

Chapter 5
Conformity of the Project to Applicable
Plans and Policies

5.0 CONFORMITY OF THE PROJECT TO APPLICABLE PLANS AND POLICIES

In this section, the project's consistency with applicable land use policies set forth in the State's environmental review process, Hawai'i State Land Use law, Hawai'i State Plan, Hawai'i State Functional Plans, Hawai'i Coastal Zone Management Program, Countywide Policy Plan, Draft Maui Island Plan, and Kīhei-Mākena Community Plan are discussed.

5.1 STATE OF HAWAI'I

5.1.1 Environmental Impact Statement, Hawai'i Revised Statutes, Chapter 343

Under HRS Chapter 343 (Environmental Impact Statements), the State legislature found that the quality of humanity's environment is critical to humanity's well being, that humanity's activities have broad and profound effects upon the interrelations of all components of the environment, and that an environmental review process is necessary to integrate the review of environmental concerns with existing planning processes of the State and counties. This process is to alert decision makers to significant environmental effects which may result from the implementation of certain actions. HRS Chapter 343 states that a process of reviewing environmental effects is desirable because environmental consciousness is enhanced, cooperation and coordination are encouraged, and public participation during the review process benefits all parties involved and society as a whole. As such, the State has established a system of environmental review to ensure that environmental concerns are given appropriate consideration in decision making along with economic and technical considerations.

Discussion: *This EIS has been prepared in compliance with environmental requirements outlined in HRS Chapter 343 and Chapter 11-200, HAR. An EIS is required for this project since it will use State funds to purchase the project site and develop the proposed high school. An Environmental Impact Statement Preparation Notice (EISPN) was published in the OEQC The Environmental Notice on November 8, 2009. Comment letters received during the EISPN review period and corresponding response letters are included at the end of Section 8.0.*

5.1.2 Land Use Commission, Hawai'i Revised Statutes, Chapter 205

The State of Hawai'i Land Use Law, Chapter 205, HRS, regulates the classification and uses of lands in the State to accommodate growth and development, and to retain the natural resources in the area. All lands within the State are classified by the State Land Use Commission (LUC), as Urban, Rural, Agricultural, or Conservation. Each district has specific land use restrictions. Any proposed changes to the district boundaries greater than 15-acres in size requires approval by the LUC, whose primary responsibilities are to: (1) administer the law and determine the boundaries for each district; (2) preserve and protect Hawai'i's land; (3) encourage uses to which lands are best suited; and (4) ensure that areas of State concern are addressed in the land-use decision making process. Standards for determining the boundaries for each district and the allowable uses and activities are defined in statute. A discussion of the Kīhei High School project's consistency with the criterion under elements of HRS Chapter 205 and HAR Title 15 and Chapter 15 are discussed in *Table 5-1* and *Table 5-2*.

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-1 ELEMENTS OF HRS			
Section 205 - Land Use Commission			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
§ 205.2: Districting and classification of lands.	S	N/S	N/A
(a) There shall be four major land use districts in which all lands in the State shall be placed: urban, rural, agricultural, and conservation. The land use commission shall group contiguous land areas suitable for inclusion in one of these four major districts. The commission shall set standards for determining the boundaries of each district, provided that:			X
(1) In the establishment of boundaries of urban districts those lands that are now in urban use and a sufficient reserve area for foreseeable urban growth shall be included;			X
(2) In the establishment of boundaries for rural districts, areas of land composed primarily of small farms mixed with very low density residential lots, which may be shown by a minimum density of not more than one house per one-half acre and a minimum lot size of not less than one-half acre shall be included, except as herein provided;			X
(3) In the establishment of the boundaries of agricultural districts the greatest possible protection shall be given to those lands with a high capacity for intensive cultivation; and			X
(4) In the establishment of the boundaries of conservation districts, the "forest and water reserve zones" provided in Act 234, section 2, Session Laws of Hawaii 1957, are renamed "conservation districts" and, effective as of July 11, 1961, the boundaries of the forest and water reserve zones theretofore established pursuant to Act 234, section 2, Session Laws of Hawaii 1957, shall constitute the boundaries of the conservation districts; provided that thereafter the power to determine the boundaries of the conservation districts shall be in the commission.			X
(a) In establishing the boundaries of the districts in each county, the commission shall give consideration to the master plan or general plan of the county.	X		
(b) Urban districts shall include activities or uses as provided by ordinances or regulations of the county within which the urban district is situated.	X		
(c) Rural districts shall include activities or uses as characterized by low density residential lots of not more than one dwelling house per one-half acre, except as provided by county ordinance pursuant to section 46-4(c), in areas where "city-like" concentration of people, structures, streets, and urban level of services are absent, and where small farms are intermixed with low density residential lots except that within a subdivision, as defined in section 484-1, the commission for good cause may allow one lot of less than one-half acre, but not less than 18,500 square feet, or an equivalent residential density, within a rural subdivision and permit the construction of one dwelling on such lot, provided that all other dwellings in the subdivision shall have a minimum lot size of one-half acre or 21,780 square feet. Such petition for variance may be processed under the special permit procedure. These districts may include contiguous areas which are not suited to low density residential lots or small farms by reason of topography, soils, and other related characteristics. Rural districts shall also include golf courses, golf driving ranges, and golf-related facilities.			X
(d) Agricultural districts shall include activities or uses as characterized by the cultivation of crops, orchards, forage, and forestry; farming activities or uses related to animal husbandry, aquaculture, and game and fish propagation; aquaculture, which means the production of aquatic plant and animal life for food and fiber within ponds and other bodies of water; wind generated energy production for public, private, and commercial use; bona fide agricultural services and uses that support the agricultural activities of the fee or leasehold owner of the property and accessory to any of the above activities, whether or not conducted on the same premises as the agricultural activities to which they are accessory, including but not limited to farm dwellings as defined in section 205-4.5(a)(4), employee housing, farm buildings, mills, storage facilities, processing facilities, vehicle and equipment storage areas, and roadside stands for the sale of products grown on the premises; wind machines and wind farms; small-scale meteorological, air quality, noise, and other scientific and environmental data collection and monitoring facilities occupying less than one-half acre of land, provided that these facilities shall not be used as or equipped for use as living quarters or dwellings; agricultural parks; and open area recreational facilities. For the purposes of this chapter, golf courses and golf driving ranges are prohibited in agricultural districts, except as provided in section 205-4.5(d).		X	

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-1 ELEMENTS OF HRS			
Section 205 - Land Use Commission			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(e) Conservation districts shall include areas necessary for protecting watersheds and water sources; preserving scenic and historic areas; providing park lands, wilderness, and beach reserves; conserving indigenous or endemic plants, fish, and wildlife, including those which are threatened or endangered; preventing floods and soil erosion; forestry; open space areas whose existing openness, natural condition, or present state of use, if retained, would enhance the present or potential value of abutting or surrounding communities, or would maintain or enhance the conservation of natural or scenic resources; areas of value for recreational purposes; other related activities; and other permitted uses not detrimental to a multiple use conservation concept.			X

Discussion: *Although the site lies within the Agricultural District, the proposed project site is not considered to be a valued agricultural resource having a capacity for intensive cultivation. The Kīhei High School: Impacts on Agriculture report (July 2011) was prepared for the Kīhei High School project by Plash Econ Pacific, LLC, to identify and assess potential impacts of the project on agriculture. (Appendix B). The findings of the report indicate that because the property has soils with poor agricultural viability and lacks irrigation water, it is unsuitable for most commercial field crops grown in Hawai‘i. ALISH designates only 2% (1.7 acres) of the site soils as Prime and the Land Study Bureau has designated all the project site soils as E, the lowest rating. Areas within the property containing higher quality soils are isolated from other suitable agricultural lands and are too small to provide significant agricultural opportunities. It should be noted that Kīhei has a large supply of low-quality agricultural land similar to that of the proposed school site. High-quality farmland is available in Central and West Maui due to past closures of sugarcane and pineapple plantations.*

The applicant will apply for a State Land Use District Boundary Amendment to change the site’s Agricultural designation to Urban. The proposed reclassification would support future plans of the County of Maui, which are detailed in the Island Plan. The site is located within the “urban growth boundary” of the County’s December 2009 Draft Maui Island Plan Directed Growth Map (Figure 3-1) and is designated for development of a future high school in the County’s December 2009 Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (Figure 3-2). The project site is also indicated for development of public facilities in the County’s Kīhei-Mākena Community Plan (Figure 1-7). The Kīhei High School project is an appropriate use within the Urban District and would support the educational needs of the growing population in the Kīhei-Mākena region.

§ 205-17: Land use commission decision-making criteria. In its review of any petition for reclassification of district boundaries pursuant to this chapter, the commission shall specifically consider the following:			
(1) The extent to which the proposed reclassification conforms to the applicable goals, objectives, and policies of the Hawaii State Plan and relates to the applicable priority guidelines of the Hawaii state plan and the adopted functional plans;	X		
(2) The extent to which the proposed reclassification conforms to the applicable district standards;	X		
(3) The impact of the proposed reclassification on the following areas of state concern:			
(A) Preservation or maintenance of important natural systems or habitats;			X
(B) Maintenance of valued cultural, historical, or natural resources;			X
(C) Maintenance of other natural resources relevant to Hawaii's economy, including agricultural resources;	X		
(D) Commitment of state funds and resources;	X		
(E) Provision for employment opportunities and economic development; and	X		
(F) Provision for housing opportunities for all income groups, particularly the low, low-moderate, and gap groups;			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-1 ELEMENTS OF HRS Section 205 - Land Use Commission S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
(4)	The standards and criteria for the reclassification or rezoning of important agricultural lands in section 205-50; and	X				
(5)	The representations and commitments made by the petitioner in securing a boundary change.	X				
<p>Discussion: <i>As detailed in Section 5.1.4 and 5.1.6, the proposed reclassification conforms to applicable goals, objectives, and policies of the Hawai'i State Plan and State Functional Plans. The reclassification would support the development of the proposed Kīhei High School project. As part of this EIS, various environmental surveys and studies (i.e. Botanical, Mammalian and Avian surveys, AIS, CIA, and Agriculture impact report) were conducted to ensure the project would not result in significant impacts on natural or cultural resources on or within the vicinity of the site.</i></p> <p><i>Rana Biological Consultants, Inc. conducted botanical, mammalian and avian surveys on the Kīhei High School project site. No Federal or State listed endangered, threatened, proposed, or candidate botanical resources were found. In addition, no species currently listed, or proposed for listing under either the federal or the State endangered species programs were detected. Therefore, no significant adverse impacts to natural resources are anticipated. Refer to Section 4.1.6 and 4.1.7.</i></p> <p><i>An AIS was prepared for the project. One (1) site (SIHP No. 50-50-9-6393) was re-identified within the study parcel consisting of historic era rock piles and one (1) alignment. Although SIHP No. 50-50-10-6393 will be adversely impacted through project construction, it is believed that the features has been documented to the fullest extent. The SHPD accepted the AIS on February 12, 2010. Refer to Section 4.2.3.</i></p> <p><i>The Kīhei High School: Impacts on Agriculture report was prepared for the Kīhei High School project by Plash Econ Pacific, LLC, to identify and assess potential impacts of the project on agriculture. The findings of the report indicate that although the property is designated as Agricultural, it is not considered to be a viable agricultural resource. The proposed site consists of poor soils and lacks irrigation water; therefore, it is unsuitable for most commercial field crops grown in Hawai'i. Refer to Section 4.1.3</i></p> <p><i>Educational institutions build strong communities by enhancing the mental and physical well-being of youth. They also provide new opportunities for employment in regions where schools were not previously present. The proposed development will provide opportunities for short and long-term employment to support construction and operations of the project. The new high school will also result in significant expenditures that will have a positive impact on the economies of the State and County. With significantly increasing capital investment and capital flow in the region, economic benefits will result from increased employment and tax revenues.</i></p> <p><i>Although the project site is currently designated Agricultural, it does not have a high capacity for agricultural production. ALISH designates only 2% (1.7 acres) of the site soils as Prime and the Land Study Bureau has designated all the project site soils as E, the lowest rating. Project lands are contiguous to other agricultural lands that are historically associated with ranching and grazing activity. Sporadic grazing occur on the project site, however, the site is generally not used for agricultural activities. The applicant will apply for a State Land Use District Boundary</i></p>						

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-1 ELEMENTS OF HRS Section 205 - Land Use Commission S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
<p><i>Amendment to change the site's Agricultural designation to Urban. The project site meets the standards of HAR Section 15-15-18 as it is adjacent to existing "city-like" development, services and infrastructure. The site is designated for development of public facilities in the County's Kīhei-Mākena Community Plan (Figure 1-7) and for a future high school in the County's December 2009 Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (Figure 3-2). The project area is also located within the "urban growth boundary" of the County's December 2009 Draft Maui Island Plan Directed Growth Map (Figure 3-1).</i></p>			

5.1.3 Hawai'i Administrative Rules, Title 15, Chapter 15

Table 5-2 ELEMENTS OF HAR TITLE 15, CHAPTER 15 S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
§ 15-15-17 Districts; district maps.			
(a) In order to effectuate the purpose of chapter 205 HRS, all the lands in the State shall be divided and placed into one of the four land use districts: (1) "U" urban district; (2) "A" agricultural district; (3) "C" commercial district; or (4) "R" rural district.	X		
(b) The boundaries of land use districts are shown on the maps entitled "Land Use District Boundaries, dated December 20, 1974," as amended, maintained and under the custody of the commission. Not all ocean areas and offshore and outlying islands of the State in the conservation district are shown when deemed unnecessary to do so.	X		
<p>Discussion: <i>The proposed 77.2 acre Kīhei High School site is within the State Agricultural District. The DOE proposes to develop a new high school in Kīhei designed to accommodate 1,650 students and associated staff for grades 9-12. This type of development is not permitted within the State Agricultural District; however, it is permitted in the State Urban District. Therefore, the 77.2 acres designated as Agricultural require a SLUBA from Agricultural to Urban.</i></p>			
§15-15-18: Standards for determining "U" urban district boundaries.			
Except as otherwise provided in this chapter, in determining the boundaries for the "U" urban district, the following standards shall be used:			
(1) It shall include lands characterized by "city-like" concentrations of people, structures, streets, urban level of services and other related land uses;	X		
(2) It shall take into consideration the following specific factors:			
(A) Proximity to centers of trading and employment except where the development would generate new centers of trading and employment;	X		
(B) Availability of basic services such as schools, parks, wastewater systems, solid waste disposal, drainage, water, transportation systems, public utilities, and police and fire protection; and	X		
(C) Sufficient reserve areas for foreseeable urban growth;	X		
(3) It shall include lands with satisfactory topography, drainage, and reasonably free from the danger of any flood, tsunami, unstable soil condition, and other adverse environmental effects;	X		
(4) Land contiguous with existing urban areas shall be given more consideration than non-contiguous land, and particularly when indicated for future urban use on state or county general plans;	X		
(5) It shall include lands in appropriate locations for new urban concentrations and shall give consideration to areas of urban growth as shown on the state and county general plans;	X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-2 ELEMENTS OF HAR TITLE 15, CHAPTER 15 S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(6) It may include lands which do not conform to the standards in paragraphs (1) to (5)			
(A) When surrounded by or adjacent to existing urban development; and			X
(B) Only when those lands represent a minor portion of this district;			X
(7) It shall not include lands, the urbanization of which will contribute toward scattered spot urban development, necessitating unreasonable investment in public infrastructure or support services; and	X		
(8) It may include lands with a general slope of twenty percent or more if the commission finds that those lands are desirable and suitable for urban purposes and that the design and construction controls, as adopted by any federal, state, or county agency, are adequate to protect the public health, welfare and safety, and the public's interests in the aesthetic quality of the landscape.			X

Discussion: *Kīhei High School is consistent with the Urban standards. While areas directly to the east of the project site are surrounded by Agriculture district lands, areas to west are surrounded by Urban district lands that are either being used for residential development or are planned for residential and other urban development. Therefore, the reclassification of the high school site will not contribute to scattered spot urban development.*

The Kīhei High School site is located within the “urban growth boundary” of the County’s December 2009 Draft Maui Island Plan Directed Growth Map (Figure 3-1) and is designated for development of a future high school in the County’s December 2009 Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (Figure 3-2). The project site is also development of public facilities in the County’s Kīhei-Mākena Community Plan (Figure 1-7).

The project site is proximate to residential neighborhoods, supporting services, employment and businesses in Kīhei; and, is in an area designated for future growth and urban use. While some basic services are already available near the site, the project will develop a high school campus and recreational facilities. Additionally, the applicant will construct on-site and off-site infrastructure to support the project in coordination with the County. The proposed high school will help to support the growing population of the Kīhei-Mākena region by providing an additional educational resource for existing and future area residents.

The Kīhei High School site is developable, with satisfactory topography consistent with urban standards. Topography over the majority of the site is composed of gently sloping smooth terrain with occasional weathered basalt outcrops at ground surface areas throughout the site (Figure 4-1). The existing site generally slopes downward to the west and southwest with onsite ground elevations ranging from approximately 40 feet AMSL in the southwest to an elevation of approximately 110 feet AMSL in the northeast boundary with an average slope of approximately 11%. The site is free of potentially adverse environmental conditions, including flood, tsunami, and unstable soil conditions.

§15-15-77: Decision-making criteria for boundary amendments.

(a) The commission shall not approve an amendment of a land use district boundary unless the commission finds upon the clear preponderance of the evidence that the proposed boundary amendment is reasonable, not violative of section 205-2, HRS, and consistent with the policies and criteria established pursuant to sections 205-16, 205-17, and 205A-2, HRS.	X		
(b) In its review of any petition for reclassification of the district boundaries pursuant to this chapter, the commission shall specifically consider the following:			

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-2 ELEMENTS OF HAR TITLE 15, CHAPTER 15 S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(1) The extent to which the proposed reclassification conforms to the applicable goals, objectives, and policies of the Hawai'i state plan and relates to the applicable priority guidelines of the Hawai'i state plan and the adopted functional plans;	X		
(2) The extent to which the proposed reclassification conforms to the applicable district standards;	X		
(3) The impact of the proposed reclassification on the following areas of state concern:			
(A) Preservation or maintenance of important natural systems or habitats;			X
(B) Maintenance of valued cultural, historical, or natural resources;			X
(C) Maintenance of other natural resources relevant to Hawai'i's economy including but not limited to agricultural resources;	X		
(D) Commitment of state funds and resources;	X		
(E) Provisions for employment opportunities and economic development; and	X		
(F) Provision for housing opportunities for all income groups, particularly the low, low-moderate, and gap groups;			X
(4) In establishing the boundaries of the districts in each county, the commission shall give consideration to the general plan of the county in which the land is located.	X		
(5) The representations and commitments made by the petitioner in securing a boundary change, including a finding that the petitioner has the necessary economic ability to carry out the representations and commitments relating to the proposed use or development; and	X		
(6) Lands in intensive agricultural use for two years prior to date of filing of a petition or lands with a high capacity for intensive agricultural use shall not be taken out of the agricultural district unless the commission finds either that the action:	X		
(A) Will not substantially impair actual or potential agricultural production in the vicinity of the subject property or the county or State; or	X		
(B) Is reasonably necessary for urban growth.	X		
(c) Amendments of a land use district boundary in conservation districts involving land areas fifteen acres or less shall be determined by the commission pursuant to this subsection and section 205-3.1, HRS.			X
(d) Amendments of land use district boundary in other than conservation districts involving land areas fifteen acres or less shall be determined by the appropriate county land use decision-making authority.			X
(e) Amendments of land use district boundary involving land areas greater fifteen acres or less shall be determined by the commission, pursuant to this subsection and section 205-3.1, HRS.	X		

Discussion: *Kihei High School is consistent with the goals, objectives, policies, and priority guidelines of the Hawai'i State Plan, State Functional Plans, Countywide Policy Plan, December 2009 Draft Maui Island Plan and Kihei-Mākena Community Plan. The proposed reclassification conforms to the Urban District standards and would allow the subject property to conform to the County's future plans. The Kihei High School site is located within the "urban growth boundary" of the County's December 2009 Draft Maui Island Plan Directed Growth Map (Figure 3-1) and is designated for development of a future high school in the County's December 2009 Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (Figure 3-2). The reclassification would accommodate the projected population growth of the County and would support current State land use classifications of the adjacent areas particularly to the east, which is almost entirely within the Urban district.*

Because the project site is vacant and undeveloped, development of Kihei High School will alter much of the existing landscape. However, technical studies and surveys of the area have been carried out to assess anticipated impacts to the natural environment. No significant natural

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-2 ELEMENTS OF HAR TITLE 15, CHAPTER 15 S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
<p><i>systems or habitats have been identified within the project area. Additionally, the site is not considered to be a valued agricultural resource due to the poor quality of the soil. A CIA and an AIS were completed for the proposed project. The findings of these studies indicate that the project will not result in significant adverse impacts to cultural resources or historic properties within the site.</i></p> <p><i>Costs associated with processing of the Final EIS, proposed district boundary amendment and other land use entitlements is, in part, a joint commitment of State resources through the DOE. The applicant will also coordinate funding sources for site work and the construction of on-site and off-site infrastructure.</i></p> <p><i>Kīhei High School will contribute to the economic development of both the County and the State by creating employment opportunities in the construction field, as well as long-term employment associated with the operations of the school, all of which will increase State and County revenues through real property and personal income taxes. Kīhei High School fulfills State and County objectives of providing new educational opportunities to meet the growing needs of the Kīhei-Mākena region.</i></p> <p><i>The applicant is committed to securing a SLUBA and will meet all applicable requirements. Kīhei High School will meet the objectives, policies, and guidelines of various State plans, Countywide Policy Plan, December 2009 Draft Maui Island Plan and Kīhei-Mākena Community Plan. The applicability and the extent to which Kīhei High School conforms to these plans are discussed in further detail below.</i></p>			
§15-15-78: Incremental districting.			
(a) If it appears to the commission that full development of the subject property cannot substantially be completed within ten years after the date of the commission’s approval and that the incremental development plan submitted by the petitioner can be substantially completed, and if the commission is satisfied that all other pertinent criteria for redistricting the premises or part thereof are present, then the commission may:			
(1) Grant the petitioner’s request to reclassify the entire property; or	X		
(2) Redistrict only that portion of the premises which the petitioner plans to develop first and upon which it appears that substantial development can be completed within ten years after the date of the commission’s approval. At the same time, the commission shall indicate its approval of the future redistricting of the total premises requested by the petitioner, or so much thereof as shall be justified as appropriate therefore by the petitioner, such approval to indicate a schedule of incremental redistricting over successive periods not to exceed ten years each. The commission may reclassify the subject property, if it finds such a change is justified.			X
(b) In reclassifying property on an incremental basis, in addition to standards in this subchapter, the commission may consider projected population growth for the area, other lands reclassified in the area, the availability and impacts on resources, and the desirability of directing growth and development to the area on over a long term basis.			X
(c) Upon receipt of an application for redistricting of the second and subsequent increments of premises for which previous approval for incremental development has been granted by the commission, substantial completion of any offsite and onsite improvements of the development, in accordance with the approved incremental plan, of the preceding increment redistricted will be prima facie proof that the approved incremental plan complies with the requirements for boundary amendment.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-2 ELEMENTS OF HAR TITLE 15, CHAPTER 15 S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(d) The following are procedures for processing incremental districting applications:			
(1) The petitioner shall file an original and fifteen copies of an application to approve the second or subsequent increments utilizing the same docket number as the original petition;			X
(2) The petitioner shall serve copies of the application on all parties of record in the original proceeding;			X
(3) The application shall include facts, affidavits, and other documentation, including a metes and bounds description and map, in support of the fact that the petitioner has substantially completed offsite and onsite improvements, complied with chapter 343, HRS, where applicable, and complied with conditions of the commission approval in accordance with the approved incremental plan of the preceding increment redistricted;			X
(4) A prehearing conference may be conducted pursuant to section 15-15-57;			X
(5) A notice of hearing shall be published notifying the public of the time and place the application will be considered by the commission and will provide for the admission of the public witnesses;			X
(6) The procedure for hearing the application will be subject to the timeframes presently existing for the district boundary changes, and the provisions of section 15-15-13; and			X
(7) The petitioner shall provide notice of the application to all persons having a property interest in the increment being redistricted.			X

Discussion: *While the Kīhei High School project is planned to be constructed in phases (Figure 2-2), the applicant will request to reclassify the entire property as part of the SLUBA. The Kīhei High School project is designed as a campus master plan that will accommodate existing and future growth of the Kīhei-Mākena region. Phase I is anticipated to take approximately two (2) years to complete prior to school opening projected for 2016. Construction of Phase I would accommodate approximately 800 students and would include classroom houses, administrative/student center, library, cafeteria, selected elective buildings and selected athletics facilities. Phase I would also include on-site and off-site infrastructure improvements for the entire site, including the Kūlanihākoʻi Street extension, campus driveways, fire lanes, parking and walkways, and Piʻilani Highway improvements including traffic signalization, grading, drainage and utilities.*

Phase II would be developed when enrollment increases justify the improvements and State funding can be secured. Anticipated completion of Phase II construction would be approximately 10 years after the completion of Phase I. The design and construction schedule will be subject to approval of the Legislature and release of funds by the Governor. Phase II would accommodate an additional 850 students and would include construction of the final classroom house(s), remaining electives buildings and remaining athletics facilities. Potential future facilities would include construction of an auditorium and swimming pool. No set timeframe has been established for construction of these buildings.

The buildings scheduled to be constructed in Phase II and in the future are integrated in the campus master plan, without regard to locating all of Phase II and future improvements in a single contiguous area. Thus it would not be appropriate for the Land Use Commission to approve this school project in increments.

5.1.4 Hawai'i State Plan, Hawai'i Revised Statutes, Chapter 226

In 1978, the Hawai'i State Legislature found a need to improve the planning process in the State, to increase the effectiveness of government and private actions, to improve the coordination among different agencies and levels of government, and to provide for the wise use of Hawai'i's resources to guide the future development of the State. Under HRS Chapter 226 (Hawai'i State Planning Act), the Hawai'i State Plan serves as a guide for the future long-range development of the State. The Hawai'i State Plan identifies the goals, objectives, policies, and priorities for the State; provides a basis for determining priorities and allocating limited resources, such as public funds, services, human resources, land, energy, water, and other resources; improves coordination of Federal, State, and County plans, policies, programs, projects, and regulatory activities; and establishes a system for plan formulation and program coordination to provide for an integration of all major State and County activities.

Act 181, Session Laws of Hawai'i (SLH) 2011, was signed into law on July 5, 2011. Act 181 provides an update to Hawai'i Revised Statutes Chapter 226 by adding a new section to Part III. Act 181 is included in the evaluation below.

Table 5-3 assesses and evaluates how the Kīhei High School project supports the Hawai'i State Plan, as promulgated under HRS Chapter 226 and Act 181 SLH 2011.

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
Section 226-4: State Goals.				
In order to guarantee, for the present and future generations, those elements of choice and mobility that insure that individuals and groups may approach their desired levels of self-reliance and self-determination, it shall be the goal of the State to achieve:				
(1)	A strong, viable economy, characterized by stability, diversity, and growth, that enables the fulfillment of the needs and expectations of Hawai'i's present and future generations	X		
(2)	A desired physical environment, characterized by beauty, cleanliness, quiet, stable natural systems, and uniqueness, that enhances the mental and physical well-being of the people.	X		
(3)	Physical, social and economic well-being, for individuals and families in Hawai'i, that nourishes a sense of community responsibility, of caring, and of participation in community life.	X		
Discussion: <i>Educational institutions build strong communities by enhancing the mental and physical well-being of youth. They also provide new opportunities for employment in regions where schools were not previously present. The Kīhei High School campus would be designed for an enrollment of 1,650 Kīhei-Mākena youth who would have an opportunity to attend a school in their region of residence. The high school would also be designed to incorporate athletic facilities and programs, promote physical well-being of youth, and encourage participation by families and the community. The community will be encouraged to utilize the new school as a community resource as Kīhei High School plans on fostering partnerships with the community and the private sector.</i>				
Section 226-5: Objective and Policies for Population.				
(A)	It shall be the objective in planning for the State's population to guide population growth to be consistent with the achievement of physical, economic, and social objectives contained in this chapter;			
(B)	To achieve the population objective, it shall be the policy of this State to:			
(1)	Manage population growth statewide in a manner that provides increased opportunities for Hawai'i's people to pursue their physical, social and economic aspirations while recognizing the unique needs of each county.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(2)	Encourage an increase in economic activities and employment opportunities on the neighbor islands consistent with community needs-and desires.	X		
(3)	Promote increased opportunities for Hawai'i's people to pursue their socioeconomic aspirations throughout the islands.			X
(4)	Encourage research activities and public awareness programs to foster and understanding of Hawai'i's limited capacity to accommodate population needs and to address concerns resulting from an increase in Hawai'i's population.			X
(5)	Encourage federal actions and coordination among major governmental agencies to promote a more balanced distribution of immigrants among states, provided that such actions do not prevent the reunion of immediate family members.			X
(6)	Pursue an increase in federal assistance for states with a greater proportion of foreign immigrants relative to their state's population.			X
(7)	Plan the development and availability of land and water resources in a coordinated manner so as to provide for the desired levels of growth in each geographic area.			X
<p>Discussion: <i>The Kīhei High School project is consistent with the State's goals to develop land resources to meet the level of growth in the Kīhei region. Development of the land will provide necessary educational services to the growing population in the region. From April 1, 1990 to April 1, 2000, the residential population on the County of Maui grew from 100,504 to 128,241, a 29 percent change over the span of a decade. The resident population of the Kīhei-Mākena region in particular experienced significant growth in the same decade from 15,365 to 22,870, a 49 percent increase. The Kīhei-Mākena region was projected to have a 2010 population of 28,124 people. The future 2025 population estimate for the Kīhei-Mākena region is 35,962 persons, or a 28 percent increase over the 2010 population (County Planning Department, June 2006).</i></p>				
Section 226-6: Objectives and Policies for the Economy in General.				
(A)	Planning for the State's economy in general shall be directed toward achievement of the following objectives:			
(1)	Increased and diversified employment opportunities to achieve full employment, increased income and job choice, and improved living standards for Hawai'i's people.	X		
(2)	A steadily growing and diversified economic base that is not overly dependent on a few industries, and includes the development and expansion of industries on the neighbor islands.			X
(B)	To achieve the general economic objectives, it shall be the policy of this State to:			
(1)	Expand Hawai'i's national and international marketing, communication, and organizational ties, to increase the State's capacity to adjust to and capitalize upon economic changes and opportunities occurring outside the State.			X
(2)	Promote Hawai'i as an attractive market for environmentally and socially sound investment activities that benefit Hawai'i's people.			X
(3)	Seek broader outlets for new or expanded Hawai'i business investments.			X
(4)	Expand existing markets and penetrate new markets for Hawai'i's products and services.			X
(5)	Assure that the basic economic needs of Hawai'i's people are maintained in the event of disruptions in overseas transportation.			X
(6)	Strive to achieve a level of construction activity responsive to, and consistent with, state growth objectives.	X		
(7)	Encourage the formation of cooperatives and other favorable marketing arrangements at the local or regional level to assist Hawai'i's small scale producers, manufacturers, and distributors.			X
(8)	Encourage labor-intensive activities that are economically satisfying and which offer opportunities for upward mobility.			X
(9)	Foster greater cooperation and coordination between the government and private sectors in developing Hawai'i's employment and economic growth opportunities.			X
(10)	Stimulate the development and expansion of economic activities which will benefit areas with substantial or expected employment problems.			X
(11)	Maintain acceptable working conditions and standards for Hawai'i's workers.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(12)	Provide equal employment opportunities for all segments of Hawai'i's population through affirmative action and nondiscrimination measures.			X
(13)	Encourage businesses that have favorable financial multiplier effects within Hawai'i's economy.			X
(14)	Promote and protect intangible resources in Hawai'i, such as scenic beauty and the Aloha spirit, which are vital to a healthy economy.			X
(15)	Increase effective communication between the educational community and the private sector to develop relevant curricula and training programs to meet future employment needs in general, and requirements of new, potential growth industries in particular.	X		
(16)	Foster a business climate in Hawai'i - including attitudes, tax and regulatory policies, and financial and technical assistance programs--that is conducive to the expansion of existing enterprises and the creation and attraction of new business and industry.			X
Discussion: <i>The proposed development will provide opportunities for short and long-term employment within the Kīhei area. It is a goal of the development that the school serves not only youth, but be a center for the community as well. The proposed Kīhei High School project plans on fostering partnerships with the community and private sector.</i>				
Section 226-7 Objectives and Policies for the Economy – Agriculture.				
(A)	Planning for the State's economy with regard to agriculture shall be directed towards achievement of the following objectives:			
(1)	Viability of Hawai'i's sugar and pineapple industries.			X
(2)	Growth and development of diversified agriculture throughout the State.			X
(3)	An agriculture industry that continues to constitute a dynamic and essential component of Hawai'i's strategic, economic, and social well-being.			X
(B)	To achieve the agriculture objectives, it shall be the policy of this State to:			
(1)	Establish a clear direction for Hawai'i's agriculture through stakeholder commitment and advocacy.			X
(2)	Encourage agriculture by making best use of natural resources.			X
(3)	Provide the governor and the legislature with information and options needed for prudent decision making for the development of agriculture.			X
(4)	Establish strong relationships between the agricultural and visitor industries for mutual marketing benefits.			X
(5)	Foster increased public awareness and understanding of the contributions and benefits of agriculture as a major sector of Hawai'i's economy.			X
(6)	Seek the enactment and retention of federal and state legislation that benefits Hawai'i's agricultural industries.			X
(7)	Strengthen diversified agriculture by developing an effective promotion, marketing, and distribution system between Hawai'i's producers and consumer markets locally, on the continental United States, and internationally.			X
(8)	Support research and development activities that provide greater efficiency and economic productivity in agriculture.			X
(9)	Enhance agricultural growth by providing public incentives and encouraging private initiatives.			X
(10)	Assure the availability of agriculturally suitable lands with adequate water to accommodate present and future needs.			X
(11)	Increase the attractiveness and opportunities for an agricultural education and livelihood.			X
(12)	Expand Hawai'i's agricultural base by promoting growth and development of flowers, tropical fruits and plants, livestock, feed grains, forestry, food crops, aquaculture, and other potential enterprises.			X
(13)	Promote economically competitive activities that increase Hawai'i's agricultural self-sufficiency.			X
(14)	Promote and assist in the establishment of sound financial programs for diversified agriculture.			X
(15)	Institute and support programs and activities to assist the entry of displaced agricultural workers into alternative agricultural or other employment.			X
(16)	Facilitate the transition of agricultural lands in economically non-feasible agricultural production to economically viable agricultural uses.	X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226			S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable					
<p>Discussion: <i>Although the site lies within the Agricultural District, the project site is not considered to be a valued agricultural resource. State and County objectives and policies related to agriculture are typically not applicable to the proposed project because the property has soils with poor agricultural viability. ALISH designates only 2% (1.7 acres) of the site soils as Prime and the Land Study Bureau has designated all the project site soils as E, the lowest rating. Further, areas within the property containing higher quality soils are isolated from other suitable agricultural lands and are too small to provide significant agricultural opportunities. The applicant will be applying for a State Land Use District Boundary Amendment to change the site's Agricultural designation to Urban. The site is designated for development of public facilities in the County's Kīhei-Mākena Community Plan (Figure 1-7) and designated for a future high school in the County's December 2009 Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (Figure 3-2).</i></p>					
<p>Section 226-8 Objective and Policies for the Economy - Visitor Industry.</p>					
<p>(A) Planning for the State's economy with regard to the visitor industry shall be directed towards the achievement of the objective of a visitor industry that constitutes a major component of steady growth for Hawai'i's economy.</p>					
<p>(B) To achieve the visitor industry objective, it shall be the policy of this State to:</p>					
(1)	Support and assist in the promotion of Hawai'i's visitor attractions and facilities.				X
(2)	Ensure that visitor industry activities are in keeping with the social, economic, and physical needs and aspirations of Hawai'i's people.				X
(3)	Improve the quality of existing visitor destination areas.				X
(4)	Encourage cooperation and coordination between the government and private sectors in developing and maintaining well-designed, adequately serviced visitor industry and related developments which are sensitive to neighboring communities and activities.				X
(5)	Develop the industry in a manner that will continue to provide new job opportunities and steady employment for Hawai'i's people.				X
(6)	Provide opportunities for Hawai'i's people to obtain job training and education that will allow for upward mobility within the visitor industry.				X
(7)	Foster a recognition of the contribution of the visitor industry to Hawai'i's economy and the need to perpetuate the aloha spirit.				X
(8)	Foster an understanding by visitors of the aloha spirit and of the unique and sensitive character of Hawai'i's cultures and values.				X
<p>Discussion: <i>The Kīhei High School project will not affect the visitor industry economy; therefore, this objective and these policies are not directly applicable to the project.</i></p>					
<p>Section 226-9 Objective and Policies for the Economy - Federal Expenditures.</p>					
<p>(A) Planning for the State's economy with regard to federal expenditures shall be directed towards achievement of the objective of a stable federal investment base as an integral component of Hawai'i's economy.</p>					
<p>(B) To achieve the federal expenditures objective, it shall be the policy of this State to:</p>					
(1)	Encourage the sustained flow of federal expenditures in Hawai'i that generates long-term government civilian employment.				X
(2)	Promote Hawai'i's supportive role in national defense.				X
(3)	Promote the development of federally supported activities in Hawai'i that respect state-wide economic concerns, are sensitive to community needs, and minimize adverse impacts on Hawai'i's environment.				X
(4)	Increase opportunities for entry and advancement of Hawai'i's people into federal government service.				X
(5)	Promote federal use of local commodities, services, and facilities available in Hawai'i.				X
(6)	Strengthen federal-state-county communication and coordination in all federal activities that affect Hawai'i.				X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(7)	Pursue the return of federally controlled lands in Hawai'i that are not required for either the defense of the nation or for other purposes of national importance, and promote the mutually beneficial exchanges of land between federal agencies, the State, and the counties.			X
Discussion: <i>The Kīhei High School project will not affect Federal expenditures; therefore, this objective and these policies are not directly applicable to the project.</i>				
Section 226-10 Objective and Policies for the Economy - Potential Growth Activities.				
(A) Planning for the State's economy with regard to potential growth activities shall be directed towards achievement of the objective of development and expansion of potential growth activities that serve to increase and diversify Hawai'i's economic base.				
(B) To achieve the potential growth activity objective, it shall be the policy of this State to:				
(1)	Facilitate investment and employment in economic activities that have the potential for growth such as diversified agriculture, aquaculture, apparel and textile manufacturing, film and television production, and energy and marine-related industries.			X
(2)	Expand Hawai'i's capacity to attract and service international programs and activities that generate employment for Hawai'i's people.			X
(3)	Enhance and promote Hawai'i's role as a center for international relations, trade, finance, services, technology, education, culture, and the arts.			X
(4)	Accelerate research and development of new energy-related industries based on wind, solar, ocean, and underground resources and solid waste.			X
(5)	Promote Hawai'i's geographic, environmental, social, and technological advantages to attract new economic activities into the State.			X
(6)	Provide public incentives and encourage private initiative to attract new industries that best support Hawai'i's social, economic, physical, and environmental objectives.			X
(7)	Increase research and the development of ocean-related economic activities such as mining, food production, and scientific research.			X
(8)	Develop, promote, and support research and educational and training programs that will enhance Hawai'i's ability to attract and develop economic activities of benefit to Hawai'i.			X
(9)	Foster a broader public recognition and understanding of the potential benefits of new, growth-oriented industry in Hawai'i.			X
(10)	Encourage the development and implementation of joint federal and state initiatives to attract federal programs and projects that will support Hawai'i's social, economic, physical, and environmental objectives.			X
(11)	Increase research and development of businesses and services in the telecommunications and information industries.			X
Discussion: <i>The Kīhei High School project will not affect potential economy growth activities; therefore, this objective and these policies are not directly applicable to the project. However, the project may be pursuing collaborative learning partnerships with science and technology firms in the vicinity of the project area.</i>				
Section 226-10.5 Objectives and Policies for the Economy - Information Industry.				
(A) Planning for the State's economy with regard to the information industry shall be directed toward the achievement of the objective of positioning Hawai'i as the leading dealer in information businesses and services in the Pacific Rim.				
(B) To achieve the information industry objective, it shall be the policy of this State to:				
(1)	Encourage the continued development and expansion of the telecommunications infrastructure serving Hawai'i to accommodate future growth in the information industry;			X
(2)	Facilitate the development of new business and service ventures in the information industry which will provide employment opportunities for the people of Hawai'i;			X
(3)	Encourage greater cooperation between the public and private sectors in developing and maintaining a well- designed information industry;			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(4) Ensure that the development of new businesses and services in the industry are in keeping with the social, economic, and physical needs and aspirations of Hawai'i's people;			X
(5) Provide opportunities for Hawai'i's people to obtain job training and education that will allow for upward mobility within the information industry;	X		
(6) Foster a recognition of the contribution of the information industry to Hawai'i's economy; and			X
(7) Assist in the promotion of Hawai'i as a broker, creator, and processor of information in the Pacific.			X

Discussion: *While the applicant supports the State's policies for the economy in regard to the information industry, most are not directly applicable to the proposed project. However, the development of the high school would incorporate the latest telecommunications infrastructure to support the education of the student body and supporting staff. The school will also provide diverse educational opportunities for students helping them to obtain future upward mobility within the information industry.*

Section 226-11 Objectives and Policies for the Physical Environment - Land-based, Shoreline, and Marine Resources.

(A) Planning for the State's physical environment with regard to land-based, shoreline and marine resources shall be directed towards achievement of the following objectives:

(1) Prudent use of Hawai'i's land-based, shoreline, and marine resources.	X		
(2) Effective protection of Hawai'i's unique and fragile environmental resources.	X		
(B) To achieve the land-based, shoreline, and marine resources objectives, it shall be the policy of this State to:			
(1) Exercise an overall conservation ethic in the use of Hawai'i's natural resources.	X		
(2) Ensure compatibility between land-based and water-based activities and natural resources and ecological systems.	X		
(3) Take into account the physical attributes of areas when planning and designing activities and facilities.	X		
(4) Manage natural resources and environs to encourage their beneficial and multiple uses without generating costly or irreparable environmental damage.	X		
(5) Consider multiple uses in watershed areas, provided such uses do not detrimentally affect water quality and recharge functions.			X
(6) Encourage the protection of rare or endangered plant and animal species and habitats native to Hawai'i.			X
(7) Provide public incentives that encourage private actions to protect significant natural resources from degradation or unnecessary depletion.			X
(8) Pursue compatible relationships among activities, facilities and natural resources.	X		
(9) Promote increased accessibility and prudent use of inland and shoreline areas for public recreational, educational and scientific purposes.	X		

Discussion: *The project is land-based and inland, and no direct impacts on shoreline or marine resources are anticipated. Development of the project site as a school would constitute a prudent use of inland resources.*

As discussed in Section 4.1.6 no federal or State listed endangered, threatened, proposed, or candidate botanical resources on or in the immediate vicinity of the project site were found. The results of the botanical survey indicate there are no special concerns related to botanical resources in the Kīhei High School project area.

The development and operation of the project is also not expected to result in deleterious impacts to avian or mammalian species currently listed or proposed for listing under either the federal or the State endangered species statutes. Although not detected during this survey, it is possible that small numbers of the endangered endemic Hawaiian Petrel, and the threatened Newell's Shearwater, travel over the project area between the months of May and November.

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
<i>Therefore, mitigation measures such as the shielding of lights during nighttime construction activity will be implemented. See Section 4.1.7.</i>				
Section 226-12 Objective and Policies for the Physical Environment - Scenic, Natural Beauty, and Historic Resources.				
(A) Planning for the State’s physical environment shall be directed towards achievement of the objective of enhancement of Hawai’i’s scenic assets, natural beauty, and multi-cultural/historical resources.				
(B) To achieve the scenic, natural beauty, and historic resources objective, it shall be the policy of this State to:				
(1)	Promote the preservation and restoration of significant natural and historic resources.	X		
(2)	Provide incentives to maintain and enhance historic, cultural, and scenic amenities.	X		
(3)	Promote the preservation of views and vistas to enhance the visual and aesthetic enjoyment of mountains, ocean, scenic landscapes, and other natural features.	X		
(4)	Protect those special areas, structures, and elements that are an integral and functional part of Hawai’i’s ethnic and cultural heritage.			X
(5)	Encourage the design of developments and activities that complement the natural beauty of the islands.	X		
<p>Discussion: <i>As discussed in Section 4.2.3, an AIS was prepared for the project. One (1) site (SIHP No. 50-50-9-6393) was re-identified within the study parcel consisting of historic era rock piles and one (1) alignment. Although SIHP No. 50-50-10-6393 will be adversely impacted through project construction, it is believed that the features has been documented to the fullest extent. The SHPD accepted the AIS on February 12, 2010 and stated that while continuous monitoring during construction does not appear to be necessary, intermittent monitoring during the initial phases of ground preparation and build out should be implemented. However, SHPD requested to reserve further recommendations and final comment pending review of permit applications and plans. The potential exists for inadvertent cultural or archaeological finds during the course of construction. Should significant cultural materials and/or burials be inadvertently discovered during construction, all work in the immediate area of the find must cease and SHPD must be notified.</i></p> <p><i>Rana Biological Consultants, Inc. conducted botanical, mammalian and avian surveys on the Kīhei High School project site. No Federal or State listed endangered, threatened, proposed, or candidate botanical resources were found. In addition, no species currently listed, or proposed for listing under either the federal or the State endangered species programs were detected. Therefore, no significant adverse impacts to natural resources are anticipated. Refer to Section 4.1.6 and 4.1.7.</i></p> <p><i>The Kīhei High School project will not impinge upon significant public scenic view corridors. While the project will be visible from Pi’ilani Highway and existing neighboring developments, structures will be set back from Pi’ilani Highway creating an open space buffer adjacent to the highway. The project will not significantly impact views toward the ocean or Haleakalā. The design objectives of the high school will encourage building forms that fit with the topographic and landscape character of the land. The campus will also include open space and landscaped areas throughout the development. See Section 4.2.9.</i></p>				
Section 226-13 Objectives and Policies for the Physical Environment - Land, Air, and Water Quality.				
(A) Planning for the State’s physical environment with regard to land, air, and water quality shall be directed towards achievement of the following objectives:				
(1)	Maintenance and pursuit of improved quality in Hawai’i’s land, air, and water resources.	X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(2)	Greater public awareness and appreciation of Hawai'i's environmental resources.	X		
(B)	To achieve the land, air, and water quality objectives, it shall be the policy of this State to:			
(1)	Foster educational activities that promote a better understanding of Hawai'i's limited environmental resources.	X		
(2)	Promote the proper management of Hawai'i's land and water resources.	X		
(3)	Promote effective measures to achieve desired quality in Hawai'i's surface, ground and coastal waters.	X		
(4)	Encourage actions to maintain or improve aural and air quality levels to enhance the health and well-being of Hawai'i's people.	X		
(5)	Reduce the threat to life and property from erosion, flooding, tsunamis, hurricanes, earthquakes, volcanic eruptions, and other natural or man-induced hazards and disasters.	X		
(6)	Encourage design and construction practices that enhance the physical qualities of Hawai'i's communities.	X		
(7)	Encourage urban developments in close proximity to existing services and facilities.	X		
(8)	Foster recognition of the importance and value of the land, air, and water resources to Hawai'i's people, their cultures and visitors.	X		
<p>Discussion: <i>The Kīhei High School project will be located in close proximity to many available services and facilities within the region and will provide schooling to residents who currently commute to other locations. The project design incorporates open spaces and landscaping throughout the campus which will help to foster an appreciation of Hawai'i's environmental resources. Although the acoustic environment and surrounding air quality may experience impacts during construction, best management practices and regulatory controls will ensure aural and air quality levels are within acceptable regulatory limits on-site and within the immediate area. While the project is located inland and away from coastal areas, best management practices and other measures such ground stabilization with landscape and hardscape will be implemented to prevent non-point source pollution and other impacts to coastal resources. The applicant will comply with applicable Federal, State, and County regulations relating to land, air and water resources in developing the project.</i></p> <p><i>Development of the Kīhei High School project will not impact or increase the property's susceptibility or exposure to natural hazards, such as flooding, tsunami inundation, hurricanes, volcanic eruptions, and earthquakes. To protect against natural hazards, including earthquakes, all structures within the campus will be constructed in compliance with requirements of the UBC, and other Federal, State, and County standards. Part of the school facilities may also serve as an emergency shelter.</i></p>				
Section 226-14 Objective and Policies for Facility Systems - In General.				
(A)	Planning for the State's facility systems in general shall be directed towards achievement of the objective of water, transportation, waste disposal, and energy and telecommunication systems that support statewide social, economic, and physical objectives.			
(B)	To achieve the general facility systems objective, it shall be the policy of this State to:			
(1)	Accommodate the needs of Hawai'i's people through coordination of facility systems and capital improvement priorities in consonance with state and county plans.	X		
(2)	Encourage flexibility in the design and development of facility systems to promote prudent use of resources and accommodate changing public demands and priorities.	X		
(3)	Ensure that required facility systems can be supported within resource capacities and at reasonable cost to the user.	X		
(4)	Pursue alternative methods of financing programs and projects and cost-saving techniques in the planning, construction, and maintenance of facility systems.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
<p>Discussion: <i>Off-site and on-site improvements to surrounding facility systems (water, wastewater, roadways, solid waste, power, and telecommunications) will be coordinated with the appropriate State and County agencies and/or private utility companies. In addition, Kīhei High School will achieve certification under the USGBC LEED or comparable program. Sustainable design strategies will include features to conserve energy and water.</i></p>			
<p>226-15 Objectives and Policies for Facility Systems - Solid and Liquid Wastes.</p>			
<p>(A) Planning for the State’s facility systems with regard to solid and liquid wastes shall be directed towards the achievement of the following objectives:</p>			
(1) Maintenance of basic public health and sanitation standards relating to treatment and disposal of solid and liquid wastes.	X		
(2) Provision of adequate sewerage facilities for physical and economic activities that alleviate problems in housing, employment, mobility, and other areas.			X
<p>(B) To achieve solid and liquid waste objectives, it shall be the policy of this State to:</p>			
(1) Encourage the adequate development of sewerage facilities that complement planned growth.	X		
(2) Promote re-use and recycling to reduce solid and liquid wastes and employ a conservation ethic.	X		
(3) Promote research to develop more efficient and economical treatment and disposal of solid and liquid wastes.			X
<p>Discussion: <i>The development of the project will include wastewater system design to meet sewer requirements. Proposed on- and off-site sewer lines will comply with the County standards. The proposed Kīhei High School project will also incorporate green design principles which include re-use and recycling as practicable to reduce solid wastes.</i></p>			
<p>226-16 Objective and Policies for Facility Systems - Water.</p>			
<p>(A) Planning for the State’s facility systems with regard to water shall be directed towards achievement of the objective of the provision of water to adequately accommodate domestic, agricultural, commercial, industrial, recreational, and other needs within resource capacities.</p>			
<p>(B) To achieve the facility systems water objective, it shall be the policy of this State to:</p>			
(1) Coordinate development of land use activities with existing and potential water supply.	X		
(2) Support research and development of alternative methods to meet future water requirements well in advance of anticipated needs.	X		
(3) Reclaim and encourage the productive use of runoff water and wastewater discharges.	X		
(4) Assist in improving the quality, efficiency, service, and storage capabilities of water systems for domestic and agricultural use.			X
(5) Support water supply services to areas experiencing critical water problems.			X
(6) Promote water conservation programs and practices in government, private industry, and the general public to help ensure adequate water to meet long-term needs.	X		
<p>Discussion: <i>There are no on-site public or private water systems serving the property. The domestic water and fire supply would be supplied through the Central Maui Water System by connecting to the existing water main on Līloa Drive and upgrading the existing water main in the Pi’ilani Village Subdivision. The project team will continue to work with DWS to provide potable water supply for the proposed Kīhei High School project. Necessary approvals will be obtained in accordance with the County’s water system standards. Irrigation water will be supplied via on-site brackish wells drilled into the groundwater lens below the site. Conservation measures and best management practices for water use will also be implemented.</i></p>			
<p>226-17 Objectives and Policies for Facility Systems - Transportation.</p>			
<p>(A) Planning for the State’s facility systems with regard to transportation shall be directed towards the achievement of the following objectives:</p>			

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(1)	An integrated multi-modal transportation system that services statewide needs and promotes the efficient, economical, safe, and convenient movement of people and goods.			X
(2)	A statewide transportation system that is consistent with and will accommodate planned growth objectives throughout the State.			X
(B)	To achieve the transportation objectives, it shall be the policy of this State to:			
(1)	Design, program, and develop a multi-modal system in conformance with desired growth and physical development as stated in this chapter;			X
(2)	Coordinate state, county, federal, and private transportation activities and programs toward the achievement of statewide objectives;			X
(3)	Encourage a reasonable distribution of financial responsibilities for transportation among participating governmental and private parties;			X
(4)	Provide for improved accessibility to shipping, docking, and storage facilities;			X
(5)	Promote a reasonable level and variety of mass transportation services that adequately meet statewide and community needs;			X
(6)	Encourage transportation systems that serve to accommodate present and future development needs of communities;			X
(7)	Encourage a variety of carriers to offer increased opportunities and advantages to inter-island movement of people and goods;			X
(8)	Increase the capacities of airport and harbor systems and support facilities to effectively accommodate transshipment and storage needs;			X
(9)	Encourage the development of transportation systems and programs which would assist statewide economic growth and diversification;			X
(10)	Encourage the design and development of transportation systems sensitive to the needs of affected communities and the quality of Hawai'i's natural environment;			X
(11)	Encourage safe and convenient use of low-cost, energy-efficient, non-polluting means of transportation;			X
(12)	Coordinate intergovernmental land use and transportation planning activities to ensure the timely delivery of supporting transportation infrastructure in order to accommodate planned growth objectives; and	X		
(13)	Encourage diversification of transportation modes and infrastructure to promote alternate fuels and energy efficiency.			X
Discussion: <i>In May 2011, a traffic study was prepared for the Kihei High School project, and is included as Appendix G. Development of the land will provide a new educational facility in the South Maui region and will alleviate long travel distances for families driving their children to and from school in Central Maui. The project is not expected to have a significant impact on traffic operations in the project vicinity. An extension of Kūlanihāko'i Street will be constructed to provide access from Pi'ilani Highway to the campus. Internal driveways and roads for campus circulation will also be developed. Students will be encouraged to carpool or utilize alternative means of transportation.</i>				
226-18 Objectives and Policies for Facility Systems - Energy.				
(A)	Planning for the State's facility systems with regard to energy shall be directed toward the achievement of the following objectives, giving due consideration to all:			
(1)	Dependable, efficient, and economical statewide energy systems capable of supporting the needs of the people;			X
(2)	Increased energy self-sufficiency where the ratio of indigenous to imported energy use is increased;	X		
(3)	Greater energy security in the face of threats to Hawai'i's energy supplies and systems; and			X
(4)	Reduction, avoidance, or sequestration of greenhouse gas emissions from energy supply and use.	X		
(B)	To achieve the energy objectives, it shall be the policy of this State to ensure the provision of adequate, reasonably priced, and dependable energy services to accommodate demand.			
(C)	To further achieve the energy objectives, it shall be the policy of this State to:			
(1)	Support research and development as well as promote the use of renewable energy sources;			X

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226 S = Supportive, N/S = Not Supportive, N/A = Not Applicable			S	N/S	N/A
(2)	Ensure that the combination of energy supplies and energy-saving systems is sufficient to support the demands of growth;				X
(3)	Base decisions of least-cost supply-side and demand-side energy resource options on a comparison of their total costs and benefits when a least-cost is determined by a reasonably comprehensive, quantitative, and qualitative accounting of their long-term, direct and indirect economic, environmental, social, cultural, and public health costs and benefits;				X
(4)	Promote all cost-effective conservation of power and fuel supplies through measures including: (A) Development of cost-effective demand-side management programs; (B) Education; and (C) Adoption of energy-efficient practices and technologies;	X			
(5)	Ensure to the extent that new supply-side resources are needed, the development or expansion of energy systems utilizes the least-cost energy supply option and maximizes efficient technologies;				X
(6)	Support research, development, and demonstration of energy efficiency, load management, and other demand-side management programs, practices, and technologies;				X
(7)	Promote alternate fuels and energy efficiency by encouraging diversification of transportation modes and infrastructure;	X			
(8)	Support actions that reduce, avoid, or sequester greenhouse gases in utility, transportation, and industrial sector applications; and	X			
(9)	Support actions that reduce, avoid, or sequester Hawai'i's greenhouse gas emissions through agriculture and forestry initiatives.				X
<p>Discussion: <i>The development of Kihei High School supports the HRS, Chapter 226 policies related to conservation of energy, energy efficiency and alternative energy sources. The project will contribute to energy efficiency through incorporating green building standards and sustainable features to conserve energy and water usage, and principles of waste minimization and pollution prevention. The project will be designed in accordance with the USGBC's LEED certification requirements or comparable system.</i></p> <p><i>Development of the land will also provide a new educational facility in the South Maui region and will alleviate long travel distances for families driving their children to and from school in Central Maui. In addition, the location of the high school is within walking distance to existing and future residential areas thereby encourage walking, biking and other alternative means of transportation.</i></p>					
<p>Section 226-18.5 Objectives and Policies for Facility Systems - Telecommunications.</p> <p>(A) Planning for the State's telecommunications facility systems shall be directed towards the achievement of dependable, efficient, and economical statewide telecommunications systems capable of supporting the needs of the people.</p> <p>(B) To achieve the telecommunications objective, it shall be the policy of this State to ensure the provision of adequate, reasonably priced, and dependable telecommunications services to accommodate demand.</p> <p>(C) To further achieve the telecommunications objective, it shall be the policy of this State to:</p>					
(1)	Facilitate research and development of telecommunications systems and resources;				X
(2)	Encourage public and private sector efforts to develop means for adequate, ongoing telecommunications planning;				X
(3)	Promote efficient management and use of existing telecommunications systems and services; and	X			
(4)	Facilitate the development of education and training of telecommunications personnel.				X
<p>Discussion: <i>The development of the project will incorporate current and efficient telecommunication technologies to the extent practicable.</i></p>					
<p>Section 226-19 Objectives and Policies for Socio-Cultural Advancement - Housing.</p> <p>(A) Planning for the State's socio-cultural advancement with regard to housing shall be directed toward the achievement of the following objectives:</p>					

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(1)	Greater opportunities for Hawai'i's people to secure reasonably priced, safe, sanitary, and livable homes, located in suitable environments that satisfactorily accommodate the needs and desires of families and individuals, through collaboration and cooperation between government and nonprofit and for-profit developers to ensure that more affordable housing is made available to very low-, low- and moderate-income segments of Hawai'i's population.			X
(2)	The orderly development of residential areas sensitive to community needs and other land uses.			X
(3)	The development and provision of affordable rental housing by the State to meet the housing needs of Hawai'i's people.			X
(B)	To achieve the housing objectives, it shall be the policy of this State to:			
(1)	Effectively accommodate the housing needs of Hawai'i's people.			X
(2)	Stimulate and promote feasible approaches that increase housing choices for low-income, moderate-income, and gap-group households.			X
(3)	Increase homeownership and rental opportunities and choices in terms of quality, location, cost, densities, style, and size of housing.			X
(4)	Promote appropriate improvement, rehabilitation, and maintenance of existing housing units and residential areas.			X
(5)	Promote design and location of housing developments taking into account the physical setting, accessibility to public facilities and services, and other concerns of existing communities and surrounding areas.			X
(6)	Facilitate the use of available vacant, developable, and underutilized urban lands for housing.			X
(7)	Foster a variety of lifestyles traditional to Hawai'i through the design and maintenance of neighborhoods that reflect the culture and values of the community.			X
(8)	Promote research and development of methods to reduce the cost of housing construction in Hawai'i.			X
Discussion: <i>The Kīhei High School project will not provide housing opportunities; therefore, this objective and these policies are not directly applicable to the project.</i>				
226-20 Objectives and Policies for Socio-Cultural Advancement - Health.				
(A)	Planning for the State's socio-cultural advancement with regard to health shall be directed towards achievement of the following objectives:			
(1)	Fulfillment of basic individual health needs of the general public.			X
(2)	Maintenance of sanitary and environmentally healthful conditions in Hawai'i's communities.			X
(B)	To achieve the health objectives, it shall be the policy of this State to:			
(1)	Provide adequate and accessible services and facilities for prevention and treatment of physical and mental health problems, including substance abuse.	X		
(2)	Encourage improved cooperation among public and private sectors in the provision of health care to accommodate the total health needs of individuals throughout the State.			X
(3)	Encourage public and private efforts to develop and promote statewide and local strategies to reduce health care and related insurance costs.			X
(4)	Foster an awareness of the need for personal health maintenance and preventive health care through education and other measures.	X		
(5)	Provide programs, services, and activities that ensure environmentally healthful and sanitary conditions.	X		
(6)	Improve the State's capabilities in preventing contamination by pesticides and other potentially hazardous substances through increased coordination, education, monitoring, and enforcement.			X
Discussion: <i>Solid waste services and wastewater disposal will meet regulatory requirements to maintain public health standards. The school will also provide support services for all students with physical and mental health disabilities, while emphasizing a healthy lifestyle and preventative care.</i>				

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
226-21 Objective and Policies for Socio-Cultural Advancement - Education.			
(A) Planning for the State’s socio-cultural advancement with regard to education shall be directed towards achievement of the objective of the provision of a variety of educational opportunities to enable individuals to fulfill their needs, responsibilities, and aspirations.			
(B) To achieve the education objective, it shall be the policy of this State to:			
(1) Support educational programs and activities that enhance personal development, physical fitness, recreation, and cultural pursuits of all groups.	X		
(2) Ensure the provision of adequate and accessible educational services and facilities that are designed to meet individual and community needs.	X		
(3) Provide appropriate educational opportunities for groups with special needs.	X		
(4) Promote educational programs which enhance understanding of Hawai’i’s cultural heritage.	X		
(5) Provide higher educational opportunities that enable Hawai’i’s people to adapt to changing employment demands.			X
(6) Assist individuals, especially those experiencing critical employment problems or barriers, or undergoing employment transitions, by providing appropriate employment training programs and other related educational opportunities.			X
(7) Promote programs and activities that facilitate the acquisition of basic skills, such as reading, writing, computing, listening, speaking, and reasoning.	X		
(8) Emphasize quality educational programs in Hawai’i’s institutions to promote academic excellence.	X		
(9) Support research programs and activities that enhance the education programs of the State.	X		
Discussion: <i>The development of the Kihei High School project will directly support the State’s policies for socio-cultural advancement in regard to education. The public high school is planned to support approximately 1,650 Kihei-Mākena youth, grades 9-12. The core curriculum will be established by the State DOE and will include various educational and research programs relating to personal development, physical fitness, recreation, and culture. Appropriate educational opportunities and facilities will also be provided to groups and individuals with special needs.</i>			
226-22 Objective and Policies for Socio-Cultural Advancement - Social Services.			
(A) Planning for the State’s socio-cultural advancement with regard to social services shall be directed towards the achievement of the objective of improved public and private social services and activities that enable individuals, families, and groups to become more self-reliant and confident to improve their well-being.			
(B) To achieve the social service objective, it shall be the policy of the State to:			
(1) Assist individuals, especially those in need of attaining a minimally adequate standard of living and those confronted by social and economic hardship conditions, through social services and activities within the State’s fiscal capacities.			X
(2) Promote coordination and integrative approaches among public and private agencies and programs to jointly address social problems that will enable individuals, families, and groups to deal effectively with social problems and to enhance their participation in society.			X
(3) Facilitate the adjustment of new residents, especially recently arrived immigrants, into Hawai’i’s communities.			X
(4) Promote alternatives to institutional care in the provision of long-term care for elder and disabled populations.			X
(5) Support public and private efforts to prevent domestic abuse and child molestation, and assist victims of abuse and neglect.			X
(6) Promote programs which assist people in need of family planning services to enable them to meet their needs.			X
Discussion: <i>The Kihei High School project will not provide social service opportunities; therefore, this objective and these policies are not directly applicable to the project.</i>			

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226 S = Supportive, N/S = Not Supportive, N/A = Not Applicable		S	N/S	N/A
226-23 Objective and Policies for Socio-Cultural Advancement - Leisure.				
(A) Planning for the State's socio-cultural advancement with regard to leisure shall be directed towards the achievement of the objective of the adequate provision of resources to accommodate diverse cultural, artistic, and recreational needs for present and future generations.				
(B) To achieve the leisure objective, it shall be the policy of this State to:				
(1) Foster and preserve Hawai'i's multi-cultural heritage through supportive cultural, artistic, recreational, and humanities-oriented programs and activities.	X			
(2) Provide a wide range of activities and facilities to fulfill the cultural, artistic, and recreational needs of all diverse and special groups effectively and efficiently.	X			
(3) Enhance the enjoyment of recreational experiences through safety and security measures, educational opportunities, and improved facility design and maintenance.	X			
(4) Promote the recreational and educational potential of natural resources having scenic, open space, cultural, historical, geological, or biological values while ensuring that their inherent values are preserved.				X
(5) Ensure opportunities for everyone to use and enjoy Hawai'i's recreational resources.				X
(6) Assure the availability of sufficient resources to provide for future cultural, artistic, and recreational needs.				X
(7) Provide adequate and accessible physical fitness programs to promote the physical and mental well-being of Hawai'i's people.	X			
(8) Increase opportunities for appreciation and participation in the creative arts, including the literary, theatrical, visual, musical, folk, and traditional art forms.	X			
(9) Encourage the development of creative expression in the artistic disciplines to enable all segments of Hawai'i's population to participate in the creative arts.				X
(10) Assure adequate access to significant natural and cultural resources in public ownership.				X
Discussion: <i>The development of a new educational facility in the Kīhei-Mākena region will help to foster new programs that support various leisure activities. Educational programs at the school will include classes, programs and activities relating to culture, art, recreation, and humanities. In addition, the lower campus areas will provide athletic fields and open spaces which may be accessible for public and community use during non-school hours.</i>				
226-24 Objective and Policies for Socio-Cultural Advancement - Individual Rights and Personal Well-Being.				
(A) Planning for the State's socio-cultural advancement with regard to individual rights and personal well-being shall be directed towards achievement of the objective of increased opportunities and protection of individual rights to enable individuals to fulfill their socio-economic needs and aspirations.				
(B) To achieve the individual rights and personal well-being objective, it shall be the policy of this State to:				
(1) Provide effective services and activities that protect individuals from criminal acts and unfair practices and that alleviate the consequences of criminal acts in order to foster a safe and secure environment.				X
(2) Uphold and protect the national and state constitutional rights of every individual.				X
(3) Assure access to, and availability of, legal assistance, consumer protection, and other public services which strive to attain social justice.				X
(4) Ensure equal opportunities for individual participation in society.	X			
Discussion: <i>The applicant supports the individual rights and personal well-being of all staff and students through the implementation of operations policies and practices that will serve as a guideline for the school.</i>				
226-25 Objective and Policies for Socio-Cultural Advancement - Culture.				
(A) Planning for the State's socio-cultural advancement with regard to culture shall be directed toward the achievement of the objective of enhancement of cultural identities, traditions, values, customs, and arts of Hawai'i's people.				
(B) To achieve the culture objective, it shall be the policy of this State to:				
(1) Foster increased knowledge and understanding of Hawai'i's ethnic and cultural heritages and the history of Hawai'i.	X			

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(2) Support activities and conditions that promote cultural values, customs, and arts that enrich the lifestyles of Hawai'i's people and which are sensitive and responsive to family and community needs.	X		
(3) Encourage increased awareness of the effects of proposed public and private actions on the integrity and quality of cultural and community lifestyles in Hawai'i.			X
(4) Encourage the essence of the aloha spirit in people's daily activities to promote harmonious relationships among Hawai'i's people and visitors.			X
<p>Discussion: <i>As an educational facility, students will be immersed in learning about history and culture, particularly relating to Hawai'i. These educational advancements will help students to achieve and understand the varied cultural identities, traditions, values, customs, and arts in Hawai'i.</i></p> <p><i>A CIA and an AIS were completed for the proposed project. The findings of these studies indicate that the project will not result in significant adverse impacts to cultural resources or historic properties within the site.</i></p>			
226-26 Objectives and Policies for Socio-Cultural Advancement - Public Safety.			
(A) Planning for the State's socio-cultural advancement with regard to public safety shall be directed towards the achievement of the following objectives:			
(1) Assurance of public safety and adequate protection of life and property for all people.	X		
(2) Optimum organizational readiness and capability in all phases of emergency management to maintain the strength, resources, and social and economic well-being of the community in the event of civil disruptions, wars, natural disasters, and other major disturbances.			X
(3) Promotion of a sense of community responsibility for the welfare and safety of Hawai'i's people.	X		
(B) To achieve the public safety objectives, it shall be the policy of this State to:			
(1) Ensure that public safety programs are effective and responsive to community needs.			X
(2) Encourage increased community awareness and participation in public safety programs.	X		
(C) To further achieve public safety objectives related to criminal justice, it shall be the policy of this State to:			
(1) Support criminal justice programs aimed at preventing and curtailing criminal activities.	X		
(2) Develop a coordinated, systematic approach to criminal justice administration among all criminal justice agencies.			X
(3) Provide a range of correctional resources which may include facilities and alternatives to traditional incarceration in order to address the varied security needs of the community and successfully reintegrate offenders into the community.			X
(D) To further achieve public safety objectives related to emergency management, it shall be the policy of this State to:			
(1) Ensure that responsible organizations are in a proper state of readiness to respond to major war-related, natural, or technological disasters and civil disturbances at all times.			X
(2) Enhance the coordination between emergency management programs throughout the State.			X
<p>Discussion: <i>The DOE takes the responsibility of the wellness and safety of its students and staff very seriously. School staff and security are trained to address a range of situations that require immediate response to emergencies or unlawful activity on-site. Response plans are also in place in the event of natural disaster events, and part of the school facilities may also be designed to serve as an emergency shelter.</i></p>			
226-27 Objectives and Policies for Socio-Cultural Advancement - Government.			
(A) Planning the State's socio-cultural advancement with regard to government shall be directed towards the achievement of the following objectives:			
(1) Efficient, effective, and responsive government services at all levels in the State.			X
(2) Fiscal integrity, responsibility, and efficiency in the state government and county governments.			X
(B) To achieve the government objectives, it shall be the policy of this State to:			
(1) Provide for necessary public goods and services not assumed by the private sector.	X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226			S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable					
(2)	Pursue an openness and responsiveness in government that permits the flow of public information, interaction, and response.				X
(3)	Minimize the size of government to that necessary to be effective.				X
(4)	Stimulate the responsibility in citizens to productively participate in government for a better Hawai'i.				X
(5)	Assure that government attitudes, actions, and services are sensitive to community needs and concerns.	X			
(6)	Provide for a balanced fiscal budget.				X
(7)	Improve the fiscal budgeting and management system of the State.				X
(8)	Promote the consolidation of state and county governmental functions to increase the effective and efficient delivery of government programs and services and to eliminate duplicative services wherever feasible.				X
Discussion: <i>The project meets applicable objectives for socio-cultural advancement in government. The DOE is a State (government) agency committed to providing necessary public school services to meet community needs.</i>					
Hawai'i State Plan - HRS Ch. 226 - Part III. Priority Guideline					
226-101 Purpose. The purpose of this part is to establish overall priority guidelines to address areas of statewide concern.					
226-102 Overall Direction. The State shall strive to improve the quality of life for Hawai'i's present and future population through the pursuit of desirable courses of action in five major areas of statewide concern which merit priority attention: economic development, population growth and land resource management, affordable housing, crime and criminal justice, and quality education, and principles of sustainability.					
226-103 Economic Priority Guidelines.					
(A)	Priority guidelines to stimulate economic growth and encourage business expansion and development to provide needed jobs for Hawai'i's people and achieve a stable and diversified economy:				
(1)	Seek a variety of means to increase the availability of investment capital for new and expanding enterprises.				
	(a) Encourage investments which:				
	(i) Reflect long term commitments to the State;	X			
	(ii) Rely on economic linkages within the local economy;				X
	(iii) Diversify the economy;				X
	(iv) Reinvest in the local economy;	X			
	(v) Are sensitive to community needs and priorities; and	X			
	(vi) Demonstrate a commitment to provide management opportunities to Hawai'i residents.				X
(2)	Encourage the expansion of technological research to assist industry development and support the development and commercialization of technological advancements.				X
(3)	Improve the quality, accessibility, and range of services provided by government to business, including data and reference services and assistance in complying with governmental regulations.				X
(4)	Seek to ensure that state business tax, labor laws, and administrative policies are equitable, rational, and predictable.				X
(5)	Streamline the building and development permit and review process, and eliminate or consolidate other burdensome or duplicative governmental requirements imposed on business, where public health, safety and welfare would not be adversely affected.				X
(6)	Encourage the formation of cooperatives and other favorable marketing or distribution arrangements at the regional or local level to assist Hawai'i's small-scale producers, manufacturers, and distributors.				X
(7)	Continue to seek legislation to protect Hawai'i from transportation interruptions between Hawai'i and the continental United States.				X
(8)	Provide public incentives and encourage private initiative to develop and attract industries which promise long-term growth potentials and which have the following characteristics:				
	(a) An industry that can take advantage of Hawai'i's unique location and available physical and human resources.				X
	(b) A clean industry that would have minimal adverse effects on Hawai'i's environment.				X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226			S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable					
	(c) An industry that is willing to hire and train Hawai'i's people to meet the industry's labor needs at all levels of employment.				X
	(d) An industry that would provide reasonable income and steady employment.				X
(9)	Support and encourage, through educational and technical assistance programs and other means, expanded opportunities for employee ownership and participation in Hawai'i business.				X
(10)	Enhance the quality of Hawai'i's labor force and develop and maintain career opportunities for Hawai'i's people through the following actions:				
	(A) Expand vocational training in diversified agriculture, aquaculture, information industry, and other areas where growth is desired and feasible.				X
	(B) Encourage more effective career counseling and guidance in high schools and post-secondary institutions to inform students of present and future career opportunities.	X			
	(C) Allocate educational resources to career areas where high employment is expected and where growth of new industries is desired.	X			
	(D) Promote career opportunities in all industries for Hawai'i's people by encouraging firms doing business in the State to hire residents.				X
	(E) Promote greater public and private sector cooperation in determining industrial training needs and in developing relevant curricula and on- the-job training opportunities.				X
	(F) Provide retraining programs and other support services to assist entry of displaced workers into alternative employment.				X
(B)	Priority guidelines to promote the economic health and quality of the visitor industry:				
(1)	Promote visitor satisfaction by fostering an environment which enhances the Aloha Spirit and minimizes inconveniences to Hawai'i's residents and visitors.				X
(2)	Encourage the development and maintenance of well- designed, adequately serviced hotels and resort destination areas which are sensitive to neighboring communities and activities and which provide for adequate shoreline setbacks and beach access.				X
(3)	Support appropriate capital improvements to enhance the quality of existing resort destination areas and provide incentives to encourage investment in upgrading, repair, and maintenance of visitor facilities.				X
(4)	Encourage visitor industry practices and activities which respect, preserve, and enhance Hawai'i's significant natural, scenic, historic, and cultural resources.				X
(5)	Develop and maintain career opportunities in the visitor industry for Hawai'i's people, with emphasis on managerial positions.				X
(6)	Support and coordinate tourism promotion abroad to enhance Hawai'i's share of existing and potential visitor markets.				X
(7)	Maintain and encourage a more favorable resort investment climate consistent with the objectives of this chapter.				X
(8)	Support law enforcement activities that provide a safer environment for both visitors and residents alike.				X
(9)	Coordinate visitor industry activities and promotions to business visitors through the state network of advanced data communication techniques.				X
(C)	Priority guidelines to promote the continued viability of the sugar and pineapple industries:				
(1)	Provide adequate agricultural lands to support the economic viability of the sugar and pineapple industries.				X
(2)	Continue efforts to maintain federal support to provide stable sugar prices high enough to allow profitable operations in Hawai'i.				X
(3)	Support research and development, as appropriate, to improve the quality and production of sugar and pineapple crops.				X
(D)	Priority guidelines to promote the growth and development of diversified agriculture and aquaculture:				
(1)	Identify, conserve, and protect agricultural and aquacultural lands of importance and initiate affirmative and comprehensive programs to promote economically productive agricultural and aquacultural uses of such lands.				X
(2)	Assist in providing adequate, reasonably priced water for agricultural activities.				X
(3)	Encourage public and private investment to increase water supply and to improve transmission, storage, and irrigation facilities in support of diversified agriculture and aquaculture.				X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(4)	Assist in the formation and operation of production and marketing associations and cooperatives to reduce production and marketing costs.			X
(5)	Encourage and assist with the development of a waterborne and airborne freight and cargo system capable of meeting the needs of Hawai'i's agricultural community.			X
(6)	Seek favorable freight rates for Hawai'i's agricultural products from inter-island and overseas transportation operators.			X
(7)	Encourage the development and expansion of agricultural and aquacultural activities which offer long-term economic growth potential and employment opportunities.			X
(8)	Continue the development of agricultural parks and other programs to assist small independent farmers in securing agricultural lands and loans.			X
(9)	Require agricultural uses in agricultural subdivisions and closely monitor the uses in these subdivisions.			X
(10)	Support the continuation of land currently in use for diversified agriculture.			X
(E)	Priority guidelines for water use and development:			
(1)	Maintain and improve water conservation programs to reduce the overall water consumption rate.	X		
(2)	Encourage the improvement of irrigation technology and promote the use of non-potable water for agricultural and landscaping purposes.	X		
(3)	Increase the support for research and development of economically feasible alternative water sources.			X
(4)	Explore alternative funding sources and approaches to support future water development programs and water system improvements.			X
(F)	Priority guidelines for energy use and development:			
(1)	Encourage the development, demonstration, and commercialization of renewable energy sources.			X
(2)	Initiate, maintain, and improve energy conservation programs aimed at reducing energy waste and increasing public awareness of the need to conserve energy.	X		
(3)	Provide incentives to encourage the use of energy conserving technology in residential, industrial, and other buildings.			X
(4)	Encourage the development and use of energy conserving and cost-efficient transportation systems.			X
(G)	Priority guidelines to promote the development of the information industry:			
(1)	Establish an information network that will serve as the catalyst for establishing a viable information industry in Hawai'i.			X
(2)	Encourage the development of services such as financial data processing, products and services exchange, foreign language translations, telemarketing, teleconferencing, a twenty-four-hour international stock exchange, international banking, and a Pacific Rim management center.			X
(3)	Encourage the development of small businesses in the information field such as software development, the development of new information systems and peripherals, data conversion and data entry services, and home or cottage services such as computer programming, secretarial, and accounting services.			X
(4)	Encourage the development or expansion of educational and training opportunities for residents in the information and telecommunications fields.			X
(5)	Encourage research activities, including legal research in the information and telecommunications fields.			X
(6)	Support promotional activities to market Hawai'i's information industry services.			X
<p>Discussion: <i>The new high school will result in significant expenditures that will have a positive impact on the economies of the State and the County on a direct and indirect basis. With significantly increasing capital investment and capital flow in the region, economic benefits will result from increased employment and tax revenues. Further, the use of water and energy efficient fixtures and systems will net a cost savings and promote water and energy resource conservation. The site is not currently in diversified agricultural production.</i></p>				
<p>226-104 Population Growth and Land Resources Priority Guidelines.</p>				
(A)	Priority guidelines to effect desired statewide growth and distribution:			

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(1) Encourage planning and resource management to insure that population growth rates throughout the State are consistent with available and planned resource capacities and reflect the needs and desires of Hawai'i's people.	X		
(2) Manage a growth rate for Hawai'i's economy that will parallel future employment needs for Hawai'i's people.			X
(3) Ensure that adequate support services and facilities are provided to accommodate the desired distribution of future growth throughout the State.	X		
(4) Encourage major state and federal investments and services to promote economic development and private investment to the neighbor islands, as appropriate.	X		
(5) Explore the possibility of making available urban land, low-interest loans, and housing subsidies to encourage the provision of housing to support selective economic and population growth on the neighbor islands.			X
(6) Seek federal funds and other funding sources outside the State for research, program development, and training to provide future employment opportunities on the neighbor islands.			X
(7) Support the development of high technology parks on the neighbor islands.			X
(B) Priority guidelines for regional growth distribution and land resource utilization:			
(1) Encourage urban growth primarily to existing urban areas where adequate public facilities are already available or can be provided with reasonable public expenditures, and away from areas where other important benefits are present, such as protection of important agricultural land or preservation of lifestyles.	X		
(2) Make available marginal or nonessential agricultural lands for appropriate urban uses while maintaining agricultural lands of importance in the agricultural district.	X		
(3) Restrict development when drafting of water would result in exceeding the sustainable yield or in significantly diminishing the recharge capacity of any groundwater area.			X
(4) Encourage restriction of new urban development in areas where water is insufficient from any source for both agricultural and domestic use.			X
(5) In order to preserve green belts, give priority to state capital-improvement funds which encourage location of urban development within existing urban areas except where compelling public interest dictates development of a noncontiguous new urban core.	X		
(6) Seek participation from the private sector for the cost of building infrastructure and utilities, and maintaining open spaces.			X
(7) Pursue rehabilitation of appropriate urban areas.			X
(8) Support the redevelopment of Kaka'ako into a viable residential, industrial, and commercial community.			X
(9) Direct future urban development away from critical environmental areas or impose mitigating measures so that negative impacts on the environment would be minimized.	X		
(10) Identify critical environmental areas in Hawai'i to include but not be limited to the following: watershed and recharge areas; wildlife habitats (on land and in the ocean); areas with endangered species of plants and wildlife; natural streams and water bodies; scenic and recreational shoreline resources; open space and natural areas; historic and cultural sites; areas particularly sensitive to reduction in water and air quality; and scenic resources.			X
(11) Identify all areas where priority should be given to preserving rural character and lifestyle.			X
(12) Utilize Hawai'i's limited land resources wisely, providing adequate land to accommodate projected population and economic growth needs while ensuring the protection of the environment and the availability of the shoreline, conservation lands, and other limited resources for future generations.	X		
(13) Protect and enhance Hawai'i's shoreline, open spaces, and scenic resources.	X		

Discussion: *The Kīhei High School project is consistent with the State's goals to develop land resources to meet the level of population growth in the Kīhei region. Development of the land will provide a new educational facility in the South Maui region and will alleviate long travel distances for families driving their children to and from school in Central Maui. The project also supports the goals set forth in the Kīhei-Mākena Community Plan which recognizes the development of the high school as part of the expansion of the Kīhei-Mākena region.*

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAII STATE PLAN, HRS, CHAPTER 226			S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable					
<p><i>The applicant will maintain open space within the campus. The applicant recognizes their environmental responsibility and will follow a sustainability platform in the development of this project. The physical design and operations of the Kīhei High School campus will be in harmony with the natural environment by promoting the use of established environmental best practices. No significant impacts to mauka or coastal views are anticipated.</i></p> <p><i>Technical studies and surveys were conducted to identify critical environmental areas. No critical or endangered species, habitat, or cultural or archeological resources, have been identified for preservation within the proposed project area.</i></p> <p><i>There are no on-site public or private water systems serving the property. The domestic water would be supplied through the Central Maui Water System by connecting to the existing water main on Līloa Drive and upgrading the existing water main in the Pi'ilani Village Subdivision. The project team will continue to work with DWS to provide potable water supply for the proposed Kīhei High School project. The project's non-potable water requirement will be met from two (2) new onsite wells which will be fed by basal groundwater from the underlying Kama'ole Aquifer System. The proposed withdrawal of brackish groundwater for the proposed project is not expected to have adverse impacts on the recharge or sustainable yield of the underlying Kama'ole Aquifer System.</i></p>					
226-105 Crime and Criminal Justice Priority Guidelines.					
(A) Priority Guidelines in the Area of Crime and Criminal Justice:					
(1)	Support law enforcement activities and other criminal justice efforts that are directed to provide a safer environment.		X		
(2)	Target state and local resources on efforts to reduce the incidence of violent crime and on programs relating to the apprehension and prosecution of repeat offenders.				X
(3)	Support community and neighborhood program initiatives that enable residents to assist law enforcement agencies in preventing criminal activities.				X
(4)	Reduce overcrowding or substandard conditions in correctional facilities through a comprehensive approach among all criminal justice agencies which may include sentencing law revisions and use of alternative sanctions other than incarceration for persons who pose no danger to their community.				X
(5)	Provide a range of appropriate sanctions for juvenile offenders, including community-based programs and other alternative sanctions.				X
(6)	Increase public and private efforts to assist witnesses and victims of crimes and to minimize the costs of victimization.				X
<p>Discussion: <i>Policies related to public safety are primarily the responsibility of other government agencies and are not directly applicable to the Kīhei High School project. However, the DOE does ensure the safety of its students with the provision of campus security and emergency response plans, procedures, and training in-place.</i></p>					
226-106 Affordable Housing Priority Guidelines.					
(A) Priority guidelines for the provision of affordable housing:					
(1)	Seek to use marginal or nonessential agricultural land and public land to meet housing needs of low- and moderate-income and gap-group households.				X
(2)	Encourage the use of alternative construction and development methods as a means of reducing production costs.				X
(3)	Improve information and analysis relative to land availability and suitability for housing.				X
(4)	Create incentives for development which would increase home ownership and rental opportunities for Hawai'i's low- and moderate-income households, gap-group households, and residents with special needs.				X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(5)	Encourage continued support for government or private housing programs that provide low interest mortgages to Hawai'i's people for the purchase of initial owner- occupied housing.			X
(6)	Encourage public and private sector cooperation in the development of rental housing alternatives.			X
(7)	Encourage improved coordination between various agencies and levels of government to deal with housing policies and regulations.			X
(8)	Give higher priority to the provision of quality housing that is affordable for Hawai'i's residents and less priority to development of housing intended primarily for individuals outside of Hawai'i.			X
Discussion: <i>The Kīhei High School project will not provide new housing opportunities; therefore, this objective and these policies are not directly applicable to the project.</i>				
226-107 Quality Education Priority Guidelines.				
(A) Priority guidelines to promote quality education:				
(1)	Pursue effective programs which reflect the varied district, school, and student needs to strengthen basic skills achievement.	X		
(2)	Continue emphasis on general education "core" requirements to provide common background to students and essential support to other university programs.	X		
(3)	Initiate efforts to improve the quality of education by improving the capabilities of the education work force.			X
(4)	Promote increased opportunities for greater autonomy and flexibility of educational institutions in their decision-making responsibilities.			X
(5)	Increase and improve the use of information technology in education by the availability of telecommunications equipment for.			
	(a) The electronic exchange of information.	X		
	(b) Statewide electronic mail.	X		
	(c) Access to the Internet.	X		
Discussion: <i>The proposed Kīhei High School project will directly meet this policy by providing accessible educational facilities and services to students living in the Kīhei-Mākena region. Additional details relating to education priority guidelines are discussed in the project's evaluation of the Section 5.1.6, Hawai'i State Functional Plans.</i>				
226-108 Encourage Programs that Increase the Public's Awareness and Understanding of the Impact of Information Technologies on Our Lives.				
(1)	Pursue the establishment of Hawai'i's public and private universities and colleges as research and training centers of the Pacific.			X
(2)	Develop resources and programs for early childhood education.			X
(3)	Explore alternatives for funding and delivery of educational services to improve the overall quality of education.			X
(4)	Strengthen and expand educational programs and services for students with special needs.	X		
Discussion: <i>The applicant supports the Hawai'i State Plan Priority Guideline Policy regarding encouraging programs that increase the public's awareness and understanding of the impact of information technologies on our lives. The new high school will provide basic education in computers and technology for students, including those with special needs.</i>				
Act 181, Session Laws of Hawai'i (SLH) 2011				
Priority guidelines and principles to promote sustainability shall include:				
(1)	Encouraging balanced economic, social, community, and environmental priorities;			X
(2)	Encouraging planning that respects and promotes living within the natural resources and limits of the State;	X		
(3)	Promoting a diversified and dynamic economy;			X
(4)	Encouraging respect for the host culture;			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-3 HAWAI'I STATE PLAN, HRS, CHAPTER 226		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
(5)	Promoting decisions based on meeting the needs of the present without compromising the needs of the future generations;			X
(6)	Considering the principles of the ahupuaa system; and			X
(7)	Emphasizing that everyone, including individuals, families, communities, businesses, and government, has the responsibility for achieving a sustainable Hawaii.	X		
<p>Discussion: <i>As a State of Hawai'i agency, the DOE is committed to supporting guidelines and principles to promote sustainability. The project will help to balance the economic, social, community and environmental priorities of the Kīhei-Mākena region by providing a new educational facility to support the needs of the growing population in the region. The Kīhei High School project will incorporate sustainable design principles and will be designed to achieve certification under the USGBC LEED program or comparable program.</i></p>				

5.1.5 Hawai'i 2050 Sustainability Plan (SB2532 HD1, 2010 Legislative Session)

In 2005, the Hawai'i State Legislature determined that the State of Hawai'i should be responsible not only for resolving current public needs, but should provide guidance to assure that the preferred vision and goals for our future are met. Recognizing that the present generation must address sustainability issues essential to maintaining Hawai'i's quality of life for future generations, the State Legislature enacted Act 8 (SSLH 2005), which provided for the development of a Sustainability Plan to address the vital needs of Hawai'i through the year 2050. Act 8 then established the Hawai'i 2050 Sustainability Task Force to review the Hawai'i State Plan and the State's comprehensive planning system and promulgated the creation of the Hawai'i 2050 Sustainability Plan (Hawai'i 2050). Hawai'i 2050 has as its main tenants a respect for culture, character, beauty, and history of the state's island communities; balance among economic, community, and environmental priorities; and an effort to meet the needs of the present without compromising the ability of future generations to meet their own needs. Hawai'i 2050 defines five (5) goals intended to lead toward a sustainable future for Hawai'i. These goals are accompanied by specific strategic actions for implementation and indicators to measure the success or failure of these actions over time. *Table 5-4* provides an evaluation and summary of the project's compatibility with Hawai'i 2050.

Table 5-4 HAWAI'I 2050 SUSTAINABILITY PLAN (SB2532 HD1, 2010 Legislative Session)		S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable				
The State's first definition of sustainability:				
A. Hawai'i that achieves the following:				
(A) Respects the culture, character, beauty and history of our state's island communities				
(B) Strikes a balance among economic, social and community, and environmental priorities				
(C) Meets the needs of the present without compromising the ability of future generations to meet their own needs				
GOAL 1: Living sustainably is part of our daily practice in Hawai'i.				
Develop a sustainability ethic.		X		
Integrate sustainability principles and practices into public and private school curricula.		X		
Develop a statewide marketing and public awareness campaign on sustainability principles and practices.				X
Conduct ongoing forums and cross-sector dialogue to promote collaboration and progress on achieving Hawai'i's sustainability goals.		X		
Continually monitor trends and conditions in Hawai'i's economy, society and natural systems.		X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-4 HAWAI'I 2050 SUSTAINABILITY PLAN (SB2532 HD1, 2010 Legislative Session)			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
Discussion: <i>The State of Hawai'i has made a commitment to sustainability by establishing the 2050 Sustainability Plan. As a State agency, the DOE will work towards achieving these goals and objectives by designing Kīhei High School as a sustainable development. The high school will achieve certification under the USGBC LEED program or comparable program. Sustainability principles and practices will be encouraged throughout the school campus and incorporated into the daily life and activities of students.</i>			
GOAL 2: Our diversified and globally competitive economy enables us to meaningfully live, work and play in Hawai'i.			
Develop a more diverse and resilient economy.			X
Provide incentives that foster sustainability-related industries, which include, but aren't limited to renewable energy, innovation and science-based industries, and environmental technologies.			X
Increase production and consumption of local foods and products, particularly agricultural products.			X
Increase commercialization and technology transfer between post-secondary institutions and the business sector.			X
Support the building blocks for economic stability and sustainability.	X		
Recognize and support established industries such as the visitor industry, military, construction and agriculture as strong components of the Hawai'i economy.			X
Provide incentives for industries to operate in more sustainable ways.			X
Attract local and outside capital and investments in Hawai'i's economic activities.			X
Reduce regulations and lower the cost of running a business.			X
Increase the competitiveness of Hawai'i's workforce.	X		
Invest in and improve our public education system to provide for a skilled workforce.	X		
Create incentives and opportunities for workforce skills upgrade training programs, including the availability of remedial education programs.	X		
Increase student enrollment in post-secondary educational programs.	X		
Adopt living wage guidelines and measurements.			X
Identify, prioritize and fund infrastructure "crisis points" that need fixing.			X
Discussion: <i>The proposed Kīhei High School project supports creating a diversified and competitive economy that will help the State and its people to live more meaningful lives. The project will provide a new educational facility and supporting infrastructure to meet the needs of the growing population in the Kīhei-Mākena region. Development of the project will also create new short- and long-term employment related to construction and operation of the school. Once operational, the high school will educate students and provide them with the skills needed to be competitive in Hawai'i's workforce.</i>			
GOAL 3: Our natural resources are responsibly and respectfully used, replenished and preserved for future generations.			
Reduce reliance on fossil (carbon-based) fuels.	X		
Expand renewable energy opportunities.			X
Increase energy efficiency in private and public buildings, including retrofitting existing buildings.	X		
Improve energy efficiencies and options in transportation.	X		
Encourage the production and use of locally produced bio-fuels.			X
Adopt building codes that encourage "green building" technology.			X
Encourage all government agencies to adopt sustainable practices, including purchasing hybrid cars, buying biodegradable products, and mandating recycling.	X		
Conserve water and ensure adequate water supply.	X		
Reduce water consumption by means of education and incentives.	X		
Encourage greater production and use of recycled water.	X		
Continually review water-conserving technologies for possible incorporation in county building codes.	X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-4 HAWAI'I 2050 SUSTAINABILITY PLAN (SB2532 HD1, 2010 Legislative Session) S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Encourage price structures for water use that furthers conservation.			X
Require water conservation plans from large private users.			X
Increase recycling, reuse and waste reduction strategies.	X		
Provide greater protection for air, and land-, fresh water- and ocean-based habitats.			X
Strengthen enforcement of habitat management.			X
Fund public and private conservation education.			X
Improve management of protected watershed areas.			X
Incorporate the values and philosophy of the ahupua'a resource management system as appropriate.			X
Establish funding for invasive species control and native ecosystems protection.			X
Conserve agricultural, open space and conservation lands and resources.		X	
Create compact patterns of urban development.	X		
Encourage "smart growth" concepts in land use and community planning.	X		
Research and strengthen management initiatives to respond to rising sea levels, coastal hazards, erosion and other natural hazards.			X
Develop a comprehensive environmental mapping and measurement system to evaluate the overall health and status of Hawai'i's natural ecosystems.			X
<p>Discussion: <i>The applicant supports the reduction of reliance on fossil fuels and expansion of renewable energy opportunities. As a State of Hawai'i agency, the DOE is committed to the use of renewable energy sources that are proven, viable, cost effective, and environmentally responsible. Kihei High School will be designed to achieve certification under the USGBC LEED program or comparable program. Sustainable design strategies that will be considered include water conservation measures, general recycling practices, and the use of alternative modes of transportation and fuel efficient vehicles. Provision of a new school in the Kihei region will contribute to reduced vehicle miles traveled, as some students will no longer be required to travel long distances to attend high school.</i></p> <p><i>The proposed high school has been planned for in County planning documents such as the adopted Kihei-Mākena Community Plan (1998) and the MIP General Plan 2030 Draft (December 2009). The high school will be located near existing and future residential areas in Kihei, and will support compact patterns of urban development and smart land use and community planning concepts. The new educational facility will meet the needs of the growing population of the region and will help to alleviate the existing overcrowding occurring at Central Maui schools who currently serve students from the South Maui region.</i></p>			
GOAL 4: Our community is strong, healthy, vibrant and nurturing, providing safety nets for those in need. Strengthen social safety nets.			
Increase affordable housing opportunities for households up to 140% of median income.			X
Ensure access to affordable health care for all residents.			X
Reduce crime and violence.			X
Provide access to elderly housing, care-giving and other long-term care services.			X
Invest in greater prevention and treatment of those suffering from substance abuse and mental illness.			X
Increase awareness of and competency in financial literacy and asset building.			X
Strengthen the nonprofit sector, philanthropy and volunteerism.			X
Ensure that persons with disabilities are afforded equal opportunity to participate and excel in all aspects of community life.	X		
Provide after-school and extra-curricular programs to enable Hawai'i's youth to broaden their life experiences.	X		
Improve public transportation infrastructure and alternatives.			X
Reduce traffic congestion.	X		
Encourage and provide incentives for telecommuting.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-4 HAWAII 2050 SUSTAINABILITY PLAN (SB2532 HD1, 2010 Legislative Session)			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
Increase and improve bicycle and pedestrian facilities, including multi-use pathways.	X		
Strengthen public education.	X		
Support parenting, educational and financial literacy initiatives that span early childhood through lifelong learning.	X		
Increase high school graduation rates.	X		
Strengthen career pathways for technical and trade schools that enhance Hawai'i's workforce.	X		
Support post-secondary and distance learning programs that broaden personal and professional learning opportunities.	X		
Provide access to diverse recreational facilities and opportunities.	X		
<p>Discussion: <i>The Kīhei High School project will help to create a strong, healthy, vibrant, nurturing, and safe community. The project will strengthen public education by providing a new facility and resource for Maui County to serve the needs of the growing population. Overall traffic congestion within the surrounding area will likely decrease with the opening of a new school to serve area residents.</i></p> <p><i>The high school will provide educational opportunities to all students, including those with disabilities. The DOE's established curriculum will provide students with skills to attend post-secondary and professional programs that will support their success in the workforce. After school and extra-curricular programs may also be provided for the community's youth once in operations. Access to recreational facilities and opportunities will be provided, particularly at the lower campus area where athletic fields can be used by the community.</i></p>			
GOAL 5: Our Kanaka Maoli and island cultures and values are thriving and perpetuated.			
Honor Kanaka Maoli culture and heritage.	X		
Ensure the existence of and support for public and private entities that further the betterment of Kanaka Maoli.			X
Increase fluency in Kanaka Maoli language. It is one of the official languages of Hawai'i.			X
Sponsor cross-sector dialogue on Kanaka Maoli culture and island values.			X
Protect Kanaka Maoli intellectual property and related traditional knowledge.			X
Provide Kanaka Maoli cultural education for residents, visitors and the general public.	X		
Celebrate our cultural diversity and island way of life.	X		
Identify and protect the places, features and sacred spaces that give Hawai'i its unique character and cultural significance.	X		
Increase the number of educators who teach cultural and historic education.	X		
Enable Kanaka Maoli and others to pursue traditional Kanaka Maoli lifestyles and practices.			X
Provide Kanaka Maoli mentors with opportunities to pass on Hawaiian culture and knowledge to the next generation of Kanaka Maoli and others. The power of wisdom comes from communication.			X
Perpetuate Kanaka Maoli food production associated with land and ocean traditions and practices.			X
Provide support for subsistence-based businesses and economies.			X
<p>Discussion: <i>The project supports the Kanaka Maoli and island cultures and values. Educators will teach cultural and historic education and language to the extent appropriate for both the school and its student population.</i></p> <p><i>A CIA and an AIS were completed for the proposed project. The findings of these studies indicate that the project will not result in significant adverse impacts to cultural resources or historic properties within the site.</i></p>			

5.1.6 Hawai'i State Functional Plans

Developed in the late 1980s and early 1990s as part of the Statewide Planning System, the State Functional Plans are the primary guidance tools for implementing the Hawai'i State Plan. While the Hawai'i State Plan establishes long-term objectives for Hawai'i, the purposes of the Functional Plans are to identify major statewide concerns; define current strategies for the functional area; identify major relationships among functional areas; and to provide strategies for departmental policies, programs, and priorities. The Functional Plans provide guidance as to State and County roles and the allocation of resources to fulfill identified activities in the areas of agriculture, conservation lands, education, employment, energy, health, higher education, historic preservation, housing, human services, recreation, tourism, transportation, and water resources. Table 5-5 assesses and evaluates how the Kihei High School project supports the objectives of the each State Functional Plan.

Table 5-5 HAWAI'I STATE FUNCTIONAL PLANS S = Supportive, N/S = Not Supportive, N/A = Not Applicable		S	N/S	N/A
Agriculture Functional Plan				
Objective A:	Achievement of increased agricultural production and growth through cultural and management practices.			X
Objective B:	Achievement of an orderly agricultural marketing system through production promotion and industry organization.			X
Objective C:	Achievement of increased consumption of and demand for Hawai'i's agricultural products through consumer education and product quality.			X
Objective D:	Achievement of optimal contribution by agriculture to the State's economy.			X
Objective E:	Achievement of adequate capital, and knowledge of its proper management, for agricultural development.			X
Objective F:	Achievement of increased agricultural production and growth through pest and disease controls.			X
Objective G:	Achievement of effective protection and improved quality of Hawai'i's land, water, and air.			X
Objective H:	Achievement of productive agricultural use of lands most suitable and needed for agriculture			X
Objective I:	Achievement of efficient and equitable provision of adequate water for agricultural use.			X
Objective J:	Achievement of maximum degree of public understanding of agriculture in Hawai'i.			X
Objective K:	Achievement of adequate supply of properly trained labor for agricultural needs.			X
Objective L:	Achievement of adequate transportation services and facilities to meet agricultural needs.			X
Objective M:	Achievement of adequate support services and infrastructure to meet agricultural needs.			X
Discussion: <i>The lands proposed for development of the new high school currently lie in the Agricultural District. These lands, however, are not considered to be a valued agricultural resource. ALISH designates only 2% (1.7 acres) of the site soils as Prime and the Land Study Bureau has designated all the project site soils as E, the lowest rating. The applicant will be applying for a State Land Use District Boundary Amendment to change the site's Agricultural designation to Urban. The proposed project site meets the standards under HAR Section 15-15-18, as it is located adjacent to existing "city-like" development, services and infrastructure. Additionally, the site is designated for development of public facilities in the County's Kihei-Mākena Community Plan, and is designated for a future high school in the County's December 2009 Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (February 25, 2009).</i>				

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-5 HAWAII STATE FUNCTIONAL PLANS S = Supportive, N/S = Not Supportive, N/A = Not Applicable		S	N/S	N/A
Conservation Lands Functional Plan				
Objective IA:	Establishment of data bases for inventories of existing lands and resources.			X
Objective IB:	Establishment of criteria for management of land and natural resources.			X
Objective IIA:	Establishment of plans for natural resources and land management.			X
Objective IIB:	Protection of fragile or rare natural resources.			X
Objective IIC:	Enhancement of natural resources.			X
Objective IID:	Appropriate development of natural resources.			X
Objective IIE:	Promotion and marketing of appropriate natural resources designated for commercial development.			X
Objective IIF:	Increase enforcement of land and natural resource use laws and regulations.			X
Objective IIIA:	Develop and implement conservation education programs for the general public and visitors.			X
Objective IIIB:	Increase access to land and natural resource data by the public and increase cooperation between agencies by making access to land and natural resource information more efficient.			X
Discussion: <i>The proposed Kihei High School project is not located within the Conservation District.</i>				
Education Functional Plan				
Objective A(1): Academic Excellence.	Emphasize quality educational programs in Hawaii's institutions to promote academic excellence.	X		
Objective A(2): Basic Skills.	Promote programs and activities that facilitate the acquisition of basic skills, such as reading, writing, computing, listening, speaking, and reasoning. Pursue effective programs which reflect the varied district, school, and student needs to strengthen basic skills achievement.	X		
Objective A(3): Education Workforce.	Initiate efforts to improve the quality of education by improving the capabilities of the education workforce.	X		
Objective A(4): Services and Facilities.	Ensure the provision of adequate and accessible educational services and facilities that are designed to meet individual and community needs.	X		
Objective B(1): Alternatives for Funding and Delivery.	Explore alternatives for funding and delivery of educational services to improve the overall quality of education.			X
Objective B(2): Autonomy and flexibility.	Promote increased opportunities for greater autonomy and flexibility of educational institutions in their decisionmaking responsibilities.			X
Objective B(3): Increased Use of Technology.	Increase and improve the use information technology in education and encourage programs which increase the public's awareness and understanding of the impact of information technologies on our lives.	x		
Objective B(4): Personal Development.	Support education programs and activities that enhance personal development, physical fitness, recreation, and cultural pursuits of all groups.	X		
Objective B(5): Students with Special Needs.	Provide appropriate educational opportunities for groups with special needs.	X		
Objective C(1): Early Childhood Education.	Develop resources and programs for early childhood education.			X
Objective C(2): Hawaii's Cultural Heritage.	Promote educational programs which enhance understanding of Hawaii's cultural heritage.	X		
Objective C(3): Research Programs and [Communication] Activities.	Support research programs and activities that enhance the education programs of the State.	X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-5 HAWAII STATE FUNCTIONAL PLANS S = Supportive, N/S = Not Supportive, N/A = Not Applicable		S	N/S	N/A
<p>Discussion: <i>The proposed Kīhei High School project is consistent with the goals and policies of the Education Functional Plan. Significant population growth in the Kīhei-Mākena region, coupled with the geographical separation from existing crowded central Maui high schools has created the need for the proposed Kīhei High School. Once completed, the new school will provide jobs, easier access to education, and new education opportunities within the Kīhei-Mākena region. The proposed high school has been planned for in County planning documents such as the adopted Kīhei-Mākena Community Plan (1998) and the December 2009 Draft Maui Island Plan 2030.</i></p>				
Employment Functional Plan				
Objective A:	Improve the qualifications of entry level workers and their transition to employment	X		
Objective B:	Develop and deliver education, training and related services to ensure and maintain a quality and competitive workforce.	X		
Objective C:	Improve labor exchange			X
Objective D:	Improve quality of life for workers and families.			X
Objective E:	Improve planning of economic development, employment and training activities			X
<p>Discussion: <i>As an educational facility, the Kīhei High School project will provide students access to achieving quality education and skills for improving qualifications as entry level workers. The development of the project will also contribute to overall employment by creating construction-related jobs and long-term employment opportunities to support operations of the high school.</i></p>				
Energy Functional Plan				
Objective A:	Moderate the growth and energy demand through conservation and energy efficiency.	X		
Objective B:	Displace oil and fossil fuels consumption through the application of appropriate alternate and renewable energy resources and technologies.	X		
Objective C:	Promote energy education and legislation.	X		
Objective D:	Support and develop an integrated approach to energy development and management.			X
Objective E:	Ensure State's abilities to implement energy emergency actions immediately in event of fuel supply disruptions. Ensure essential public services are maintained and provisions are made to alleviate economic and personal hardships which may arise.			X
<p>Discussion: <i>The Kīhei High School project will be designed to include energy conservation measures, including efficiency and prospectively renewable energy, in accordance with the USGBC LEED certification requirements or comparable program. Development of the project will also result in shorter vehicle trips to and from school for those families living in South Maui who currently drive to Central Maui school locations. Energy education and practices will be promoted for students and faculty on campus.</i></p>				
Health Functional Plan				
Objective 1:	Health promotion and disease prevention. Reduction in the incidence, morbidity and mortality associated with preventable and controllable conditions.	X		
Objective 2:	Prevention and control of communicable diseases. Reduction in the incidence, morbidity, and mortality associated with infectious and communicable diseases.	X		
Objective 3:	Health needs of special populations with impaired access to health care. Increased availability and accessibility of health services for groups with impaired access to health care programs.	X		
Objective 4:	Community hospitals system. Development of a community hospital system which is innovative, responsive and supplies high quality care to the constituencies it serves.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-5 HAWAII STATE FUNCTIONAL PLANS S = Supportive, N/S = Not Supportive, N/A = Not Applicable		S	N/S	N/A
Objective 5:	Environmental programs to protect and enhance the environment. Continued development of new environmental protection and health services programs to protect, monitor, and enhance the quality of life in Hawaii.			X
Objective 6:	DOH leadership. To improve the Department of Health's ability to meet the public health need of the State of Hawaii in the most appropriate, beneficial and economical way possible.			X
<p>Discussion: <i>The DOE takes the responsibility of the wellness and safety of its students and staff seriously. Health services will be provided on campus to service anyone in need.</i></p> <p><i>In addition, the high school will be constructed following best management practices, and will meet DOH regulations concerning erosion control, fugitive dust, solid waste disposal, and noise controls. The development of the project will include on-site and offsite infrastructure systems that will connect to regional infrastructure systems. Infrastructure will be constructed to applicable State and County standards, rules and regulations, thereby fulfilling the goal of improving environmental health and protection.</i></p>				
Higher Education Functional Plan				
Objective A:	A number and variety of postsecondary education institutions sufficient to provide the diverse range of programs required to satisfy individual and societal needs and interests.			X
Objective B:	The highest level of quality, commensurate with its mission and objectives, of each educational, research, and public service program offered in Hawaii by an institution of higher education.			X
Objective C:	Provide appropriate educational opportunities for all who are willing and able to benefit from postsecondary education.			X
Objective D:	Provide financing for postsecondary education programs sufficient to ensure adequate diversity, high quality, and wide accessibility.			X
Objective E:	Increase program effectiveness and efficiency through better coordination of educational resources.			X
<p>Discussion: <i>The Kihei High School project does not provide post-secondary education; therefore, objectives of the Higher Education Functional Plan are not applicable.</i></p>				
Historic Preservation Functional Plan				
Objective A:	Identification of historic properties.	X		
Objective B:	Protection of historic properties.	X		
Objective C:	Management and treatment of historic properties.	X		
Objective D:	Provision of adequate facilities to preserve historic resources.	X		
Objective E:	The establishment of programs to collect and conserve historic records, artifacts, and oral histories and to document and perpetuate traditional arts, skills, and culture.	X		
Objective F:	Provision of better access to historic information.			X
Objective G:	Enhancement of skills and knowledge needed to preserve historical resources.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-5 HAWAII STATE FUNCTIONAL PLANS S = Supportive, N/S = Not Supportive, N/A = Not Applicable		S	N/S	N/A
<p>Discussion: An AIS and a CIA were prepared for the project by Scientific Consultant Services, Inc. During the AIS, one (1) site (SIHP No. 50-50-9-6393) was re-identified within the study parcel consisting of historic era rock piles and one (1) alignment. Although SIHP No. 50-50-10-6393 will be adversely impacted through project construction, the features have been documented to the fullest extent. The SHPD accepted the AIS on February 12, 2010. Information presented in the CIA for the project site revealed no notable cultural activities took place at the specific project areas. Therefore, no adverse effects are anticipated. Should significant cultural materials and/or burials be inadvertently discovered during construction, all work in the immediate area will cease and SHPD will be notified.</p>				
Housing Functional Plan				
Objective A:	Homeownership for at least sixty percent, or roughly 248,500 households by the year 2000.			X
Objective B:	Sufficient amount of affordable rental housing units by the year 2000 so as to increase the State's rental vacancy rate to at least 3%, with priority given to increasing the supply of units affordable to very low and lower income households.			X
Objective C:	Increased development of rental housing units for the elderly and other special need groups to afford them an equal access to housing.			X
Objective D:	Preservation of existing public and private housing stock.			X
Objective E:	Acquire and designate land suitable for housing development in sufficient amount to locate the deficit in housing units by the year 2000.			X
Objective F:	Maintain a statewide housing data system for use by public and private agencies engaged in the provision of housing.			X
<p>Discussion: The Kihei High School project does not provide housing; therefore, objectives of the Housing Functional Plan are not applicable.</p>				
Human Services Functional Plan				
Objective A:	To sustain and improve current elder abuse and neglect services.			X
Objective B:	To increase cost-effective, high quality home and community based services.			X
Objective C:	To increase home-based services to keep children in their homes and to increase placement resources for those children who must be temporarily or permanently removed from their homes, due to abuse or neglect.			X
Objective D:	To address factors that contribute to child abuse and other forms of family violence.			X
Objective E:	To provide affordable, accessible, and quality child care.			X
Objective F:	To maximize efforts of self-sufficiency through provision of transitional medical care service.			X
Objective G:	To provide AFDC recipients with a viable opportunity to become independent of the welfare system.			X
Objective H:	To facilitate client access to human services.			X
Objective I:	To eliminate organizational barriers which limit client access to human services.			X
<p>Discussion: Information on how to access basic human services directly would likely be available at the high school. However, direct human services will not be provided by the project; therefore, objectives of the Human Services Functional Plan are not applicable.</p>				
Recreation Functional Plan				
Objective I.A:	Address the problem of saturation of the capacity of beach parks and nearshore waters.			X
Objective I.B:	Reduce the incidence of ocean recreation accidents.			X
Objective I.C:	Resolve conflicts between different activities at heavily used ocean recreation areas.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-5 HAWAII STATE FUNCTIONAL PLANS			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
Objective I.D: Provide adequate boating facilities. Balance the demand for boating facilities against the need to protect the marine environment from potential adverse impacts.			X
Objective II.A: Plan, develop, and promote recreational activities and facilities in mauka and other areas to provide a wide range of alternatives.	X		
Objective II.B: Meet special recreation needs of the elderly, the disabled, woman, single-parent families, immigrants, and other groups.			X
Objective IIC: Improve and expand the provision of recreation facilities in urban areas and local communities.	X		
Objective III.A: Prevent the loss of access to shoreline and upland recreation areas due to new developments.			X
Objective III.B: Resolve the problem of landowner liability that seriously hampers public access over private lands.			X
Objective III.C: Increase access to State Forest Reserve lands over federal property, leased State lands, and other government lands.			X
Objective III.D: Acquire, develop, and manage additional public accessways.	X		
Objective IV.A: Promote a conservation ethic in the use of Hawaii’s recreational resources.	X		
Objective IV.B: Prevent degradation of the marine environment.	X		
Objective IV.C: Improve the State’s enforcement capabilities.			X
Objective IV.D: Mitigate adverse impacts of tour helicopters on the quality of recreational experiences in wilderness areas.			X
Objective V.A: Properly maintain existing parks and recreation areas.			X
Objective V.B: Promote interagency coordination and cooperation to facilitate sharing of resources, joint development efforts, clarification of responsibilities and jurisdictions, and improvements in enforcement capabilities.			X
Objective V.C: Assure adequate support for priority outdoor recreation programs and facilities.			X
Objective VI.A: Increase recreational access and opportunities in Hawaii’s wetlands.			X
Objective VI.B: Develop an adequate information base to assist the County planning departments and other regulatory agencies in make decisions regarding wetlands.			X
Objective VI.C: Assure the protection of the most valuable wetlands in the state.			X
<p>Discussion: <i>The Kihei High School project will provide and maintain indoor and outdoor athletics facilities, including a gymnasium, sports stadium, grassed playfield, outdoor basketball courts, and tennis courts. Athletic fields on the lower campus may be accessible for public use during non-school hours. The campus is envisioned as a place for the community to gather for sports and recreational activities.</i></p> <p><i>While the project is located inland and away from coastal areas, best management practices and other measures such ground stabilization with landscape and hardscape will be implemented to prevent non-point source pollution and other impacts to coastal resources.</i></p>			
Tourism Functional Plan			
Objective I.A: Development, implementation, and maintenance of polices and actions which support the steady and balanced growth of the visitor industry.			X
Objective II.A: Development and maintenance of well-designed visitor facilities and related developments which are sensitive to the environment, sensitive to neighboring communities and activities, and adequately serviced by infrastructure and support services.			X
Objective III.A: Enhancement of respect and regard for the fragile environment which comprise Hawaii’s natural and cultural environment. Increased preservation and maintenance efforts.			X
Objective IV.A: Support of Hawaii’s diverse range of lifestyles and natural environment.			X
Objective IV.B: Achievement of mutual appreciation among residents, visitors, and the visitor industry			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-5 HAWAI'I STATE FUNCTIONAL PLANS			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
Objective V.A: Development of a productive workforce to maintain a high quality visitor industry.			X
Objective V.B: Enhancement of career and employment opportunities in the visitor industry.			X
Objective VI.A: Maintenance of a high customer awareness of Hawai'i as a visitor destination in specific desired market segments.			X
Discussion: <i>Development of the Kīhei High School project will not impact tourism; therefore, the Tourism Functional Plan is not applicable.</i>			
Transportation Functional Plan			
Objective I.A: Expansion of the transportation system.			X
Objective I.B: Reduction of travel demand through zoning and decentralization initiatives.	X		
Objective I.C: Management of existing transportation systems through a program of transportation systems management (TSM).			X
Objective I.D: Identification and reservation of lands and rights-of-way required for future transportation improvements.			X
Objective I.E: Planning and designing State highways to enhance inter-regional mobility.			X
Objective I.F: Improving and enhancing transportation safety			X
Objective I.G: Improved transportation maintenance programs.			X
Objective I.H: Ensure that transportation facilities are accessible to people with disabilities.			X
Objective II.A: Development of a transportation infrastructure that supports economic development initiatives.			X
Objective III.B: Expansion of revenue bases for transportation improvements.			X
Objective IV.A: Providing educational programs.			X
Discussion: <i>Although the Kīhei High School project does not directly relate to the Transportation Functional Plan's objectives, development of the project will result in traffic-related improvements (see Section 4.2.5). These improvements will address traffic impacts specifically related to the creation of the high school, while also helping to accommodate the general regional population growth of the area. In addition, the proximity of the new high school to Kīhei-Mākena residential areas will reduce the number of trips to schools outside of the region.</i>			
Water Resources Functional Plan			
Objective A: Enunciate State water policy and improve management framework.			X
Objective B: Maintain the long-term availability of freshwater supplies, giving consideration to the accommodation of important environmental values.			X
Objective C: Improve management of floodplains.			X
Objective D: Assure adequate municipal water supplies for planned urban growth.			X
Objective E: Assure the availability of adequate water for agriculture.			X
Objective F: Encourage and coordinate with other water programs the development of self-supplied industrial water and the production of water-based energy.			X
Objective G: Provide for the protection and enhancement of Hawaii's freshwater and estuarine environment.	X		
Objective H: Improve State grant and loan procedures for water program and projects.			X
Objective I: Pursue water resources data collection and research to meet changing needs.			X
Discussion: <i>The new high school will require connection to the Central Maui Water System for domestic water and fire supply. The project team will continue to work with DWS to provide potable water supply for the proposed Kīhei High School project. Irrigation water will be supplied via on-site brackish wells drilled into the groundwater lens below the site. In addition, water conservation strategies will be implemented to reduce consumption, conserve resources, and minimize water demands.</i>			

5.1.7 Coastal Zone Management, Hawai'i Revised Statutes, Chapter 205A

Under HRS Chapter 205A, the Coastal Zone Management Program (CZM) is a comprehensive nationwide program that establishes and enforces standards and policies to guide the development of public and private lands within the coastal areas. In the State of Hawai'i, the CZM is articulated in Chapter 205A of the HRS. The State CZM objectives and policies address the following 10 subject areas: (1) recreational resources, (2) historic resources, (3) scenic and open space resources, (4) coastal ecosystems, (5) economic uses, (6) coastal hazards, (7) managing development, (8) public participation, (9) beach protection, and (10) marine resources. Virtually all relate to potential development impacts on the shoreline, near shore, and ocean area environments. The Hawai'i CZM Law charges the counties with designating and administering Special Management Area (SMA) within the State's coastal areas. A "development", as defined by the CZM Law, that is located within the SMA requires a Special Management Area Use Permit. Table 5-6 outlines the objectives and policies of HRS Chapter 205A and discusses the applicability to the project.

Discussion: *The Kīhei High School project is not located within the SMA, and is not subject to the Hawai'i Coastal Zone Management and County of Maui's SMA policies and controls.*

Table 5-6 COASTAL ZONE MANAGEMENT PROGRAM HRS SECTION 205 A- OBJECTIVE AND POLICIES S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
OBJECTIVES AND POLICIES						
Objective (1) Recreational resources;						
Provide coastal recreational opportunities accessible to the public.						
Policy (A) Improve coordination and funding of coastal recreational planning and management; and						X
Policy (B) Provide adequate, accessible, and diverse recreational opportunities in the coastal zone management area by:						
(i)	Protecting coastal resources uniquely suited for recreational activities that cannot be provided in other areas;					X
(ii)	Requiring replacement of coastal resources having significant recreational value including, but not limited to, surfing sites, fishponds, and sand beaches, when such resources will be unavoidably damaged by development; or requiring reasonable monetary compensation to the State for recreation when replacement is not feasible or desirable;					X
(iii)	Providing and managing adequate public access, consistent with conservation of natural resources, to and along shorelines with recreational value;					X
(iv)	Providing an adequate supply of shoreline parks and other recreational facilities suitable for public recreation;					X
(v)	Ensuring public recreational uses of county, state and federally-owned or controlled shoreline lands having recreational value consistent with public safety standards and conservation of natural resources.					X
(vi)	Adopting water quality standards and regulating point and non-point sources of pollution to protect			X		
(vii)	Developing new shoreline recreational opportunities					X
(viii)	Encouraging reasonable dedication of shoreline areas with recreational value for public use as part of discretionary approvals or permits by the land use commission, board of land and natural resources, and county authorities; and crediting such dedication against the requirements of section 46-6.					X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-6 COASTAL ZONE MANAGEMENT PROGRAM HRS SECTION 205 A- OBJECTIVE AND POLICIES S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
<p>Discussion: <i>The Kīhei High School project is located upslope and away from the coastline, therefore shoreline recreational opportunities are not provided. However, the project will provide a new recreational resource for the surrounding area, particularly at the lower campus where athletic fields may be accessible for the community use.</i></p> <p><i>The project will adopt water quality standards and will be constructed and operated in accordance with State and federal water quality regulations.</i></p>						
Objective (2) Historic resources;						
Protect, preserve, and, where desirable, restore those natural and manmade historic and prehistoric resources in the coastal zone management area that are significant in Hawaiian and American history and culture.						
Policy (A) Identify and analyze significant archaeological resources;		X				
Policy (B) Maximize information retention through preservation of remains and artifacts or salvage operations; and		X				
Policy (C) Support state goals for protection, restoration, interpretation, and display of historic resources.		X				
<p>Discussion: <i>The project supports the CZM historic resources objective and policies to protect, preserve, and where desirable, restore those natural and manmade historic and prehistoric resources, particularly in the coastal zone management area that are significant in Hawaiian and American history and culture. An AIS and a CIA were prepared for this EIS. The SHPD accepted the AIS on February 12, 2010. Should significant cultural materials and/or burials be inadvertently discovered during construction, all work in the immediate area of the find must cease and SHPD must be notified.</i></p>						
Objective (3) Scenic and open space resources;						
Protect, preserve, and, where desirable, restore or improve the quality of coastal scenic and open space resources.						
Policy (A) Identify valued scenic resources in the coastal zone management area;						X
Policy (B) Ensure that new developments are compatible with their visual environment by designing and locating such developments to minimize the alteration of natural landforms and existing public views to and along the shoreline;		X				
Policy (C) Preserve, maintain, and, where desirable, improve and restore shoreline open space and scenic resources; and						X
Policy (D) Encourage those developments that are not coastal dependent to locate in inland areas.		X				
<p>Discussion: <i>The Kīhei High School project will not impinge upon significant scenic view corridors. While the project is not located in the coastal zone or SMA, considerable amount of scenic open space will be preserved and maintained as part of the overall campus setting. The design objectives of the high school will encourage building forms that fit with the topographic and landscape character of the land.</i></p>						
Objective (4) Coastal ecosystems;						
Protect valuable coastal ecosystems, including reefs, from disruption and minimize adverse impacts on all coastal ecosystems.						
Policy (A) Exercise an overall conservation ethic, and practice stewardship in the protection, use, and development of marine and coastal resources;						X
Policy (B) Improve the technical basis for natural resource management;						X
Policy (C) Preserve valuable coastal ecosystems, including reefs, of significant biological or economic importance;						X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-6 COASTAL ZONE MANAGEMENT PROGRAM			
HRS SECTION 205 A- OBJECTIVE AND POLICIES			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
Policy (D) Minimize disruption or degradation of coastal water ecosystems by effective regulation of stream diversions, channelization, and similar land and water uses, recognizing competing water needs; and			X
Policy (E) Promote water quantity and quality planning and management practices that reflect the tolerance of fresh water and marine ecosystems and maintain and enhance water quality through the development and implementation of point and non-point source water pollution control measures.	X		
Discussion: <i>The proposed project is located inland and away from coastal ecosystems. However, the project will enhance water quality through the development and implementation of water pollution control measures. Best management practices and other measures such ground stabilization with landscape and hardscape will be implemented to prevent non-point source pollution and other impacts to coastal resources.</i>			
Objective (5) Economic uses;			
Provide public or private facilities and improvements important to the State's economy in suitable locations.			
Policy (A) Concentrate coastal dependent development in appropriate areas;			X
Policy (B) Ensure that coastal dependent development such as harbors and ports, and coastal related development such as visitor industry facilities and energy generating facilities, are located, designed, and constructed to minimize adverse social, visual, and environmental impacts in the coastal zone management area; and			X
Policy (C) Direct the location and expansion of coastal dependent developments to areas presently designated and used for such developments and permit reasonable long-term growth at such areas, and permit coastal dependent development outside of presently designated areas when:			X
(i) Use of presently designated locations is not feasible;			X
(ii) Adverse environmental effects are minimized; and			X
(iii) The development is important to the State's economy.			X
Discussion: <i>The Kīhei High School project is located away from the coast line and will not be a coastal dependent project.</i>			
Objective (6) Coastal hazards;			
Reduce hazard to life and property from tsunami, storm waves, stream flooding, erosion, subsidence, and pollution.			
Policy (A) Develop and communicate adequate information about storm wave, tsunami, flood, erosion, subsidence, and point and non-point source pollution hazards;	X		
Policy (B) Control development in areas subject to storm wave, tsunami, flood, erosion, hurricane, wind, subsidence, and point and non-point source pollution hazards;	X		
Policy (C) Ensure that developments comply with requirements of the Federal Flood Insurance Program; and	X		
Policy (D) Prevent coastal flooding from inland projects.	X		
Discussion: <i>The project area is designated Zone X, outside the 100-year flood plain and is not in the tsunami inundation zone. The project area is secure from tsunami, storm waves, subsidence or stream flooding. The proposed project will be constructed in compliance with applicable building codes and DOE standards in regards to preparation for natural hazards. The Kīhei High School would also be used as a shelter for the Kīhei community if a natural hazard were to occur.</i>			
Objective (7) Managing development;			
Improve the development review process, communication, and public participation in the management of coastal resources and hazards.			

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-6 COASTAL ZONE MANAGEMENT PROGRAM			
HRS SECTION 205 A- OBJECTIVE AND POLICIES			
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
Policy (A) Use, implement, and enforce existing law effectively to the maximum extent possible in managing present and future coastal zone development;			X
Policy (B) Facilitate timely processing of applications for development permits and resolve overlapping or conflicting permit requirements; and			X
Policy (C) Communicate the potential short and long-term impacts of proposed significant coastal developments early in their life cycle and in terms understandable to the public to facilitate public participation in the planning and review process.			X
Discussion: <i>The Kīhei High School project is not located in the designated coastal zone area. Therefore, the project will not impact the development review process, communication, and public participation in the management of coastal resources and hazards.</i>			
Objective (8) Public participation;			
Stimulate public awareness, education, and participation in coastal management.			
Policy (A) Promote public involvement in coastal zone management processes;			X
Policy (B) Disseminate information on coastal management issues by means of educational materials, published reports, staff contact, and public workshops for persons and organizations concerned with coastal issues, developments, and government activities; and	X		
Policy (C) Organize workshops, policy dialogues, and site-specific mediations to respond to coastal issues and conflicts.			X
Discussion: <i>While the coastal element of this objective is not primarily relevant to the Kīhei High School project, the public participation aspect is. The applicant supports public participation in the CZM process through assurances that information regarding planned improvements and possible coastal management issues and mitigation strategies are detailed in its documentation and presentations. In accordance with Chapter 343, HRS, this EIS discusses the potential short-term and long-term impacts of the project on the environment. Throughout the HRS Chapter 343 process, public review and comments are welcomed and will be incorporated into the overall environmental review and analysis.</i>			
Objective (9) Beach protection;			
Protect beaches for public use and recreation.			
Policy (A) Locate new structures inland from the shoreline setback to conserve open space, minimize interference with natural shoreline processes, and minimize loss of improvements due to erosion;			X
Policy (B) Prohibit construction of private erosion-protection structures seaward of the shoreline, except when they result in improved aesthetic and engineering solutions to erosion at the sites and do not interfere with existing recreational and waterline activities; and			X
Policy (C) Minimize the construction of public erosion-protection structures seaward of the shoreline.			X
Discussion: <i>Construction of the high school will not adversely impact beaches since it is located away from designated coastal zone areas.</i>			
Objective (10) Marine resources;			
Promote the protection, use, and development of marine and coastal resources to assure their sustainability.			
Policy (A) Ensure that the use and development of marine and coastal resources are ecologically and environmentally sound and economically beneficial;			X
Policy (B) Coordinate the management of marine and coastal resources and activities to improve effectiveness and efficiency;			X
Policy (C) Assert and articulate the interests of the State as a partner with federal agencies in the sound management of ocean resources within the United States exclusive economic zone;			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-6 COASTAL ZONE MANAGEMENT PROGRAM HRS SECTION 205 A- OBJECTIVE AND POLICIES S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Policy (D) Promote research, study, and understanding of ocean processes, marine life, and other ocean resources in order to acquire and inventory information necessary to understand how ocean development activities relate to and impact upon ocean and coastal resources; and			X
Policy (E) Encourage research and development of new, innovative technologies for exploring, using, or protecting marine and coastal resources.			X
Discussion: <i>The project is not located near the coastal area and will not affect marine and coastal resources. The high school will be constructed and operated in accordance with State and federal water quality regulations.</i>			

5.2 COUNTY OF MAUI

5.2.1 County of Maui General Plan 2030

The Maui County General Plan is a long-term, comprehensive blueprint for the physical, economic, environmental development and cultural identity of the county. The General Plan consists of the Countywide Policy Plan, Draft Maui Island Plan, and Community Plans.

5.2.2 Countywide Policy Plan

The Countywide Policy Plan was adopted in March 2010 and is a comprehensive policy document for the islands of Maui County to the year 2030. The Countywide Policy Plan is the first component of the General Plan update. The Countywide Policy Plan acts as an over-arching values statement and provides a policy framework for the Maui Island Plan and Community Plans. The Countywide Policy Plan provides broad goals, objectives, policies, and implementing actions that portray the desired direction of the County's future. Goals are intended to describe a desirable condition of the County by the year 2030. Objectives are more specific and regarded as milestones to achieve the larger goals. Policies provide a general guideline for County decision makers, departments, and collaborating organizations towards achieving goals and objectives. Implementing actions are specific tasks, procedures, programs, or techniques that carry out each policy. *Table 5-7* describes the goals, objectives, policies, and implementing actions of the Countywide Policy Plan and discusses the applicability to the project.

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
PART A: Protect the Natural Environment			
Goal: Maui County's natural environment and distinctive open spaces will be preserved, managed, and cared for in perpetuity.			
Objective (1): Improve the opportunity to experience the natural beauty and native biodiversity of the islands for present and future generations.	X		
Policies:			
(a) Perpetuate native Hawaiian biodiversity by preventing the introduction of invasive species, containing or eliminating existing noxious pests, and protecting critical habitat areas.			X
(b) Preserve and reestablish indigenous and endemic species' habitats and their connectivity.			X
(c) Restore and protect forests, wetlands, watersheds, and stream flows, and guard against wildfires, flooding, and erosion.	X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
(d) Protect baseline stream flows for perennial streams, and support policies that ensure adequate stream flow to support Native Hawaiian aquatic species, traditional kalo cultivation, and self-sustaining ahupua'a.						X
(e) Protect undeveloped beaches, dunes, and coastal ecosystems, and restore natural shoreline processes.						X
(f) Protect the natural state and integrity of unique terrain, valued natural environments, and geological features.				X		
(g) Preserve and provide ongoing care for important scenic vistas, view planes, landscapes, and open-space resources.				X		
(h) Expand coordination with the State and nonprofit agencies and their volunteers to reduce invasive species, replant indigenous species, and identify critical habitat.						X
Implementing Actions:						
(a) Develop island-wide networks of greenways, watercourses, and habitat corridors.						X
<p>Discussion: <i>No Federal or State listed endangered, threatened, proposed, or candidate botanical resources were located on or in the immediate vicinity of the project site. The results of the botanical survey conducted for the project indicate there are no special concerns related to botanical resources in the Kīhei High School project area. The development of the project is also not expected to result in impacts to avian or mammalian species currently listed or proposed for listing under either the federal or the State endangered species statutes. Although not detected during the avian and mammalian species survey of the area, it is possible that small numbers of the endangered endemic Hawaiian Petrel, and the threatened Newell’s Shearwater, travel over the project area between the months of May and November. Therefore, mitigation measures will be implemented as described in Section 4.1.7.</i></p> <p><i>The project will not impinge upon any significant public scenic view corridors, and will have no significant impacts on views toward the ocean or Haleakalā. The design objectives of the Kīhei High School project will encourage building forms that respect and maintain the unique topographic and landscape character of the land. The campus will also include open space and landscaped areas throughout the development.</i></p> <p><i>Development of the Kīhei High School project will be designed to protect against wildfire, flooding and erosion. To protect against natural hazards, all structures within the campus will be constructed in compliance with requirements of the UBC, and other County, State, and Federal standards.</i></p> <p><i>The Kīhei High School campus will be integrated with open spaces and wide landscaped pedestrian malls. The design of the project will also utilize green corridors to provide connectivity and cohesiveness within the campus.</i></p>						
Objective (2): Improve the quality of environmentally sensitive, locally valued natural resources and native ecology of each island.				X		
Policies:						
(a) Protect and restore nearshore reef environments and water quality.						X
(b) Protect marine resources and valued wildlife.						X
(c) Improve the connection between urban environments and the natural landscape, and incorporate natural features of the land into urban design.						X
(d) Utilize land-conservation tools to ensure the permanence of valued open spaces.						X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(e) Mitigate the negative effects of upland uses on coastal wetlands, marine life, and coral reefs.	X		
(f) Strengthen coastal-zone management, re-naturalization of shorelines, where possible, and filtration or treatment of urban and agricultural runoff.			X
(g) Regulate the use and maintenance of stormwater-treatment systems that incorporate the use of native vegetation and mimic natural systems.			X
(h) Advocate for stronger regulation of fishing, boating, cruise ship, and ecotourism activities.			X
(i) Restore watersheds and aquifer-recharge areas to healthy and productive status, and increase public knowledge about the importance of watershed stewardship, water conservation, and groundwater protection.			X
Implementing Actions:			
(a) Develop regulations to minimize runoff of pollutants into nearshore waters and reduce nonpoint and point source pollution.			X
<p>Discussion: <i>The development of the Kīhei High School project will not involve alteration of the shoreline or offshore environments, as the project is located upslope and away from the shoreline. The project will adopt water quality standards and will be constructed and operated in accordance with State and federal water quality regulations.</i></p> <p><i>As detailed in Section 4.2.10.3, drainage from the project is not expected to have a significant adverse effect on groundwater, downstream properties, or marine waters. Drainage improvements will be designed to result in little or no increase in the peak rate of storm water runoff from existing conditions. Best management practices will be implemented, such as the use of basins, grass swales, infiltration trenches and vegetative filter strips.</i></p>			
Objective (3): Improve the stewardship of the natural environment.	X		
Policies:			
(a) Preserve and protect natural resources with significant scenic, economic, cultural, environmental, or recreational value.			X
(b) Improve communication, coordination, and collaboration among government agencies, nonprofit organizations, communities, individuals, and land owners that work for the protection of the natural environment.			X
(c) Evaluate development to assess potential short-term and long-term impacts on land, air, aquatic, and marine environments.	X		
(d) Improve efforts to mitigate and plan for the impact of natural disasters, human influenced emergencies, and global warming.			X
(e) Regulate access to sensitive ecological sites and landscapes.			X
(f) Reduce air, noise, light, land, and water pollution, and reduce Maui County's contribution to global climate change.	X		
(g) Plan and prepare for and educate visitors and residents about the possible effects of global warming.			X
(h) Provide public access to beaches and shorelines for recreational and cultural purposes where appropriate.			X
(i) Educate the construction and landscape industries and property owners about the use of best management practices to prevent erosion and nonpoint source pollution.			X
(j) Support the acquisition of resources with scenic, environmental, and recreational value, and encumber their use.			X
(k) Improve enforcement activities relating to the natural environment.			X
(l) For each shoreline community, identify and prioritize beach-conservation objectives, and develop action plans for their implementation.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
Implementing Actions:						
(a) Document, record, and monitor existing conditions, populations, and locations of flora and fauna communities.				X		
(b) Implement Federal and State policies that require a reduction of greenhouse-gas emissions.				X		
(c) Establish a baseline inventory of available natural resources and their respective carrying capacities.						X
<p>Discussion: <i>The project will not affect natural resources with significant scenic, economic, cultural, environmental, or recreational value. As part of this EIS, various environmental surveys and studies (i.e. Botanical, Mammalian and Avian surveys, AIS, CIA, Air Quality, and Noise Assessment) were conducted to ensure the project would not result in significant impacts on land, air, aquatic and marine environments, or natural resources on or within the vicinity of the site. The findings of these surveys indicate that the construction and operation of the proposed Kīhei High School project will not result in significant adverse impacts. Further, mitigation measures and best management practice will be implemented as appropriate.</i></p> <p><i>As a State of Hawai‘i agency, the DOE is committed to the use of renewable energy sources that are proven, viable, cost effective, and environmentally responsible. Kīhei High School will be designed to achieve certification under the USGBC LEED program or comparable program. Sustainable design strategies that will be considered include water conservation measures and the use of efficient plumbing fixtures, such as drought tolerant landscaping. The project design may also support alternative modes of transportation and low-emitting and fuel efficient vehicles to help reduce greenhouse gas emission. High school students can reduce their overall vehicle miles traveled by attending school locally instead of traveling long distances.</i></p>						
Objective (4): Educate residents and visitors about responsible stewardship practices and the interconnectedness of the natural environment and people.				X		
Policies:						
(a) Expand education about native flora, fauna, and ecosystems.				X		
(b) Align priorities to recognize that the health of the natural environment and the health of people are inextricably linked.				X		
(c) Promote programs and incentives that decrease greenhouse-gas emissions and improve environmental stewardship.						X
<p>Discussion: <i>With a campus designed to meet USGBC LEED or other comparable program requirements, Kīhei High School will promote an environmental awareness among students and faculty that promote the importance of the natural environment and relationship to people.</i></p>						
PART B: Preserve Local Cultures and Traditions						
Goal: Maui County will foster a spirit of pono and protect, perpetuate, and reinvigorate its residents’ multicultural values and traditions to ensure that current and future generations will enjoy the benefits of their rich island heritage.						
Objective (1): Perpetuate the Hawaiian culture as a vital force in the lives of residents.				X		
Policies:						
(a) Protect and preserve access to mountain, ocean, and island resources for traditional Hawaiian cultural practices.						X
(b) Prohibit inappropriate development of cultural lands and sites that are important for traditional Hawaiian cultural practices, and establish mandates for the special protection of these lands in perpetuity.				X		
(c) Promote the use of ahupua'a and moku management practices.						X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
(d) Encourage the use of traditional Hawaiian architecture and craftsmanship.						X
(e) Promote the use of the Hawaiian language.						X
(f) Recognize and preserve the unique natural and cultural characteristics of each ahupua'a or district.						X
(g) Encourage schools to promote broader incorporation of Hawaiian and other local cultures' history and values lessons into curriculum.	X					
(h) Ensure the protection of Native Hawaiian rights.						X
(i) Promote, encourage, and require the correct use of traditional place names, particularly in government documents, signage, and the tourism industry.	X					
Implementing Actions:						
(a) Establish alternative land use and overlay zoning designations that recognize and preserve the unique natural and cultural characteristics of each ahupua'a or district.						X
(b) Develop requirements for all County applicants to perpetuate and use proper traditional place names in all applications submitted.						X
<p>Discussion: <i>The project supports the Hawaiian culture and recognizes it as a vital force for the citizen of the Hawai'i. As discussed in Section 4.2.3, an AIS was prepared for the project. One (1) site (SIHP No. 50-50-9-6393) was re-identified within the study parcel consisting of historic era rock piles and one (1) alignment. The SHPD accepted the AIS on February 12, 2010.</i></p> <p><i>As detailed in Section 4.2.4, a CIA was completed for the proposed project. Consultation was sought from Phillis (Coochie) Cayan, History and Culture Branch Chief with SHPD; Office of Hawaiian Affairs (OHA), O'ahu Branch; Thelma Shimaoka, OHA Maui Branch; Charles Maxwell, Maui Island Burial Council; Kimokeo Kapahulehua; Department of Planning, Cultural Resources Commission; Hinano Rodrigues, DLNR; Kīhei Community Association; and Central Maui Hawaiian Civic Club. The findings of the CIA indicate that the project will not result in significant adverse impacts to cultural resources within the site.</i></p> <p><i>In addition, the applicant and its contractors will comply with all State and County laws and rules regarding the preservation of archaeological and historic sites. The potential exists for inadvertent cultural or archaeological finds during the course of construction. Should significant cultural materials and/or burials be inadvertently discovered during construction, all work in the immediate area of the find must cease and SHPD must be notified.</i></p> <p><i>The core curriculum for Kīhei High School will be established by the State DOE and will include various educational and research programs relating to Hawaiian and other local cultures' history and values to the extent appropriate for both the school and its student population.</i></p>						
Objective (2): Emphasize respect for our island lifestyle and our unique local cultures, family, and natural environment.	X					
Policies:						
(a) Acknowledge the Hawaiian culture as the host culture, and foster respect and humility among residents and visitors toward the Hawaiian people and their practices.	X					
(b) Perpetuate a respect for diversity, and recognize the historic blending of cultures and ethnicities.	X					
(c) Encourage the perpetuation of each culture's unique cuisine, attire, dance, music, and folklore, and other unique island traditions and recreational activities.	X					
(d) Recognize the interconnectedness between the natural environment and the cultural heritage of the islands.	X					

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(e) Protect and prioritize funding for recreational activities that support local cultural practices, such as surfing, fishing, and outrigger-canoe paddling.			X
<p>Discussion: <i>The proposed Kīhei High School respects the island lifestyle and unique cultures and environment. A CIA and an AIS were completed for the proposed project to ensure protection of environmental, natural, cultural and historic resources. The findings of these studies indicate that the project will not result in significant adverse impacts to cultural resources or historic properties within the site.</i></p> <p><i>Once the high school is operational, a local culture and respect for diversity will be perpetuated throughout campus. The school will serve area residents of the Kīhei-Mākena region.</i></p>			
Objective (3): Preserve for present and future generations the opportunity to know and experience the arts, culture, and history of Maui County	X		
Policies:			
(a) Foster teaching opportunities for cultural practitioners to share their knowledge and skills.	X		
(b) Support the development of cultural centers.			X
(c) Broaden opportunities for public art and the display of local artwork.	X		
(d) Foster the Aloha Spirit by celebrating the Hawaiian host culture and other Maui County cultures through support of cultural-education programs, festivals, celebrations, and ceremonies.	X		
(e) Support the perpetuation of Hawaiian arts and culture.	X		
(f) Support programs and activities that record the oral and pictorial history of residents.			X
(g) Support the development of repositories for culture, history, genealogy, oral history, film, and interactive learning.			X
Implementing Actions:			
(a) Establish incentives for the display of public art.			X
(b) Establish centers and programs of excellence for the perpetuation of Hawaiian arts and culture.			X
<p>Discussion: <i>Once Kīhei High School is operational, opportunities to present the arts, culture, and history of Maui may be available for students and faculty through curriculum and related activities. As appropriate, educational programs perpetuating the Hawaiian culture and other cultures will also be provided and/or integrated with the school curriculum and activities.</i></p>			
Objective (4): Preserve and restore significant historic architecture, structures, cultural sites, cultural districts, and cultural landscapes.	X		
Policies:			
(a) Support the development of an island-wide historic, archaeological, and cultural resources inventory.			X
(b) Promote the rehabilitation and adaptive reuse of historic sites, buildings, and structures to perpetuate a traditional sense of place.			X
(c) Identify a sustainable rate of use and set forth specific policies to protect cultural resources.			X
(d) Protect and preserve lands that are culturally or historically significant.			X
(e) Support programs that protect, record, restore, maintain, provide education about, and interpret cultural districts, landscapes, sites, and artifacts in both natural and museum settings.	X		
(f) Perpetuate the authentic character and historic integrity of rural communities and small towns.			X
(g) Seek solutions that honor the traditions and practices of the host culture while recognizing the needs of the community.	X		
(h) Support the development of an Archaeological District Ordinance.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(i) Protect summits, slopes, and ridgelines from inappropriate development.			X
(j) Support the registering of important historic sites on the State and Federal historic registers.			X
(k) Provide opportunities for public involvement with restoration and enhancement of all types of cultural resources.	X		
(l) Foster partnerships to identify and preserve or revitalize historic and cultural sites.			X
Implementing Actions:			
(a) Identify, develop, map, and maintain an inventory of locally significant natural, cultural, and historical resources for protection.	X		
(b) Prepare, continually update, and implement a cultural-management plan for cultural sites, districts, and landscapes, where appropriate.			X
(c) Enact an Archaeological District Ordinance.			X
(d) Nominate important historic sites to the State and Federal historic registers.			X
<p>Discussion: <i>As detailed above in Objective (1), a CIA and an AIS were completed for the proposed project to ensure protection of cultural and historic resources prior to the development of the school. The findings of these studies indicate that the project will not result in significant adverse impacts to cultural resources or historic properties within the site.</i></p> <p><i>As part of the CIA process, Hawaiian organizations, agencies, and community members were contacted to identify potentially knowledgeable individuals with cultural expertise and/or knowledge of the Kīhei High School project area and its vicinity. In addition, a CIA Notice was published in The Honolulu Advertiser, The Maui News, and Na Wai Ola requesting information of cultural resources or activities in the area of the proposed Kīhei High School project.</i></p> <p><i>The applicant and its contractors will comply with all State and County laws and rules regarding the preservation of archaeological and historic sites. Should significant cultural materials and/or burials be inadvertently discovered during construction, all work in the immediate area of the find must cease and SHPD must be notified.</i></p>			
PART C: Improve Education			
Goal: Residents will have access to lifelong formal and informal educational options enabling them to realize their ambitions.			
Objective (1): Encourage the State to attract and retain school administrators and educators of the highest quality.	X		
Policies:			
(a) Encourage the State to provide teachers with nationally competitive pay and benefit packages.			X
(b) Encourage the State to ensure teachers will have the teaching tools and support staff needed to provide students with an excellent education.			X
(c) Explore Maui County district- and school-based decision making in public education.			X
<p>Discussion: <i>Through the development of Kīhei High School, the State DOE is will provide a new school facility to support the Kīhei-Mākena region. The school will also hire new teachers and administrators to ensure students are provided with an excellent education.</i></p>			
Objective (2): Provide nurturing learning environments that build skills for the 21st century.	X		
Policies:			
(a) Expand professional-development opportunities in disciplines that support the economic-development goals of Maui County.			X
(b) Plan for demographic, social, and technological changes in a timely manner.	X		
(c) Encourage collaborative partnerships to improve conditions of learning environments.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(d) Promote development of neighborhood schools and educational centers.	X		
(e) Integrate schools, community parks, and playgrounds, and expand each community's use of these facilities.	X		
(f) Support coordination between land use and school-facility planning agencies.	X		
(g) Encourage the upgrade and ongoing maintenance of public-school facilities.			X
(h) Encourage the State Department of Education to seek reliable, innovative, and alternative methods to support a level of per-pupil funding that places Hawai'i among the top tier of states nationally for its financial support of public schools.			X
(i) Encourage the State to promote healthier, more productive learning environments, including by providing healthy meals, more physical activity, natural lighting, and passive cooling.	X		
(j) Encourage the State to support the development of benchmarks to measure the success of Hawai'i's public-education system and clarify lines of accountability.			X
(k) Design school and park facilities in proximity to residential areas.	X		
(l) Support technology- and natural-environment-based learning.	X		
(m) Encourage the State to support lower student-teacher ratios in public schools.			X
(n) Encourage alternative learning and educational opportunities.			X
Implementing Actions:			
(a) Develop safe walking and bicycling programs for school children.	X		
Discussion: <i>The proposed Kīhei High School will provide a nurturing learning environment that helps to build skills for future development of students and the community. The proposed Kīhei High School project site is located in the planned growth area of the Draft Maui Island Plan and is listed as a regional facility recommended for development in South Maui. The new school will be located in close proximity to existing and future residential areas and will provide an additional educational resource for the region. By providing the new high school, the project will help to decrease overcrowding occurring at Central Maui schools who currently serve students from the South Maui region. Safe walking and bicycling opportunities will be integrated into the overall project design.</i>			
Objective (3): Provide all residents with educational opportunities that can help them better understand themselves and their surroundings and allow them to realize their ambitions.	X		
Policies:			
(a) Encourage the State to improve Maui Community College as a comprehensive community college that will serve each community.			X
(b) Broaden the use of technology and telecommunications to improve educational opportunities throughout the County.	X		
(c) Attract graduate-level research programs and institutions.			X
(d) Promote the teaching of traditional practices, including aquaculture; subsistence agriculture; Pacific Island, Asian, and other forms of alternative health practices; and indigenous Hawaiian architecture.			X
(e) Integrate cultural and environmental values in education, including self sufficiency and sustainability.	X		
(f) Foster a partnership and ongoing dialogue between business organizations, formal educational institutions, and vocational training centers to tailor learning and mentoring programs to County needs.			X
(g) Ensure teaching of the arts to all ages.	X		
(h) Expand and develop vocational learning opportunities by establishing trade schools.			X
(i) Encourage the State to integrate financial and economic literacy in elementary, secondary, and higher-education levels.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Implementing Actions:			
(a) Encourage the State to establish a four-year university, and support the development of other higher-education institutions to enable residents to obtain bachelor degrees and postgraduate degrees in Maui County.			X
Discussion: <i>The project will provide new educational opportunities to students living in the Kīhei-Mākena region. The DOE's established curriculum for high schools in the State will be implemented and will incorporate subjects relating to technology, culture and environment, and art.</i>			
Objective (4): Maximize community-based educational opportunities.	X		
Policies:			
(a) Encourage the State and others to expand pre-school, after-school, and homebased (parent-child) learning.			X
(b) Support public-private partnerships to develop youth-internship, -apprenticeship, and -mentoring programs.			X
(c) Support the development of a wide range of informal educational and cultural programs for all residents.	X		
(d) Improve partnerships that utilize the skills and talents at Hawai'i's colleges and universities to benefit the County.			X
(e) Support career-development and job-recruitment programs and centers.			X
(f) Attract learning institutions and specialty schools to diversify and enhance educational opportunities.			X
(g) Expand education of important life skills for the general public.			X
(h) Support community facilities such as museums, libraries, nature centers, and open spaces that provide interactive-learning opportunities for all ages.	X		
Discussion: <i>The project supports community-based educational opportunities. However, the focus of the proposed Kīhei High School will be to serve high school students living in the region. As appropriate, the high school may also participate in coordinating educational opportunities for the larger community and general public. The school will include a library and open spaces as part of the campus design.</i>			
PART D: Strengthen Social and Healthcare Services			
Goal: Health and social services in Maui County will fully and comprehensively serve all segments of the population.			
Objective (1): In cooperation with the Federal and State governments and nonprofit agencies, broaden access to social and healthcare services and expand options to improve the overall wellness of the people of Maui County.			X
Policies:			
(a) Work with other levels of government and the nonprofit sector to expand services to address hunger, homelessness, and poverty.			X
(b) Support the improvement of opportunities for disadvantaged youth, encourage the tradition of hanai relatives, and support expanded opportunities for foster care.			X
(c) Support expanded long-term-care options, both in institutions and at home, for patients requiring ongoing assistance and medical attention.			X
(d) Encourage the expansion and improvement of local hospitals, facilitate the establishment of new healthcare facilities, and facilitate prompt and high quality emergency- and urgent-care services for all.			X
(e) Support broadened access to affordable health insurance and health care, and recognize the unique economic challenges posed to families when healthcare services are provided off-island.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(f) Encourage equal access to social and healthcare services through both technological and traditional means.			X
Discussion: <i>The Kīhei High School project does not directly provide social and healthcare services; therefore, this objective and these policies are not directly applicable to the project.</i>			
Objective (2): Encourage the Federal and State governments and the private sector to improve the quality and delivery of social and healthcare services.			X
Policies:			
(a) Strengthen partnerships with government, nonprofit, and private organizations to provide funding and to improve counseling and other assistance to address substance abuse, domestic violence, and other pressing social challenges.			X
(b) Encourage the State to improve the quality of medical personnel, facilities, services, and equipment.			X
(c) Encourage investment to improve the recruitment of medical professionals and the quality of medical facilities and equipment throughout Maui County.			X
(d) Promote the development of continuum-of-care facilities that provide assisted living, hospice, home-care, and skilled-nursing options allowing the individual to be cared for in a manner congruent with his or her needs and desires.			X
(e) Support improved social, healthcare, and governmental services for special needs populations.			X
(f) Plan for the needs of an aging population and the resulting impacts on social services, housing, and healthcare delivery.			X
(g) Improve coordination among the police, the courts, and the public in the administration of social and healthcare services.			X
(h) Support programs that address needs of veterans.			X
(i) Support programs that address the needs of immigrants.			X
Implementing Actions:			
(a) Invest in programs designed to improve the general welfare and quality of life of Native Hawaiians.			X
(b) Assist and facilitate the State Department of Public Safety and others in efforts to strengthen programs and facilities that will improve the mental and social health of incarcerated people and assist in prison inmates' successful transition back into Maui County communities.			X
Discussion: <i>The Kīhei High School project does not directly provide social and healthcare services; therefore, this objective and these policies are not directly applicable to the project.</i>			
Objective (3): Strengthen public-awareness programs related to healthy lifestyles and social and medical services.	X		
Policies:			
(a) Expand public awareness about personal safety and crime prevention.	X		
(b) Encourage residents to pursue education and training for careers in the healthcare, social services, and community-development fields.			X
(c) Expand public awareness and promote programs to achieve healthy eating habits and drug-free lifestyles.	X		
Discussion: <i>As an educational institution, the project will help to strengthen public awareness related to healthy lifestyles and social services. The school will teach students general information relating to personal safety and crime, and an awareness of healthy, drug-free lifestyles.</i>			

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
PART E: Expand Housing Opportunities for Residents			
Goal: Quality, island-appropriate housing will be available to all residents.			
Objective (1): Reduce the affordable housing deficit for residents.			X
Policies:			
(a) Ensure that an adequate and permanent supply of affordable housing, both new and existing units, be made available for purchase or rental to our resident and/or workforce population, with special emphasis on providing housing for low- to moderate-income families, and ensure that all affordable housing remains affordable in perpetuity.			X
(b) Seek innovative ways to lower housing costs without compromising the quality of our island lifestyle.			X
(c) Seek innovative methods to secure land for the development of low- and moderate-income housing.			X
(d) Provide the homeless population with emergency and transitional shelter and other supportive programs.			X
(e) Provide for a range of senior-citizen and special needs housing choices on each island that affordably facilitates a continuum of care and services.			X
(f) Support the Department of Hawaiian Home Lands' development of homestead lands.			X
(g) Manage property-tax burdens to protect affordable resident homeownership.			X
(h) Explore taxation mechanisms to increase and maintain access to affordable housing.			X
(i) Improve awareness regarding available affordable homeowner's insurance.			X
(j) Redevelop commercial areas with a mixture of affordable residential and business uses, where appropriate.			X
(k) Ensure residents be given priority to obtain affordable housing units developed in their communities, consistent with all applicable regulations.			X
(l) Establish pricing for affordable housing that is more reflective of Maui County's workforce than the United States Housing and Urban Development's median-income estimates for Maui County.			X
(m) Develop neighborhoods with a mixture of accessible and integrated community facilities and services.	X		
(n) Provide alternative regulatory frameworks to facilitate the use of Kuleana lands by the descendants of Native Hawaiians who received those lands pursuant to the Kuleana Act of 1850.			X
(o) Work with lending institutions to expand housing options and safeguard the financial security of homeowners.			X
(p) Promote the use of the community land trust model and other land-lease and land-financing options.			X
(q) Support the opportunity to age in place by providing accessible and appropriately designed residential units.			X
Discussion: <i>The project will provide a new school to support existing and future residential communities of the Kīhei-Mākena region.</i>			
Objective (2): Increase the mix of housing types in towns and neighborhoods to promote sustainable land use planning, expand consumer choice, and protect the County's rural and small town character.			X
Policies:			
(a) Seek innovative ways to develop 'ohana cottages and accessory-dwelling units as affordable housing.			X
(b) Design neighborhoods to foster interaction among neighbors.			X
(c) Encourage a mix of social, economic, and age groups within neighborhoods.			X
(d) Promote infill housing in urban areas at scales that capitalize on existing infrastructure, lower development costs, and are consistent with existing or desired patterns of development.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(e) Encourage the building industry to use environmentally sustainable materials, technologies, and site planning.			X
(f) Develop workforce housing in proximity to job centers and transit facilities.			X
(g) Provide incentives to developers and owners who incorporate green building practices and energy-efficient technologies into their housing developments.			X
Implementing Actions:			
(a) Revise laws to support neighborhood designs that incorporate a mix of housing types that are appropriate for island living.			X
Discussion: <i>The Kihei High School project will not provide new housing opportunities; therefore, this objective and these policies are not directly applicable to the project.</i>			
Objective (3): Increase and maintain the affordable housing inventory.			X
Policies:			
(a) Recognize housing as a basic human need, and work to fulfill that need.			X
(b) Prioritize available infrastructure capacity for affordable housing.			X
(c) Improve communication, collaboration, and coordination among housing providers and social-service organizations.			X
(d) Study future projected housing needs, monitor economic cycles, and prepare for future conditions on each island.			X
(e) Develop public-private and nonprofit partnerships that facilitate the construction of quality affordable housing.			X
(f) Streamline the review process for high-quality, affordable housing developments that implement the goals, objectives, and policies of the General Plan.			X
(g) Minimize the intrusion of housing on prime, productive, and potentially productive agricultural lands and regionally valuable agricultural lands.			X
(h) Encourage long-term residential use of existing and future housing to meet residential needs.			X
Implementing Actions:			
(a) Develop policies to even out the peaks and valleys in Maui County's construction demand cycles.			X
Discussion: <i>The project will not provide new housing opportunities; therefore, this objective and these policies are not directly applicable to the project.</i>			
Objective (3): Expand access to education related to housing options, homeownership, financing, and residential construction.			X
Policies:			
(a) Broaden access to information about County, State, and Federal programs that provide financial assistance to renters and home buyers.			X
(b) Expand access to information about opportunities for homeownership and self-help housing.			X
(c) Educate residents about making housing choices that support their individual needs, the needs of their communities, and the health of the islands' natural systems.			X
(d) Improve home buyers' education on all aspects of homeownership.			X
Discussion: <i>The project will not provide new housing opportunities; therefore, this objective and these policies are not directly applicable to the project.</i>			
PART F: Strengthen the Local Economy			
Goal: Maui County's economy will be diverse, sustainable, and supportive of community values.			
Objective (1): Promote an economic climate that will encourage diversification of the County's economic base and a sustainable rate of economic growth.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Policies:			
(a) Support economic decisions that create long-term benefits.	X		
(b) Promote lifelong education, career development, and technical training for existing and emerging industries.	X		
(c) Invest in infrastructure, facilities, and programs that foster economic diversification.	X		
(d) Support and promote locally produced products and their locally owned operations and businesses that benefit local communities and meet local demand.	X		
(e) Support programs that assist industries to retain and attract more local labor and facilitate the creation of jobs that offer a living wage.			X
(f) Encourage work environments that are safe, rewarding, and fulfilling to employees.	X		
(g) Support home-based businesses that are appropriate for and in character with the community.			X
(h) Encourage businesses that promote the health and well-being of the residents, produce value-added products, and support community values.			X
(i) Foster an understanding of the role of all industries in our economy.			X
(j) Support efforts to improve conditions that foster economic vitality in our historic small towns.			X
(k) Support and encourage traditional host-culture businesses and indigenous agricultural practices.			X
(l) Support public and private entities that assist entrepreneurs in establishing locally operated businesses.			X
Implementing Actions:			
(a) Develop regulations and programs that support opportunities for local merchants, farmers, and small businesses to sell their goods and services directly to the public.			X
(b) Monitor the carrying capacity of the islands' social, ecological, and infrastructure systems with respect to the economy.			X
<p>Discussion: <i>Developing a new high school in Kīhei will create long-term educational benefits for its students and the overall community. The school is considered an important investment for ensuring the successful and directed growth of the region. New infrastructure will also be built to support the project and surrounding area.</i></p> <p><i>The new high school will result in significant expenditures that will have a positive impact on the economies of the State and the County on a direct and indirect basis. The project will result in the creation of jobs to support the construction and operations of the high school.</i></p>			
Objective (2): Diversify and expand sustainable forms of agriculture and aquaculture.			X
Policies:			
(a) Support programs that position Maui County's agricultural products as premium export products.			X
(b) Prioritize the use of agricultural land to feed the local population, and promote the use of agricultural lands for sustainable and diversified agricultural activities.			X
(c) Capitalize on Hawai'i's economic opportunities in the ecologically sensitive aquaculture industries.			X
(d) Assist farmers to help make Maui County more self-sufficient in food production.			X
(e) Support ordinances, programs, and policies that keep agricultural land and water available and affordable to farmers.			X
(f) Support a tax structure that is conducive to the growth of the agricultural economy.			X
(g) Enhance County efforts to monitor and regulate important agricultural issues.			X
(h) Support education, research, and facilities that strengthen the agricultural industry.			X
(i) Maintain the genetic integrity of existing food crops.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(j) Encourage healthy and organic farm practices that contribute to land health and regeneration.			X
(k) Support cooperatives and other types of nontraditional and communal farming efforts.			X
(l) Encourage methods of monitoring and controlling genetically modified crops to prevent adverse effects.			X
(m) Work with the State to ease the permitting process for the revitalization of traditional fish ponds.			X
Implementing Actions:			
(a) Redirect efforts in the Office of Economic Development to further facilitate the development of the agricultural section and to monitor agricultural legislation and issues.			X
(b) Publicly identify, with signage and other means, the field locations of all genetically modified crops.			X
(c) Create agricultural parks in areas distant from genetically modified crops.			X
Discussion: <i>The lands proposed for development of the new high school currently lies in the Agricultural District. However, these lands are not considered to be a valued agricultural resource. ALISH designates only 2% (1.7 acres) of the site soils as Prime and the Land Study Bureau has designated all the project site soils as E, the lowest rating. The applicant will be applying for a State Land Use District Boundary Amendment to change the site's Agricultural designation to Urban. The site is designated for development of public facilities in the County's Kīhei-Mākena Community Plan, and is designated for a future high school in the County's Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (February 25, 2009).</i>			
Objective (3): Support a visitor industry that respects the resident culture and the environment.			
Policies:			
(a) Promote traditional Hawaiian practices in visitor-related facilities and activities.			X
(b) Encourage and educate the visitor industry to be sensitive to island lifestyles and cultural values.			X
(c) Encourage a spirit of welcome for residents at visitor facilities, such as by offering kama'aina incentives and discount programs.			X
(d) Support the renovation and enhancement of existing visitor facilities.			X
(e) Support policies, programs, and a tax structure that redirect the benefits of the visitor industry back into the local community.			X
(f) Encourage resident ownership of visitor-related businesses and facilities.			X
(g) Develop partnerships to provide educational and training facilities to residents employed in the visitor industry.			X
(h) Foster an understanding of local cultures, customs, and etiquette, and emphasize the importance of the Aloha Spirit as a common good for all.			X
(i) Support the diversification, development, evolution, and integration of the visitor industry in a way that is compatible with the traditional, social, economic, spiritual, and environmental values of island residents.			X
(j) Improve collaboration between the visitor industry and the other sectors of Maui County's economy.			X
(k) Perpetuate an authentic image of the Hawaiian culture and history and an appropriate recognition of the host culture.			X
(l) Support the programs and initiatives outlined in the Maui County Tourism Strategic Plan 2006-2015.			X
(m) Promote water conservation, beach conservation, and open-space conservation in areas providing services for visitors.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
Discussion: <i>The Kīhei High School project is not directly related to the visitor industry, therefore, this objective and policies are not directly applicable.</i>						
Objective (4): Expand economic sectors that increase living-wage job choices and are compatible with community values.						X
Policies:						
(a) Support emerging industries, including the following: <ul style="list-style-type: none"> • Health and wellness industry; • Sports and recreation industry; • Film and entertainment industry; • Arts and culture industry; • Renewable-energy industry; • Research and development industry; • High-technology and knowledge-based industries; • Education and training industry; • Ecotourism industry; and • Agritourism industry. 						X
Discussion: <i>The Kīhei High School project is not directly aimed at expanding potential emerging industries that serve to increase and diversify Hawai'i's economic base, therefore, this objective and policies are not directly applicable. However, the high school will provide educational opportunities and the development of workforce skills to succeed in emerging industries.</i>						
PART G: Improve Parks and Public Facilities						
Goal: A full range of island-appropriate public facilities and recreational opportunities will be provided to improve the quality of life for residents and visitors.						
Objective (1): Expand access to recreational opportunities and community facilities to meet the present and future needs of residents of all ages and physical abilities.				X		
Policies:						
(a) Protect, enhance, and expand access to public shoreline and mountain resources.						X
(b) Expand and enhance the network of parks, multi-use paths, and bikeways.						X
(c) Assist communities in developing recreational facilities that promote physical fitness.				X		
(d) Expand venue options for recreation and performances that enrich the lifestyles of Maui County's people.				X		
(e) Expand affordable recreational and after-school programs for youth.				X		
(f) Encourage and invest in recreational, social, and leisure activities that bring people together and build community pride.				X		
(g) Promote the development and enhancement of community centers, civic spaces, and gathering places throughout our communities.				X		
(h) Expand affordable access to recreational opportunities that support the local lifestyle.				X		
Implementing Actions:						
(a) Identify and reserve lands for cemeteries, and preserve existing cemeteries on all islands, appropriately accommodating varying cultural and, faith-based traditions.						X
Discussion: <i>The project will provide a range of recreational opportunities, many of which may be carried out in coordination with other groups and organizations. The campus is envisioned as a place for the community to gather for sports and recreational activities that bring people together and build community pride.</i>						

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Objective (2): Improve the quality and adequacy of community facilities.	X		
Policies:			
(a) Provide an adequate supply of dedicated shelters and facilities for disaster relief.	X		
(b) Provide and maintain community facilities that are appropriately designed to reflect the traditions and customs of local cultures.			X
(c) Ensure that parks and public facilities are safe and adequately equipped for the needs of all ages and physical abilities to the extent reasonable.	X		
(d) Maintain, enhance, expand, and provide new active and passive recreational facilities in ways that preserve the natural beauty of their locations.	X		
(e) Redesign or retrofit public facilities to adapt to major shifts in environmental or urban conditions to the extent reasonable.			X
Discussion: <i>The high school will provide a new recreational resource for the surrounding community. The open spaces and athletic fields integrated in the campus setting will be safe and accessible for people of all ages and physical abilities. The proposed project would also be constructed in compliance with applicable building codes and DOE standards in regards to preparation for natural hazards. The Kīhei High School would also be used as a shelter for the Kīhei community if a natural hazard were to occur.</i>			
Objective (3): Enhance the funding, management, and planning of public facilities and park lands.	X		
Policies:			
(a) Identify and encourage the establishment of regulated and environmentally sound campgrounds.			X
(b) Manage park use and control access to natural resources in order to rest sensitive places and utilize the resources in a sustainable manner.			X
(c) Ensure that public-recreation facilities are clean and well-maintained.	X		
(d) Develop partnerships to ensure proper stewardship of the islands' trails, public lands, and access systems.			X
(e) Ensure that there is an adequate supply of public restrooms in convenient locations.			X
Implementing Actions:			
(a) Encourage the State to allow for overnight fishing along the shoreline in accordance with management plans and regulations.			X
(b) Develop and regularly update functional plans, including those relating to public facilities, parks, and campgrounds.			X
(c) Develop and adopt local level-of-service standards for public facilities and parks.			X
(d) Identify, acquire, and develop lands for parks, civic spaces, and public uses.	X		
Discussion: <i>Athletic fields and large open spaces will be provided on the lower campus area of the proposed high school. These recreational areas will be cleaned and maintained by school custodians and staff.</i>			
PART H: Diversify Transportation Options			
Goal: Maui County will have an efficient, economical, and environmentally sensitive means of moving people and goods.			
Objective (1): Provide an effective, affordable, and convenient ground-transportation system that is environmentally sustainable.			X
Policies:			
(a) Execute planning strategies to reduce traffic congestion.	X		
(b) Plan for the efficient relocation of roadways for the public benefit.			X
(c) Support the use of alternative roadway designs, such as traffic-calming techniques and modern roundabouts.			X
(d) Increase route and mode options in the ground-transportation network.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(e) Ensure that roadway systems are safe, efficient, and maintained in good condition.			X
(f) Preserve roadway corridors that have historic, scenic, or unique physical attributes that enhance the character and scenic resources of communities.			X
(g) Design new roads and roadway improvements to retain and enhance the existing character and scenic resources of the communities through which they pass.			X
(h) Promote a variety of affordable and convenient transportation services that meet countywide and community needs and expand ridership of transit systems.			X
(i) Collaborate with transit agencies, government agencies, employers, and operators to provide planning strategies that reduce peak-hour traffic.	X		
(j) Develop and expand an attractive, island-appropriate, and efficient public-transportation system.			X
(k) Provide and encourage the development of specialized transportation options for the young, the elderly, and persons with disabilities.			X
(l) Evaluate all alternatives to preserve quality of life before widening roads.			X
(m) Encourage businesses in the promotion of alternative transportation options for resident and visitor use.			X
(n) Support the development of carbon-emission standards and an incentive program aimed at achieving County carbon-emission goals.			X
Implementing Actions:			
(a) Create incentives and implement strategies to reduce visitor dependence on rental cars.			X
(b) Establish efficient public-transit routes between employment centers and primary workforce residential areas.			X
(c) Establish efficient public-transit routes between employment centers and primary workforce residential areas.			X
<p>Discussion: <i>A traffic study was prepared for the Kīhei High School project (Appendix G). The development of the project is not expected to have a significant impact on traffic operations in the project vicinity. An extension of Kūlanihāko'i Street will be constructed to provide access from Pi'ilani Highway to the campus. Internal driveways and roads for campus circulation will also be developed. New roadway infrastructure will be developed to fit the community and existing character of the area. State and County transportation officials will be consulted as the project progresses.</i></p> <p><i>The new high school in Kīhei is expected to serve students who currently attend high schools in Kahului and Wailuku. Therefore, the project will alleviate long travel distances for families driving their children to and from school in Central Maui. Specialized transportation systems will also be developed as appropriate, particularly to serve students with disabilities.</i></p>			
Objective (2): Reduce the reliance on the automobile and fossil fuels by encouraging walking, bicycling, and other energy-efficient and safe alternative modes of transportation.	X		
Policies:			
(a) Make walking and bicycling transportation safe and easy between and within communities.	X		
(b) Require development to be designed with the pedestrian in mind.	X		
(c) Design new and retrofit existing rights-of-way with adequate sidewalks, bicycle lanes, or separated multi-use transit corridors.	X		
(d) Support the development of a countywide network of bikeways, equestrian trails, and pedestrian paths.			X
(e) Support the reestablishment of traditional trails between communities, to the ocean, and through the mountains for public use.			X
(f) Encourage educational programs to increase safety for pedestrians and bicyclists.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Implementing Actions:			
(a) Design, build, and modify existing bikeways to improve safety and separation from automobiles.			X
(b) Increase enforcement to reduce abuse of bicycle and pedestrian lanes by motorized vehicles.			X
(c) Identify non-motorized transportation options as a priority for new sources of funding.			X
Discussion: <i>The new high school in Kīhei is expected to serve students who currently attend high schools in Kahului and Wailuku. Therefore, the project will alleviate long travel distances for families driving their children to and from school in Central Maui. Safe walking and bicycling opportunities will be integrated into the overall project design. The location of the high school is within walking distance to existing and future residential areas, thereby encouraging students to walk and bike to and from school. Students will also be encouraged to carpool or utilize alternative means of transportation.</i>			
Objective (3): Improve opportunities for affordable, efficient, safe, and reliable air transportation.			X
Policies:			
(a) Discourage private helicopter and fixed-wing landing sites to mitigate environmental and social impacts.			X
(b) Encourage the use of quieter aircraft and noise-abatement procedures for arrivals and departures.			X
(c) Encourage the modernization and maintenance of air-transportation facilities for general-aviation activities.			X
(d) Encourage a viable and competitive atmosphere for air carriers to expand service and ensure sufficient intra-County flights and affordable fares for consumers.			X
(e) Continue to support secondary airports, and encourage the State to provide them with adequate funding.			X
(f) During Community Plan updates, explore the use of the smaller airports.			X
(g) Encourage the State to provide efficient, adequate, and affordable parking and transit connections within and around airports			X
Discussion: <i>The project is not directly related to air transportation or related facilities, therefore, this objective and policies are not directly applicable.</i>			
Objective (4): Improve opportunities for affordable, efficient, safe, and reliable ocean transportation.			X
Policies:			
(a) Support programs and regulations that reduce the disposal of maritime waste and prevent spills into the ocean.			X
(b) Encourage the upgrading of harbors to resist damage from natural hazards and disasters.			X
(c) Encourage the State to study the use of existing harbors and set priorities for future use.			X
(d) Explore all options to protect the traditional recreational uses of harbors, and mitigate harbor-upgrade impacts to recreational uses where feasible.			X
(e) Encourage the upgrading of harbors and the separation of cargo and bulk materials from passenger and recreational uses.			X
(f) Encourage the State to provide for improved capacity at shipping, docking, and storage facilities.			X
(g) Encourage the State to provide adequate parking facilities and transit connections within and around harbor areas.			X
(h) Encourage the redevelopment and revitalization of harbors while preserving historic and cultural assets in harbor districts.			X
(i) Encourage the State to provide adequate facilities for small-boat operations, including small-boat launch ramps, according to community needs.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(j) Support the maintenance and cleanliness of harbor facilities.			X
(k) Support the redevelopment of harbors as pedestrian-oriented gathering places, with employee facilities and passengers.			X
Discussion: <i>The project is not directly related to ocean transportation or related facilities, therefore, this objective and policies are not directly applicable.</i>			
Objective (5): Improve and expand the planning and management of transportation systems.	X		
(a) Encourage progressive community design and development that will reduce transportation trips.	X		
(b) Require new developments to contribute their pro rata share of local and regional infrastructure costs.			X
(c) Establish appropriate user fees for private enterprises that utilize public-transportation facilities for recreational purposes.			X
(d) Support the revision of roadway-design criteria and standards so that roads are compatible with surrounding neighborhoods and the character of rural areas.			X
(e) Plan for multi-modal transportation and utility corridors on each island.			X
(f) Support designing all transportation facilities, including airport, harbor, and mass-transit stations, to reflect Hawaiian architecture.			X
(g) Utilize transportation-demand management as an integral part of transportation planning.			X
(h) Accommodate the planting of street trees and other appropriate landscaping in all public rights-of-way.			X
Discussion: <i>The Kihei High School project is expected to serve students who currently attend high schools in Kahului and Wailuku. Therefore, the project will alleviate families having to travel long distances to take their children to and from school in Central Maui. Development of the high school will also include developing transportation infrastructure and related roadways to support the project.</i>			
PART I: Improve Physical Infrastructure			
Goal: Maui County's physical infrastructure will be maintained in optimum condition and will provide for and effectively serve the needs of the County through clean and sustainable technologies.			
Objective (1): Improve water systems to assure access to sustainable, clean, reliable, and affordable sources of water.	X		
Policies:			
(a) Ensure that adequate supplies of water are available prior to approval of subdivision or construction documents.	X		
(b) Develop and fund improved water-delivery systems.			X
(c) Ensure a reliable and affordable supply of water for productive agricultural uses.			X
(d) Promote the reclamation of gray water, and enable the use of reclaimed, gray, and brackish water for activities that do not require potable water.			X
(e) Retain and expand public control and ownership of water resources and delivery systems.			X
(f) Improve the management of water systems so that surface-water and groundwater resources are not degraded by overuse or pollution.	X		
(g) Explore and promote alternative water-source-development methods.	X		
(h) Seek reliable long-term sources of water to serve developments that achieve consistency with the appropriate Community Plans.	X		
Implementing Actions:			
(a) Develop a process to review all applications for desalination.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
<p>Discussion: <i>There are no on-site public or private water systems serving the property. The domestic water and fire supply would be supplied through the Central Maui Water System by connecting to the existing water main on Līloa Drive and upgrading the existing water main in the Pi'ilani Village Subdivision. The project team will continue to work with DWS to provide potable water supply for the proposed Kihei High School project. Necessary approvals will be obtained in accordance with the County's water system standards. Irrigation water will be supplied via on-site brackish wells drilled into the groundwater lens below the site. Conservation measures and best management practices for water use will also be implemented.</i></p> <p><i>The project will enhance water quality through the development and implementation of water pollution control measures. Best management practices and other measures such ground stabilization with landscape and hardscape will be implemented minimize impacts to surface-water and groundwater resources.</i></p>			
<p>Objective (2): Improve waste-disposal practices and systems to be efficient, safe, and as environmentally sound as possible.</p>	X		
Policies:			
(a) Provide sustainable waste-disposal systems and comprehensive, convenient recycling programs to reduce the flow of waste into landfills.	X		
(b) Support innovative and alternative practices in recycling solid waste and wastewater and disposing of hazardous waste.	X		
(c) Encourage vendors and owners of automobile, appliance, and white goods to participate in the safe disposal and recycling of such goods, and ensure greater accountability for large waste producers.			X
(d) Develop strategies to promote public awareness to reduce pollution and litter, and encourage residents to reduce, reuse, recycle, and compost waste materials.			X
(e) Pursue improvements and upgrades to existing wastewater and solid-waste systems consistent with current and future plans and the County's Capital Improvement Program.	X		
Implementing Actions:			
(a) Establish recycling, trash-separation, and materials recovery programs and facilities to reduce the flow of waste into landfills.	X		
(b) Study the feasibility of developing environmentally safe waste-to-energy facilities.			X
(c) Utilize taxes and fees as means to encourage conservation and recycling.			X
(d) Implement and regularly update the Integrated Solid Waste Management Plan.			X
(e) Phase out the use of injection wells.			X
<p>Discussion: <i>The sewer requirements of the proposed project will require additional capacity at the existing Kihei Wastewater Pump Station Nos. 3, 4, 5 and 6. While the existing collection system should have adequate capacity for flows generated by the high school such that upgrades are not necessary, the County will formally determine if any upgrades are required after the Plan Review Application form is submitted. Proposed on- and off-site sewer lines will comply with the County standards. The proposed Kihei High School project will also incorporate green design principles which include re-use and recycling as practicable to reduce solid wastes. Standard recycling practices will also be implemented once the high school is operational.</i></p>			

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Objective (3): Significantly increase the use of renewable and green technologies to promote energy efficiency and energy self-sufficiency.	X		
Policies:			
(a) Promote the use of locally renewable energy sources, and reward energy efficiency.	X		
(b) Consider tax incentives and credits for the development of sustainable- and renewable-energy sources.			X
(c) Expand education about energy conservation and self-sufficiency.	X		
(d) Encourage small-scale energy generation that utilizes wind, sun, water, biowaste, and other renewable sources of energy.	X		
(e) Expand renewable-energy production.			X
(f) Develop public-private partnerships to ensure the use of renewable energy and increase energy efficiency.			X
(g) Require the incorporation of locally appropriate energy-saving and green building design concepts in all new developments by providing energy-efficient urban design guidelines and amendments to the Building Code.	X		
(h) Encourage the use of sustainable energy to power vehicles.	X		
(i) Promote the retrofitting of existing buildings and new development to incorporate energy-saving design concepts and devices.	X		
(j) Encourage green footprint practices.			X
(k) Reduce Maui County’s dependence on fossil fuels and energy imports.	X		
(l) Support green building practices such as the construction of buildings that aim to minimize carbon dioxide production, produce renewable energy, and recycle water.	X		
(m) Promote and support environmentally friendly practices in all energy sectors.	X		
Policies:			
(a) Provide sustainable waste-disposal systems and comprehensive, convenient recycling programs to reduce the flow of waste into landfills.	X		
(b) Support innovative and alternative practices in recycling solid waste and wastewater and disposing of hazardous waste.	X		
Implementing Actions:			
(a) Adopt an energy-efficiency policy for Maui County government as a model for other jurisdictions.			X
(b) Adopt a Green Building Code, and support green building practices.	X		
Discussion: <i>As a State of Hawai’i agency, the DOE is committed to the use of renewable energy sources that are proven, viable, cost effective, and environmentally responsible. The development of Kihei High School supports policies related to conservation of energy, energy efficiency and alternative energy sources. The project will contribute to energy efficiency through incorporating green building standards and sustainable features to conserve energy and water usage, and principles of waste minimization and pollution prevention. The project may also support alternative modes of transportation and low-emitting and fuel efficient vehicles to help reduce greenhouse gas emission. The project will be designed in accordance with the USGBC LEED program or comparable program.</i>			
Objective (4): Direct growth in a way that makes efficient use of existing infrastructure and to areas where there is available infrastructure capacity.	X		
Policies:			
(a) Capitalize on existing infrastructure capacity as a priority over infrastructure expansion.	X		
(b) Planning for new towns should only be considered if a region’s growth is too large to be directed into infill and adjacent growth areas.			X
(c) Utilize appropriate infrastructure technologies in the appropriate locations.	X		
(d) Promote land use patterns that can be provided with infrastructure and public facilities in a cost-effective manner.	X		

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(e) Support catchment systems and on-site wastewater treatment in rural areas and aggregated water and wastewater systems in urban areas if they are appropriately located.			X
Implementing Actions:			
(a) Develop a streamlining system for urban infill projects.			X
(b) Identify appropriate areas for urban expansion of existing towns where infrastructure and public facilities can be provided in a cost-effective manner.	X		
<p>Discussion: <i>The project will provide a new educational facility and supporting infrastructure to meet the needs of the growing population in the Kīhei-Mākena region. The project will be located adjacent to existing “city-like” development, services and infrastructure. The site is designated for development of public facilities in the County’s Kīhei-Mākena Community Plan, and is designated for a future high school in the County’s Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (February 25, 2009). The project will develop a high school in an area with a demonstrated need for an educational facility that will serve students currently attending schools elsewhere.</i></p>			
Objective (5): Improve the planning and management of infrastructure systems.	X		
Policies:			
(a) Provide a reliable and sufficient level of funding to enhance and maintain infrastructure systems.	X		
(b) Require new developments to contribute their pro rata share of local and regional infrastructure costs.	X		
(c) Improve coordination among infrastructure providers and planning agencies to minimize construction impacts.	X		
(d) Maintain inventories of infrastructure capacity, and project future infrastructure needs.			X
(e) Require social-justice and -equity issues to be considered during the infrastructure-planning process.			X
(f) Discourage the development of critical infrastructure systems within hazard zones and the tsunami-inundation zone to the extent practical.	X		
(g) Ensure that infrastructure is built concurrent with or prior to development.	X		
(h) Ensure that basic infrastructure needs can be met during a disaster.	X		
(i) Locate public facilities and emergency services in appropriate locations that support the health, safety, and welfare of each community and that minimize delivery inefficiencies.	X		
(j) Promote the undergrounding of utility and other distribution lines for health, safety, and aesthetic reasons.			X
Implementing Actions:			
(a) Develop and regularly update functional plans for infrastructure systems.			X
(b) Develop, adopt, and regularly update local or community-sensitive level-of service standards for infrastructure systems.			X
<p>Discussion: <i>The applicant will be responsible for the cost of new on-site and off-site infrastructure improvements or upgrades are necessary to support the proposed Kīhei High School. Infrastructure will be developed in accordance with applicable County design standards. The project area is not within the tsunami evacuation zone. The proposed project and supporting infrastructure would be constructed in compliance with applicable building codes and DOE standards in regards to preparation for natural hazards. The Kīhei High School would also be used as a shelter for the Kīhei community if a natural hazard were to occur. Coordination with appropriate County and State agencies will be carried out throughout the planning and design of the project to minimize unnecessary impacts for occurring.</i></p>			

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
PART J: Promote Sustainable Land Use and Growth Management						
Goal: Community character, lifestyles, economies, and natural assets will be preserved by managing growth and using land in a sustainable manner.						
Objective (1): Improve land use management and implement a directed-growth strategy.				X		
Policies:						
(a) Establish, map, and enforce urban- and rural-growth limits.						X
(b) Direct urban and rural growth to designated areas.				X		
(c) Limit the number of visitor-accommodation units and facilities in Community Plan Areas.						X
(d) Maintain a sustainable balance between the resident, part-time resident, and visitor populations.						X
(e) Encourage redevelopment and infill in existing communities on lands intended for urban use to protect productive farm land and open-space resources.				X		
(f) Discourage new entitlements for residential, resort, or commercial development along the shoreline.						X
(g) Restrict development in areas that are prone to natural hazards, disasters, or sea-level rise.						X
(h) Direct new development in and around communities with existing infrastructure and service capacity, and protect natural, scenic, shoreline, and cultural resources.				X		
(i) Establish and maintain permanent open space between communities to protect each community's identity.						X
(j) Support the dedication of land for public uses.				X		
(k) Preserve the public's rights of access to and continuous lateral access along all shorelines.						X
(l) Enable existing and future communities to be self-sufficient through sustainable land use planning and management practices.						X
(m) Protect summits, slopes, and ridgelines from inappropriate development.						X
Implementing Actions:						
(a) Regularly update urban- and rural-growth boundaries and their maps.						X
(b) Establish transfer and purchase of development rights programs.						X
(c) Develop and adopt a green infrastructure plan.						X
(d) Develop studies to help determine a sustainable social, environmental, and economic carrying capacity for each island						X
(e) Identify and define resort-destination areas.						X
<p>Discussion: <i>The resident population of the Kīhei-Mākena region experienced significant growth between 1990 and 2000. The Kīhei-Mākena region was projected to have a 2010 population of 28,124 people. The future 2025 population estimate for the Kīhei-Mākena region is 35,962 persons, or a 28 percent increase over the 2010 population (County Planning Department, June 2006). The proposed Kīhei High School project site is located in the planned growth area of the Draft Maui Island Plan and is listed as a regional facility recommended for development in South Maui. Development of the land will provide necessary educational services to the growing population in the region and has long been sought after by community residents. The high school will be located near existing and future residential areas in Kīhei, and will support compact patterns of urban development and smart land use and community planning concepts.</i></p>						
Objective (2): Improve planning for and management of agricultural lands and rural areas.				X		
Policies:						
(a) Protect prime, productive, and potentially productive agricultural lands to maintain the islands' agricultural and rural identities and economies.						X
(b) Provide opportunities and incentives for self-sufficient and subsistence homesteads and farms.						X
(c) Discourage developing or subdividing agriculturally designated lands when non-agricultural activities would be primary uses.					X	

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(d) Conduct agricultural development planning to facilitate robust and sustainable agricultural activities.			X
Implementing Actions:			
(a) Inventory and protect prime, productive, and potentially productive agricultural lands from competing non-agricultural land uses.			X
Discussion: <i>While the proposed project site lies within the Agricultural District, it is not considered to be a valued agricultural resource. The property consists of soils with poor agricultural viability. ALISH designates only 2% (1.7 acres) of the site soils as Prime and the Land Study Bureau has designated all the project site soils as E, the lowest rating. Further, areas within the property containing higher quality soils are isolated from other suitable agricultural lands, and are too small to provide significant agricultural opportunities. The applicant will be applying for a State Land Use District Boundary Amendment to change the site's Agricultural designation to Urban. The proposed Kihei High School project site is located in the planned growth area of the December 2009 Draft Maui Island Plan and is listed as a regional facility recommended for development in South Maui.</i>			
Objective (3): Design all developments to be in harmony with the environment and to protect each community's sense of place.	X		
Policies:			
(a) Support and provide incentives for green building practices.	X		
(b) Encourage the incorporation of green building practices and technologies into all government facilities to the extent practicable.	X		
(c) Protect and enhance the unique architectural and landscape characteristics of each Community Plan Area, small town, and neighborhood.	X		
(d) Ensure that adequate recreational areas, open spaces, and public-gathering places are provided and maintained in all urban centers and neighborhoods.	X		
(e) Ensure business districts are distinctive, attractive, and pedestrian-friendly destinations.			X
(f) Use trees and other forms of landscaping along rights-of-way and within parking lots to provide shade, beauty, urban-heat reduction, and separation of pedestrians from automobile traffic in accordance with community desires.	X		
(g) Where appropriate, integrate public-transit, equestrian, pedestrian, and bicycle facilities, and public rights-of-way as design elements in new and existing communities.	X		
(h) Ensure better connectivity and linkages between land uses.	X		
(i) Adequately buffer and mitigate noise and air pollution in mixed-use areas to maintain residential quality of life.	X		
(j) Protect rural communities and traditional small towns by regulating the footprint, locations, site planning, and design of structures.			X
(k) Support small-town revitalization and preservation.			X
(l) Facilitate safe pedestrian access, and create linkages between destinations and within parking areas.	X		
Implementing Actions:			
(a) Establish design guidelines and standards to enhance urban and rural environments.			X
(b) Provide funding for civic-center and civic-space developments.			X
(c) Establish and enhance urban forests in neighborhoods and business districts.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
<p>Discussion: <i>Kihei High School will be designed to achieve certification under the USGBC LEED program or comparable program. The physical design and operations of the Kihei High School campus will be in harmony with the natural environment by promoting the use of established environmental best practices. The design objectives of the high school will encourage building forms that fit with the topographic and landscape character of the land. The project will provide a range of recreational opportunities. The proposed Kihei High School is envisioned as a place for the community to gather for sports and recreational activities that bring people together and build community pride. The campus will be integrated with open spaces and wide landscaped pedestrian malls. The design of the project will also utilize green corridors to provide connectivity and cohesiveness within the campus.</i></p>						
Objective (4): Improve and increase efficiency in land use planning and management.				X		
Policies:						
(a) Assess the cumulative impact of developments on natural ecosystems, natural resources, wildlife habitat, and surrounding uses.				X		
(b) Ensure that new development projects requiring discretionary permits demonstrate a community need, show consistency with the General Plan, and provide an analysis of impacts.				X		
(c) Encourage public and private partnerships to preserve lands of importance, develop housing, and meet the needs of residents.						X
(d) Promote creative subdivision designs that implement: best practices in land development, sustainable management of natural and physical resources, increased pedestrian and bicycle functionality and safety, and the principles of livable communities.						X
(e) Coordinate with Federal, State, and County officials in order to ensure that land use decisions are consistent with County plans and the vision local populations have for their communities.				X		
(f) Enable greater public participation in the review of subdivisions.						X
(g) Improve land use decision making through the use of land- and geographic-information systems.						X
Implementing Actions:						
(a) Institute a time limit and sunseting stipulations on development entitlements and their implementation.						X
<p>Discussion: <i>The applicant supports public participation and coordination with State and County officials in the planning and management process of the project. In accordance with Chapter 343, HRS, this EIS discusses the potential short-term and long-term impacts of the project on the environment. Throughout the HRS Chapter 343 process, public review and comments are welcomed and will be incorporated into the overall environmental review and analysis.</i></p> <p><i>The proposed Kihei High School project also consistent with the plans and objectives of the current General Plan (Countywide Policy Plan and December 2009 Draft Maui Island Plan). The site is designated for development of public facilities in the County's Kihei-Mākena Community Plan, and is designated for a future high school in the County's December 2009 Draft Maui Island Plan Public Facility/Infrastructure Improvements Map (February 25, 2009).</i></p>						
PART K: Strive for Good Governance						
Goal: Government services will be transparent, effective, efficient, and responsive to the needs of residents.						
Objective (1): Strengthen governmental planning, coordination, consensus building, and decision making.				X		

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
Policies:						
(a)	Plan and prepare for the effects of social, demographic, economic, and environmental shifts.	X				
(b)	Plan for and address the possible implications of Hawaiian sovereignty.					X
(c)	Encourage collaboration among government agencies to reduce duplication of efforts and promote information availability and exchange.					X
(d)	Expand opportunities for the County to be involved in and affect State and Federal decision making.					X
(e)	Plan and prepare for large-scale emergencies and contingencies.					X
(f)	Improve public awareness about preparing for natural hazards, disasters, and evacuation plans.					X
(g)	Improve coordination among Federal, State, and County agencies.					X
Implementing Actions:						
(a)	Develop policies, regulations, and programs to protect and enhance the unique character and needs of the County's various communities.					X
(b)	Evaluate and if necessary, recommend modifications to the County Charter that could result in a possible change to the form of governance for Maui County.					X
(c)	Study and evaluate the feasibility and implications of voting in Maui County Council elections.					X
(d)	Study and evaluate the feasibility of authorizing town governments in Maui County.					X
Discussion: <i>As a State government agency, the DOE strives to attain good governance whenever possible to meet the needs of the people of Hawai'i. With the development of the proposed Kīhei High School, the applicant is planning for the continued population growth of the Kīhei-Mākena region. Coordination with other government agencies will be conducted throughout the planning and design of the project.</i>						
Objective (2): Promote civic engagement.						
(a)	Foster consensus building through in-depth, innovative, and accessible public-participatory processes.					X
(b)	Promote and ensure public participation and equal access to government among all citizens.					X
(c)	Encourage a broad cross-section of residents to volunteer on boards and commissions.					X
(d)	Encourage the State to improve its community-involvement processes.					X
(e)	Support community-based decision making.					X
(f)	Expand advisory functions at the community level.					X
(g)	Expand opportunities for all members of the public to participate in public meetings and forums.					X
(h)	Facilitate the community's ability to obtain relevant documentation.	X				
(i)	Increase voter registration and turnout.					X
Implementing Actions:						
(a)	Implement two-way communication using audio-visual technology that allows residents to participate in the County's planning processes.					X
(b)	Ensure and expand the use of online notification of County business and public meetings, and ensure the posting of all County board and commission meeting minutes.					X
(c)	Explore funding mechanisms to improve participation by volunteers on boards and commissions.					X
(d)	Develop a project-review process that mandates early and ongoing consultation in and with communities affected by planning and land use activities.					X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Discussion: Throughout the HRS Chapter 343 process, public review and comments are welcomed and incorporated into the overall environmental review and analysis of the EIS. This EIS is made publically available on the Office of Environmental Quality Control's website and can be easily accessed by community members. The State Land Use District Boundary Amendment and County planning processes will also provide opportunities for public participation.			
Objective (3): Improve the efficiency, reliability, and transparency of County government's internal processes and decision making.			X
Policies:			
(a) Use advanced technology to improve efficiency.			X
(b) Simplify and clarify the permitting process to provide uniformity, reliability, efficiency, and transparency.			X
(c) Improve communication with Lana'i and Moloka'i through the expanded use of information technologies, expanded staffing, and the creation and expansion of government-service centers.			X
(d) Ensure that laws, policies, and regulations are internally consistent and effectuate the intent of the General Plan.			X
Implementing Actions:			
(a) Update the County Code to be consistent with the General Plan.			X
(b) Identify and update County regulations and procedures to increase the productivity and efficiency of County government.			X
(c) Develop local level-of-service standards for infrastructure, public facilities, and services.			X
(d) Implement plans through programs, regulations, and capital improvements in a timely manner.			X
(e) Expand government online services.			X
Discussion: The Kīhei High School project is not directly related to County processes.			
Objective (4): Adequately fund in order to effectively administer, implement, and enforce the General Plan.			X
Policies:			
(a) Adequately fund, staff, and support the timely update and implementation of planning policy, programs, functional plans, and enforcement activities.			X
(b) Ensure that the County's General Plan process provides for efficient planning at the County, island, town, and neighborhood level.			X
(c) Encourage ongoing professional development, education, and training of County employees.			X
(d) Encourage competitive compensation packages for County employees to attract and retain County personnel.			X
(e) Enable the County government to be more responsive in implementing our General Plan and Community Plans.			X
(f) Review discretionary permits for compliance with the Countywide Policy Plan.			X
(g) Strengthen the enforcement of County, State, and Federal land use laws.			X
Implementing Actions:			
(a) Establish penalties to ensure compliance with County, State, and Federal land use laws.			X
Discussion: The Kīhei High School project will not directly impact government administrations, and implementation of programs or plans; therefore, this objective and these policies are not applicable.			

Table 5-7 COUNTYWIDE POLICY PLAN OBJECTIVES, POLICIES, AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
Objective (5): Strive for County government to be a role model for implementing cultural and environmental policies and practices.			X
Policies:			
(a) Educate residents on the benefits of sustainable practices.			X
(b) Encourage the retention and hiring of qualified professionals who can improve cultural and environmental practices.			X
(c) Incorporate environmentally sound and culturally appropriate practices in government operations and services.			X
(d) Encourage all vendors with County contracts to incorporate environmentally sound and culturally appropriate practices.			X
Discussion: <i>While the applicant supports this objective and these policies, they are not directly applicable to the proposed Kīhei High School project.</i>			

5.2.3 Maui Island Plan

The County of Maui is currently in the process of updating the General Plan. The Countywide Policy Plan, the first component of the Maui County General Plan update, was adopted in March 2010 and replaced the General Plan 1990. As a comprehensive policy framework for the islands of Maui County to the year 2030, the Countywide Policy Plan provides the goals, objectives, policies and implementing actions used to develop the Maui Island Plan and Community Plans.

The Draft MIP has not yet been adopted by the Maui County Council. Currently, only a Draft version of the Maui Island Plan is available for review (December 2009). However, the purpose of the Plan is directly related to the Directed Growth Strategy which identifies areas appropriate for future urbanization and revitalization. The corresponding Directed Growth Maps specify “urban growth boundaries” for the Island of Maui. As of December 2010, the proposed site for the Kīhei High School project is located within the “urban growth boundary” of the Directed Growth Maps put forth by the County of Maui, Department of Planning (*Figure 3-1*). Further, the Plan’s Public Facility/Infrastructure Improvements Map designates the location of the proposed Kīhei High School project site for the development of a future high school (*Figure 3-2*).

5.2.4 Kīhei-Mākena Community Plan

The Kīhei-Mākena Community Plan (March 6, 1998) is one (1) of nine (9) community plans for Maui County. The Plan advances planning goals, objectives, policies and implementation considerations to guide decision-making within the Kīhei-Mākena region through the year 2010. The Plan provides specific recommendations to address the goals, objectives, and policies contained in the General Plan, while recognizing the values and unique attributes of the Kīhei-Mākena area to enhance the region’s living environment. The proposed project supports the following goals, objectives, policies, and implementing actions set forth in the Kīhei-Mākena Community Plan as detailed in *Table 5-8* below.

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
LAND USE			
Goal: A well-planned community with land use and development patterns designed to achieve the efficient and timely provision of infrastructural and community needs while preserving and enhancing the unique character of Ma`alaea, Kīhei, Wailea and Mākena as well as the region's natural environment, marine resources and traditional shoreline uses.			
Objectives and Policies:			
(a) Acquire beachfront properties for public use.			X
(b) Identify priority growth areas to focus public and private efforts on the provision of infrastructure and amenities to serve existing residents and to accommodate new growth.	X		
(c) Upon adoption of this plan, allow no further development unless infrastructure, public facilities, and services needed to service new development are available prior to or concurrent with the impacts of new development.			X
(d) Limit hotel uses to those areas presently planned for hotel use, and limit hotel development until adequate public facilities and services are established to meet existing needs.			X
(e) Establish a system of parks, utility easements, shoreline areas, drainageways and wetlands as an open space framework for the urban areas of the region, i.e. where structures exist or are planned to exist, and provide an integrated system of pedestrian and bicycle paths.			X
(f) Establish a distribution of land uses which provides housing, jobs, shopping, open space, and recreation areas in close proximity to each other in order to enhance Kīhei's neighborhoods and to minimize dependence on automobiles.	X		
(g) Encourage the establishment of single-family and multi-family land use designations which provide affordable housing opportunities for areas which are in close proximity to infrastructure systems and other urban services.			X
(h) Develop commercial services at the following locations to meet community needs: 1) North Kīhei, between the existing South Kīhei Road, Pi'ilani Highway and Uwapo Road. 2) A central business and commercial center for Kīhei clustered about the South Kīhei Road/Road "C" intersection. 3) In existing commercially zoned areas along South Kīhei Rd. in the vicinity of Kalama Park. 4) Along South Kīhei Road opposite the Kama'ole beach parks.			X
(i) Limit commercial services to neighborhood business uses or other low-key business activities with a residential scale on those properties which abut single-family residential areas.			X
(j) Locate resort-related retail commercial facilities at strategic points in the Wailea and Mākena destination areas.			X
(k) Provide for limited expansion of light industrial services in the area south of Ohukai and mauka of Pi'ilani Highway, as well as limited marine-based industrial services in areas next to Ma`alaea Harbor. Provide for moderate expansion of light industrial use in the Central Maui Baseyard, along Mokulele Highway. These areas should limit retail business or commercial activities to the extent that they are accessory or provide service to the predominate light industrial use. These actions will place industrial use near existing and proposed transportation arteries for the efficient movement of goods.			X
(l) Preserve coastal vistas, open space and recreational opportunities for residents by prohibiting further shoreline development except in places designated on the 1997 community plan land use map, and prohibit future community plan amendments along the shoreline that would increase the intensity of land use, with the exception of land use that is public or quasi-public in nature.			X
(m) Provide for limited residential expansion in Ma`alaea which complements the existing natural and built environment.			X
(n) Maintain State Conservation District boundaries in the planning region. However, State Conservation District reclassification of lands may be warranted to enhance environmental preservation.			X
(o) Establish a site for a future higher educational institution north of the research and technology park project district.			X
(p) Prevent urbanization of important agricultural lands.			X
(q) Allow ohana units only where sufficient infrastructure is available.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(r) Allow special permits in the State Agricultural Districts to accommodate unusual yet reasonable uses including: (1) limited agriculturally related commercial, public and quasi-public uses serving the immediate community; (2) uses clearly accessory or subordinate to a principal agricultural use on the property; (3) public facility uses such as utility installations or landfills whose location depends on technical considerations; and (4) extractive industries, such as quarrying, where the operation would not adversely affect the environment or surrounding agricultural uses.			X
Implementing Actions:			
(a) Prepare a prioritized island-wide directed and managed growth strategy to ensure that the location, rate and timing of development is consistent with the provision of infrastructure and public facilities and services.			X
(b) Include conditions of approval for new residential developments requiring that adequate school facilities shall be in place before a certificate of occupancy is issued.			X
(c) Prepare an Open Space Master Plan for the region to provide a unified system of non-motorized access to community resources, and to provide a planned program of resource stewardship. Establish standards for the use of drainageways, gulches, wetlands, and easements for public access. The Open Space Master Plan shall be prepared by partnership between governmental and non-governmental organizations. The plan preparation shall include, but not be limited to, public input and informational workshops; inventory and mapping of cultural, natural, and open space resources; and review of legal options and constraints. Professional design of the Open Space Master Plan should be funded; and, upon its adoption, the Open Space Master Plan should be incorporated into the Kihei- Makena Community Plan.			X
(d) Control the timing and phasing of project district construction through zoning in order to ensure systematic and incremental development. Such an action shall prevent haphazard development, and ensure that the provision of adequate infrastructure and public facilities and services takes place prior to or concurrent with development.			X
(e) Review, amend and adopt, as appropriate, zoning ordinances and maps to carry out the intent of the land use categories identified in the plan.			X
(f) Establish and enforce building height limits and densities mauka of Pi'ilani Highway which preserve significant mauka views and vistas.	X		
Discussion: <i>The Kihei High School project will add to the County's design of a well-planned community to support existing and future growth of the Kihei-Mākena region. The project site is identified for a proposed high school site in the Draft Maui Island Plan's Public Facility/Infrastructure Improvements Map. Development of the site will fit with existing land use and development patterns to achieve the efficient and timely provision of infrastructural and community needs while preserving and enhancing the unique character of the region's natural environment, marine resources and traditional shoreline uses. The project will not have significant adverse impacts on mauka views and vistas. Building forms on the campus will meet established height limits and design standards. The campus will also provide a new recreation area for the community to gather and hold events.</i>			
ENVIRONMENT			
Goal: Preservation, protection, and enhancement of Kihei-Mākena's unique and fragile environmental resources.			
Objectives and Policies:			
(a) Maintain and enhance the long-term availability of shoreline resources for public enjoyment through adequate access, space, and facility provisions, and through on-going resource management programs.			X
(b) Preserve, protect, and restore unique natural areas with significant conservation values.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
(c) Require that new shoreline development respect shoreline resources and maintain public access: 1) Existing dune formations are important elements of the natural setting and should remain intact. 2) Indigenous or endemic strand vegetation should remain undisturbed; new development and landscaping should treat such vegetation as given conditions. 3) Planning for new shoreline development, as well as redevelopment, shall consider the cyclic nature of beach processes. Setbacks shall be used to provide a sufficient buffer between the ocean and structures to allow for periodic and long-term accretion and erosion of the shoreline. A Coastal Erosion Rate Analysis shall be developed. The planning commissions are encouraged to incorporate data from the analysis into planning decisions for shoreline areas, especially with respect to shoreline building setbacks. In the interim period prior to the completion of the analysis, the planning commissions are further encouraged to utilize minimum setbacks for multi-family and hotel uses of 150 feet from sandy shorelines, and 75 feet from rocky shorelines, or 25% of the average lot depth, whichever is greater. Where shoreline erosion threatens existing structures or facilities, beach replenishment shall be the preferred means of controlling erosion, as opposed to sole reliance on seawalls or other permanent shoreline hardening structures. 4) Storm water run-off from proposed developments shall not adversely affect the marine environment and nearshore and offshore water quality. 5) Planning, design, and layout for new development shall be integrated with public shoreline use and sound principles of resource management.			X
(d) Permit recreational activities in the shoreline zone which respond to shoreline characteristics and principles of sound resource management. Activities which damage or deplete shoreline resources, or are incompatible with ecological systems, shall not be permitted.			X
(e) Protect the quality of nearshore waters by ensuring that land-based discharges meet water quality standards. Continued monitoring of existing and future waste disposal systems is necessary to ensure their efficient operation. Programs should be implemented to reduce the reliance on injection wells for wastewater disposal.	X		
(f) Protect all wetland resources, such as those at Kealia Pond and near Road "C". These open space and wildlife habitat resources are important for flood control and for their natural beauty.			X
(g) Require the integration of wetlands and drainageways into an open space, pedestrian pathway, and bikeway system within and around the Lipoa business district.			X
(h) Encourage such land uses as would serve to reduce hazardous fire conditions in the developed community plan areas.	X		
(i) Discourage shoreline hardening structures where North Kihei Road abuts the coastline. Instead, use soft approaches such as dune restoration and beach nourishment with or without supporting structures.			X
Implementing Actions:			
(a) Implement programs to reduce the reliance on injection wells for wastewater disposal.			X
(b) Establish and maintain a monitoring program for nearshore waters.			X
(c) Support the development of the Ma`alaea-Kealia bypass highway.			X
(d) Develop a master plan for a recreational coastline access along North Kihei Road once the Ma`alaea-Kealia bypass is planned.			X
(e) Facilitate protection of valuable shoreline resources in the Open Space Master Plan by transferring State Beach Reserves and adjacent undeveloped State-owned lots to County jurisdiction. Prepare and implement a plan for enhancement of these lands to provide stewardship of cultural and natural resources and the fostering of traditional cultural activities.			X
(f) Survey, map, and describe the mauka boundaries of the State Beach Reserves to delineate between public and private property.			X
(g) Partner with the Na Ala Hele, South Maui Heritage Corridor, Kihei 2000, and Bikeways Maui organizations to establish a continuous trail/greenway/bikeway system from Kealia Pond to Kilohana Road, to provide pedestrian lateral accesses to the Kihei-Makena shoreline, and to protect and maintain traditional shoreline access.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(h) Initiate a wetlands enhancement project with the Kihei Franks development in coordination with the enhancement of the Countyowned wetland adjacent to Saint Theresa's Church. Include a pedestrian and bikepath to allow school children to access the beach and greenway.			X
(i) Develop and implement a strategy for sand dune protection.			X
(j) New studies should be commissioned that seek to better understand site-specific causes of coastal erosion.			X
(k) Develop and implement a dune restoration project for the beach area along South Kihei Road from the Maui Lu to Suda Store. Such a project may use drift fencing, native vegetation, and dune walkovers in order to restore the sand dunes and prevent sand from blowing onto and across the road.			X
Discussion: <i>The Kihei High School project site is not located on or near the coastline; therefore, policies regarding shoreline resources are not applicable. However, the project will implement water quality standards that comply with Federal and State regulations.</i>			
CULTURAL RESOURCES			
Goal: Identification, preservation, enhancement, and appropriate use of cultural resources, cultural practice, and historic sites that:			
a. provides a sense of history and defines a sense of place for the Kihei-Mākena region; and			
b. preserves and protects native Hawaiian rights customarily and traditionally exercised for subsistence, cultural, and religious purposes in accordance with Article XII, Section 7, of the Hawaii State Constitution, and the Hawaii Supreme Court's PASH opinion, 79 Haw. 425 (1995).			
Objectives and Policies:			
(a) Identify, preserve, protect and restore significant historical and cultural sites.	X		
(b) Foster an awareness of the diversity and importance of cultural and archaeological resources and of the history of Kihei-Mākena. Promote distinct cultural resources as an identifying characteristic of the region.			X
(c) Encourage and protect traditional mauka and makai accesses, cultural practices and rural lifestyles.	X		
(d) Protect those areas, structures and elements that are a significant and functional part of Hawaii's ethnic and cultural heritage.			X
(e) Encourage community stewardship of historic sites.			X
(f) Preserve and restore historical roads and paths as cultural resources, and require such resources to be available to the public.			X
(g) Recognize and respect family ancestral ties to certain sites.	X		
(h) Establish "cultural parks" and heritage corridors for visitation and education.			X
(i) Establish cultural and educational programs to perpetuate Hawaiian and other ethnic heritages.			X
(j) Develop a County ordinance for indigenous architecture.			X
Implementing Actions:			
(a) Prepare a Kihei-Makena specific Cultural Resources Management Plan. Use the plan to update the Countywide Cultural Resources Management Plan. Include an inventory of cultural resources and develop strategies for the preservation and enhancement of those resources.			X
(b) Require development projects to identify all cultural resources located within or adjacent to the project area, prior to application, as part of the County development review process. Further require that all proposed activity include recommendations to mitigate potential adverse impacts on cultural resources, including site avoidance, adequate buffer areas and interpretation. Particular attention should be directed toward the southern areas of the planning region.	X		
(c) Implement a historic or cultural district overlay ordinance to provide protection for areas of significant archaeological, historical and cultural resources. These ordinances should be used at Palauea, Keone'o'io and other significant archaeological complexes in the Honua'ula District of the region.			X
(d) Upon development of Project District 8 (Palauea), the developer shall implement a historic park and interpretative center at Palauea, preserving the Palauea archaeological district and providing interpretation for sites in the Makena-Wailea region.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
<p>Permitted uses shall include a cultural preserve/park area which shall be a minimum of at least 20 contiguous acres to protect and preserve known significant archaeological sites, which shall include, but not be limited to, the Palauea village and heiau complex, and the Palauea landing complex. Consideration should also be given to expanding the cultural preserve to include additional newly identified sites.</p> <p>Because of the significance of the sites, the County Cultural Resources Commission shall review all plans for development. Because of high public interest and the contiguous nature of the sites, consideration should be given to educational uses of the sites.</p>			
(e) Formulate and adopt rural and historic district roadway standards for the old Makena Road to promote the maintenance of historic landscapes and streetscapes in character with the region, so long as these standards are for public roadway purposes, and do not obstruct or interfere with the rights of the public for the use and enjoyment of the area. Makena Road shall be kept open for public use.			X
(f) General sites that should be identified for preservation include, but are not limited to, the following: <ol style="list-style-type: none"> 1) Ancient Trails/Old Government Roads 2) Fishponds 3) Landings 4) Nearshore marine cultural resources 5) Significant native vegetation zones 6) Plantation ditch systems 7) Religious Structures (shrines, churches and heiau) 8) Old bridges 9) Plantation camps 10) Plantation era structures and homes 11) Petroglyphs 12) Burials 			X
(g) Important sites and areas in the Kihei-Makena Community Plan region include the following: <ol style="list-style-type: none"> 1) Lahaina-Pali Trail 2) McGregor's Landing 3) Ma`alaea/McGregor Complex 4) Ma`alaea Petroglyphs 5) Kealia Pond 6) Naval Air Station Pu`unene 7) Kihei Landing 8) Keolahou Church 9) Kalepolepo Fishpond 10) David Malo Church 11) Waiohuli Kai Fishpond 12) Ko`a at Waimahaihai, Kama`ole 13) Kihei Regional Park Complex 14) Kama`ole House Site 15) Palauea Complex 16) Makena Landing Area Sites 17) Makena Complex 18) Keawala`i Church 19) Pu`u Olai 20) Mo`omuku Ko`a 21) Kanahena Landing Area 22) Moanakala Village 23) Kanahena Point Complex 24) Kalaeloa Complex 25) Keone`o`io Village 26) Hoapili Trail 			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
27) Keawanaku Complex 28) Wawaloa Complex 29) Alaha Complex 30) Waiakapuhi Complex 31) Kalulu Complex The above list is not comprehensive. It represents some of the well known sites that are currently listed in the State inventory of Historic Places and on file with the State and National Registers of Historic Places. Many more sites have not been surveyed for historic significance. A map indicating the general location of these sites is on file with the County's Department of Planning. The said map should be consulted prior to development proposals affecting the above-mentioned areas. Prior to any development approvals, the said map shall be referenced and the comments of the State Historic Preservation Division and the County Cultural Resources Commission shall be sought.			
<p>Discussion: An AIS and a CIA were prepared for the project by Scientific Consultant Services, Inc., and are included as part of this EIS. During the AIS, one (1) site (SIHP No. 50-50-9-6393) was re-identified within the study parcel consisting of historic era rock piles and one (1) alignment. Although SIHP No. 50-50-10-6393 will be adversely impacted through project construction, the features have been documented to the fullest extent. The SHPD accepted the AIS on February 12, 2010. Information presented in the CIA for the project site also revealed no notable cultural activities took place at the specific project areas. Therefore, no adverse effects are anticipated. Should significant cultural materials and/or burials be inadvertently discovered during construction, all work in the immediate area will cease and SHPD will be notified.</p>			
<p>ECONOMIC ACTIVITY</p>			
<p>Goal: A diversified and stable economic base which serves resident and visitor needs while providing long-term resident employment.</p>			
<p>Objectives and Policies:</p>			
(a) Establish a sustainable rate of economic development consistent with concurrent provision of needed transportation, utilities, and public facilities improvements.	X		
(b) Expand educational opportunities and encourage research and technological activities.	X		
(c) Encourage research, development, and use of alternate energy sources.	X		
(d) Establish balance between visitor industry employment and nonvisitor industry employment.			X
(e) Provide for the preservation and enhancement of important agricultural lands for a variety of agricultural activities, including sugar cane, diversified agriculture and aquaculture.			X
(f) Increase the availability and variety of commercial services to provide for regional needs and strategically establish small scale commercial uses within, or in close proximity to, residential areas.			X
<p>Implementing Actions:</p>			
(a) Seek State and private support for the establishment of a four-year university in the Kihei-Makena region.			X
(b) Establish a comprehensive data base to analyze county and regional economic statistics.			X
(c) Where feasible within the region, utilize alternate energy sources in all public structures, and encourage the same in private residences.	X		
<p>Discussion: Development of the Kihei High School project will meet the needs for an educational facility to serve the Kihei-Mākena region as described in the Kihei-Mākena Community Plan. By developing a new high school to serve surrounding community, the project will provide expanded educational opportunities and encourage research and other related activities.</p>			

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable	S	N/S	N/A
<p><i>The new high school will result in significant expenditures that will have a positive impact on the economies of the State and the County. With significantly increasing capital investment and capital flow in the region, economic benefits will result from increased employment and tax revenues. The proposed development will also provide opportunities for short and long-term employment within the Kīhei area. It is a goal of the development that the school serves not only youth, but be a center for the community as well. The proposed Kīhei High School project plans on fostering partnerships with the community and private sector through creation of a Science and Technology Center, and a Health and Wellness Center.</i></p>			
HOUSING AND URBAN DESIGN			
<p>Goal: A variety of attractive, sanitary, safe and affordable homes for Kīhei’s residents, especially for families earning less than the median income for families within the County. Also, a built environment which provides complementary and aesthetically pleasing physical and visual linkages with the natural environment.</p>			
Objectives and Policies:			
(a) Provide an adequate variety of housing choices and range of prices for the needs of Kīhei’s residents, especially for families earning less than the median income for families within the County, through the project district approach and other related programs. Choices can be increased through public/private sector cooperation and coordinated development of necessary support facilities and services.			X
(b) Require a mix of affordable and market-priced housing in all major residential projects, unless the project is to be developed exclusively as an affordable housing project.			X
(c) Preserve Kīhei-Mākena’s significant views of the Pacific Ocean and the broad vista to the Central Maui and Upcountry region. Prohibit the use of walls higher than 4 feet in front yard setbacks especially in areas close to the shoreline where view corridors can be blocked.			X
(d) Provide for integration of natural physical features with future development of the region. New development shall incorporate features such as gulches and wetlands into open space and pedestrian pathway and bikeway systems.	X		
(e) Implement landscaped setbacks for future multi-family and commercial areas. Developments shall provide space for landscaped pedestrian ways and bikeways.			X
(f) Incorporate the principles of xeriscaping in all future landscaping.	X		
(g) Encourage the use of native plants in landscaping in the spirit of Act 73, Session Laws of Hawaii, 1992.	X		
(h) Recommend to the Maui County Arborist Committee for consideration as “Exceptional Trees” all trees, or groves of trees, that have historic or cultural value, represent an important community resource, or are exceptional by reason of age, rarity, location, size, aesthetic quality, or endemic qualities. Healthy mature trees shall be saved and incorporated in the landscape plans of subdivisions, roads, or any other construction or development.			X
Implementing Actions:			
(a) Develop a comprehensive strategy for housing assistance which coordinates all available public and private resources and incorporates appropriate regulatory measures.			X
(b) Explore modifying zoning, building and subdivision codes to incorporate minimum lot sizes, compact parking ratios, and roadway and utility standards which meet resident needs but which may depart from customary urban standards, in an effort to reduce development and housing costs.			X
(c) Plant appropriate trees, turfgrass, and ground covers along existing public rights-of way, roads, and parks. Neighborhood communities and citizen groups shall be encouraged to upgrade their streets and parks in accordance with the Maui County Planting Plan.	X		
(d) Provide landscaped buffer areas between Pi’ilani Highway and adjacent communities to mitigate highway noise and to reduce the visual impact of development. Both Pi’ilani Highway and South Kīhei Road shall be landscaped to achieve a parkway character.			X
(e) Provide an aesthetic landscaped entry-way and park at the north end of Kīhei, north of the future commercial area. Provide a similar Kīhei entry-way at Road C.			

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
(f)	Develop Kihei-Makena Urban Design Guidelines to address architectural, landscape, and graphic design standards. Use the guidelines to establish a sense of place by defining distinctive standards for four neighborhoods: the Uwapo Road- Suda Store neighborhood, the Lipoa Street-Azeka Place neighborhood, the Kalama Park neighborhood, and the Kama'ole Parks neighborhood.					X
(g)	Implement streetscape beautification through an "adoption" program for trees, sidewalks, street frontages, and intersections.					X
<p>Discussion: <i>The Kihei High School project site is not related to the development of housing in Kihei; therefore, most policies regarding housing and urban design are not directly applicable to the proposed project. However, the project design will incorporate design features such as the integration of natural physical features throughout the campus, use of native plants and principles of xeriscaping in landscaping.</i></p>						
PHYSICAL AND SOCIAL INFRASTRUCTURE						
<p>Goal: Provision of facility systems, public services and capital improvement projects in an efficient, reliable, cost effective, and environmentally sensitive manner which accommodates the needs of the Kihei-Mākena community, and fully support present and planned land uses, especially in the case of project district implementation.</p>						
<p>Allow no development for which infrastructure may not be available concurrent with the development's impacts.</p>						
Transportation						
Objectives and Policies:						
(a)	Develop and implement a well-planned road and public transportation system to allow residents and visitors to move safely, effectively and comfortably within the region. Roadway improvements should be planned, designed, and constructed as prioritized under the Implementing Actions section below, and as generally described in the Kihei Traffic Master Plan.	X				
(b)	Undertake transportation system improvements concurrently with planned growth of the Kihei-Mākena region. Require adequate interregional highway capacity, including the widening of Pi'ilani and Mokulele Highways to four lanes, prior to the construction of major projects south of Kilohana Road or mauka of Pi'ilani Highway.					X
(c)	Strengthen the coordination of land use planning and transportation planning to promote sustainable development and to reduce dependence on automobiles. New residential communities should provide convenient pedestrian and bicycle access between residences and neighborhood commercial areas, parks and public facilities.	X				
(d)	Support ridesharing, bicycle and pedestrian use, alternative work schedules, traffic signal synchronization, and/or other transportation demand management strategies.	X				
(e)	Support a new bypass highway mauka of Pi'ilani Highway, coordinated with a Ma'alaea-Kealia Pond bypass highway, and an Upcountry-Kihei connector road, to be constructed as growth in the region warrants.					X
(f)	Protect and preserve the traditional rural scale and character of existing portions of old Mākena Road in a manner similar to that existing at Keawalai Church.					X
(g)	Plan, design, and construct a pedestrian and bikeway network throughout the Kihei-Mākena region which considers the utilization of existing stream beds, drainageways, wetlands and public rights-of-way along coastal and inland areas.					X
(h)	Encourage joint public/private participation in the planning, design and construction of roadway improvements, especially those identified in this plan.					X
(i)	Support the planning and design of the Ma'alaea-Kealia bypass highway in order to address potential environmental concerns of North Kihei Road, and its proximity to the shoreline.					X
Implementing Actions:						
(a)	Plan, design and construct a new Road "C", from South Kihei Road to Pi'ilani Highway, to provide an alternative connector roadway in Central Kihei, as described in the Kihei Traffic Master Plan. Said alignment shall extend in an easterly direction from its existing segment at South Kihei Road and link with Pi'ilani Highway. This is the highest priority for roadway improvements in the community plan region.					X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(b) Plan, design and construct appropriate sections of a new North-South Collector Road, from Uwapo Road to Keonekai Road, to facilitate improved traffic movement in Kihei proper. When selecting a specific alignment, impacting existing structures should be kept to a minimum. Consideration should be given to segments between Kaonoulu Street and Auhana Street as well as between Ke Alii Alanui and Keonekai Road. In terms of roadway improvements within the community plan region, this shall be the second priority.			X
(c) Widen Pi'ilani Highway, between Mokulele Highway and Wailea Ike Drive, to four lanes. In terms of roadway improvements within the community plan region, this shall be the third priority.			X
(d) Plan, design and construct a new Road "B", from South Kihei Road to the new North-South Collector Road, to improve internal circulation in the Central Kihei area.			X
(e) Plan, design and construct a new Road "A", from Road "B" to Lipoa Street, to provide increased circulation in the Lipoa business area.			X
(f) Provide clear signage with adequate lighting along Pi'ilani Highway to indicate Kihei access points. Also provide a landscape buffer and bikepath on both sides of Pi'ilani Highway.	X		
(g) Provide left turn storage lanes and acceleration/deceleration lanes on Pi'ilani Highway, and traffic signals at important intersections along South Kihei Road.	X		
(h) Widen Mokulele Highway to four lanes.			X
(i) Preserve and enhance the identity of Kihei's neighborhoods by designing the northsouth collector road in discontinuous segments. Work with landowners, neighborhoods, and community groups to plan and implement an adjacent but separate trail/greenway/bikepath to provide non-motorized public access along the full length of the road reserve. In sections where no roadway is built, the trail/greenway/bikepath may be broadened to form a neighborhood park, public access, or open space area.			X

Discussion: A traffic study was prepared for the Kihei High School project (Appendix G). As described in Section 4.2.5, development of the project is not expected to have a significant impact on traffic operations, primarily due to the provision of turning lanes and a traffic signal system at the intersection of Pi'ilani Highway with Kulanihako'i Street, and the access road for the high school. New roadway infrastructure will be developed to fit the community and existing character of the area. A landscaped buffer will be provided along Pi'ilani Highway. State and County transportation officials will be consulted throughout the planning and design of the project.

The new high school in Kihei is expected to serve students who currently attend high schools in Kahului and Wailuku. Therefore, the project will alleviate long travel distances for families driving their children to and from school in Central Maui. Safe walking and bicycling opportunities will also be integrated into the overall project design. The location of the high school is within walking distance to existing and future residential areas, thereby encouraging students to walk and bike to and from school. Students will also be encouraged to carpool or utilize alternative means of transportation.

Water Distribution			
Objectives and Policies:			
(a) Provide for appropriate water source and transmission improvements concurrent with planned growth of the Kihei-Mākena region.	X		
(b) Support and expand the projected development of the Central Maui and East Maui water systems in order to meet the needs of all Maui residents.			X
(c) Develop water conservation, reuse and educational programs.	X		
(d) Encourage the use of non-potable water for irrigation purposes and water features. Prohibit the use of potable water in large water features or require substantial mitigation fees.	X		
(e) Encourage the use of plants which have a relatively low need for water.	X		

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
<p>Discussion: <i>There are no on-site public or private water systems serving the property. The domestic water supply would be supplied through the Central Maui Water System by connecting to the existing water main on Līloa Drive and upgrading the existing water main in the Pi'ilani Village Subdivision. The project team will continue to work with DWS to provide potable water supply for the proposed Kīhei High School project. Irrigation water will be supplied via on-site brackish wells drilled into the groundwater lens below the site.</i></p> <p><i>The project will be designed in accordance with the USGBC LEED certification or comparable program requirements. Sustainable design strategies will water conservation measures, such as xeriscape landscaping principles, and best management practices for water use.</i></p>						
Liquid and Solid Waste						
Objectives and Policies:						
(a) Coordinate improvements to sewer transmission lines and wastewater reclamation facilities to meet the needs of future population growth. Require that the Wailea Resort Company and the Wailea Mākena Alliance work toward a solution that would enable the Wailea sewerage system to be dedicated to the County.	X					
(b) Provide efficient, safe and environmentally sound systems for the reuse, recycling, and disposal of liquid and solid wastes.	X					
(c) Reduce the reliance on injection wells for wastewater disposal. Require the use of reclaimed effluent--a procedure which is safe, economical and environmentally sound--for irrigation of golf courses, parks and landscaped areas.	X					
(d) Encourage public awareness of the need to reduce, reuse, recycle and compost waste materials, and make composting facilities available to the public.	X					
<p>Discussion: <i>The sewer requirements of the proposed project will require additional capacity at the existing Kīhei Wastewater Pump Station Nos. 3, 4, 5 and 6. While the existing collection system should have adequate capacity for flows generated by the high school such that upgrades are not necessary, the County will formally determine if any upgrades are required after the Plan Review Application form is submitted. Proposed on- and off-site sewer lines will comply with the County standards. The proposed Kīhei High School project will also incorporate green design principles which include re-use and recycling as practicable to reduce solid wastes. Standard recycling practices will also be implemented once the high school is operational.</i></p> <p><i>The high school will be constructed and operated in accordance with State and federal water quality regulations. No septic tanks, leach fields, or injection wells are proposed. Best management practices will be implemented to minimize adverse impacts from occurring.</i></p>						
Drainage						
Objectives and Policies:						
(a) Design drainage systems that protect coastal water quality by incorporating best management practices to remove pollutants from runoff. Construct and maintain, as needed, sediment retention basins and other best management practices to remove sediments and other pollutants from runoff.	X					
(b) Construct necessary drainage improvements in flood prone areas. Where replacement drainage are required for flood protection, these systems shall be designed, constructed, and maintained using structural controls and best management practices to preserve the functions of the natural system that are beneficial to water quality. These functions include infiltration, moderation of flow velocity, reduced erosion, uptake of nutrients and pollutants by plants, filtering, and settlement of sediment particles. The use of landscaped swales and unlined channels shall be urged.						X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(c) Support the implementation of flood control projects and sediment retention basins mauka of Piilani Highway to address present problem areas.	X		
(d) Minimize the increase in discharge of storm water runoff to coastal waters by preserving flood storage capacity in low-lying areas, and encouraging infiltration of runoff.	X		
(e) Encourage the use of setbacks and flood protection areas as part of an open space pedestrian-way and bikeway network throughout the region.			X
Implementing Actions:			
(a) Formulate a drainage master plan for Kihei-Makena that considers the cumulative impacts of existing and planned development. The master plan shall guide future development while preventing flooding and providing guidance to reduce the degradation of coastal waters.			X
(b) Establish a comprehensive program of improvements to the storm drainage system; implement a maintenance program; and ensure that safety, property loss, pollutant removal, and the need for comprehensive planning, are considered.			X
(c) Revise the County drainage rules to require that drainage system design shall not adversely affect downstream and coastal water quality.			X

Discussion: As detailed in Section 4.2.10.3, drainage from the project is not expected to have a significant adverse effect on coastal water quality. The project will adopt water quality standards and will be constructed and operated in accordance with State and federal water quality regulations. Drainage improvements will be designed to result little or no increase in the peak rate of storm water runoff from existing conditions. Best management practices will be implemented, such as the use of basins, grass swales, infiltration trenches and vegetative filter strips to minimize runoff from occurring. During construction, grading operations will be in conformance with the applicable ordinances by the DOH and the County. Mitigation will consist of implementing grading and construction period erosion control BMPs.

The proposed Kihei High School site is located in an area designated Zone X, outside the 100-year flood plain (Figure 1-8). The site is flanked by Kūlanihākoʻi Gulch and Waipuʻilani Gulch. These gulches are generally dry except after significant rainfall events. Due to the topography of the land, flooding is not expected within the project site. The proposed project will provide adequate setbacks and will be constructed in compliance with applicable building codes.

Energy and Public Utilities

Objectives and Policies:

(a) Promote energy efficiency as the energy resource of first choice, and increase energy efficiency in all sectors of the community.	X		
(b) Locate goods, services, and employment in close proximity to residential centers to minimize energy expenditures for transportation. Support the development of communication infrastructure and promote telecommuting to minimize travel.	X		
(c) Increase the use of renewable resources in all County-owned buildings, facilities, and vehicles. Utilize renewable energy for water pumping or other energy services which can take advantage of intermittent energy resources.			X
(d) Promote environmentally and culturally sensitive use of renewable energy resources like biomass, solar, wind, and hydroelectric energy in all sectors of the community.			X
(e) Support the establishment of an alternate fuels distribution infrastructure.			X
(f) Interface County planning with the energy utilities' integrated resource planning programs.			X
(g) Encourage the provision of public utilities which will meet community needs in a timely manner.			X
(h) Require proper site selection, facility construction and monitoring of power generation facilities in order to minimize adverse environmental impacts upon the Kihei-Mākena community.			X
(i) Increase the energy security of community "lifeline" facilities and improve energy emergency response capabilities.			X

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable				S	N/S	N/A
Implementing Actions:						
(a)	Develop incentives and requirements for energy-efficient building design and site development practices through various approaches, including modifications to building, zoning, and subdivision codes.					X
(b)	Develop, compile and disseminate information on new energy technologies, policies, and programs that may prove helpful to the community's economy and environment.					X
(c)	Initiate an integrated County energy resource planning program.					X
(d)	Use energy-efficient street lights and develop appropriate street lighting standards for agricultural and rural areas.					X
<p>Discussion: <i>As a State of Hawai'i agency, the applicant is committed to the use of renewable energy sources that are proven, viable, cost effective, and environmentally responsible. Kīhei High School will be designed to achieve certification under the USGBC LEED program or comparable program. The project will contribute to energy efficiency through incorporating green building standards and sustainable features to conserve energy and water usage, and principles of waste minimization and pollution prevention. The project design may also support alternative modes of transportation and low-emitting and fuel efficient vehicles to help reduce greenhouse gas emission.</i></p> <p><i>Kīhei High School will also implement an environmental awareness among students and faculty that promote the importance of the energy efficiency and renewable energy resources. The new high school will be located in close proximity to existing and future residential centers thereby encourage walking, biking and other alternative means of transportation.</i></p>						
Recreation						
Objectives and Policies:						
(a)	Provide high-quality recreational facilities to meet the present and future needs of residents of all ages and physical ability.	X				
(b)	Provide for a range of park sizes and types at neighborhood, community and regional scales. New residential developments shall provide recreational facilities on-site to meet the immediate needs of project residents.					X
(c)	Plan, design and construct a regional park on approximately 100-150 acres within the District. Facilities should include, but may not be limited to: a community center, swimming pool, ball fields, and basketball and tennis courts. Consideration should be given to locating the park in fairly close proximity to the Kīhei Wastewater Reclamation Facility so that treated effluent may be used for park irrigation purposes.					X
(d)	Encourage the construction of public parks adjacent to schools to provide for joint utilization of facilities by school and community.					X
(e)	Improve recreation facilities and services through the integration of public parking, vehicular drop-offs and turnarounds, and sanitation facilities with facility planning and design.					X
(f)	Improve public access to shoreline and nearshore resources through the following measures: 1) Develop and implement a plan for public access to the shoreline, which includes both existing and future accesses, based on the location of significant shoreline resources. Accesses shall be consistent with the characteristics of resources to be reached. 2) Provide adequate landscaped public access to shoreline areas with significant recreational and scenic value. Provide adequate lateral public access along the shoreline to connect significant shoreline areas and to establish continuity of the public shoreline areas. Particular attention shall be directed toward southern shoreline resources from Polo Beach southwards, and between Kama'ole Parks II and III. 3) Require setbacks to include recreational space on lands behind the legally defined public shoreline zone wherever possible. This allows for adequate recreational activities and proper management of the shoreline.					X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS	S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
4) Provide setback areas with landscaping to enhance recreational use and scenic quality. Recreational amenities should be commensurate with the scale of the setback area, intended use, and resource characteristics.			
(g) Establish several youth centers throughout the region, one of which could be located at the park site adjacent to Lokelani Intermediate School.			X
(h) Provide for adequate parking at all park facilities. Many existing parks lack sufficient parking and require substantial increases in parking spaces.			X
(i) Support the creation and promotion of overnight campsites within the region.			X
Implementing Actions:			
(a) Designate appropriate locations and provide for community and neighborhood parks within the Kihei-Makena region.			X
(b) Revise standards in the park dedication ordinance to increase the quantity and quality of parks generated by new developments. Strategies which should be explored include increasing park assessment provisions, various cash vs. land dedication options, and provision of active vs. passive recreation parks. The analysis should recognize the importance of on-site recreational facilities as well as the need for parks at the neighborhood, community and regional level.			X
(c) Implement Makena-LaPerouse Park for nature-oriented recreation, including shoreline activities, picnicking, camping, biking, and interpretive/educational pursuits. Provide for a residential caretaker and security personnel to oversee facilities and public safety at this large remote destination.			X
(d) Provide adequate maintenance programs and enforce existing regulations regarding littering and defacement of public property at all public facilities.	X		
(e) Create a master plan to rehabilitate the existing beach parks in the region, and to develop County-owned lands designated for park use.			X
Discussion: <i>The project will provide a range of recreational opportunities, many of which may be carried out in coordination with other groups and organizations. Athletic fields and large open spaces will be provided on the lower campus area of the proposed high school. These recreational areas will be cleaned and maintained by school custodians and staff. Public parking would be provided after school hours. The campus is envisioned as a place for the community to gather for sports and recreational activities.</i>			
Health and Public Safety			
Objectives and Policies:			
(a) Improve and expand the delivery of health and public safety services to Kihei-Mākena residents and visitors.	X		
(b) Provide for the establishment of a health clinic with full emergency services.			X
(c) Support a new full-service hospital facility in the Kihei-Mākena region to be constructed as growth in the region and the island warrants.			X
Implementing Actions:			
(a) Provide a police station in the Kihei-Makena region.			X
(b) Expand fire fighting and rescue capabilities, including the acquisition of a new ladder truck, and the provision of a fire and ambulance station in the Wailea area.			X
Discussion: <i>While the project will not directly impact health and public safety services for Kihei-Mākena residents and visitors, the DOE does takes the responsibility of the wellness and safety of its students and staff seriously. Therefore, general health and public safety services will be provided for all students and faculty within the high school campus.</i>			

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS	S	N/S	N/A
S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
Education			
Objectives and Policies:			
(a) Require the delivery of quality educational facilities at the time such facilities are needed. Emphasize advanced planning so that school facilities such as classrooms, playgrounds, libraries, cafeterias and other appurtenant structures are delivered in a timely manner so as to eliminate the use of portable facilities.	X		
(b) Enhance the classroom learning environment through measures which would reduce excessive temperature and background noise problems.	X		
(c) Consider a third elementary school site of approximately 20 acres in the North Kīhei area.			X
(d) Build a high school to serve the Kīhei region when required to accommodate growth.	X		
(e) Encourage the construction of child day care centers which are located convenient to users, but which place minimal impact upon residential neighborhoods.			X
Implementing Actions:			
(a) Enhance the classroom learning environment through such measures as the installation of air-conditioning and ceiling fans.	X		
(b) Require the construction of a playground and physical education facilities east of Lokelani Intermediate School. Consider the joint use of property on the south side of Lokelani Intermediate School for playground use in order to provide additional recreation space and flexibility for both Lokelani and Kīhei Elementary schools.			X
(c) Request that the Department of Education shall provide and maintain a landscaped buffer between Pi'ilani Highway and Lokelani and Kīhei Elementary schools. This visually attractive buffer would reduce excessive noise problems from Pi'ilani Highway.			X
(d) Plan and locate a site for a high school to serve the Kīhei region.	X		
Discussion: Significant population growth in the Kīhei-Mākena region, coupled with the geographical separation from existing crowded central Maui high schools has created the need for the proposed Kīhei High School. The proposed high school has been planned for in County's December 2009 Draft Maui Island Plan 2030 and long desired by community residents. The proposed project would deliver an additional educational resource support the region at a time when these facilities are needed. The campus will provide adequate setbacks and landscaped buffers from Pi'ilani Highway to reduce excessive background noise. Other sustainable design measures will be integrated to enhance the overall classroom learning environment.			
GOVERNMENT			
Goal: Efficient, effective and responsive government services in the Kīhei-Mākena region.			
Objectives and Policies:			
(a) Improve the delivery of services by government agencies to the Kīhei- Mākena region.	X		
(b) Continue to streamline the permit process, where appropriate, through means such as consolidated public hearings and concurrent processing of applications.			X
(c) Continue to expedite the review and approval process for projects which will result in public benefit by "fast-tracking" and the assignment of permit expeditors.			X
(d) Use the County's real property tax assessment function as a mechanism to encourage desirable private development, rehabilitation, or preservation, to monitor the implementation of the Community Plan, and to establish a land use information base.			X
Implementing Actions:			
(a) Evaluate and modify present zoning and subdivision ordinances to incorporate land use and design guidelines as well as other recommendations incorporated herein.			X
(b) Compile plans and studies to implement the recommendations of this Plan, including water development, housing, local and regional circulation, drainage, solid waste, and other special studies as required.			X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 5-8 KĪHEI-MĀKENA COMMUNITY PLAN OBJECTIVES, POLICIES AND IMPLEMENTING ACTIONS S = Supportive, N/S = Not Supportive, N/A = Not Applicable			
	S	N/S	N/A
(c) Continue to develop and utilize a computerized County planning system, including, but not limited to, integrating into the system future plans, studies, guidelines, and legislation. The computerized planning system should not become stagnant, but should become an integral part of planning within the County.			X
(d) Continue to operate and fund mobile/satellite government facilities.			X
(e) Implement tax incentives and/or disincentives that encourage desirable private development or preservation.			X
(f) Adopt a beach/mountain access dedication ordinance pursuant to Chapter 46, Hawaii Revised Statutes to assist in establishing public mauka and makai accesses, in conjunction with an overall public access master plan to serve as the framework for decision-making.			X
<p>Discussion: <i>The Kīhei High School project will not directly improve government services and processes, particularly relating to land use and decision making and standards, therefore, this objective and these policies are not applicable. However, the DOE is a State (government) agency committed to providing necessary public school services to meet community needs. Coordination with other government agencies will be conducted throughout the planning and design of the project.</i></p>			
INDIGENOUS ARCHITECTURE			
Goal: Reserve for future implementation provisions for indigenous architecture as may be adopted from time to time by the County Council and/or the County Cultural Resources Commission.			
Objectives and Policies:			
(a) To legitimize indigenous architecture as viable spaces for living, work, and recreation.			X
Implementing Actions:			
(a) Develop a County ordinance for indigenous architecture.			X
(b) Adopt standards for indigenous architecture.			X
<p>Discussion: <i>The Kīhei High School project does not currently involve planning for the region's future implementation of indigenous architecture. However, elements of indigenous architecture may be incorporated into the project, as specific design details continue to be developed.</i></p>			

Chapter 6

Alternatives to the Proposed Project

6.0 ALTERNATIVES TO THE PROPOSED PROJECT

This section describes the following alternatives to the proposed action that were considered during the planning process:

- No-action
- Alternative Sites
- Reduced Campus Size

The alternatives analysis describes the alternative, identifies the potential environmental impacts of the alternative and compares them with the potential impacts of the proposed action.

6.1 NO-ACTION ALTERNATIVE

This alternative assumes the development of the land in accordance with the current State Agricultural District classification and County Agricultural zoning of the site. Under this alternative, the land would probably remain essentially undeveloped for the foreseeable future. The existing character would be maintained and any adverse or beneficial impacts created by the proposed project would not be generated. If the project was not implemented at this time, it is probable that the land would remain in its present condition until development of a master planned community was pursued by property owners at a later date.

6.1.1 Potential Impacts Compared to the Proposed Action

The No-Action Alternative would have no anticipated adverse short- or long-term, direct or indirect impacts on the resources described in *Section 4.0*. The No-Action Alternative would also create no beneficial impacts such as: a new school, new athletic facilities, runoff and erosion control, employment or other economic benefits. With the minor existing activities remaining on the property, there would be very limited vegetation management against seasonal wild fires. Wind erosion and soil runoff would also remain uncontrolled over this land.

In comparison, the proposed action would have some potential impacts on State land use, County zoning, topography, agricultural use, visual resources, traffic, air quality, erosion, drainage and solid waste and wastewater management, water and power supplies. The proposed action will have beneficial impacts on public services, employment and economics that will not be realized under the No Action Alternative.

The subject property is classified as State Land Use Agricultural District and Agricultural zoning district at the County level. The property is designated Agriculture and Public/Quasi Public pursuant to the County's Kīhei-Mākena Community Plan. Given the State and County designations, and the growing demands for a high school in the region, there would continue to be development pressure focused on the project area. If the project area were not chosen, other areas in the region, including much more productive agricultural lands compared to the project area, would need to be identified for potential development of a high school.

6.2 ALTERNATIVE SITES

The DOE conducted a Site Selection Study (SSS) for Proposed Kīhei High School (Munekiyo and Hiraga, January 2008) at the outset of the project. The SSS initially identified 11 viable school sites within the Kīhei-Mākena region. Through a comprehensive evaluation process, the 11 sites were

narrowed to seven (7), based on a general evaluative review, then to, four (4) sites for further review. Based on discussions with the landowners, three (3) of these finalist sites yielded potential development opportunities (*Figure 6-1*).

The SSS evaluated the finalist candidate sites on a point system based on the following categories: proximity to population served, proximity to future expansion of community, proximity to important existing facilities locations, historical/archaeological/cultural resources, flora/fauna, land use entitlements, safety and security, accessibility/traffic, proximity to existing water infrastructure, water pressure adequacy, proximity to existing wastewater infrastructure, proximity to existing utilities infrastructure, topography, drainage, indoor air quality, acoustic comfort, thermal comfort visual comfort, day lighting, noise pollution, light pollution/trespass, proximity to reclaimed water source, and buildable area. Sites were awarded more points for more favorable impact, and less points for less favorable impacts.

Site 1 - Kawamoto Pi'ilani

Site 1 is located adjacent to and east of Pi'ilani Highway, just north of the Maui Meadows subdivision and south of Li'ilioholo Gulch. This site did not score favorably in terms of proximity to population, expansion of community or existing facilities. Nor did it score well under land use entitlements, light and noise pollution, and proximity to reclaimed water. The site was awarded the most points possible for proximity to wastewater infrastructure, proximity to utilities, visual comfort, and day lighting. Site 1 earned a total of 63.25 out of a possible 115 points in the site selection review conducted by consultants. During an independent poll conducted at a Kīhei Community Association (KCA) meeting in June 2007, Site 1 received two (2) votes.

Site 2 - Pi'ilani Park 1

Site 2 is located adjacent to and east of Pi'ilani Highway, just north of the Kama'ole Gulch and south of the Kanani Road intersection. This site earned the highest points for proximity to wastewater infrastructure, proximity to utilities and reclaimed water source, drainage and day lighting. It scored low on land use entitlements, water pressure, buildable area and cultural resources. Site 2 earned a total of 74.75 out of a possible 115 points in the consultant review. During the KCA meeting poll in June 2007, Site 2 received 59 votes, the highest number of the three (3) finalist sites.

Site 3 - Pi'ilani Makai Hybrid

Site 3 (the proposed Kīhei High School project) earned a total of 78.5 out of a possible 115 points. During the KCA meeting in June 2007, 10 members voted for Site 3. Site 3 earned the most points due to the close proximity of resident populations, community resources, utility connections, existing land designation, low probability of additional archaeological sites, site constructability and relatively mild traffic impacts.

Site 3, Pi'ilani Makai Hybrid, was recommended as the single preferred site for the future high school in Kīhei. The rationale of choosing this site over another site was based on the systematic evaluation and rating of site features as well as cost associated with the development and construction of each site in regards to location and terrain.

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

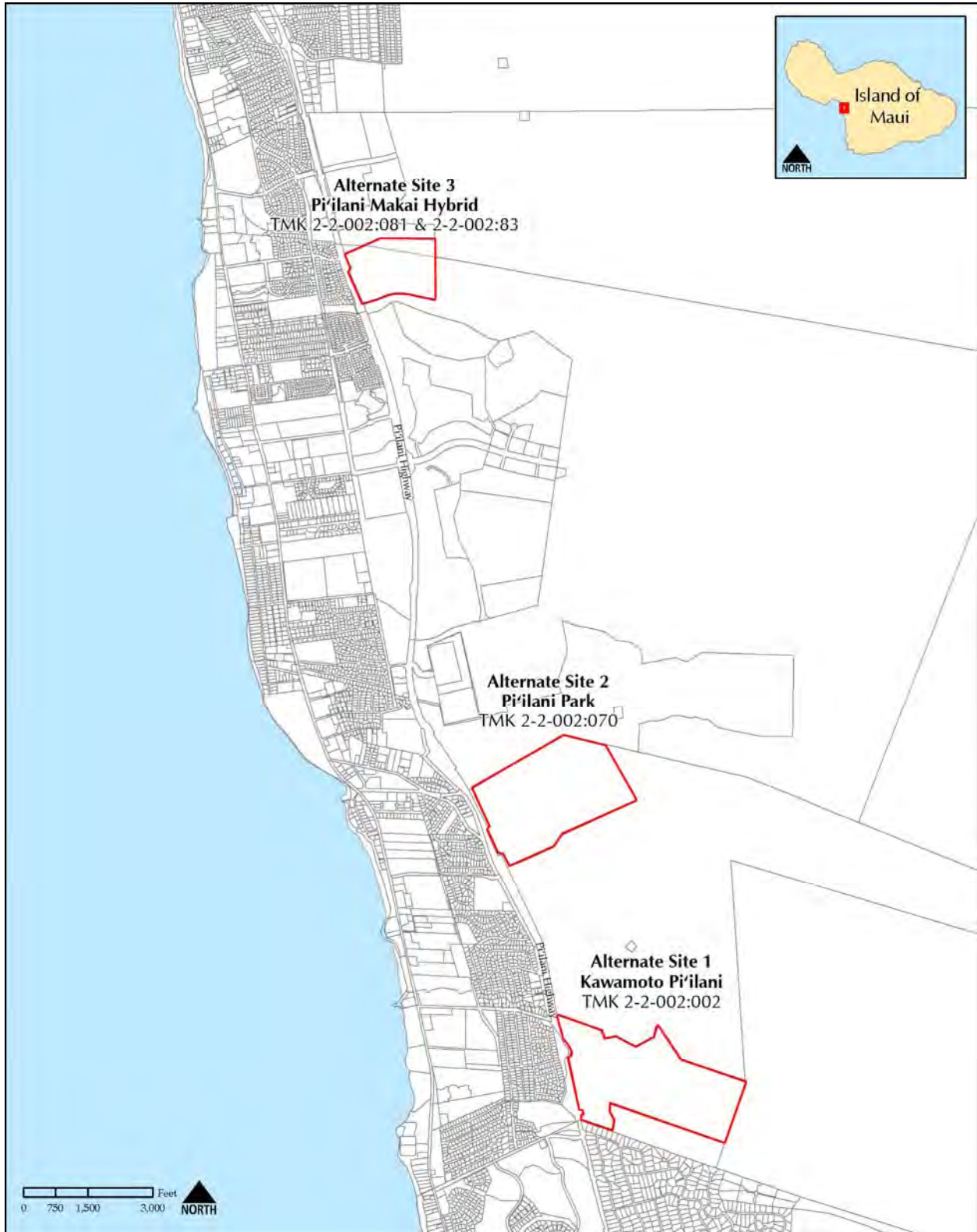


Figure 6-1
Possible Alternative Sites for Kihei High School Map

6.2.1 Potential Impacts Compared to the Proposed Action

All three (3) finalist alternative sites are expected to have a similar level of environmental impact as they all involve conversion of undeveloped land. The scoring system utilized in the SSS involved a more detailed impacts assessment; the higher the score, the better the location with respect to environmental and planning impacts. The most impacts of the three (3) sites were anticipated on Site 1. Site 2 was very close in score to Site 3, but anticipated more impacts with respect to cultural resources than the chosen alternative. Site 3, the proposed project, had the highest score and was anticipated to have the least amount of impacts.

6.3 REDUCED CAMPUS SIZE

According to the DOE, Education Specifications (EDSPECS) for High Schools, Section 201-1, enrollment guidelines for a new high school with minimum enrollment of 1,000 students should be situated on a site with a minimum of 50 usable acres. This standard is used as the basis for the Reduced Campus Size alternative.

For the Reduced Campus Size alternative, a 50-acre campus has been evaluated at the selected project site. The SSS assessed a high school campus configured on 50 acres at Site 3, Pi'ilani Makai Hybrid. The 50-acre site extended approximately 1/2 mile mauka of Pi'ilani Highway with its southern border along Waipu'ilani Gulch. Most of the 50-acre site was situated on Haleakala Ranch land, with a smaller portion of the campus extending onto the adjacent Ka'ono'ulu Ranch property. The 50-acre site would accommodate 1,000 students, buildings for associated enrollment and supporting staff, open space, landscaping, parking, and future expansion needs of the high school. The campus would include classrooms, a library, auditorium, cafeteria, an administration building, a football/track stadium, gym, tennis courts, grassed playfields, a softball field, and a baseball field.

For this alternative, a 50-acre campus at the Pi'ilani Makai Hybrid site is evaluated in relationship to the objectives of the proposed project.

Student Enrollment

The current objectives of the project are to create a high school campus to support a design enrollment of 1,650 students. The SSS accounted for a 50-acre site to accommodate a design enrollment of 1,000 students. According to preliminary design calculations, approximately 65 contiguous usable acres of land would be necessary to provide campus buildings, outdoor facilities and site improvements for 1,650 students. According to preliminary design calculations, the 50-acre alternative would not meet the objectives of the proposed project with respect to student enrollment requirements.

Site Configuration

The initial site configuration provided in the SSS confined most of the 50 acres to the Haleakala Ranch property. This configuration resulted in a long, narrow site that was not ideal for a campus development, and it left Ka'ono'ulu Ranch with a slender and difficult to develop remnant parcel between the north edge of the campus and Kūlanihāko'i Gulch. The site was subsequently reconfigured to include the remnant parcel on Ka'ono'ulu Ranch, resulting in site that resembles the current configuration, with more frontage on Pi'ilani Highway, and depth to less than a half

mile east of the highway. Due to development constraints and landowner constraints, the 50-acre alternative as proposed in the SSS would be challenged to meet the requirements of the proposed project with respect to site configuration.

Land Requirements

As mentioned above, the 50-acre reduced campus site alternative would accommodate facilities for students and support staff, open space, landscaping, and parking for a design enrollment of 1,000 students.

For the proposed project which totals at 77.2 acres, approximately 65 usable contiguous acres would be necessary to support a high school campus with an expected enrollment of 1,650 students. An additional 4.6 acres is necessary for roadway and utilities requirements including the campus access road (Kūlanihākoʻi extension) right-of-way, lane widening along Piʻilani Highway, buffer areas along both gulches, and utility and drainage easements. Due to the geometry of the proposed campus access road, a 7.7-acre parcel across the Kūlanihākoʻi Street extension is created in the northwest corner of the project site. The access road separates this parcel from the rest of the campus. The current proposal is to use this parcel for required overflow event parking.

According to this analysis, all 77.2 acres are necessary for development of a high school campus for the proposed project. The 50-acre alternative would not meet some of the additional land requirements for roadways, utilities and parking requirements.

6.3.1 Potential Impacts Compared to the Proposed Action

The Reduced Campus Size alternative proposed using a 50-acre site alternative at the selected Site 3 Piʻilani Makai Hybrid location. The analysis above illustrates that the 50-acre site would not fully support development of a high school campus for 1,650 students due to increased facilities requirements, site configuration constraints, and land requirements for roads and utilities. The proposed action increases the project area to 77.2 acres which is large enough to support the necessary facilities to serve 1,650 students.

Chapter 7

References

7.0 REFERENCES

Documents

- B.D. Neal and Associates, *Air Quality Study for the Proposed Kīhei High School, Kīhei, Maui, Hawai'i*, September 2011.
- County of Maui, *The General Plan of the County of Maui*, September 1990 Update.
- County of Maui, *Kīhei-Mākena Community Plan*, 1998.
- County of Maui, Planning Department, *Socio-Economic Forecast: The Economic Projections for the Maui County General Plan 2030*. June 2006.
- County of Maui, Office of Economic Development, *Maui County Data Book 2009*, December 2009.
- County of Maui, *Integrated Solid Waste Management Plan*, 2009.
- County of Maui, Planning Department, Long Range Division, *Maui Island Plan General Plan 2030 Draft*, December 2009.
- County of Maui, Planning Department, Long Range Division, *2030 General Plan Update Draft Countywide Policy Plan*, March 24, 2010.
- Gray, Hong, Nojima and Associates, Inc., *Kihei High School Preliminary Civil Engineering Report*, October 2011.
- Group 70 International, Inc., *Phase I Environmental Site Assessment, Kīhei High School Waiohuli, Kōheo 1-2, and Ka'ono'ulu Ahupua'a, Kīhei-Mākena District, Maui, Hawai'i, TMK (2) 2-2-002: 081; (2) 2-2-002: 083, Kīhei, Maui, Hawai'i*, August 2011.
- Hirata and Associates, Inc., *Preliminary Geotechnical Investigation Kihei High School, Kihei, Maui, Hawai'i*, October 2009.
- Munekiyo and Hiraga, Inc., *Site Selection Study Proposed Kīhei High School*, January 2008.
- Plasch Econ Pacific LLC, *Kīhei High School Economic and Fiscal Impacts*, July 2011.
- Plasch Econ Pacific LLC, *Kīhei High School Impacts on Agriculture*, July 2011.
- Rana Biological Consultants, Inc., *Biological Surveys Conducted for the Proposed New Kīhei High School, Kīhei, Maui*, David and Guinther, December 2009.
- R.W. Armstrong (Editor), *Atlas of Hawaii, 2nd Edition*, 1983.
- Scientific Consulting Services, Inc., *Archaeological Inventory Survey of 77-Acres for the Proposed Construction of Kīhei High School*, Perzinski and Dega, December 2009.

KĪHEI HIGH SCHOOL

Draft Environmental Impact Statement

Scientific Consulting Services, Inc., *A Cultural Impact Assessment of 77-acres for the Proposed Construction of Kīhei High School in Kīhei, Ka'ono'ulu, Kōheo 1 and 2 and Waiohuli Ahupua'a, Makawao District, Island of Maui, Hawai'i*, McGerty and Spear, April 2010.

State of Hawai'i, Department of Education, *Minimizing Construction and Demolition Waste*, 2007.

State of Hawai'i, Department of Health, *The Hawaii State Plan, State Functional Plans*, 1989.

State of Hawai'i, Office of State Planning, *The Hawaii State Plan*, 1991.

US Department of Agriculture, *Soil Conservation Service, Soil Survey of the Islands of Kauai, Oahu, Maui, Molokai and Lanai, State of Hawaii*, August 1972.

Water Resource Associates, *Groundwater Resources and Supply for Kihei High School Design/Build Project Kihei, Maui, Hawai'i*, May 2011.

Wilson Okamoto Corporation, *Traffic Impact Report Kihei High School*, September 2011.

Wilson Okamoto Corporation, *Traffic Signal Warrant Study Pi'ilani Highway and Kūlanihāko'i Street*, May 2010.

Y. Ebisu, and Associates, *Acoustic Study for the Kīhei High School Project, Kīhei, Maui*, September 2011.

GIS Data

Aerial Photography, Microsoft Virtual Earth, 2011

ALISH, State of Hawai'i, Department of Agriculture, 1977

FEMA Flood (Digital Flood Insurance Rate Map (DFIRM)), State of Hawai'i, 2003

Kīhei-Mākena Community Plan, Maui County Website, March, 1998, digitized by Group 70 International Inc., 2011

LSB, Land Study Bureau, 1967

Maui County Zoning, Maui County, 2009

Maui TMK, State of Hawaii/Maui County, July, 2011

Microsoft Virtual Earth, 2011

Office of Planning, State of Hawai'i - <http://hawaii.gov/dbedt/gis/download.htm>,
Downloaded in 2011

SMA, State of Hawaii, 1998

USA Topography, ArcGIS Online, 2011

USGS Topography, ArcGIS Online, 2011

Websites

County of Maui, Solid Waste Division, Integrated Solid Waste Management Plan, February 2009.

<http://www.co.maui.hi.us/index.aspx?NID=881>

County of Maui, Solid Waste Division, Overview, February 2009.

<http://www.co.maui.hi.us/index.aspx?NID=1017>

Hawaii 2050 Sustainability Plan, Hawaii State Functional Plans, 2007.

http://hawaii2050.org/index.php/site/sp_additionalInfo/P4/

State of Hawai'i, Department of Business, Economic Development and Tourism,
2009 State of Hawai'i Data Book, 2009.

<http://hawaii.gov/dbedt/info/economic/databook/db2009/>

CalRecycle, Solid Waste Characterization Database, December 2009.

<http://www.calrecycle.ca.gov/wastechar/dbmain.htm>

Realtors Association of Maui, Inc. December 2011.

<http://www.ramaui.com/UserFiles/File/Stats/All-Dec2010.pdf>

State of Hawai'i, DBEDT, State of Hawaii Data Book, 2009.

<http://hawaii.gov/dbedt/info/economic/databook/db2009/>

US Geological Service, Earthquakes, June 2001.

<http://hvo.wr.usgs.gov/earthquakes/hazards/>

Chapter 8

Agencies and Parties Consulted

8.0 AGENCIES AND PARTIES CONSULTED

Table 8-1 lists the agencies, organizations, and individuals who were contacted during the planning process, the preparation of the EISPN or this Draft EIS for the proposed Kihei High School project. Copies of the written comment letters and responses are included in this section.

Table 8-1 CONSULTED PARTIES				
Respondents and Distribution	Consulted in Project Planning	Received EISPN	Submitted Comments on EISPN	Received Draft EIS
A. Federal Agencies				
US Army Corps of Engineers, Honolulu Division	X	X		X
US Department of Agriculture, National Resource Conservation Service		X	X	X
US Fish and Wildlife Service		X		X
US Department of the Interior, Geological Survey		X	X	X
US Environmental Protection Agency, Pacific Islands Office		X		X
US Federal Highway Administration		X		X
B. State of Hawai'i Agencies				
Department of Accounting and General Services, Maui District Office	X	X		X
Department of Agriculture	X	X		X
Department of Budget and Finance		X		X
Department of Business, Economic Development and Tourism (DBEDT)	X	X		X
DBEDT, Strategic Industries Division			X	X
DBEDT, Energy, Resources and Technology Division		X		X
DBEDT, Office of Planning		X		X
Department of Defense		X		X
Department of Education (DOE)	X	X		X
DOE, Baldwin-Kekaulike-Maui Complex Area				X
DOE, Facilities Development Branch, Planning Section	X	X		X
DOE, Facilities Development Branch, Project Management Section	X	X		X
DOE, Kihei Elementary School				X
DOE, Lokelani Intermediate School				X
DOE, Maui School District	X	X		X
Department of Hawaiian Home Lands		X		X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 8-1 CONSULTED PARTIES				
Respondents and Distribution	Consulted in Project Planning	Received EISPN	Submitted Comments on EISPN	Received Draft EIS
Department of Health (DOH)		X		X
DOH, Environmental Planning Office		X		X
DOH, Environmental Management Division, Clean Water Branch		X	X	X
Department of Human Services Housing and Community Development Corporation		X		X
Department of Labor and Industrial Relations		X	X	X
Department of Land and Natural Resources (DLNR)	X	X	X	X
DLNR Land Division			X	X
DLNR, State Historic Preservation Division	X	X	X	X
Department of Transportation	X	X	X	X
Hawaii Housing Finance Development Corporation				X
Hawai'i Public Utilities Commission		X		X
Office of Environmental Quality Control	X	X		X
Office of Hawaiian Affairs	X	X	X	X
University of Hawai'i, Environmental Center				X
C. County of Maui				
Civil Defense Agency		X		X
Department of Environmental Management		X	X	X
Department of Fire and Public Safety		X		X
Department of Housing and Human Concerns	X	X	X	X
Department of Parks and Recreation	X	X	X	X
Department of Planning	X	X	X	X
Department of Public Works	X	X	X	X
Department of Transportation		X		X
Department of Water Supply	X	X	X	X
Maui Planning Commission				X
Police Department	X	X	X	X
D. Elected Officials				
5 th Senatorial District	X	X		X
11 th Representative District	X	X		X

KĪHEI HIGH SCHOOL
Draft Environmental Impact Statement

Table 8-1 CONSULTED PARTIES				
Respondents and Distribution	Consulted in Project Planning	Received EISPN	Submitted Comments on EISPN	Received Draft EIS
County Council Member Donald Couch (former Wayne K. Nishiki)	X	X		X
Office of the Mayor, County of Maui				X
E. Media				
Honolulu Advertiser		X		
Honolulu Star Advertiser				X
Honolulu Star Bulletin		X		
Maui News		X		X
F. Public Libraries				
Legislative Reference Bureau				X
Library of the DBEDT				X
Maui Community College Library				X
Hilo Regional Library				X
Kahului Regional Library		X		X
Kaimukī Regional Library				X
Kāneʻohe Regional Library				X
Līhuʻe Regional Library				X
Pearl City Regional Library				X
State Main Library				X
UH Hamilton Library				X
G. Community Organizations, Non-Profit Special Interest Organizations and Individuals				
Haleakala Ranch Company	X	X	X	X
Kaʻonoʻulu Ranch LLLP	X	X	X	X
Kīhei Charter School		X		X
Kīhei Community Association	X	X		X
Maui Academy of Performing Arts		X		X
Maui Economic Development Board Inc.	X	X		X
Munekiyo and Hiraga, Inc.		X		X

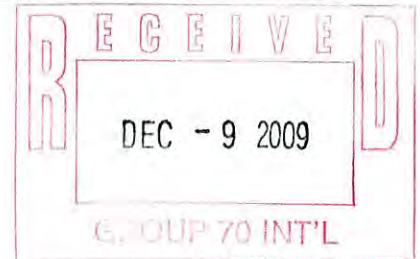
United States Department of Agriculture



Natural Resources Conservation Service
P.O. Box 50004 Rm. 4-118
Honolulu, HI 96850
808-541-2600

December 7, 2009

Christine Ruotola, AICP, LEED AP Principal
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, HI 96813



Dear Ms. Ruotola,

Thank you for providing the NRCS the opportunity to review Environmental Impact Statement Preparation Notice for the Kihei High School Project on the Island of Maui, Kihei-Makena District. Please find enclosed the NRCS Soil Survey Map, soil reports, and a map indicating areas of Important Farmlands. The Important Farmlands map has been enclosed for your aid in determining if an AD-1006 form, Farmland Impact Conversion Rating Form, is needed for this project. Typically, this form is required on projects that convert farmlands into non-farmland uses, and have federal dollars attached to the project. See the website link below for more information on the Farmland Protection Policy Act, and a copy of the AD-1006 form, with instructions. The soil mapping does not identify any hydric soils in this project area. Hydric soils identify potential areas of wetlands. If wetlands do exist, any proposed impacts to these wetlands would need to demonstrate compliance with the "Clean Water Act", and may need an Army Corp of Engineers 404 permit.

The enclosed Soil Survey Map identifies all soil map units in the project area. The soil reports provide selected soil properties and interpretations, i.e. Small Commercial Buildings, soil layers with USDA textures, and engineering classifications. The limitation ratings for the selected uses, i.e. Small Commercial Buildings and Local Roads and Streets are Severe and Very Limited respectively. These ratings do not preclude the intended land use, however they do identify potential limitations for the use, which may require corrective measures, increase costs, and/or require continued maintenance.

The NRCS Soil Survey is a general planning tool and does not eliminate the need for an onsite investigation. If you have any questions concerning the soils or interpretations for this project please call, Tony Rolfes, Assistant State Soil Scientist, (808) 541-2600 x129, or email, Tony.Rolfes@hi.usda.gov.

NRCS - Farmland Protection Policy Act Website: <http://www.nrcs.usda.gov/programs/fppa/>

Sincerely,

A handwritten signature in blue ink that reads "Lawrence T. Yamamoto".

LAWRENCE T. YAMAMOTO
Director, Pacific Islands Area

Cc: Michael Robotham, Asst. Director for Soil Science and Natural Resource Assessments



Enclosures: 5 pages

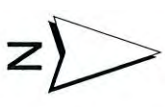
Helping People Help the Land

An Equal Opportunity Provider and Employer

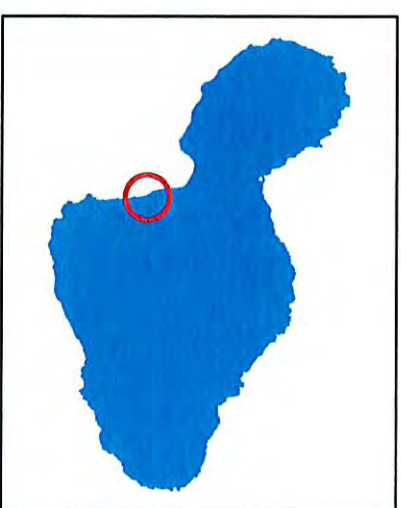
Kihei High School Project Soils Map



- Legend**
-  Approximate Project Area
 -  Soil map units



NRCS 11/2009



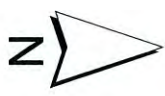
Kihei High School Project Important Farmlands Maps



Legend
Approximate Project Area
Important Farmlands



AGTYPE
0
Prime Farmlands
Unique Farmlands
Local and Statewide important Farmlands



NRCS 11/2009



Engineering Properties

Island of Maui, Hawaii

[Absence of an entry indicates that the data were not estimated. This report shows only the major soils in each map unit]

Map symbol and soil name	Depth	USDA texture	Classification		Fragments			Percent passing sieve number--					Liquid limit	Plasticity index
			Unified	AASHTO	>10 Inches	3-10 Inches	4	10	40	200				
<i>In</i>														
AaB:					<i>Pct</i>	<i>Pct</i>							<i>Pct</i>	
Alae	0-7	Sandy loam	SM	A-2, A-4	0-5	3-10	80-100	75-100	50-70	25-45	0-14	NP		
	7-14	Stratified sandy loam	SM	A-2, A-4	0-5	3-10	80-100	75-100	50-70	25-45	0-14	NP		
	14-55	Gravelly coarse sand	GP, GP-GM, SP, SP-SM	A-1	0-5	10-25	45-70	40-60	15-25	0-5	0-14	NP		
WID2:														
Waiahoa, extremely stony	0-1	Extremely stony silty clay loam	CL-K (propose d), ML-K (propose d)	A-6	25-45	35-55	85-95	85-95	85-95	80-95	80-95	80-95	35-40	10-20
	1-20	Extremely stony silty clay loam	CL-K (propose d)	A-6	25-50	35-55	85-100	85-90	80-90	75-85	35-40	10-20		
	20-28	Stony silty clay loam	CL-K (propose d), GC, GM, ML-K (propose d)	A-6	10-20	15-25	70-85	65-75	55-70	45-60	35-40	10-20		
	28-32	Bedrock	---	---	0	0	0	0	0	0	0	0	NP	

Selected Soil Interpretations

Island of Maui, Hawaii

[The information in this table indicates the dominant soil condition but does not eliminate the need for onsite investigation. The table shows only the top five limitations for any given soil. The soil may have additional limitations. This report shows only the major soils in each map unit]

*This soil interpretation was designed as a "limitation" as opposed to a "potential" or "suitability". The numbers in the value column range from 0.01 to 1.00. The larger the value, the greater the potential limitation.

Map symbol and soil name	Pct. of map unit	ENG - Lawn, Landscape, Golf Fairway*		ENG - Small Commercial Buildings (HI)*		ENG - Local Roads and Streets*	
		Rating class and limiting features	Value	Rating class and limiting features	Value	Rating class and limiting features	Value
AaB:							
Alae	100	Somewhat limited		Severe		Very limited	
		Flooding	0.60	Flash flooding > Rare	1.00	Flooding	1.00
		Droughty	0.21	Slopes are from 4 to 8%	0.26		
		Large stones content	0.05				
WID2:							
Waiakoa, extremely stony	100	Very limited		Severe		Very limited	
		Large stones content	1.00	Slopes > 8%	1.00	Large stones content	1.00
		Slope	0.96	Fragments (>3") >50%	1.00	Slope	0.96
		Depth to bedrock	0.65	Bedrock (hard) from 20 to 40"	0.64	Depth to hard bedrock	0.64
		Droughty	0.26			Low strength	0.10

Map Unit Legend

Island of Maui, Hawaii

Map symbol	Map unit name
AaB	Alae sandy loam, 3 to 7 percent slopes
WID2	Waiakoa extremely stony silty clay loam, 3 to 25 percent slopes, eroded



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Angel Figueroa, Director, Pacific Islands Area
United States Department of Agriculture
Natural Resources Conservation Service
P.O. Box 50004 Rm. 4 -118
Honolulu, HI 96850

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Figueroa:

Thank you for your comment letter dated December 7, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

Thank you for providing copies of the NRCS Soil Survey Map, soil reports, and map indicating areas of important farmlands in association with the proposed project site. We also appreciate you providing information on the Farmland Protection Policy Act and Farmland Impact Conversion Rating Form, AD-1006.

An Agriculture Impacts assessment was prepared for the Kihei High School project by Plasch Econ Pacific LLC and is included as *Appendix B* of the Draft EIS. An analysis of project's applicability to the Federal Farmland and Protection Policy Act is described in Section 12 of the report (page 14). The findings of the report indicate that Form AD-1006 is not required for the project since no Federal assistance will be involved in the design/construction of the school; the property consists of grazing land; only 1.7 acres (2%) of the property has soils rated as Prime; there is no existing water system to irrigate crops; and no crops are currently grown on the property and the site is regarded as unsuitable for growing crops.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

A handwritten signature in black ink that reads "Christine Mendes Ruotola".

Christine Mendes Ruotola, AICP, LEED AP
Principal



United States Department of the Interior

U.S. GEOLOGICAL SURVEY

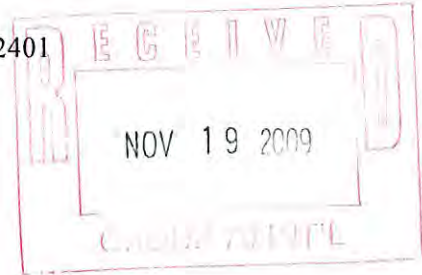
Pacific Islands Water Science Center

677 Ala Moana Blvd., Suite 415

Honolulu, HI 96813

Phone: (808) 587-2400/Fax: (808) 587-2401

November 18, 2009



Ms. Christine Mendes Ruotola, AICP, LEED AP
Principal
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, Hawaii 96813-4307

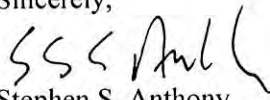
Dear Ms. Mendes Ruotola:

Subject: Kihei High School, Environmental Impact Statement Preparation Notice (EISPN), Island of Maui, Kihei-Makena District, 2-2-002: Por. 54, 2-2-002: Por. 015

Thank you for forwarding the subject EISPN for review and comment by the staff of the U.S. Geological Survey Pacific Islands Water Science Center. We regret however, that due to prior commitments and lack of available staff, we are unable to review the report.

We appreciate the opportunity to participate in the review process.

Sincerely,


Stephen S. Anthony
Acting Center Director

cc: Mr. Robert Purdie, Jr.
State of Hawaii, Department of Education
Facilities Development Branch
P.O. Box 2360
Honolulu, Hawaii 96804

Ms. Patricia Hamamoto, Superintendent
State of Hawaii, Department of Education
Office of the Superintendent
Queen Liliuokalani Building
1390 Miller Street, Room 309
Honolulu, Hawaii 96804



November 5, 2009

U.S. GEOLOGICAL SURVEY
PIWSC
HONOLULU, HAWAII

NOV 06 2009

RECEIVED

Subject: **Kihei High School
Environmental Impact Statement Preparation Notice**

Dear Participant:

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

On behalf of the State of Hawaii, Department of Education, please find the enclosed Environmental Impact Statement Preparation Notice (EISPN) for your review. This EISPN was prepared pursuant to the EIS law (Chapter 343, HRS and Chapter 11-200, HAR).

Name of Project: Kihei High School
Island and District: Island of Maui, Kihei-Makena District
Tax Map Key: 2-2-002: Por. 54, 2-2-002: Por. 015

Proposing Agency: State of Hawaii, Department of Education,
Facilities Development Branch
Address: P.O. Box 2360, Honolulu, Hawaii 96804
Contact: Robert Purdie, Jr., (808) 586-0408

Accepting Authority: State of Hawaii, Department of Education
Office of the Superintendent
Address: Queen Liliuokalani Building
1390 Miller Street, Room 309
Honolulu, Hawaii 96804
Contact: Patricia Hamamoto, Superintendent, (808) 586-3110

Consultant: Group 70 International, Inc.
Address: 925 Bethel Street, 5th Floor,
Honolulu, Hawaii 96813
Contact: Christine Ruotola, (808) 523-5866,
cruotola@group70int.com

Please send comments to the Proposing Agency, Accepting Authority and Consultant.

Comment must be received or postmarked by: **December 8, 2009**

Thank you for your participation in the environmental review process.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

Christine Mendes Ruotola, AICP, LEED AP
Principal



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Stephen S. Anthony, Center Director
United States Department of the Interior
U.S. Geological Survey
Pacific Islands Water Science Center
677 Ala Moana Blvd., Suite 415
Honolulu, HI 96813

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Anthony:

Thank you for your comment letter dated November 18, 2009 concerning the Environmental Impact Statement Preparation (EIS) Notice for the proposed Kihei High School Project.

We appreciate your participation in the environmental review process and understand that due to prior commitments and lack of available staff that you were unable to review the report. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

A handwritten signature in black ink that reads "Christine Mendes Ruotola".

Christine Mendes Ruotola, AICP, LEED AP
Principal



DEPARTMENT OF BUSINESS,
ECONOMIC DEVELOPMENT & TOURISM

FILE COPY

LINDA LINGLE
GOVERNOR
THEODORE E. LIU
DIRECTOR
MARK K. ANDERSON
DEPUTY DIRECTOR

STRATEGIC INDUSTRIES DIVISION
235 South Beretania Street, Leiopapa A Kamehameha Bldg., 5th Floor, Honolulu, Hawaii 96813
Mailing Address: P.O. Box 2359, Honolulu, Hawaii 96804

Telephone: (808) 587-3807
Fax: (808) 586-2536
Web site: www.hawaii.gov/dbedt

November 30, 2009



State of Hawaii
Department of Education
Facilities Development Branch
P.O. Box 2360
Honolulu, Hawaii 96804
Attn: Robert Purdie, Jr.

Dear Mr. Purdie:

Subject: Environmental Impact Statement Preparation Notice (EISPN)
Kihei High School, Maui

In response to your November 5, 2009, notice, thank you for the opportunity to provide comments on the EISPN for the Kihei High School, Maui. The project is planned to have 215,000 square feet of educational buildings to support a student capacity of 1,650, along with athletic fields and associated infrastructure improvements.

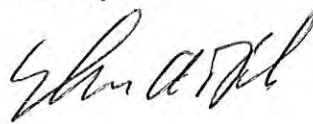
We would like to call your attention to: (1) State energy conservation goals; and, (2) energy and resource efficiency and renewable energy and resource development.

- 1. State energy conservation goals.** Project buildings, activities, and site grounds should be designed and/or retrofit with energy saving considerations. The mandate for such consideration is found in Chapter 344, HRS ("State Environmental Policy") and Chapter 226 ("Hawaii State Planning Act"). In particular, we would like to call to your attention HRS 226 18(c) (4) which includes a State objective of promoting all cost-effective energy conservation through adoption of energy-efficient practices and technologies.
- 2. Energy and resource efficiency and renewable energy and resource development.** We note that the project's goal is to achieve the U.S. Green Building Council's Leadership in Energy and Environmental Design (LEED) Silver Certification.

Department of Education
November 30, 2009
Page 2

Our website (<http://www.hawaii.gov/dbedt/info/energy/efficiency/>) provides detailed information on guidelines, directives and statutes, as well as studies and reports on aspects of energy and resource efficiency. Please also do not hesitate to contact Carilyn Shon, Energy Efficiency Branch Manager, at telephone number 587-3810, for additional information on LEED, energy efficiency, and renewable energy resources.

Sincerely,



Theodore A. Peck
Administrator

c: OEQC
Ms. Ruotola, Group 70 International, Inc.



December 20, 2011

Mark Glick, Administrator
State of Hawai'i
Department of Business, Economic Development & Tourism
Hawai'i State Energy Office
P.O. Box 2359
Honolulu, HI 96804

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Glick:

Thank you for your comment letter dated November 30, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We take note of your comments relating to the preparation of the Draft EIS for the proposed project. The following are offered in response to the comments provided:

1. The State Energy Conservation Goals (HRS 226 18 (C) (4) and the energy efficient design guidelines recommended by the Energy Division of the State of Hawaii Department of Business, Economic Development & Tourism will be considered in the design and development of the proposed project. Energy conservation will be demonstrated through energy efficient practices and technologies being integrated into the design of the project.
2. In an effort to minimize energy consumption, the project will be designed and developed to meet or exceed the U.S. Green Building Council's Leadership in Energy & Environmental Design (LEED) Silver certification, or a comparable rating system. Effective energy conservation will take place as energy-efficient technologies as well as renewable energy development will be integrated into the design of the proposed project. The project team will contact DBEDT if needed, on LEED, energy efficiency, and renewable energy resources.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

Christine Mendes Ruotola, AICP, LEED AP
Principal

LINDA LINGLE
GOVERNOR OF HAWAII



CHIYOME L. FUKINO, M.D.
DIRECTOR OF HEALTH

STATE OF HAWAII
DEPARTMENT OF HEALTH
P. O. BOX 3378
HONOLULU, HI 96801-3378

In reply, please refer to:
DOP#006

December 8, 2009

12038PSW.09

Ms. Christine Ruotola
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, Hawaii 96813



Dear Ms. Ruotola:

**SUBJECT: Environmental Impact Statement Preparation Notice for Kihei High School, Kihei, Island of Maui, Hawaii
TMK 2-2-002: 015 (por.); 2-2-002: 054 (por.)**

The Department of Health, Clean Water Branch (CWB), has reviewed the document received November 23, 2009, regarding the subject project and offers these comments. Please note that our review is based solely on the document for the subject project and its compliance with Hawaii Administrative Rules (HAR), Chapters 11-54 and 11-55. You may be responsible for fulfilling additional requirements related to our program. We recommend that you also read our standard comments on our website at <http://hawaii.gov/health/environmental/ehv-planning/landuse/CWB-standardcomment.pdf>

1. Any project and its potential impacts to State waters must meet the following criteria:
 - a. Anti-degradation policy (HAR, Section 11-54-1.1), which requires that the existing uses and the level of water quality necessary to protect the existing uses of the receiving State water be maintained and protected.
 - b. Designated uses (HAR, Section 11-54-3), as determined by the classification of the receiving State waters.
 - c. Water quality criteria (HAR, Sections 11-54-4 through 11-54-8).
2. You are required to obtain a National Pollutant Discharge Elimination System (NPDES) permit for discharges of wastewater, including storm water runoff, into State surface waters (HAR, Chapter 11-55). For the following types of discharges into Class A or Class 2 State waters, you may apply for NPDES general permit coverage by submitting a Notice of Intent (NOI) form:
 - a. Storm water associated with construction activities, including clearing, grading, and excavation, that result in the disturbance of equal to or greater than one (1) acre of total land area. The total land area includes a contiguous area where multiple separate and distinct construction activities may be taking place at different times on different schedules under a

larger common plan of development or sale. This includes areas used for a construction base yard and the storage of any construction related equipment, material, and waste products. An NPDES permit is required before the start of the construction activities.

- b. Hydrotesting water,
- c. Construction dewatering effluent.

You must submit a separate NOI form for each type of discharge at least 30 calendar days prior to the start of the discharge activity, except when applying for coverage for discharges of storm water associated with construction activity. For this type of discharge, the NOI forms may be picked up at our office or downloaded from our website at

<http://hawaii.gov/health/environmental/water/cleanwater/forms/genl-index.html>

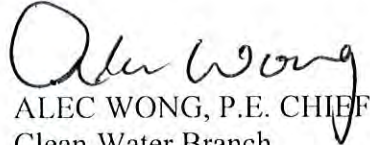
3. For other types of wastewater not listed in Item No. 2 above or wastewater discharging into Class 2 or Class AA waters, an NPDES individual permit will need to be obtained. An application for an NPDES individual permit must be submitted at least 180 calendar days before the commencement of the discharge. The NPDES application forms may be picked up at our office or downloaded from our website at
<http://hawaii.gov/health/environmental/water/cleanwater/forms/environmental/water/cleanwater/forms/indiv-index.html>
4. Please call the Army Corps of Engineers at (808) 438-9258 to determine which Department of the Army (DA) permit(s) shall be required for the subject project. Permits may be required for work performed in, over, and under navigable waters of the United States. Projects requiring a DA permit also require a Section 401 Water Quality Certification (WQC) from our office.
5. Please note that all discharges related to the project construction or operation activities, whether or not NPDES permit coverage and/or 401 WQC are required, must comply with the State's Water Quality Standards. Noncompliance with water quality requirements contained in HAR, Chapter 11-54, and/or permitting requirements, specified in HAR, Chapter 11-55, may be subject to penalties of \$25,000 per day per violation.

Ms. Christine Ruotola
December 8, 2009
Page 3

12038PSW.09

If you have any questions, please visit our website at <http://hawaii.gov/health/environmental/water/cleanwater/index.html>, or contact the Engineering Section, CWB, at 586-4309.

Sincerely,


ALEC WONG, P.E. CHIEF
Clean Water Branch

SW:ml

c: Mr. Jiakai Liu, EPO 09-161 [via email only]
Mr. Robert Purdie, Jr., Department of Education
The Honorable Patricia Hamamoto, Department of Education



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Alec Wong, P.E., Chief
State of Hawai'i
Department of Health, Clean Water Branch
P.O. Box 3378
Honolulu, HI 96801

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Wong:

Thank you for your comment letter dated December 8, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We understand the importance of protecting our State receiving waters from impacts associated with development. The following are offered in response to comments received from the Department of Health, Clean Water Branch:

1. A description of ground disturbing activities associated with the project will be provided in the Draft EIS. The proposed project will comply with DOH water quality criteria as defined in HAR Sections 11-54-1.1, 11-54-3, 11-54-4, and 11-54-8.
2. A National Pollutant Discharge Elimination System (NPDES) Permit will be acquired for construction activities related to the proposed project. The project will implement best management practices (BMP) for stormwater management, particularly during the construction phase, to minimize impacts to the existing area's hydrology while maintaining on site infiltration and preventing polluted runoff from storm events.
3. The Department of the Army, Army Corp of Engineers, Honolulu District has been consulted as part of the environmental review process. As noted in Table 2-4 of the Draft EIS, Section 404 of the Clean Water Act (CWA) Permit for the discharge of dredged or fill material in the waters of the United State associated with work within Waipuiani Gulch will be obtained for the project. In addition, Section 401 of the CWA certification will also be obtained to certify that discharges authorized by the Section 404 permit will not violate the State's water quality standards. Necessary permits and approvals will be obtained in a timely manner to support the development of the proposed project.

Alec Wong, P.E., Chief
State of Hawai'i, Department of Health, Clean Water Branch
December 20, 2011
Page 2 of 2

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

A handwritten signature in black ink that reads "Christine Mendes Ruotola". The signature is written in a cursive style.

Christine Mendes Ruotola, AICP, LEED AP
Principal

LINDA LINGLE
GOVERNOR



DARWIN L.D. CHING
DIRECTOR

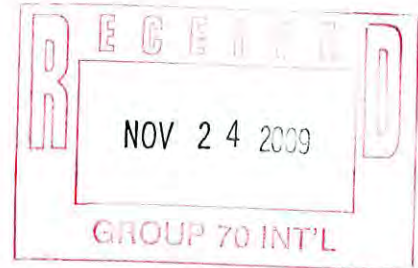
COLLEEN Y. LaCLAIR
DEPUTY DIRECTOR

**STATE OF HAWAII
DEPARTMENT OF LABOR AND INDUSTRIAL RELATIONS**

830 PUNCHBOWL STREET, ROOM 321
HONOLULU, HAWAII 96813
www.hawaii.gov/labor
Phone: (808) 586-8842 / Fax: (808) 586-9099
Email: dlir.director@hawaii.gov

November 23, 2009

Superintendent Patricia Hamamoto
Department of Education
Office of the Superintendent
1390 Miller Street, Room 309
Honolulu, Hawaii 96804



Dear Superintendent Hamamoto:

In accordance with a request from your consultant, Group 70, dated November 5, 2009, regarding the "Kihei High School Environmental Impact Statement Preparation Notice", the Department of Labor and Industrial Relations does not have any comments.

Should you or staff have questions, please contact me 586-8844, or Mr. Patrick Fukuki, our Business Management Officer, at 586-8888.

Sincerely,

DARWIN L.D. CHING

c: **Christine Mendes Ruotola**
Group 70 International, Inc.



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Dwight Takamine, Director
State of Hawai'i
Department of Labor and Industrial Relations
830 Punchbowl Street, Room 321
Honolulu, HI 96813

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Takamine:

Thank you for your comment letter dated November 23, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We understand that your department has no comments to offer at this time.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

A handwritten signature in black ink that reads "Christine Mendes Ruotola".

Christine Mendes Ruotola, AICP, LEED AP
Principal

LINDA LINGLE
GOVERNOR OF HAWAII



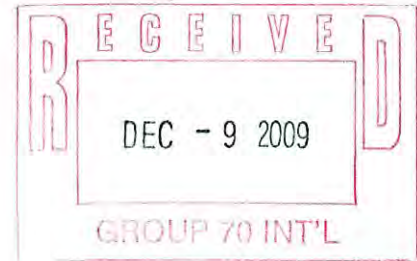
LAURA H. THIELEN
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
LAND DIVISION

POST OFFICE BOX 621
HONOLULU, HAWAII 96809

December 7, 2009



Group 70 International
925 Bethel Street 5th Floor
Honolulu, Hawaii 96813-4307

Attention: Ms. Christine Mendes Ruotola, AICP, LEED AP

Ladies and Gentlemen:

Subject: Environmental Impact Statement Preparation Notice for Kihei High School

Thank you for the opportunity to review and comment on the subject matter. The Department of Land and Natural Resources' (DLNR), Land Division distributed or made available a copy of your report pertaining to the subject matter to DLNR Divisions for their review and comment.

Other than the comments from Engineering Division, Commission on Water Resource Management, the Department of Land and Natural Resources has no other comments to offer on the subject matter. Historic Preservation will be submitting comments through a separate letter. Should you have any questions, please feel free to call our office at 587-0433. Thank you.

Sincerely,


for Morris M. Atta
Administrator

cc: DOE



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
LAND DIVISION

POST OFFICE BOX 621
HONOLULU, HAWAII 96809

November 9, 2009

MEMORANDUM

TO: **DLNR Agencies:**
 Div. of Aquatic Resources
 Div. of Boating & Ocean Recreation
 Engineering Division
 Div. of Forestry & Wildlife
 Div. of State Parks
 Commission on Water Resource Management
 Office of Conservation & Coastal Lands
 Land Division - Barbara Lee
Maui District

FROM: *for* Morris M. Attā *Morris*
SUBJECT: Environmental Impact Statement Preparation Notice for Kihei High School
LOCATION: Island of Maui
APPLICANT: Group 70 International on behalf of Department of Education

Transmitted for your review and comment on the above referenced document. We would appreciate your comments on this document. Please submit any comments by December 5, 2009.

If no response is received by this date, we will assume your agency has no comments. If you have any questions about this request, please contact my office at 587-0433. Thank you.

Attachments

- We have no objections.
- We have no comments.
- Comments are attached.

Signed: *[Signature]*
Date: *12/3/09*

DEPT. OF LAND &
NATURAL RESOURCES
STATE OF HAWAII

2009 DEC - 1 A 9:43

RECEIVED
LAND DIVISION

DEPARTMENT OF LAND AND NATURAL RESOURCES
ENGINEERING DIVISION

LM/MorrisAtta
REF.: EISPNSKiheiHighSchool
Maui.490

COMMENTS

- (X) We confirm that the project site, according to the Flood Insurance Rate Map (FIRM), is located in Zone X. The Flood Insurance Program does not have any regulations for developments within Zone X.
- () Please take note that the project site, according to the Flood Insurance Rate Map (FIRM), is located in Zone.
- () Please note that the correct Flood Zone Designation for the project site according to the Flood Insurance Rate Map (FIRM) is ____.
- () Please note that the project must comply with the rules and regulations of the National Flood Insurance Program (NFIP) presented in Title 44 of the Code of Federal Regulations (44CFR), whenever development within a Special Flood Hazard Area is undertaken. If there are any questions, please contact the State NFIP Coordinator, Ms. Carol Tyau-Beam, of the Department of Land and Natural Resources, Engineering Division at (808) 587-0267.

Please be advised that 44CFR indicates the minimum standards set forth by the NFIP. Your Community's local flood ordinance may prove to be more restrictive and thus take precedence over the minimum NFIP standards. If there are questions regarding the local flood ordinances, please contact the applicable County NFIP Coordinators below:

- () Mr. Robert Sumitomo at (808) 768-8097 or Mr. Mario Siu Li at (808) 768-8098 of the City and County of Honolulu, Department of Planning and Permitting.
- () Mr. Frank DeMarco at (808) 961-8042 of the County of Hawaii, Department of Public Works.
- () Mr. Francis Cerizo at (808) 270-7771 of the County of Maui, Department of Planning.
- () Mr. Mario Antonio at (808) 241-6620 of the County of Kauai, Department of Public Works.
- () The applicant should include water demands and infrastructure required to meet project needs. Please note that projects within State lands requiring water service from the Honolulu Board of Water Supply system will be required to pay a resource development charge, in addition to Water Facilities Charges for transmission and daily storage.
- (X) The applicant should provide the water demands and calculations to the Engineering Division so it can be included in the State Water Projects Plan Update.
- () Additional Comments: _____
- () Other: _____

Should you have any questions, please call Ms. Suzie S. Agraan of the Planning Branch at 587-0258.

Signed: 
CARTY S. CHANG, ACTING CHIEF ENGINEER

Date: 12/3/09

LINDA LINGLE
GOVERNOR OF HAWAII



LAURA H. THIELEN
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
LAND DIVISION

POST OFFICE BOX 621
HONOLULU, HAWAII 96809

November 9, 2009

MEMORANDUM

TO:

DLNR Agencies:

- Div. of Aquatic Resources
- Div. of Boating & Ocean Recreation
- Engineering Division
- Div. of Forestry & Wildlife
- Div. of State Parks
- Commission on Water Resource Management
- Office of Conservation & Coastal Lands
- Land Division -Barbara Lee
Maui District

FR:

to:

FROM:

for Morris M. Atta *Thielen*

SUBJECT: Environmental Impact Statement Preparation Notice for Kihei High School

LOCATION: Island of Maui

APPLICANT: Group 70 International on behalf of Department of Education

Transmitted for your review and comment on the above referenced document. We would appreciate your comments on this document. Please submit any comments by December 5, 2009.

If no response is received by this date, we will assume your agency has no comments. If you have any questions about this request, please contact my office at 587-0433. Thank you.

Attachments

- We have no objections.
- We have no comments.
- Comments are attached.

Signed:

Date:

William T. Sakuma
11.12.09

2009 NOV 10 AM 10:17
RECEIVED
COMMISSION ON WATER
RESOURCE MANAGEMENT



December 20, 2011

Morris M. Atta, Administrator
State of Hawai'i
Department of Land and Natural Resources
Land Division
P.O. Box 621
Honolulu, HI 96809

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Atta:

Thank you for your comment letter dated December 7, 2009 concerning the Environmental Impact Statement Preparation (EIS) Notice for the proposed Kihei High School Project.

We understand that the Division of Aquatic Resources, Commission on Water Resource Management, and Land Division, of the State Department of Land and Natural Resources, have no comments to offer at this time. The following are offered in response to the comments from the Engineering Division:

1. Thank you for confirming that the project site, according to the Flood Insurance Rate Map (FIRM), is located in Zone X. The Flood Insurance Program does not have any regulations for developments within Zone X.
2. Water demands and calculations for the proposed project are provided in the Draft Environmental Impact Statement (EIS). A Groundwater Resources & Supply Report and Preliminary Civil Engineering Report were prepared for the project and are included as *Appendix C and K* respectively of the Draft EIS. Please also refer to *Sections 4.2.10.1, 4.2.10.2 and 4.2.10.3* of the Draft EIS for discussion of the Water System, Wastewater and Drainage for the proposed project

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

Christine Mendes Ruotola, AICP, LEED AP
Principal



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES

STATE HISTORIC PRESERVATION DIVISION
601 KAMOKILA BOULEVARD, ROOM 555
KAPOLEI, HAWAII 96707

LAURA H. THIELEN
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT

RUSSELL Y. TSUJI
FIRST DEPUTY

KEN C. KAWAHARA
DEPUTY DIRECTOR - WATER

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
BUREAU OF CONVEYANCES
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND COASTAL LANDS
CONSERVATION AND RESOURCES ENFORCEMENT
ENGINEERING

FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

December 8, 2009

Ms. Christine M. Ruotola, Principal
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, Hawai'i 96813-4307
rshaak@group70int.com

LOG NO: 2009.3462
DOC NO: 0912PC35
Archaeology

**SUBJECT: Chapter 6E-8 Historic Preservation Review --
Pre-Consultation for Preparation of a Draft EA for the Proposed Kihei High School
Kama'ole Ahupua'a, Wailuku District, Island of Maui
TMK: (2) 2-2-002:015; (2) 2-2-002:054 por.**

Thank you for the opportunity to comment on the aforementioned project, correspondence for which we received on August 18 (from Group 70) and August 28 (from DLNR Land Division).

Based on the submitted documents, the project involves the development of a 77 acre area as the location of the Kihei High School and associated infrastructure.

We are aware that an archaeological inventory survey of the proposed area of effect is being undertaken by Scientific Consultant Services, Inc., and expect that a copy of the report will be forwarded to this office for review and acceptance in the near future.

Therefore, upon review of any permit application forwarded to us by the County of Maui, we will comment according to the results and recommendations of the survey.

Should you have any questions or comments regarding this letter, please contact Patty Conte at (Patty.J.Conte@hawaii.gov).

Aloha,

A handwritten signature in black ink, appearing to read "Nancy McMahon".

Nancy McMahon, Deputy SHPO/State Archaeologist
State Historic Preservation Division

c: DLNR Land Division: morris.m.atta@hawaii.gov
Jeff Hunt, Director, Dept. of Planning, 250 S. High Street, Wailuku, Hawai'i 96793



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Pua Aiu, Administrator
State of Hawai'i,
DLNR, State Historic Preservation Division
601 Kamokila Boulevard Room 555
Kapolei, HI 96707

**Subject: Response to Comments on the Pre-Consultation and Environmental Impact Statement Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Ms. Aiu:

Thank you for your comment letter dated December 8, 2009 concerning the Pre-Consultation and Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

In regards to Chapter 6E-8 Historic Preservation Review, Scientific Consultant Services, Inc. has conducted an archaeological inventory survey of the proposed project area. This survey was submitted to the State Historic Preservation Division (SHPD) for review and acceptance. Per correspondence from Nancy McMahon, former Deputy SHPO/State Archaeologist to Scientific Consultant Services, Inc. dated February 12, 2010 (enclosed), the *Archaeological Inventory Survey of 77 Acres for the Proposed Construction of Kihei High School* has been accepted pursuant to HAR Section 13-276. It is understood that SHPD believes a program of intermittent monitoring during initial phases of ground preparation and build out should be implemented and later adjusted to address specific conditions within the project area. We also understand that SHPD will reserve final comments pending review of all project related permit applications and plans.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

A handwritten signature in cursive script that reads "Christine Mendes Ruotola".

Christine Mendes Ruotola, AICP, LEED AP
Principal

LINDA LINGLE
GOVERNOR OF HAWAII



STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES

STATE HISTORIC PRESERVATION DIVISION
601 KAMOKILA BOULEVARD, ROOM 555
KAPOLEI, HAWAII 96707

LAURA H. THIELEN
CHAIRPERSON
BOARD OF LAND AND NATURAL RESOURCES
COMMISSION ON WATER RESOURCE MANAGEMENT

RUSSELL V. TSUJI
FIRST DEPUTY

KEN C. KAWAHARA
DEPUTY DIRECTOR - WATER

AQUATIC RESOURCES
BOATING AND OCEAN RECREATION
BUREAU OF CONVEYANCES
COMMISSION ON WATER RESOURCE MANAGEMENT
CONSERVATION AND COASTAL LANDS
CONSERVATION AND RESOURCES ENFORCEMENT
ENGINEERING
FORESTRY AND WILDLIFE
HISTORIC PRESERVATION
KAHOOLAWE ISLAND RESERVE COMMISSION
LAND
STATE PARKS

February 12, 2010

Michael F. Dega, Ph.D.
Scientific Consultant Services, Inc.
711 Kapiolani Boulevard, Suite 975
Honolulu, Hawai'i 96813
shpdreply@scshawaii.com

LOG NO: 2010.1140
DOC NO: 1002PC09
Archaeology

**SUBJECT: Chapter 6E-8 Historic Preservation Review – REVISED
Archaeological Inventory Survey for the Proposed Kihei High School
Ka'ono'ulu/Koheo 1-2/Waiohuli Ahupua'a, Wailuku/Makawao Districts, Maui
TMK: (2) 2-2-002:015 por.; (2) 2-2-002:054 por.**

Thank you for the opportunity to review this revised report, which our staff received in PDF format on February 4 (Perzinski and Dega 2009): *Archaeological Inventory Survey of 77 Acres for the Proposed Construction of Kihei High School...* Scientific Consultant Services, Inc.

The report was first reviewed by SHPD staff on January 30 (SHPD LOG NO: 2010.0194; DOC NO: 1001PC26), resulting in several requested revisions.

The survey area as described in the report consists of a 77 acre (30.8 hectare) portion of TMKs (2) 2-2-002:015 and (2) 2-2-002:054. Fieldwork, undertaken between August 16 and September 1 of 2009, was comprised of a 100% pedestrian survey and included two manually excavated test units. One surface architectural site (partially previously recorded) comprised of eight features [seven rock mounds, one alignment], now on record as SIHP #50-50-10-6393, was identified. All of the features are believed to have originated during the post-Contact ranching period.

The report now contains the required information as specified in HAR §13-276-5 regarding the documentation of inventory level fieldwork in general and is acceptable.

As stated in the initial review letter, we concur that SIHP #50-50-10-6393 is significant under Criterion D of the Hawai'i and National Registers of Historic Places for its ability to yield important information related to prehistory or history and that no further work with respect to the site itself is needed because it is significant solely for information content and a reasonable and adequate amount of that information was collected during the survey.

However, we are still not comfortable with the recommendation for no monitoring during any portion of ground altering disturbance within the 77 acre project area. While continuous monitoring does not appear to be necessary, we believe a program of intermittent monitoring during initial phases of ground

Michael F. Dega, Ph.D.

TMKs (2) 2-2-002:015 por. and (2) 2-2-002:054 por. REVISED Kihei High School AIS

Page 2 of 2

preparation and build out should be implemented. Such a program could then later be adjusted to address specific conditions within the project area. Therefore, we will reserve final comment pending review of all project related permit applications and plans.

Now that the archaeological inventory report has been accepted pursuant to HAR §13-276, please send one hardcopy, clearly marked **FINAL** (*the revised electronic copy does not need to be sent again*) to the attention of "**SHPD Library**" at the Kapolei SHPD office.

Aloha,

A handwritten signature in cursive script that reads "Nancy A. McMahon".

Nancy McMahon, Deputy SHPO/State Archaeologist
State Historic Preservation Division

c: Jeff Hunt, Director, Dept. of Planning, FAX (808) 270-7634
Maui CRC, Dept. of Planning, 250 S. High Street, Wailuku, Hawai'i 96793

LINDA LINGLE
GOVERNOR



STATE OF HAWAII
DEPARTMENT OF TRANSPORTATION
869 PUNCHBOWL STREET
HONOLULU, HAWAII 96813-5097

BRENNON T. MORIOKA
DIRECTOR

Deputy Directors
MICHAEL D. FORMBY
FRANCIS PAUL KEENO
BRIAN H. SEKIGUCHI
JIRO A. SUMADA

IN REPLY REFER TO:

HWY-PS
2.4029

December 14, 2009

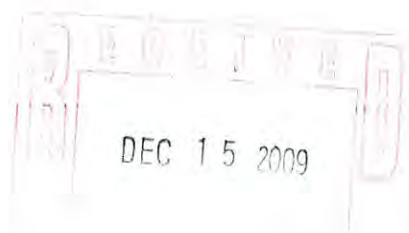
Ms. Christine Mendes Ruotola, Principal
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, Hawaii 96813

Dear Ms. Ruotola:

Subject: Kihei High School, Environmental Impact Statement Preparation Notice (EISPN)
Island of Maui, Makawao District, Kihei-Makena,
TMK: (2) 2-2-002:54 por., 2-2-002:15 por.

Thank you for consulting us on the subject project. We have the following comments:

1. We will provide our detailed comments when the Traffic Impact Analysis Report (TIAR), is available for our review.
 - (a) The TIAR should also include traffic analysis and discussion of not only during AM and PM peak hours but also during weekends on special school events. Appropriate roadway mitigation measures should be incorporated into the TIAR;
 - (b) The EISPN mentions that the future access will be from the Kulanihakoi Street/Piilani Highway intersection. The TIAR should analyze this intersection as well as adjacent intersections along Piilani Highway. A secondary access point to the school site should be strongly considered; and
 - (c) The school parking lots should be situated and designed in such a way that there shall not be no vehicle backups onto Piilani Highway.
2. We require the submittal of a Drainage Report and grading plans of the project. Diversion of additional surface water run-off onto Piilani Highway is not permitted.
3. The Draft Environmental Impact Statement should discuss and include:
 - (a) Safety of students from nearby residential homes who will possibly be walking and bicycling to and from the school; and
 - (b) Notice and air study reports



4. We require the submittal of construction plans for all work done within our State highway rights-of- way.

If there are any questions, please contact Ken Tatsuguchi, Head Planning Engineer, Highways Division, at (808) 587-1830.

Very truly yours,



BRENNON T. MORIOKA, Ph.D., P.E.
Director of Transportation

- c: State of Hawaii, DOE, Facilities Development Branch, Attention: Robert Purdie, Jr.
State of Hawaii, DOE, Office of the Superintendent, Attention: Patricia Hamamoto



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Glenn Okimoto, Director
State of Hawai'i
Department of Transportation (DOT)
869 Punchbowl Street
Honolulu, HI 96813

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Okimoto:

Thank you for DOT's comment letter dated December 14, 2009 concerning the Environmental Impact Statement Preparation Notice for the proposed Kihei High School Project.

We take note of your comments relating to the Environmental Impact Statement Preparation Notice and preparation of the Draft Environmental Impact Statement (EIS) and we understand that you will provide detailed comments regarding the proposed project when the Traffic Impact Analysis Report (TIAR) is provided to you for review.

The following are offered in response to the comments provided at this time:

1. The TIAR includes and discussion of AM and PM peak hour traffic conditions. A Traffic Management Plan is recommended as mitigation to during weekend when special school events would take place. We understand that The TIAR addresses traffic conditions at the Kūlanihāko'i Street and Pi'ilani Highway intersection as well as adjacent intersections along Pi'ilani Highway. Roadway mitigation measures are incorporated into the TIAR. It is also noted that the school parking lot should be designed and situated to ensure that no vehicle backups occur onto Pi'ilani Highway.
2. DOT's letter recommends consideration of a secondary access point to the school. However, based on a May 2008 meeting with Group 70, Gray, Hong, Nojima, DOT and County representatives, it was understood that a secondary access would not be permitted for the project. Therefore, the site plan was conceptualized accordingly and approved final subdivision maps of the site (dated January 2011) indicate the single access point to Pi'ilani Highway.

3. We understand that diversion of surface water run-off onto Pi'ilani Highway is not permitted. A Preliminary Civil Engineering Report was prepared for the Kīhei High School project and is included as *Appendix K* of the Draft EIS. *Section 4.2.10.3* of the Draft EIS also provides a discussion of the existing and proposed drainage system for the proposed project. Final grading plans for the project will be submitted to the DOT during the design-build process.
4. *Section 4.2.5* discusses general pedestrian safety relating to the proposed project. The location of the high school is within walking distance to existing and future residential areas, thereby encouraging students to walk and bike to and from school. Safe walking and bicycling opportunities will be integrated into the overall project design. The installation of a traffic signal system at the intersection of Pi'ilani Highway and Kūlanihāko'i Street, and the access road for the high school, is intended to provide for safe crossing and pedestrian travel to and from the campus.

An Air Quality Study and Acoustic Study were prepared for the project (*Appendix H and I*). A summary of this information is also provided in *Section 4.2.6 and 4.2.7* of the Draft EIS.

5. Construction plans regarding all work associated with highway right-of-ways will be submitted to the DOT for review as required.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.



Christine Mendes Ruotola, AICP, LEED AP
Principal



STATE OF HAWAII
OFFICE OF HAWAIIAN AFFAIRS
711 KAPI'OLANI BOULEVARD, SUITE 500
HONOLULU, HAWAII 96813

HRD09/4623B

December 4, 2009



Christine Ruotola
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, HI 96813

RE: Request for comments on the Kihei High School environmental impact statement preparation notice (EISPN), Kihei, Maui, TMK: 2-2-002:054.

Aloha e Christine Ruotola,

The Office of Hawaiian Affairs (OHA) is in receipt of the above-mentioned letter dated October 23, 2009. OHA has reviewed the project and offers the following comments.

At this early stage, OHA is unaware of any beneficiary concerns that would make us take an unsupportive stance towards this proposal. As such, we continue to offer comments to better shape this project. For example, as our October 2, 2009 comment letter states, we do look forward to reviewing a cultural impact statement. We note that a full Archaeological Inventory Survey for the project is forthcoming and that the report will be submitted to the State Historic Preservation Division. OHA also looks forward to seeing how the water availability and wastewater issues will be resolved in the draft environmental impact statement (DEIS). We also see that a preliminary drainage report will be included in the DEIS.

OHA sees that the high school will be designed and constructed to meet or exceed LEED Silver certification and we ask if this is in consideration of Hawaii Revised Statutes §196-9. OHA notes that the applicant should implement, to the extent possible, the goals of §196-9 during planning, budget preparation and program implementation of this facility including water savings, energy efficiency and materials selection. As such, we suggest that surface runoff generated by the facility should be stored or re-used for on-site needs as part of a design concept attempting to reduce or eliminate any demands on the municipal storm drainage system. We also

Christine Ruotola
December 4, 2009
Page 2

appreciate that landscaping will incorporate native species that are compatible with the climate of the region as stated in your October 28, 2009 response letter to us.

OHA would also like to point out that the applicant should consider that by 2020, 20% of Hawai'i's electricity is to be from renewable sources. As such, OHA recommends the use of photovoltaic and small wind harvesting electrical generation for peripheral uses such as parking lot lighting. Solar energy should also be incorporated into the building plans. During construction, OHA urges the use of recyclable materials: steel studs and structural members, and wood products from certified sustainable sources.

Thank you for the opportunity to comment. If you have further questions, please contact Grant Arnold by phone at (808) 594-0263, or e-mail him at granta@oha.org.

‘O wau iho nō me ka ‘oia‘i‘o,

A handwritten signature in black ink, appearing to read "Clyde W. Nāmu'o", with a stylized flourish extending to the right.

Clyde W. Nāmu‘o
Administrator

C: OHA Maui CRC



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Clyde W. Nāmu'o, Administrator
State of Hawai'i
Office of Hawaiian Affairs
711 Kapi'olani Blvd., Suite 500
Honolulu, HI 96813

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Nāmu'o:

Thank you for your comment letter dated December 4, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We appreciate your continued participation in the environmental review process and understand that at this time the Office of Hawaiian Affairs (OHA) is not aware of concerns that would result in an unsupportive stance towards the project.

Several studies were conducted for the Draft EIS including an Agricultural Impact Assessment, Air Quality Study, Archaeological Inventory Survey (AIS), Biological Survey, Cultural Impact Assessment, Economic and Fiscal Impact Report, Groundwater Resources & Supply Report, Acoustic Study, Preliminary Civil Engineering Report and Traffic Impact Report. The studies are included as appendices in the Draft EIS.

The AIS for Kihei High School was reviewed by the State Historic Preservation Division (SHPD), and, per correspondence from Nancy McMahon, former Deputy SHPO/State Archaeologist to Scientific Consultant Services, Inc. dated February 12, 2010, the *Archaeological Inventory Survey of 77 Acres for the Proposed Construction of Kihei High School* was accepted by SHPD pursuant to HAR Section 13-276.

We note that OHA is interested in how the project will assess the water availability and wastewater issues in the project area and looks forward to reviewing information in the Draft EIS. As mentioned above, a Groundwater Resources & Supply Report and Preliminary Civil Engineering Report were prepared for the project and are included as *Appendix C and K* respectively. Please also refer to *Sections 4.2.10.1, 4.2.10.2 and 4.2.10.3* of the Draft EIS also provide a discussion of the Water System, Wastewater and Drainage for the proposed project.

Clyde W. Nāmu'o, Administrator
State of Hawai'i, Office of Hawaiian Affairs
December 20, 2011
Page 2 of 2

It is noted that the OHA suggest that the applicant implement the goals documented in Hawaii Revised Statutes 196-9, to the extent possible, in association with the project being designed and constructed in accordance with USGBC LEED Standards. Goals in regards to water savings, energy efficiency, and materials selection including use of recyclable materials for steel studs, structural members, and wood products from certified sustainable sources; as well as retaining surface water runoff onsite for re-use and to reduce demands to the municipal storm drainage systems, are suggested to be integrated into the project design.

Thank you for informing us of your receipt of the response letter dated October 28, 2009. As stated in the letter, planned landscaping for the associated project will attempt to incorporate selected native species that are native to the project location and compatible to the climate of the Kīhei-Mākena region.

The recommendation of integrating of the use of photovoltaic's and wind energy into the project design to harvest electricity generation for use on the project site has been noted. Energy saving design features will be determined during the Design Build process.

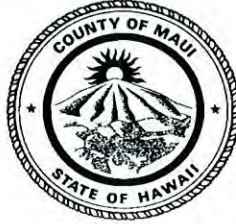
We appreciate your continued participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.



Christine Mendes Ruotola, AICP, LEED AP
Principal

CHARMAINE TAVARES
Mayor
CHERYL K. OKUMA, Esq.
Director
GREGG KRESGE
Deputy Director



TRACY TAKAMINE, P.E.
Solid Waste Division
DAVID TAYLOR, P.E.
Wastewater Reclamation
Division

**COUNTY OF MAUI
DEPARTMENT OF
ENVIRONMENTAL MANAGEMENT**
2200 MAIN STREET, SUITE 100
WAILUKU, MAUI, HAWAII 96793



December 10, 2009

Ms. Christine Mendes Ruotola
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, Hawaii 96813

Dear Ms. Mendes Ruotola,

**SUBJECT: KIHEI HIGH SCHOOL
ENVIRONMENTAL IMPACT STATEMENT PREPARATION NOTICE
TMK (2) 2-2-002:054(POR.) AND 015(POR.)**

We reviewed the subject project as a pre-application consultation and have the following comments:

1. Solid Waste Division comments:
 - a. None.
2. Wastewater Reclamation Division (WWRD) comments:
 - a. Although wastewater system capacity is currently available as of 12/10/2009, the developer should be informed that wastewater system capacity cannot be ensured until the issuance of the building permit.
 - b. Provide discussion and calculations (sewer impact study) to substantiate that the existing wastewater system is adequate to serve this project.
 - c. Wastewater contribution calculations are required before building permit is issued.
 - d. Developer is not required to pay assessment fees for this area at the current time since the fees are exempt for public schools.
 - e. Developer is required to fund any necessary off-site improvements to collection system and wastewater pump stations.
 - f. Plans should show the installation of a property sewer service manhole prior to connection to the County sewer.
 - g. Indicate on the plans the ownership of each easement (in favor of which party). Note: County will not accept sewer easements that traverse private property.

Ms. Christine Mendes Ruotola
December 10, 2009
Page 2

- h. Commercial kitchen facilities within the proposed project shall comply with pre-treatment requirements (including grease interceptors, sample boxes, screens etc.)
- i. Non-contact cooling water and condensate should not drain to the wastewater system.

If you have any questions regarding this memorandum, please contact Gregg Kresge at 270-8230.

Sincerely,



Cheryl K. Okuma, Director
Environmental management

xc: Mr. Robert Purdie, Jr., State of Hawaii, Department of Education
Ms. Patricia Hamamoto, Superintendent, State of Hawaii, Department of Education



December 20, 2011

Kyle Ginoza, Director
County of Maui
Department of Environmental Management
2200 Main Street, Suite 100
Wailuku, HI 96793

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002: Por. 054; 2-2-2-002: Por. 015
(Kihei, Maui, Hawai'i)**

Dear Mr. Ginoza:

Thank you for your comment letter dated December 10, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We take note of your comments relating to the EIS Preparation Notice and preparation of the Draft EIS. The following are offered in response to your comments:

1. We understand that the Solid Waste Division has no comments to offer at this time.
2. We take note of the comments submitted from the Wastewater Reclamation Division (WWRD) and offer the following in response to those comments:
 - a. and c: It is understood that the Kihei Region is served by the Maui County Wastewater Reclamation Facility (WWRF) and that although wastewater system capacity is currently available, that wastewater system capacity for the proposed project cannot be ensured until issuance of a building permit to the developer. Calculations regarding project related wastewater contributions will be provided prior to building permit issuance.
 - b. A Preliminary Civil Engineering Report is provided with the Draft EIS which addresses the existing wastewater infrastructure on and in the vicinity of the proposed project site, proposed infrastructure improvements, cost estimates, and potential impacts and mitigation measures.

- d. and e.: It is understood that the developer is not required to pay assessment fees for this area as fees are exempt for public schools. Funding of necessary off-site improvements to wastewater collection systems and pump stations will be the responsibility of the developer.
- f. and g.: Installation of property sewer service manhole and ownership of each easement will be indicated on the project plans prior to connection to the County sewer.
- h. and i.: It is understood that the WWRD requires pre-treatment of commercial kitchen facilities including grease interceptors, sample boxes, and screens. It is also understood that non-contact cooling water and condensate should not drain to the wastewater system. Pre-treatment requirements will be followed and non-contact cooling water, nor condensate water, will be designed to drain to the wastewater system.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.



Christine Mendes Ruotola, AICP, LEED AP
Principal



DEPARTMENT OF
HOUSING AND HUMAN CONCERNS
HOUSING DIVISION
COUNTY OF MAUI

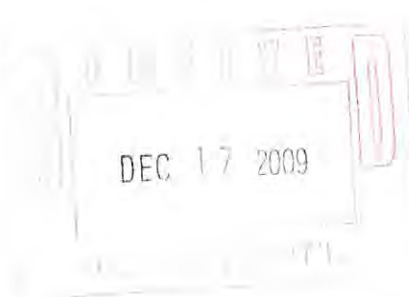
CHARMAINE TAVARES
Mayor

LORI TSUHAKO
Director

JO-ANN T. RIDAO
Deputy Director

35 LUNALILO STREET, SUITE 102 • WAILUKU, HAWAII 96793 • PHONE (808) 270-7351 • FAX (808) 270-6284

December 10, 2009



Ms. Christine Routola
Principal
Group 70 International, Inc.
925 Bethel Street, 5th Floor,
Honolulu, Hawaii 96813

Dear Ms. Christine Routola

**Subject: Kihei High School
Environmental Impact Statement Preparation Notice**

The Department has reviewed the Environmental Impact Statement Preparation Notice for the above subject project. Based on our review, we have determined that the subject project is not subject to Chapter 2.96, Maui County Code. At the present time, the Department has no additional comments to offer.

Please call Ms. Cara Bohne of our Housing Division at 270-5748 if you have any questions.

Sincerely,

WAYDE T. OSHIRO
Housing Administrator

cc: Director of Housing and Human Concerns
State of Hawaii, Department of Education, Facilities Development Branch
State of Hawaii, Department of Education, Office of the Superintendent



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Jo-Ann T. Ridao, Housing Administrator
County of Maui
Department of Housing and Human Concerns
Housing Division
35 Lunalilo Street, Suite 102
Wailuku, HI 96793

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Ms. Ridao:

Thank you for your comment letter dated December 10, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We understand that the Department has determined that the project is not subject to Maui County Code Chapter 2.96, and that no additional comments are offered at this time.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

Christine Mendes Ruotola, AICP, LEED AP
Principal

CHARMAINE TAVARES
Mayor



TAMARA HORCAJO
Director

ZACHARY Z. HELM
Deputy Director

(808) 270-7230
Fax (808) 270-7934

DEPARTMENT OF PARKS & RECREATION
700 Hali'a Nako'a Street, Unit 2, Wailuku, Hawaii 96793

November 18, 2009

Group 70 International, Inc
Attention: Christine Mendes Ruotola, AICP, LEED AP
925 Bethel Street, 5th Floor
Honolulu, Hawaii 96813-4307

**SUBJECT: Kihei High School; TMK (2) 2-2-002: Por. 54, (2) 2-2-002: Por. 015
Environmental Impact Statement Preparation Notice**

Dear Ms. Ruotola:

The Department of Parks and Recreation has reviewed the Environmental Impact Statement Preparation Notice and has no comments at this time.

Thank you for the opportunity to review and comment on this matter. Please feel free to contact me or Mr. Patrick Matsui, Chief of Parks Planning and Development at 270-7387 should you have any other questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Tamara Horcajo".

TAMARA HORCAJO
Director

xc: Patrick Matsui, Chief of Parks Planning & Development
TH:PTM:bks



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Glenn Correa, Director
County of Maui
Department of Parks & Recreation
700 Hali'a Nakoa Street, Unit 2
Wailuku, HI 96793

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Correa:

Thank you for your comment letter dated November 18, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We understand that your department has no comments to offer at this time.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

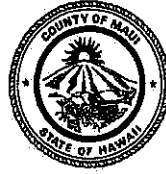
A handwritten signature in black ink that reads "Christine Mendes Ruotola".

Christine Mendes Ruotola, AICP, LEED AP
Principal

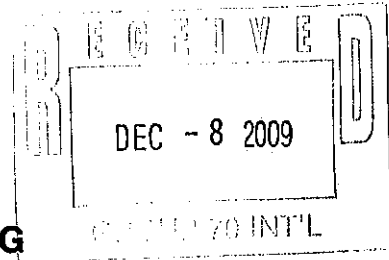
CHARMAINE TAVARES
Mayor

JEFFREY S. HUNT
Director

KATHLEEN ROSS AOKI
Deputy Director



COUNTY OF MAUI
DEPARTMENT OF PLANNING



December 4, 2009

Mr. Robert Purdie, Jr., Project Manager
Department of Education
Office of School Facilities and Support Services
Facilities Development Branch
P.O. Box 2360
Honolulu, Hawaii 96804

Dear Mr. Purdie:

SUBJECT: COMMENTS ON AN ENVIRONMENTAL IMPACT STATEMENT PREPARATION NOTICE FOR THE PROPOSED KIHEI HIGH SCHOOL LOCATED MAUKA AND ADJOINING PI'ILANI HIGHWAY, AT KIHEI, MAUI, HAWAII; TMK(S): (2) 2-2-002:054 (POR.) AND 015 (POR.) (EAC 2009/0031)

The Department of Planning (Department) is in receipt of the above-referenced Environmental Impact Statement Preparation Notice (EISPN) for the proposed Kihei High School Project (High School). We appreciate the opportunity to provide the following comments:

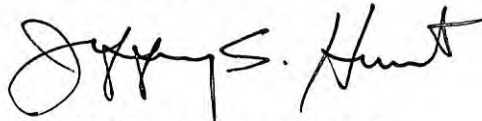
1. Page 1-6: The State Land Use District Classification Map shows the site area proposed to change from the Agricultural State Land Use District to Urban, leaving the adjoining portion of Pi'ilani Highway designated as Agriculture. So that the project site does not become an island of Urban designated land, please consider working with the Department of Transportation and the State Land Use Commission to extend the area of the District Boundary Amendment petition to include the portion of Pi'ilani Highway adjoining the proposed High School site within the Urban District and remove it from the Agricultural District;
2. Page 2-2: It is more common than not that schools are designed with their administration and more public buildings sited facing and nearby the major access to, or roadway fronting, the school site. When combined with complementary building design, such siting can be employed to make a strong statement of the civic contribution the school wishes to provide to the community. We note that the proposed site plan depicted in Figure 2-1 would instead place the concentration of buildings on the mauka portion of the site, with athletic fields and related uses fronting Pi'ilani Highway. Please identify the factors considered in arriving at this general layout;

Mr. Robert Purdie, Jr., Project Manager
December 4, 2009
Page 2

3. Pages 2-2 and 2-3: It is possible that, after anticipating the building of this project so strongly and for so long, the Kihei community may wish the site design to reflect a more intensive presence along Pi'ilani Highway and a closer physical connection to the community than represented in the Figure 2-1 site design. This could make some positive difference toward meeting the project goal stated in the EISPN that the school "not only serve youth, but be a center for the community as well." A more makai location for the campus building area should also encourage more student bicycle and pedestrian access to the campus in lieu of automobile use. Unless the general layout now proposed was arrived at following substantial public input from the Kihei community, please seek such input as soon as possible as part of and/or in addition to the Applicant's community involvement process referred to in Section 8 of the EISPN and before proceeding too much further with the general layout in Figure 2-1. During such a process of public input, please also seek review and comment by the Maui Urban Design Review Board;
4. Page 4-3, Item No. 5 "Substantially affects public health": Line 2 does not appear to relate to the subject project; and
5. The Department acknowledges the letter response dated October 28, 2009, from EIS consultant representative Christine Ruotola of Group 70 International to the Department's letter of September 17, 2009, provided in response to the request for early consultation comments. We appreciate the commitments made in the October 28, 2009 letter and look forward to receipt and review of the Draft EIS.

Thank you for the opportunity to comment. Should you require further clarification, please contact Current Planning Supervisor Jeffrey Dack at jeffrey.dack@mauicounty.gov or at (808) 270-6275.

Sincerely,



JEFFREY S. HUNT, AICP
Planning Director

Mr. Robert Purdie, Jr., Project Manager
December 4, 2009
Page 3

xc: Clayton I. Yoshida, AICP, Planning Program Administrator
John F. Summers, Planning Program Administrator
Jeffrey P. Dack, AICP, Current Planning Supervisor
Christine M. Ruotola, AICP, Group 70 International, Inc
Patricia Hamamoto, Superintendent, State of Hawaii, Department of Education
2009 EAC File
General File

JSH:JPD:vb

K:\WP_DOCS\PLANNING\EAC\2009\0031_KiheiHighSchool\EISPCommentsLtr.doc



December 20, 2011

William Spence, Planning Director
County of Maui
Department of Planning
250 South High Street, Suite 200
Wailuku, HI 96793

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Spence:

Thank you for your Department's comment letter dated December 4, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We take note of your comments relating to the EIS Preparation Notice and preparation of the Draft EIS. The following are offered in response to your comments:

1. State Land Use District Classification-The Department of Education has brought the Maui County Planning Department's suggestion to the Department of Transportation's (DOT) attention. A letter was sent to the DOT regarding the Maui County Planning Department's suggestion on February 22, 2010. A copy of the correspondence is attached.
2. And 3. The design and programming of the proposed Kihei High School campus was determined in the conceptual design phase and in association with stakeholder input. During conceptual design, a series of design charrettes were held, during which two prominent themes emerged, 1) to enhance Kihei pride through athletic events and sports, and 2) the school being a center of the community.

The PE facilities, sports stadium and athletics complex were identified during conceptual design as the most prominent part of the campus from the community perspective. These facilities were located closest to Pi'ilani Highway to embody the project's major themes and readily identify the school as a Kihei landmark. Their high visibility, central location and easy accessibility set the stage for pride through athletics and sports, the top major theme of the project.

The theme of the school being a center of the community is supported by the location and prominence of the campus site and its athletics facilities. Visibility,

accessibility to academic and support buildings, and availability of outdoor facilities offer opportunities for the public and community to use the campus and school facilities.

By their proximity to the highway, the stadium and athletic facilities serve to separate the more populated academic upper campus from the highway, to reduce infiltration of highway noise as well as promote pedestrian safety.

The Maui Urban Design Review Board will be consulted at the appropriate phase in the design process. Final design will be determined in the RFP and Design Build process.

4. Thank you. Line 2 does not relate to the subject project and will be deleted for the DEIS.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.



Christine Mendes Ruotola, AICP, LEED AP
Principal

Attachment: Letter to DOT (February 22, 2010)

LINDA LINGLE
GOVERNOR



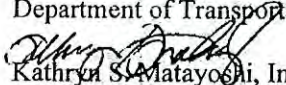
KATHRYN S. MATAYOSHI
INTERIM SUPERINTENDENT

STATE OF HAWAII
DEPARTMENT OF EDUCATION
P.O. BOX 2360
HONOLULU, HAWAII 96804



OFFICE OF THE SUPERINTENDENT
February 22, 2010

TO: The Honorable Brennon T. Morioka, Ph.D., P.E., Director
Department of Transportation

FROM: 
Kathryn S. Matayoshi, Interim Superintendent
Department of Education

SUBJECT: Kihei High School – New School
Petition for Land Use Boundary Amendment, Kihei, Maui, Hawaii
DOE Job No. Q00017-06

The State of Hawaii, Department of Education (DOE), is planning the development of the new Kihei High School on approximately 77 acres of land adjoining the State of Hawaii, Department of Transportation's (DOT) Pi'ilani Highway between the Kulanihakoi and the Waipu'ilani gulches adjacent to and mauka of the intersection of Pi'ilani Highway and Kulanihakoi Road. We have attached a map illustrating the portion of the land to be included in the Land Use District Boundary Amendment application. Before DOE can begin construction, DOE must apply for a State Land Use District Boundary Amendment from the Agricultural District to the Urban District and a zone change from the County of Maui.

During the course of DOE's planning for this project, the Maui County Planning Department has suggested the portion of Pi'ilani Highway fronting Maui Tax Map Key No. 2-2-02: 054 be included in the Land Use District Boundary Amendment application and the rezoning application in order that this portion of Pi'ilani Highway not be a remnant in the Agricultural District if the reclassification into the Urban District is approved.

Neither reclassification of this portion of Pi'ilani Highway to the Land Use Urban District Boundary nor rezoning by the County of Maui would change the use of the land for highway purposes or affect DOT's ownership and control of this portion of Pi'ilani Highway.

While DOE cannot include the portion of Pi'ilani Highway fronting the proposed Kihei High School in its Land Use District Boundary Amendment Application, DOE desires to bring the Maui County Planning Department's suggestion to DOT's attention in order that DOT may consider applying to amend the Land Use District Boundary of this portion of Pi'ilani Highway on its own.

If more information is needed, please contact Robert Purdie, Jr., of the Facilities Development Branch, Project Management Section, at (808) 586-0408.

KSM:lh

Attachment

c: Randolph Moore, Assistant Superintendent, OSFSS
Duane Kashiwai, Facilities Development Branch
Michael Shigetani, Facilities Development Branch
Robert Purdie, Jr., Facilities Development Branch
✓ Group 70 International, Inc.

AN AFFIRMATIVE ACTION AND EQUAL OPPORTUNITY EMPLOYER



CHARMAINE TAVARES
Mayor

MILTON M. ARAKAWA, A.I.C.P.
Director

MICHAEL M. MIYAMOTO
Deputy Director

Telephone: (808) 270-7845
Fax: (808) 270-7955



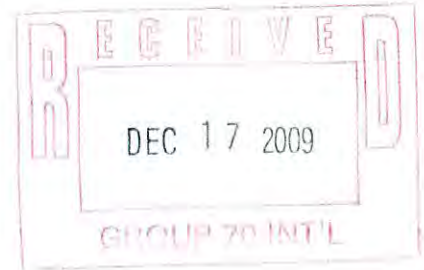
RALPH NAGAMINE, L.S., P.E.
Development Services Administration

CARY YAMASHITA, P.E.
Engineering Division

BRIAN HASHIRO, P.E.
Highways Division

COUNTY OF MAUI
DEPARTMENT OF PUBLIC WORKS
200 SOUTH HIGH STREET, ROOM NO. 434
WAILUKU, MAUI, HAWAII 96793

December 14, 2009



Mr. Robert Purdie, Jr.
State of Hawaii, Department of Education
Facilities Development Branch
P. O. Box 2360
Honolulu, Hawaii 96804

Dear Mr. Purdie:

**SUBJECT: ENVIRONMENTAL IMPACT STATEMENT PREPARATION
NOTICE FOR KIHEI HIGH SCHOOL; TMK: (2) 2-2-
002:054, 015 (POR.)**

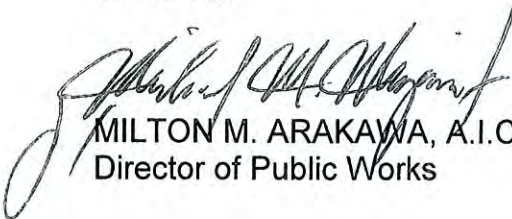
We reviewed the subject application and have the following comments:

1. The applicant shall be responsible for all required improvements as required by Hawaii Revised Statutes, Maui County Code and rules and regulations.
2. As applicable, construction plans shall be designed in conformance with Hawaii Standard Specifications for Road and Bridge Construction dated 2005 and Standard Details for Public Works Construction, 1984, as amended.
3. As applicable, worksite traffic-control plans/devices shall conform to Manual on Uniform Traffic Control Devices for Streets and Highways, 2003.
4. Development of Kulanihakoi Street extension, mauka of Piilani Highway, must be coordinated with the Engineering Division of the Department of Public Works.
5. Recommend root barriers be included for vegetation (trees/shrubs) adjacent or near to paved streets, parking lots, concrete sidewalks, etc. to prevent future uplifting of these facilities.

Mr. Robert Purdie, Jr.
December 14, 2009
Page 2

Please call Michael Miyamoto at (808) 270-7845 if you have any questions regarding this letter.

Sincerely,



MILTON M. ARAKAWA, A.I.C.P.
Director of Public Works

MMA:MMM:ls

xc: Highways Division
Engineering Division
Patricia Hamamoto, Superintendent, Department of Education
Christine Ruotola, Group 70

S:\LUCA\CZM\Prop_Kihei_HS_eis_222054_015_Is.wpd



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

David Goode, Director
County of Maui
Department of Public Works
200 South High Street, Room No. 434
Wailuku, HI 96793

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Goode:

Thank you for your comment letter dated December 14, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We take note of your comments relating to the EIS Preparation Notice and preparation of the Draft EIS. The following are offered in response to your comments:

1. The applicant's proposed action will be assessed according to its conformity with established land use plans, policies and controls, including; Chapter 226 Hawai'i Revised Statutes (HRS), Hawai'i State Plan, Hawai'i State Functional Plan, HRS Chapter 15-15 Land Use Commission Rules, Coastal Zone Management Program, State Function Plan on Education, County of Maui General Plan 2030 (draft), Maui County codes and rules and regulations, and the Kihei-Makena Community Plan.
2. Construction plans will be designed in conformance with Hawai'i Standard Specifications for Road and Bridge Construction dated 2005 and Standard Details for Public Works Construction, 1984, as amended as applicable to the proposed project.
3. Worksite Traffic-control plans/devices will conform to Manual on Uniform Traffic Control Devices for Streets and Highways, 2003, as applicable to the proposed project.

David Goode, Director
County of Maui, Department of Public Works
December 20, 2011
Page 2 of 2

4. It is noted that coordination with the Engineering Division of the Department of Public Works must take place in regards to the development of the Kulanihako Street extension, mauka of Pi'ilani Highway.
5. We understand the need for durability of paved streets, parking lots, concrete sidewalks, etc. It is noted that vegetation consisting of trees and shrubs located adjacent to hardscapes should have root barriers included for the vegetation.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.



Christine Mendes Ruotola, AICP, LEED AP
Principal

CHARMAINE TAVARES
Mayor



JEFFREY K. ENG
Director
ERIC H. YAMASHIGE, P.E., L.S.
Deputy Director

DEPARTMENT OF WATER SUPPLY
COUNTY OF MAUI
200 SOUTH HIGH STREET
WAILUKU, MAUI, HAWAII 96793-2155
www.mauiwater.org

November 14, 2009

Ms. Christine Mendes Ruotola, AICP, LEED AP, Principal
Group 70 International, Inc.
925 Bethel Street, 5th fl
Honolulu, HI 96813-4307

Re: Pre-Consultation for Preparation of an Environmental Impact Statement for Proposed
Kihei High School Project
TMK:2-2-002:054 and 2-2-002:015

Dear Ms. Mendes Ruotola:

Thank you for consulting with the Department of Water Supply on this Environmental Impact Statement Preparation Notice. Please find attached our comment letter to the pre consultation for this project dated October 26, 2009. We have no additional comments.

Should you have any questions regarding system improvements for this project, please contact our engineering division at (808) 270-7835. For questions on water resources, please contact our Water Resources and Planning Division at (808) 244-8550.

Sincerely,

Jeffrey K. Eng, Director
emb

c: engineering division

attachment: Department of Water Supply letter dated 10/26/09

C:\EA EIS SLUD\Kihei_High_School_EISPN.wpd

"By Water All Things Find Life"



CHARMAINE TAVARES
Mayor



JEFFREY K. ENG
Director

ERIC H. YAMASHIGE, P.E., L.S.
Deputy Director

DEPARTMENT OF WATER SUPPLY

COUNTY OF MAUI

200 SOUTH HIGH STREET
WAILUKU, MAUI, HAWAII 96793-2155
www.mauiwater.org

October 26, 2009

Ms. Rachel Shaak, AICP, LEED AP
Group 70 International, Inc.
925 Bethel Street, 5th fl
Honolulu, HI 96813-4307

Re: Pre-Consultation for Preparation of an Environmental Impact Statement for Proposed
Kihei High School Project
TMK:2-2-002:054 and 2-2-002:015

Dear Ms. Shaak:

Thank you for consulting with the Department of Water Supply (DWS) in preparation of this Environmental Impact Statement (EIS).

Source Availability and Consumption

The EIS should identify sources and expected potable and non-potable demand. Based on system per-acre standards, daily demand for this project would be 130,900 gallons. Based on per student guidelines, demand would be 41,250 gallons. Subdivision of the project site would be subject to the County's availability policy, codified in Title 14 of the Maui County Code. The Department may delay issuance of meters until new sources are on line. The Department will not issue temporary construction meters for Central Maui projects. The county reclaimed water line is within 1,700 feet of parcel 2-2-002:054. Reclaimed water should be considered as an alternative source for irrigation.

System Infrastructure

The project site is served by an 8-inch waterline about 290 feet west of the property, and two fire hydrants along Mahealani Street. System improvements and storage requirements will be determined in the subdivision process.

Pollution Prevention

The project overlies the Kamole aquifer. DWS strives to protect water resources by encouraging adoption of Best Management Practices (BMPs) designed to minimize infiltration and runoff. The EIS should identify mitigation measures to be implemented during construction, including the following:

"By Water All Things Find Life"



1. Prevent cement products, oil, fuel and other toxic substances from falling or leaching into the water.
2. Properly and promptly dispose of all loosened and excavated soil and debris material from drainage structure work.
3. Retain ground cover until the last possible date.
4. Stabilize denuded areas by sodding or planting as soon as possible. Replanting should include soil amendments and temporary irrigation. Use high seeding rates to ensure rapid stand establishment.
5. Avoid fertilizers and biocides, or apply only during periods of low rainfall to minimize chemical run-off.
6. Keep run-off on site.

Conservation

The EIS should identify conservation measures to be implemented in project design and construction. The following conservation measures should be considered:

Use Non-potable Water: Use brackish or reclaimed water for irrigation and dust control during construction where available. Reclaimed water is available at the Kihei Sewage Treatment Plant.

Use Climate-adapted Plants: The project is located in the "Maui County Planting Plan" - Plant Zone 3. Native plants adapted to the area conserve water and protect the watershed from degradation due to invasive alien species. Use native plants for all landscaping purposes.

Prevent Over-Watering By Automated Systems: Provide rain-sensors on all automated irrigation controllers in common areas. Check and reset controllers at least once a month to reflect the monthly changes in evapo-transpiration rates at the site. As an alternative, provide the more automated, soil-moisture sensors on controllers.

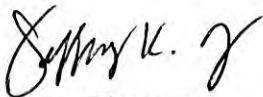
Eliminate Single-Pass Cooling: Single-pass, water-cooled systems should be eliminated per Maui County Code Subsection 14.21.20. Although prohibited by code, single-pass water cooling is still manufactured into some models of air conditioners, freezers, and commercial refrigerators.

Utilize Low-Flow Fixtures and Devices: Maui County Code Subsection 16.20A.680 requires the use of low-flow water fixtures and devices in faucets, showerheads, urinals, water closets, and hose bibs. Water conserving washing machines, ice-makers and other units are also available.

Maintain Fixtures to Prevent Leaks: A simple, regular program of repair and maintenance can prevent the loss of hundreds or even thousands of gallons a day.

Should you have any questions regarding system improvements for this project, please contact our engineering division at (808) 270-7835. For questions on water resources, please contact our Water Resources and Planning Division at (808) 244-8550.

Sincerely,



Jeffrey K. Eng, Director
emb

c: engineering division

attachments:

A Checklist of Water Conservation Ideas for Schools and Public Buildings
Plant Brochure: "Saving Water in the Yard"

C:\EA EIS SLUD\Kihei_High_School_preEIS.wpd



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Dave Taylor, Director
County of Maui
Department of Water Supply
200 South High Street
Wailuku, HI 96793

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Taylor:

Thank you for your comment letter dated November 14, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We understand that your department has no additional comments at this time and is re-submitting the October 26, 2009 comments submitted during the Pre-Consultation for Preparation of an EIS.

A Preliminary Civil Engineering Report assessing the proposed Kihei High School projects effects on County's water infrastructure, demand and supply was conducted by Gray, Hong, Nojima and Associates, Inc. and is included in the EIS as Appendix K.

A response to your department's October 26th, 2009 comment letter was sent to DWS on December 21, 2009. A copy of the correspondence is attached.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

Christine Mendes Ruotola, AICP, LEED AP
Principal

Attachment: Letter to DWS (December 21, 2009)



December 20, 2011

Jeffrey K. Eng, Director
County of Maui
Department of Water Supply
200 South High Street
Wailuku, HI 96793

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

**Subject: Response to Comments for Pre-Consultation for Preparation of an Environmental Impact Statement for Proposed Kihei High School Project
TMK: Tax Map Keys: 2-2-002: Por. 054; 2-2-002: Por. 015
(Kihei, Maui, Hawai'i)**

Dear Mr. Eng:

Thank you for your comment letter dated October 26, 2009 concerning the Pre-Consultation for Preparation of an Environmental Impact Statement (EIS) for the proposed Kihei High School Project. We also received the Department's November 14, 2009 EISPN comment letter, stating no further comments. We apologize, we were unable to include the October 26th letter in the EISPN due to publication timing.

We take note of your comments relating to the preparation of the Draft EIS for the proposed project. The following are offered in response to your comments:

1. Source Availability and Consumption – We understand that potable water resource availability and consumption are critical County issues. Please refer to the July 24, 2009 letter (attached) that was submitted to the Department of Water Supply from the State of Hawai'i Department of Education. This letter requested potable water for the subject project and detailed preliminary water demand expectations and design measures to reduce potable water demand through the year 2020. The applicant is awaiting response from the County to advise whether water service to the project site is anticipated. This remains a most critical issue for the project.

A Water Resources and Supply Report is being prepared for the Kihei High School Draft EIS. The report will provide additional details on potable and non-potable water resources, as well as alternative means for irrigation. These findings will be presented in the Draft EIS. Kihei High School will be designed to meet or exceed the United States Green Building Council (USGBC) Leadership in Energy & Environmental Design (LEED) Silver certification and will include water conservation measures.

2. System Infrastructure – Existing infrastructure support facilities in the project area will be assessed along with additional requirements generated by the

project. The Engineering Basis of Design Report will assess and provide general criteria and assumptions regarding the proposed infrastructure associated with potable water, waste water, non-potable water, irrigation water, electrical power, and utilities. Findings will be presented in the Draft EIS.

3. Pollution Prevention – We understand that water resource protection and water quality are also critical County issues. A Preliminary Drainage Report is being prepared for the Kihei High School Project. Best Management Practices (BMPs) will be integrated into the project design to minimize infiltration and pollutant runoff and National Pollution Discharge Elimination System requirements will be followed. The Draft EIS will identify BMPs to be implemented during construction to mitigate the following items as listed in your comment letter:
 - a. Prevention of cement products, oil, fuel and other toxic substances from falling or leaching into soils, surface water and groundwater.
 - b. Properly and promptly disposing of all loosened and excavated soil and debris material from drainage structure work.
 - c. Retaining ground cover on site until the last possible date.
 - d. Stabilizing denuded areas by sodding or planting as soon as possible. Replanting should include soil amendments and temporary irrigation. High seeding rates will be recommended to ensure rapid stand establishment.
 - e. Fertilizers and biocides will be avoided or applied during periods of low rainfall to minimize chemical run-off.
 - f. Run-off will be kept on site.

4. Conservation – We understand DWS concerns for conservation measures being incorporated into the project design and construction. The Draft EIS will provide additional details on conservation measures including: use of non-potable water, use of climate-adapted plants, use of automated irrigation systems with preventative over-watering controllers, elimination of single-pass cooling systems, utilization of low flow fixtures and devices, and a monitoring/maintenance program to maintain fixtures and prevent water leaks.

Letter to Mr. Jeffrey K. Eng, Director
Response to Comments to Kihei HS Pre-Consultation
December 21, 2009
p. 3 of 3

We appreciate your participation in the pre-consultation for this environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.



Christine Mendes Ruotola, AICP, LEED AP
Principal

cc: Bob Purdie, DOE Facilities Development Branch
Gaylyn Nakatsuka, DOE Facilities Development Branch



STATE OF HAWAII
DEPARTMENT OF EDUCATION
P.O. BOX 2360
HONOLULU, HAWAII 96804

OFFICE OF SCHOOL FACILITIES AND SUPPORT SERVICES

Letter PMS-431.9

July 24, 2009

Mr. Jeffrey K. Eng, Director
Department of Water Supply
County of Maui
200 South High Street
Wailuku, Hawaii 96793-2155

Dear Mr. Eng:

SUBJECT: Kihei High School – New School
Availability of Water
DOE Job No. Q00017-06
TMK: (2) 2-2-002: 015 & 054

The Department of Education (DOE) is pursuing construction of a new high school in Kihei, Maui. The school will be designed for grades 9 through 12 with a projected design enrollment of 1,650 students. The proposed school site is fronted by Piilani Highway, situated on two adjoining parcels designated (2) 2-2-002: 015 & 054 (refer to enclosed concept plans). The parcels are privately-owned by Kaonoulu Ranch and Haleakala Ranch, respectively. The DOE expects to acquire 70+ acres through subdivision of each of the two parcels and consolidation into a single lot for development of the school.

Conceptual plans for the new high school have been developed through a design charrette process with input from a variety of local stakeholders. Based on the charrette discussions and the DOE's anticipated growth in enrollment for the proposed school, preliminary water demands have been projected (see table below). Enrollment is expected to increase at a modest pace beginning with 200 students in the first year of operation, followed by an increase of 200 additional students each year over the next 3 years. The DOE expects annual enrollment to level off after this point at 800 students per year.

Mr. Jeffrey K. Eng, Director
 July 24, 2009
 Page 2

YEAR	No. of Students	No. of Staff	No. of Students & Staff	GPCD	No. of Visitors	GPCD	POTABLE (GPD)			NONPOTABLE
							Avg Day	Max Day	Peak Hr	Avg Day (GPD) Irrigation
2013	200	40	240	20	10	10	4,900	7,350	14,700	233,000
2014	400	40	440	20	20	10	9,000	13,500	27,000	233,000
2015	600	100	700	20	30	10	14,300	21,450	42,900	233,000
2016-20	800	120	920	20	40	10	18,800	28,200	56,400	233,000
DESIGN	1,650	180	1,830	20	85	10	37,450	56,175	112,350	233,000

Given the island's water shortage, a dual water system (potable/non-potable irrigation) is seen as appropriate and inevitable by the DOE for our facilities at Kihei High School, and the use of low-flow or ultra low-flow fixtures is to be incorporated in the various campus buildings. A preliminary breakdown of proposed building fixture units is attached.

The project will also be designed for sustainability by incorporating Water Efficiency criteria in accordance with the Leadership in Environmental and Energy Design (LEED) rating system. While a swimming pool and auditorium are shown on the concept master plan, construction of these elements is not anticipated within the next 10 years. However, the estimated average of 20 GPD/student (potable water) does take into account the full build out of both facilities (pool and auditorium) at design population, which is significantly less than the County domestic consumption guideline of 60 GPCD/student.

Our consultants have also begun communication with the Department of Environmental Management regarding the feasibility of obtaining an R-1 water supply for landscape irrigation at the school site. Early indications are that the irrigation demand can be supplied by non-potable R-1 effluent from the nearby Kihei Wastewater Reclamation Facility, though hydraulic modeling and a plant equipment assessment must also be performed.

We understand that there is no existing water meter service at either of the two properties that could be available for the proposed school use. Please advise us of the following issues critical in our project planning efforts for Kihei High School:

1. Can the County's potable supply system adequately serve the proposed project in terms of source, storage, and distribution through the year 2020 (enrollment of 800 students) as indicated above?

Mr. Jeffrey K. Eng, Director
July 24, 2009
Page 2

2. Are there ongoing or planned County water system improvement projects in the vicinity of the project site? If so, please provide a timetable of the expected completion date(s) and comment on their potential support for our project.
3. If the County water system cannot adequately serve the proposed school development, will the project be subject to the water availability policy described in Chapters 14.12 and 18.04 of the Maui County Code?

Thank you in advance for your assistance with this matter. Please feel free to contact Robert Purdie, Jr. at 586-0408 should there be any questions.

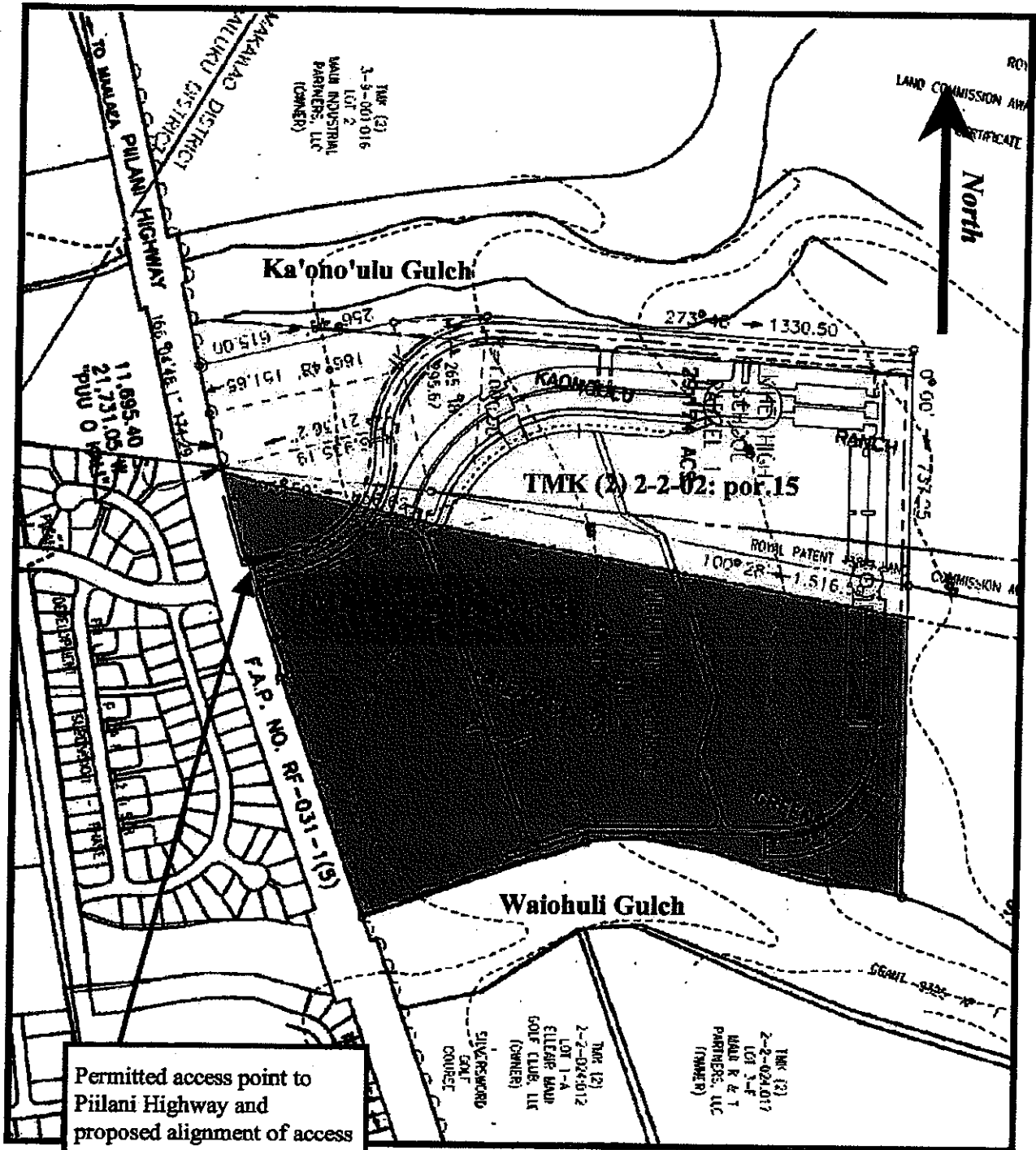
Very truly yours,



Duane Kashiwai
Public Works Administrator

Enclosures

c: Group 70 International
Tom Nance Water Resource Engineering
Gray, Hong, Nojima & Assoc.
FDB/Project Management Section (RP)



Permitted access point to Piliāni Highway and proposed alignment of access easement reservation.

EXHIBIT B

Aerial View of Project Vicinity

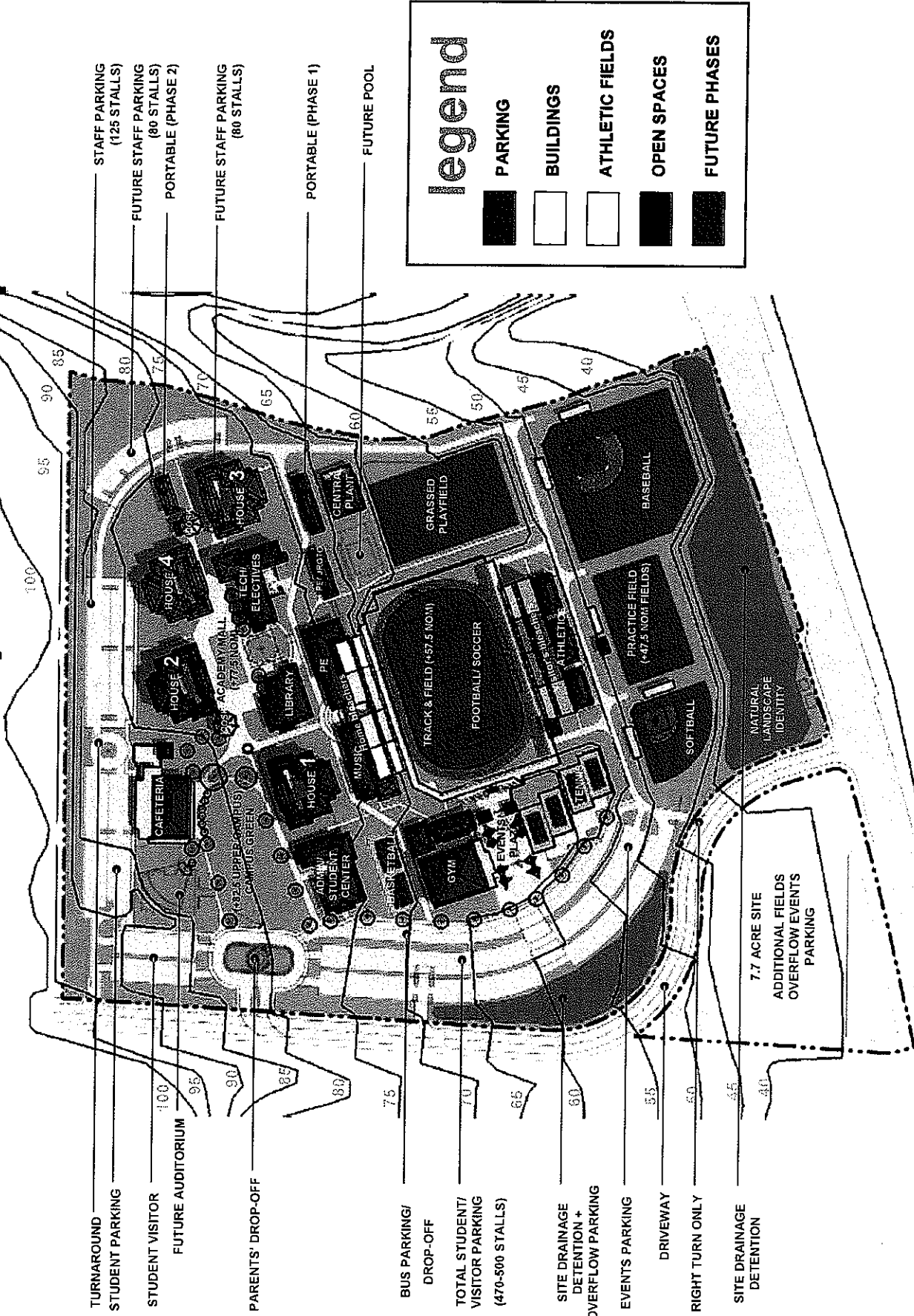


NORTH



Architecture Planning & Environmental Services Interior Design Assets Management

Updated Concept 2 Site Plan



Legend

- PARKING** (Solid black)
- BUILDINGS** (White)
- ATHLETIC FIELDS** (Light gray)
- OPEN SPACES** (Dark gray)
- FUTURE PHASES** (Medium gray)



Kihei High School							
PLUMBING FIXTURE CALCULATION							
	6/25/2008						
	8/9/2008	rev A					
	8/20/2008	rev B					
	9/8/2008	rev C					
	9/16/2008	rev D					
	7/17/2009	rev E					
FIXTURE	QTY	CW FU/EA	CW FU	HW FU/EA	HW FU	WASTE FU/EA	WASTE FU
ADMINISTRATION							
Men's							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Urinal	1	2.8	2.8	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Drinking Fountain	1	2.0	2	-	-	0.5	0.5
Floor Drain	0	-	-	-	-	2	0
Mop Sink	1	2.0	2	-	-	3	3
Ext Hose Bibb	4	0.5	2	-	-	-	-
Women's							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Floor Drain	0	-	-	-	-	2	0
Health Room							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Shower	1	1.6	1.6	1.6	1.6	2	2
Student Center							
Water Closet (FV)	3	5.6	16.8	-	-	4	12
Lavatory	3	1.2	3.6	-	-	1	3
Floor Drain	0	-	-	-	-	2	0
CLASSROOM A							
Men's							
Water Closet (FV)	8	5.6	44.8	-	-	4	32
Urinal	6	2.8	16.8	-	-	4	24
Lavatory	6	1.2	7.2	-	-	1	6
Drinking Fountain	2	2.0	4	-	-	0.5	1
Floor Drain	4	-	-	-	-	2	8
Mop Sink	2	2.0	4	-	-	3	6
Ext Hose Bibb	4	0.5	2	-	-	-	-
Int Hose Bibb	4	0.5	2	-	-	-	-
Women's							
Water Closet (FV)	12	5.6	67.2	-	-	4	48
Lavatory	6	1.2	7.2	-	-	1	6
Floor Drain	4	-	-	-	-	2	8

Faculty Center (2 ea)							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Lavatory	4	1.2	4.8	-	-	1	4
Floor Drain	0	-	-	-	-	2	0
SPED Classroom (2 ea)							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Lavatory	2	1.2	2.4	-	-	1	2
Floor Drain	2	-	-	-	-	2	4
Shower	2	1.6	3.2	1.6	3.2	2	4
Laundry Tray	1	2.0	2	2.0	2	2	2
Washer Box	1	2.0	2	2.0	2	2	2
Laboratory (2 ea)							
Sinks	16	1.6	25.6	-	-	2	32
Large sink	2	1.6	3.2	-	-	2	4
ADA sink	2	1.6	3.2	-	-	2	4
Teacher Demo sink	2	1.6	3.2	-	-	2	4
Prep Rm sink	1	1.6	1.6	-	-	3	3
CLASSROOM B							
Men's							
Water Closet (FV)	8	5.6	44.8	-	-	4	32
Urinal	6	2.8	16.8	-	-	4	24
Lavatory	6	1.2	7.2	-	-	1	6
Drinking Fountain	2	2.0	4	-	-	0.5	1
Floor Drain	4	-	-	-	-	2	8
Mop Sink	2	2.0	4	-	-	3	6
Ext Hose Bibb	4	0.5	2	-	-	-	-
Int Hose Bibb	4	0.5	2	-	-	-	-
Women's							
Water Closet (FV)	12	5.6	67.2	-	-	4	48
Lavatory	6	1.2	7.2	-	-	1	6
Floor Drain	4	-	-	-	-	2	8
Faculty Center (2 ea)							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Lavatory	4	1.2	4.8	-	-	1	4
Floor Drain	0	-	-	-	-	2	0
SPED Classroom (2 ea)							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Lavatory	2	1.2	2.4	-	-	1	2
Floor Drain	2	-	-	-	-	2	4
Shower	2	1.6	3.2	1.6	3.2	2	4
Laundry Tray	1	2.0	2	2.0	2	2	2
Washer Box	1	2.0	2	2.0	2	2	2
Laboratory (2 ea)							
Sinks	16	1.6	25.6	-	-	2	32

Large sink	2	1.6	3.2	-	-	2	4
ADA sink	2	1.6	3.2	-	-	2	4
Teacher Demo sink	2	1.6	3.2	-	-	2	4
Prep Rm sink	1	1.6	1.6	-	-	3	3
CLASSROOM C							
Men's							
Water Closet (FV)	8	5.6	44.8	-	-	4	32
Urinal	6	2.8	16.8	-	-	4	24
Lavatory	6	1.2	7.2	-	-	1	6
Drinking Fountain	2	2.0	4	-	-	0.5	1
Floor Drain	4	-	-	-	-	2	8
Mop Sink	2	2.0	4	-	-	3	6
Ext Hose Bibb	4	0.5	2	-	-	-	-
Int Hose Bibb	4	0.5	2	-	-	-	-
Women's							
Water Closet (FV)	12	5.6	67.2	-	-	4	48
Lavatory	6	1.2	7.2	-	-	1	6
Floor Drain	4	-	-	-	-	2	8
Faculty Center (2 ea)							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Lavatory	4	1.2	4.8	-	-	1	4
Floor Drain	0	-	-	-	-	2	0
SPED Classroom (2 ea)							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Lavatory	2	1.2	2.4	-	-	1	2
Floor Drain	2	-	-	-	-	2	4
Shower	2	1.6	3.2	1.6	3.2	2	4
Laundry Tray	1	2.0	2	2.0	2	2	2
Washer Box	1	2.0	2	2.0	2	2	2
Laboratory (2 ea)							
Sinks	16	1.6	25.6	-	-	2	32
Large sink	2	1.6	3.2	-	-	2	4
ADA sink	2	1.6	3.2	-	-	2	4
Teacher Demo sink	2	1.6	3.2	-	-	2	4
Prep Rm sink	1	1.6	1.6	-	-	3	3
CLASSROOM D							
Men's							
Water Closet (FV)	8	5.6	44.8	-	-	4	32
Urinal	6	2.8	16.8	-	-	4	24
Lavatory	6	1.2	7.2	-	-	1	6
Drinking Fountain	2	2.0	4	-	-	0.5	1
Floor Drain	4	-	-	-	-	2	8
Mop Sink	2	2.0	4	-	-	3	6
Ext Hose Bibb	4	0.5	2	-	-	-	-
Int Hose Bibb	4	0.5	2	-	-	-	-

Women's							
Water Closet (FV)	12	5.6	67.2	-	-	4	48
Lavatory	6	1.2	7.2	-	-	1	6
Floor Drain	4	-	-	-	-	2	8
Faculty Center (2 ea)							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Lavatory	4	1.2	4.8	-	-	1	4
Floor Drain	0	-	-	-	-	2	0
SPED Classroom (2 ea)							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Lavatory	2	1.2	2.4	-	-	1	2
Floor Drain	2	-	-	-	-	2	4
Shower	2	1.6	3.2	1.6	3.2	2	4
Laundry Tray	1	2.0	2	2.0	2	2	2
Washer Box	1	2.0	2	2.0	2	2	2
Laboratory (2 ea)							
Sinks	16	1.6	25.6	-	-	2	32
Large sink	2	1.6	3.2	-	-	2	4
ADA sink	2	1.6	3.2	-	-	2	4
Teacher Demo sink	2	1.6	3.2	-	-	2	4
Prep Rm sink	1	1.6	1.6	-	-	3	3
LIBRARY							
Men's							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Urinal	1	2.8	2.8	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Drinking Fountain	1	2.0	2	-	-	0.5	0.5
Floor Drain	0	-	-	-	-	2	0
Mop Sink	1	2.0	2	-	-	3	3
Ext Hose Bibb	4	0.5	2	-	-	-	-
Women's							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Floor Drain	0	-	-	-	-	2	0
Workroom							
Kitchen Sink	1	1.6	1.6	-	-	2	2
MUSIC BUILDING							
Men's							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Urinal	1	2.8	2.8	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Drinking Fountain	1	2.0	2	-	-	0.5	0.5
Floor Drain	0	-	-	-	-	2	0
Mop Sink	1	2.0	2	-	-	3	3
Ext Hose Bibb	4	0.5	2	-	-	-	-

Women's							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Floor Drain	0	-	-	-	-	2	0
Faculty Rm							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Floor Drain	0	-	-	-	-	2	0
Workroom							
Kitchen Sink	2	1.6	3.2	-	-	2	4
TECHNOLOGY/ELECTIVES CENTER							
Men's							
Water Closet (FV)	8	5.6	44.8	-	-	4	32
Urinal	6	2.8	16.8	-	-	4	24
Lavatory	6	1.2	7.2	-	-	1	6
Drinking Fountain	2	2.0	4	-	-	0.5	1
Floor Drain	4	-	-	-	-	2	8
Mop Sink	4	2.0	8	-	-	3	12
Ext Hose Bibb	4	0.5	2	-	-	-	-
Int Hose Bibb	4	0.5	2	-	-	-	-
Women's							
Water Closet (FV)	12	5.6	67.2	-	-	4	48
Lavatory	6	1.2	7.2	-	-	1	6
Floor Drain	4	-	-	-	-	2	8
Mop Sink	0	2.0	0	-	-	3	0
Faculty Rm							
Water Closet (FV)	1	5.6	5.6	-	-	4	4
Lavatory	1	1.2	1.2	-	-	1	1
Floor Drain	0	-	-	-	-	2	0
Arts & Crafts							
Sinks	4	1.6	6.4	-	-	2	8
ATHLETIC LOCKERS							
Men's							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Urinal	3	2.8	8.4	-	-	4	12
Lavatory	3	1.2	3.6	-	-	1	3
Shower	9	1.6	14.4	1.6	14.4	2	18
Drinking Fountain	1	2.0	2	-	-	0.5	0.5
Floor Drain	9	-	-	-	-	2	18
Mop Sink	1	2.0	2	-	-	3	3
Int Hose Bibb	1	0.5	0.5	-	-	-	-
Women's							
Water Closet (FV)	6	5.6	33.6	-	-	4	24

Lavatory	3	1.2	3.6	-	-	1	3
Shower	9	1.6	14.4	1.6	14.4	2	18
Floor Drain	9	-	-	-	-	2	18
Int Hose Bibb	1	0.5	0.5	-	-	-	-
PE FACILITY							
Men's Lockers							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Urinal	3	2.8	8.4	-	-	4	12
Lavatory	3	1.2	3.6	-	-	1	3
Shower	9	1.6	14.4	1.6	14.4	2	18
Drinking Fountain	2	2.0	4	-	-	0.5	1
Floor Drain	4	-	-	-	-	2	8
Mop Sink	1	2.0	2	-	-	3	3
Int Hose Bibb	1	0.5	0.5	-	-	-	-
Locker Women's							
Water Closet (FV)	6	5.6	33.6	-	-	4	24
Lavatory	3	1.2	3.6	-	-	1	3
Shower	4	1.6	6.4	1.6	6.4	2	8
Floor Drain	4	-	-	-	-	2	8
Int Hose Bibb	1	0.5	0.5	-	-	-	-
Faculty Rm (2 ea)							
Water Closet (FV)	2	5.6	11.2	-	-	4	8
Lavatory	2	1.2	2.4	-	-	1	2
Shower	2	1.6	3.2	1.6	3.2	2	4
Floor Drain	0	-	-	-	-	2	0
GYMNASIUM							
Men's Lockers							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Urinal	3	2.8	8.4	-	-	4	12
Lavatory	3	1.2	3.6	-	-	1	3
Shower	9	1.6	14.4	1.6	14.4	2	18
Drinking Fountain	2	2.0	4	-	-	0.5	1
Floor Drain	4	-	-	-	-	2	8
Mop Sink	1	2.0	2	-	-	3	3
Int Hose Bibb	1	0.5	0.5	-	-	-	-
Locker Women's							
Water Closet (FV)	6	5.6	33.6	-	-	4	24
Lavatory	3	1.2	3.6	-	-	1	3
Shower	4	1.6	6.4	1.6	6.4	2	8
Floor Drain	4	-	-	-	-	2	8
Int Hose Bibb	1	0.5	0.5	-	-	-	-
Men's							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Urinal	3	2.8	8.4	-	-	4	12
Lavatory	3	1.2	3.6	-	-	1	3
Drinking Fountain	1	2.0	2	-	-	0.5	0.5

Floor Drain	2	-	-	-	-	2	4
Mop Sink	1	2.0	2	-	-	3	3
Hose Bibb	2	0.5	1	-	-	-	-
Women's							
Water Closet (FV)	6	5.6	33.6	-	-	4	24
Lavatory	3	1.2	3.6	-	-	1	3
Floor Drain	2	-	-	-	-	2	4
OUTDOOR FACILITIES							
Men's							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Urinal	3	2.8	8.4	-	-	4	12
Lavatory	3	1.2	3.6	-	-	1	3
Drinking Fountain	1	2.0	2	-	-	0.5	0.5
Floor Drain	2	-	-	-	-	2	4
Mop Sink	1	2.0	2	-	-	3	3
Int Hose Bibb	2	0.5	1	-	-	-	-
Ext Hose Bibb	2	0.5	1	-	-	-	-
Women's							
Water Closet (FV)	6	5.6	33.6	-	-	4	24
Lavatory	3	1.2	3.6	-	-	1	3
Floor Drain	2	-	-	-	-	2	4
Concessions							
Sink	1	2.0	2	2.0	2	0	0
Hand Sink	2	0.6	1.2	0.6	1.2	1	2
Ice Machine	1	0.5	0.5	-	-	0	0
Floor Drain	1	-	-	-	-	2	2
CAFETERIA							
Kitchen							
Sink	2	2.0	4	2.0	4	0	0
3-Comp Sink (faucet)	1	4.0	4	4.0	4	0	0
Pot Sink (faucets)	1	6.0	6	6.0	6	6	6
Fill Faucet	4	2.0	8	2.0	8	0	0
Steam Supply	1	0.5	0.5	0.0	0	0	0
Service Faucet	2	3.0	6	3.0	6	0	0
Hand Sink	2	0.6	1.2	0.6	1.2	1	2
Laundry Tray	1	2.0	2	2.0	2	2	2
Washer Box	1	2.0	2	2.0	2	2	2
Trough drain	4	-	-	-	-	6	24
Floor Sink	4	-	-	-	-	3	12
Floor Drain	9	-	-	-	-	2	18
Can Wash Drain	1	-	-	-	-	3	3
Ext Hose Bibb	4	0.5	2	-	-	-	-
Staff							
Sink	1	1.6	1.6	1.6	1.6	2	2
Water Closet (FV)	3	3.4	10.2	-	-	3	9

Lavatory	3	0.6	1.8	-	-	1	3
Shower	1	1.6	1.6	1.6	1.6	2	2
Student							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Urinal	2	2.8	5.6	-	-	4	8
Lavatory	4	1.2	4.8	-	-	1	4
Drinking Fountain	1	2.0	2	-	-	0.5	0.5
Floor Drain	2	-	-	-	-	2	4
Mop Sink	1	2.0	2	-	-	3	3
		Total	1851.4	FU	143.6	FU	1806.5
			310	gpm			
			24,800	gal/day			
		30% reduction	7,440				
			17,360	gal/day			
By enrollment	1650	students	15	gal/student	=	24,750	gal/day
				30% reduction		7,425	
						17,325	gal/day
SWIMMING POOL & HEADHOUSE (FUTURE)							
Men's							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Urinal	3	2.8	8.4	-	-	4	12
Lavatory	3	1.2	3.6	-	-	1	3
Drinking Fountain	3	2.0	6	-	-	0.5	1.5
Floor Drain	2	-	-	-	-	2	4
Mop Sink	1	2.0	2	-	-	3	3
Hose Bibb	4	0.5	2	-	-	-	-
Women's							
Water Closet (FV)	6	5.6	33.6	-	-	4	24
Lavatory	3	1.2	3.6	-	-	1	3
Floor Drain	2	-	-	-	-	2	4
Swimming Pool							
Pool Utilities	1	100.0	100	-	-	100	100
AUDITORIUM (FUTURE)							
Men's							
Water Closet (FV)	4	5.6	22.4	-	-	4	16
Urinal	3	2.8	8.4	-	-	4	12
Lavatory	3	1.2	3.6	-	-	1	3
Drinking Fountain	1	2.0	2	-	-	0.5	0.5
Floor Drain	2	-	-	-	-	2	4
Mop Sink	1	2.0	2	-	-	3	3
Hose Bibb	4	0.5	2	-	-	-	-

Women's							
Water Closet (FV)	6	5.6	33.6	-	-	4	24
Lavatory	3	1.2	3.6	-	-	1	3
Floor Drain	2	-	-	-	-	2	4



CHARMAINE TAVARES
MAYOR

OUR REFERENCE
YOUR REFERENCE

POLICE DEPARTMENT
COUNTY OF MAUI

55 MAHALANI STREET
WAILUKU, HAWAII 96793
(808) 244-6400
FAX (808) 244-6411



GARY A. YABUTA
CHIEF OF POLICE

CLAYTON N.Y.W. TOM
DEPUTY CHIEF OF POLICE

November 24, 2009

Ms. Christine Mendes Ruotola, AICP, LEED AP
Principal
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, HI 96813-4307

Dear Ms. Mendes Ruotola:

SUBJECT: Kihei High School Project
Environmental Impact Statement Preparation Notice

This is in response to your letter dated November 5, 2009, requesting comments on the above subject.

We have reviewed the information provided and have enclosed our concerns regarding this project. Thank you for giving us the opportunity to provide our comments.

Very truly yours,


Assistant Chief Danny J. Matsuura
for: Gary A. Yabuta
Chief of Police

Enclosure

c: Jeffrey Hunt, Planning Department

COPY

TO : GARY YABUTA, CHIEF OF POLICE, COUNTY OF MAUI
VIA : CHANNELS
FROM : BRAD HICKLE. POLICE OFFICER III, DISTRICT VI KIHEI
SUBJECT : ENVIRONMENTAL IMPACT STATEMENT PREPARATION NOTICE FOR THE KIHEI HIGH SCHOOL

*Concern w/ offe Hickle
AC Matsum
11/24/09*

APPLICANT INFORMATION:

The applicant, State of Hawaii, Facilities Development Branch has submitted the Environmental Impact Statement Preparation Notice. The documents were prepared pursuant to the EIS law (Chapter 343, HRS and Chapter 11-200, HAR).

POLICE CONCERNS:

Please refer to Officer's report submitted via channels on 09/01/09 referring to the above requested information.

Respectfully Submitted,

Officer Brad Hickle *BH*
11/20/09

E-9966
14:15 hours

COMMENTS:

*OFF. B. HICKLE ATTENDED
A PRE-PLANNING MEETING
AND SUBMITTED WRITTEN
COMMENTS PRIOR TO THIS.
COPIES ATTACHED.*

*H. Matsum
11/20/09*

COPY

TO : GARY YABUTA, CHIEF OF POLICE, COUNTY OF MAUI
VIA : CHANNELS
FROM : BRAD HICKLE, POLICE OFFICER III, DISTRICT VI KIHEI
SUBJECT : PRE-CONSUTATION REQUEST IN PREPARATION FOR AN ENVIRONMENTAL IMPACT STATEMENT (EIS) FOR THE PROPOSED KIHEI HIGH SCHOOL PROJECT

APPLICANT INFORMATION:

The applicant, Group 70 International, Inc. has submitted this pre-consultation request for this project in preparation for an Environmental Impact Statement (EIS).

The proposed new Kihei High School will be built upon 77 acres of undeveloped land located above Piilani Highway in Kihei. The project will include the construction of educational buildings to eventually support an enrollment capacity of 1,650 students.

The project will also include associated athletic fields and infrastructure improvements.

POLICE CONCERNS:

It is suspected there will be a large volume of parents, students and faculty entering and exiting the school grounds from Piilani Highway at all hours of the day. This will likely pose the most threat to students and top the list of public safety concerns by the general public as well as the Police.

There are a large number of new homes recently constructed on the "makai", west side of Piilani Highway and plans for additional new housing to be constructed in the area of the proposed school as well. Most likely these new homes will provide a large percentage of the students who will be attending the new high school in the future. Some of the students will choose to walk to school, some may be bussed and some may even drive themselves to school.

Traffic calming devices, such as traffic lights will be needed at the entry to the school on Piilani Highway. Furthermore the developer should consider construction of walkway bridges over the highway to prevent pedestrian/motor vehicle interaction. These types of walkways are used in many locations on the Island of Oahu and are proven to be safe avenues of travel for students as well as the general public.

Although Piilani Highway has a posted speed limit of forty (40) miles per hour I have regularly cited drivers for speeding in excess of sixty (60) miles per hour through this area. Although enforcement is vigilant and continual speeders will continue to ignore the law. It is my belief, separating vehicle traffic from pedestrians is essential in the area.

COPY

RECOMMENDATIONS:

It is recommended that this response be returned to the Group 70 International, Inc. for their review and consideration in this matter.

Respectfully Submitted,

Officer Brad Hickle
09/01/09



E-9966

13:45 hours

COMMENTS:

I CONCUR WITH OFFICER B. HICKLE'S CONCERNS REGARDING VEHICLE AND PEDESTRIAN SEPARATION. I WOULD LIKE TO ADD THAT A SEPARATED PEDESTRIAN SIDEWALK BE CREATED ON THE MAKAI SHOULDER (SOUTHBOUND LANE) FROM THE INTERSECTION OF KULANIHAKOI STREET TO PIIKEA AVENUE OR SOME SORT OF PATHWAY SIMILAR TO MOKULELE HIGHWAY.

A. [Handwritten signature] 09/01/09

COPY



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Gary A. Yabuta, Chief of Police
Attn: Danny J. Matsuura, Assistant Chief
County of Maui
Police Department
55 Mahalani Street
Wailuku, HI 96793

**Subject: Response to Comments on the Environmental Impact Statement
Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Assistant Chief Matsuura:

Thank you for your comment letter dated November 24, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We understand your concerns for public safety with an increase in the number of parents, students and faculty entering and exiting the school grounds from Pi'ilani Highway as a result of the proposed project.

A Traffic Impact Report/Traffic Signal Warrant Study was prepared for the Kihei High School Project. The studies provide recommendations to accommodate the increased travel near the proposed school site and surrounding areas. Your suggestions of traffic calming devices and construction of walkways and sidewalks to separate vehicles from pedestrian are noted and will be considered in the project design.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

A handwritten signature in black ink that reads "Christine Mendes Ruotola".

Christine Mendes Ruotola, AICP, LEED AP
Principal



HALEAKALA RANCH

• EST. MAUI 1888 •

December 7, 2009

Ms. Christine Ruotola, AICP
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, HI 96813

SUBJECT: KIHEI HIGH SCHOOL EISPN

Dear Ms. Ruotola,

Haleakala Ranch is one of the landowners that is making land available for the campus and supporting the State Department of Education's (DOE) effort to develop the Kihei High School.

Haleakala Ranch and Kaonoulu Ranch have undertaken a joint master plan for North Kihei (also referred to as Kihei Mauka). In response to community planning efforts for the updating of the Maui General Plan, this area was identified as a directed growth area for community development in the recently completed Maui Island Plan. We feel it is important that the campus planning and related EIS reflect the regional planning directives included in the County Planning Department's recommendations for the Maui Island Plan (Draft 10/2009).

The EIS should discuss the relevant land use policies and regional infrastructure plans addressed in the Maui Island Plan for North Kihei. Some of the key planning and related infrastructure policies include:

- 1) Future Kihei Mauka By-Pass Highway. To plan for future access alternatives to the campus, the extension of Kulanihakoi Street would likely extend mauka to connect to the planned Mauka Highway. Please reference the North Kihei Conceptual Master Plan that has previously been provided to you by our planning consultant, PBR HAWAII.
- 2) Extension of Kulanihakoi Street. Plan sufficient infrastructure through the campus that will provide access to and serve as a collector road for future community growth mauka of the campus. Necessary upsizing of the infrastructure would be coordinated with the surrounding landowners so that it can be implemented concurrent with the campus development.

Ms. Christine Ruotola, AICP
SUBJECT: KIHEI HIGH SCHOOL EISPN
December 7, 2009
Page | 2

- 3) Planned North-South Connector Road. Plan for an alternate access route to the campus to provide for a more connected roadway system to serve North Kihei. A North-South Connector Road is planned to extend from the planned Kihei-Upcountry Highway (extension of Kaonoulu Street) to the lands mauka of the campus.
- 4) Pedestrian/Bike Path Connectivity. The proposed North Kihei community plan includes a network of pedestrian/bike paths and stream greenways that can be coordinated to connect to the campus.

We look forward to continuing a coordinated planning effort with the DOE for North Kihei to achieve a well connected and planned community. Thank you for the opportunity to comment and should you have any questions, please contact me.

Sincerely,



Don Young, President/CEO
Haleakala Ranch

Cc: Mr. Robert Purdie, Jr., Project Manager
State Department of Education
Facilities Development Branch
P.O. Box 2360
Honolulu, HI 96804

Thomas S. Witten, ASLA
PBR HAWAII
1001 Bishop Street, Suite 650
Honolulu, HI 96813



December 20, 2011

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Don Young, President/CEO
Haleakalā Ranch Company
529 Kealaloa Avenue
Makawao, HI 96768

**Subject: Response to Comments on the Environmental Impact Statement Preparation
Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)**

Dear Mr. Young:

Thank you for your comment letter dated December 7, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We appreciate your participation and take note that Haleakalā Ranch is one of the landowners making land available for the campus and the State Department of Education (DOE) to develop the proposed Kihei High School. It is understood that Haleakalā Ranch and Kaonoulu Ranch are undertaking a joint master plan for their lands in North Kihei, referred to as Kihei Mauka and identified within the Urban Growth Boundary on the Draft 2030 Maui Island Plan, Maui County Planning Department, Directed Growth Map for North Kihei (December 2009).

The following are offered in response to your provided comments. As consultants, we will continue to support coordinated planning efforts between DOE and the landowners. The proposed project will demonstrate overall consistency with the applicable plans and policies of the Maui General Plan 2030, which include the recently adopted Countywide Policy Plan and Draft Maui Island Plan.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

Christine Mendes Ruotola, AICP, LEED AP
Principal

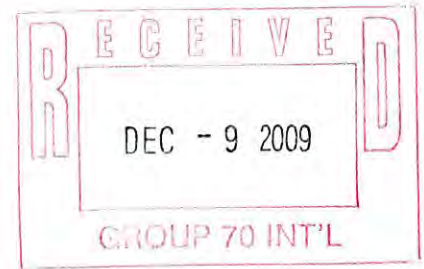
Cc: Mr. Robert Purdie Jr. Project Manager
State Department of Education
Facilities Development Branch
P.O. Box 2360
Honolulu, HI 96804

KAONOULU RANCH

P. O. Box 390
Kula, Hawaii 96790
[Office] 808 876-0400 [Fax] 808 876-0422

December 8, 2009

Ms. Christine Ruotola, AICP
Group 70 International, Inc.
925 Bethel Street, 5th Floor
Honolulu, HI 96813



SUBJECT: KIHEI HIGH SCHOOL EISPN

Dear Ms. Ruotola,

Kaonoulu Ranch has been cooperating and supporting the State Department of Education's (DOE) effort to develop the Kihei High School and is one of the landowners that is making land available for the campus.

Concurrent with DOE's efforts, Kaonoulu Ranch and Haleakala Ranch have undertaken a joint master plan for the surrounding lands. This area, referred to as North Kihei or Kihei Mauka, was identified as a directed growth area for community development in the recently completed Maui Island Plan that is currently under review by the Maui County Council. We feel it is important that the campus planning and related EIS reflect the regional planning directives included in the County Planning Department's recommendations for the Maui Island Plan (Draft 10/2009).

Specifically, the EIS should discuss the relevant land use and infrastructure plans addressed in the Maui Island Plan including the following:

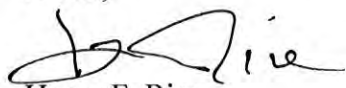
- 1) Extension of Kulanihakoi Street with sufficient infrastructure through the campus that will provide access to and serve as a collector road for future community growth mauka of the campus. Any necessary upsizing of the infrastructure would be coordinated with the surrounding landowners so that it can be implemented concurrent with the campus development.
- 2) Future Kihei Mauka By-Pass Highway that the extension of Kulanihakoi Street would likely connect with will provide future multiple access routes to the campus.
- 3) Planned North-South Connector Road, that would extend from the planned Kihei-Up Country Highway (extension of Kaonoulu Street), would also provide an alternate access route to the campus and provide for a more connected roadway system to serve North Kihei.

Ms. Christine Ruotola, AICP
SUBJECT: KIHEI HIGH SCHOOL EISPN
Page | 2

- 4) Integration of the campus plans into the proposed North Kihei community plans, including pedestrian/bike paths connections. Refer to attached North Kihei Conceptual Master Plan July 15, 2009.

We look forward to continuing a coordinated planning effort with DOE as the detailed campus plans are developed. Thank you for the opportunity to comment and should you have any questions, please contact me.

Aloha,



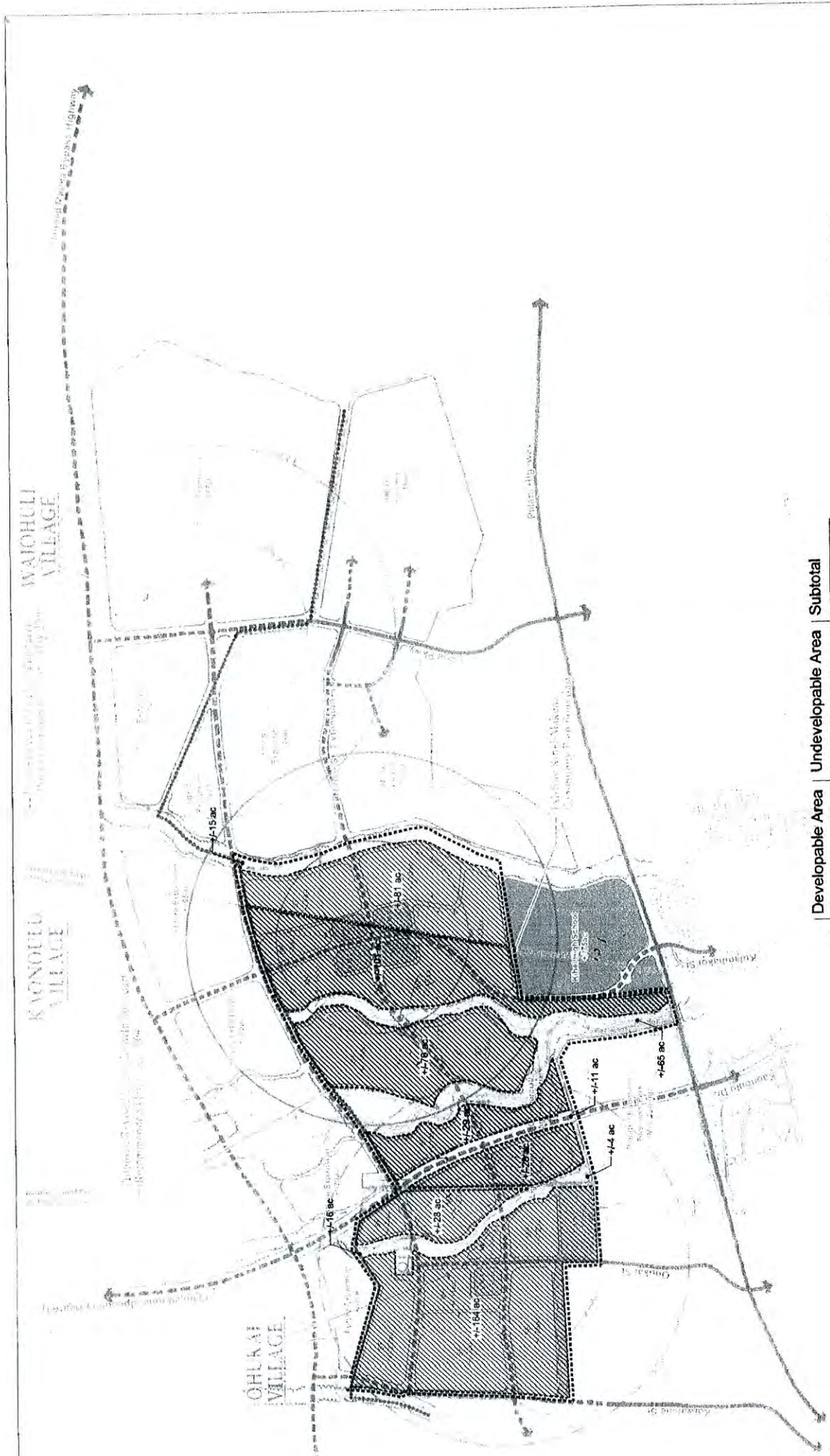
Henry F. Rice
Managing Partner, Kaonoulu Ranch LLLP

Cc: Mr. Robert Purdie, Jr., Project Manager
State Department of Education
Facilities Development Branch
P.O. Box 2360
Honolulu, HI 96804

Attachment

2789.01/BL-01 Kaonoulu Ranch





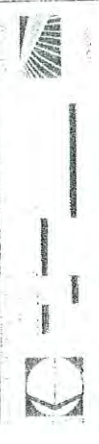
KAONOULU VILLAGE

KAONOULU VILLAGE

OHUKAI VILLAGE

	Developable Area	Undevelopable Area	Subtotal
Haleakala Ranch	+/- 273 acres	+/- 31 acres	+/- 304 acres
Kaonoulu Ranch	+/- 234 acres	+/- 80 acres	+/- 314 acres
TOTAL:			+/- 618 acres

North Kihai
Recommended Directed Growth Map (July 2009)





December 20, 2011

Henry F. Rice, Managing Partner
Kaonoulu Ranch LLP
P.O. Box 390
Kula, HI 96790

PRINCIPALS

Francis S. Oda, Arch.D.,
FAIA, AICP, LEED AP

Norman G.Y. Hong
AIA

Sheryl B. Seaman
AIA, ASID, LEED AP

Hitoshi Hida
AIA

Roy H. Nihei
AIA, CSI, LEED AP

Ralph E. Portmore
AICP

James I. Nishimoto
AIA

Stephen Yuen
AIA

Linda C. Miki
AIA

George I. Atta
AICP, LEED AP

Charles Y. Kaneshiro
AIA, LEED AP

Jeffrey H. Overton
AICP, LEED AP

Christine Mendes Ruotola
AICP, LEED AP

James L. Stone, Arch.D.,
AIA, LEED AP

Katherine M. MacNeil
AIA, LEED AP

Tom Young, MBA
AIA

Paul T. Matsuda
PE, LEED AP

Subject: Response to Comments on the Environmental Impact Statement Preparation Notice for Proposed Kihei High School Project
Tax Map Keys: 2-2-2-002:081; 2-2-2-002:083
(Kihei, Maui, Hawai'i)

Dear Mr. Rice:

Thank you for your comment letter dated December 8, 2009 concerning the Environmental Impact Statement (EIS) Preparation Notice for the proposed Kihei High School Project.

We appreciate your participation and take note that Kaonoulu Ranch is one of the landowners making land available for the campus and the State Department of Education (DOE) to develop the proposed Kihei High School. It is understood that Kaonoulu Ranch and Haleakalā Ranch are undertaking a joint master plan for their land in North Kihei, referred to as Kihei Mauka, and that the area is identified as a directed growth area for community development in the Draft 2030 Maui Island Plan (December 2009).

As consultants we will continue to support coordinated planning efforts between DOE and the landowners regarding infrastructure in the Kūlanihāko'i Street extension.

Thank you for providing a copy of your latest master plan concept. The Draft EIS will discuss land use policies and regional infrastructure plans identified in the Draft 2030 Maui Island Plan for Kihei.

We appreciate your participation in the environmental review process. Your comment letter and this response will be included in the Draft EIS.

Sincerely,
GROUP 70 INTERNATIONAL, INC.

Christine Mendes Ruotola, AICP, LEED AP
Principal

Cc: Mr. Robert Purdie Jr. Project Manager
State Department of Education
Facilities Development Branch
P.O. Box 2360
Honolulu, HI 96804

Chapter 9

Preparers of the EIS

9.0 PREPARERS OF THE EIS

This Draft EIS was prepared for the applicant, the DOE Facilities Development Branch, by Group 70 International, Inc. The following list identifies the individuals and organizations involved in the preparation of this report and their respective contributions.

Group 70 International, Inc.

Christine Mendes Ruotola, AICP, LEED AP
Rachel Shaak, AICP, LEED AP
Tracy Furuya
Dricka Brown, LEED AP
Mary Tomonaga
Kathryn Nam
Joy Kepa
Silas Haglund
Annie Okazaki
Reyna Deponte

Role

Principal-in-Charge
Senior Planner
Planner
Planner
GIS/Graphics Preparation
Graphics Preparation
Graphics Preparation
Document Specialist
Administrative Coordinator
Administrative Coordinator

Other Consultants

Gray, Hong, Nojima and Associates, Inc.
Wilson Okamoto and Associates
Ronald M. Fukumoto Engineering, Inc.
Ching, Yuen and Morikawa
Scientific Consulting Services

B.D. Neal and Associates
Rana Productions, Ltd.
Y. Ebisu and Associates, Inc.
Water Resource Associates
Decision Analysts Hawai'i, Inc.

Technical Area

Preliminary Civil Engineering Report
Traffic Impact Analysis Report
Topographic Survey, Subdivision
Legal Counsel
Archaeology Inventory Survey and
Cultural Impact Assessment
Air Quality Assessment
Biological Survey
Acoustic Study
Hydrogeological Report and Consulting
Agricultural and Economic Impact Analysis