hilo.

Based on the foregoing, it is determined that the proposed development will not create a substantial adverse effect on the environment; is consistent with the objectives, policies and special management area guidelines of Chapter 205-A, HRS, and Rule 9 of the Planning Commission; and is consistent with the Zoning Code and the General Plan of the County of Hawaii.

Approval of this special permit request is subject to the following conditions:

1. The petitioner, successors or assigns shall be responsible for complying with the stated conditions of approval.
2. Construction of improvements shall commence within one year from the effective date of the SMA Use Permit and shall be completed within two years thereafter.

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3. The requirements of Rule No. 8 relating to shoreline setback shall be complied with.
4. All other applicable rules, regulations and requirements shall be complied with.

Should any of the above conditions not be met, the Special Management Area (SMA) Use Permit shall be automatically void.

Please feel free to contact the Planning Department if there are any questions on this matter.

Sincerely,



Clyde Imada
Chairman, Planning Commission

cc: Department of Water Supply

bcc: Plan Approval Section