



seabillpeterson to: luc
Cc: info

05/28/2015 12:18 PM

Dear State of Hawaii Land Use Commission,

As long term residents of Kapa'a, we wish to register our opposition to the Hokua Place development, Phase 2, as currently proposed. Although there is much to like about the project, we believe the development will have a significant negative impact on the flow of vehicular traffic through the Kapa'a Traffic Corridor.

The existing Phase 2 plans call for 86 single-family lots and 683 multi-family units in 57 townhouses. That is a total of 769 family homes. Assuming the current Kauai average of 2.99 persons per household from the last census, that would be approximately 2,300 people added to the local Kapa'a population.

According to the final version of the "2012 Kauai Transportation Data Book", the County's own "Multimodal Transportation Plan": "Kauai has the highest ratio of registered vehicles to population in the state, and is the only county where there is more than one vehicle registered per person."

That would indicate those 2,300 people could have as many as 2,500 vehicles. That number seems exceptionally high. A more realistic estimate would seem to be two vehicles per household, or 1,539 vehicles added to the flow of traffic through the Kapa'a corridor.

The developer's own Traffic Impact Assessment Report (TIAR), written in 2012, as part of the Draft Environmental Impact Statement (DEIS) for the HoKua Place, Phase 2 Development, suggested a much more modest estimate of an additional 394 vehicles will be added to the peak morning rush hour and 487 to the afternoon peak rush hour. The TIAR also noted that the traffic flow through the Kapa'a Roundabout and the intersection of the Kapa'a Bypass and Kuhio Highway were already rated "E" and "F" (failing grades for Level-of-Service or traffic flow). Little or no traffic mitigation has been done since that report was written and the traffic has grown noticeably worse over the last three years.

Considering the Kapa'a Roundabout already resembles a parking lot during these peak periods it is difficult to see how even these optimistic numbers could be sustained.

And, of course, the TIAR, written in 2012, did not take into account the recently approved projects in Kapa'a at Coco Palms, the Coconut Beach Resort and the Coconut Plantation Village. In fact, the TIAR specifically states "...we are not aware of any approved projects in the vicinity that will impact traffic conditions along Kapa'a Bypass or Olohena Road before the design year of this project." (paragraph 3, page 124, DEIS)

At a minimum, the developer should be required to revise the TIAR section of the DEIS to take these approved projects into consideration.

The TIAR also projects minimal traffic impact on the intersection of Kuhio Highway and the Kapa'a Bypass - an intersection already rated "F" within their own report. Since most of the employment on the island for those 2,300 new Kapa'a residents is in the Lihue area, it is difficult to understand how the most direct route between HoKua Place and Lihue could not be significantly impacted.

This is not just a traffic issue. Since Kapa'a houses the greater portion of the island's population, much of it within the low lying designated Tsunami

Flood Zone, this corridor is an integral part of the Tsunami Evacuation Plan. Having inadequate and congested roads on a daily basis is one thing. Having them during a major disaster is another. The potential for loss of life is staggering.

This issue is barely addressed in the current Draft Environmental Impact Statement. The attitude of the developers, as reflected in the TIAR, appears to be "The traffic situation in Kapa'a is so bad now, we can hardly make it much worse." They have proposed no real solution to the existing traffic congestion, yet wish to build an additional 769 housing units that would feed directly into the most congested section of the corridor. They appear to be depending upon the State and the County to take care of the traffic problems along the Kapa'a corridor.

Even the County of Kauai has evidenced some misgivings about the traffic impact from the project, as noted in the "Comments from County of Kauai Department of Public Works and Responses...Dated June 6, 2014..." quoted on Page 133 of the Hokua Place DEIS.

Approval of this project under the current DEIS, with no additional significant improvements to the flow of traffic is unacceptable.

As a reminder to the members of the Land Use Commission, We have attached two still photos and included a Youtube link to a recent video of the traffic congestion on a relatively normal Wednesday in Kapa'a at the traffic roundabout -- the very place that would see the most impact from the new development. We believe the video speaks eloquently as to the traffic flow problem we already have.

<http://youtu.be/RZ2P2vVTsVI>

Respectfully,

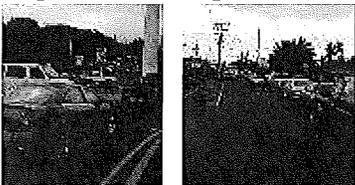
Bill and Susan Peterson
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4885 Laipo Road
Kapa'a, HI 96746

References:

"HoKua Place Section 343□5e HRS Draft Environmental Impact Statement"

"2012 Kauai Transportation Data Book" - Final Version

http://www.city-data.com/county/Kauai_County-HI.html



KapaaTraffic1.jpgKapaaTraffic2.jpg



Hokua Place Development
gipaint1 to: luc

05/28/2015 04:10 PM

TO WHOM IT MAY CONCERN:

I oppose any more housing development on the east side of Kaua'i, namely Kapa'a, Waipouli, and Wailua (from ocean to the mountains), until an additional bridge is constructed to span the Wailua River, as well as additional lanes to accommodate the existing disgusting and frustrating traffic conditions.

It is time for action on our highways, which has been long overdue for over 25 years. Lots of talk for eons; no money, more taxes, too much sweating the small stuff and negligent about the big stuff. Get that casino going already!! People by the plane load, throwing their money at Vacations Hawaii, Hawaiian Airlines, Sam Boyd, and Vegas!! Plenty tax money for all the improvements we sorely need, and I don't mean building a casino on Kaua'i; it can be done quickly, easily, with tons of expertise, on another island. But all islands get their percentage of taxes for infrastructure and highway improvements.

Bottom line, the developer doesn't have enough money to improve the existing roadways to accommodate his money-making project. So don't buy off on the EIS being presented. It is designed to convince YOU, but it doesn't fool the rest of the public. Find some other means of getting tax money. Need to find all those federal and state monies sitting in those deceiving budgets for the few to take advantage of.

NO to Hokua Place Development. Nothing personal. I can see the road rage on the highways due to traffic concerns. NO MORE housing developments, PLEASE!!!

Sincerely,

Mrs. E. Burgess



Please do not build the Hokua Place Development!
Rocky Riedel to: luc@dbedt.hawaii.gov

05/29/2015 04:01 AM

There is too much traffic already! PLEASE do not build more housing until the traffic situation is fixed. I live in Anahola and need to travel through there all the time.

Thank you,
Patricia Riedel
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