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MEETING OF THE PLANNING COMMISSION  
CITY AND COUNTY OF HONOLULU  
TRANSCRIPT  
WEDNESDAY, SEPTEMBER 18, 2024

The Planning Commission held a meeting on Wednesday, September 18, 2024, 1:30 p.m., in-person and remote meeting at Fasi Municipal Building, 6th Floor Conference Room, 650 South King Street, Honolulu, Hawaii. Chair Meatoga III presided.

COMMISSIONERS PRESENT: Pane Meatoga III, Chair  
Ryan Kamo, Vice Chair  
Hilarie Alomar, Member  
Melissa May, Member  
Kai Nani Kraut, Member  
Elena Bryant, Member  
Jason Woo, Member

COMMISSIONERS EXCUSED: Nathaniel Kinney, Member  
[prior notice given]  
Joy Kimura, Member  
[prior notice given]

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DEPUTY CORPORATION COUNSEL: Rozelle Agag  
(Advisory to the Commission

COMMISSION STAFF: Gloria Takara  
Secretary-Reporter

DIT STAFF: Gregory Cieless, WebEx Management

## P R O C E E D I N G

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3           **CHAIR MEATOGA III:** Okay. Aloha, everyone and  
4 welcome fellow Commission members to the September 18, 2024  
5 meeting of the Planning Commission. For our listeners and  
6 for the record, I'm Chair Pane Meatoga III. First order of  
7 business is to welcome our new Commissioner, Mr. Jason Woo  
8 to the Planning Commission.

9           Would you like to say a few words?

10           **WOO:** Nope. I'm just glad I made it on time for  
11 my first meeting, and I'm honored to serve where I can, but  
12 thank you.

13           **CHAIR MEATOGA III:** Thank you. We appreciate you  
14 for taking up the calls. The following members are  
15 physically present here in the 6th Floor Conference Room,  
16 myself Chair Meatoga and Commissioner Woo. Joining us  
17 remotely are Commissioner Hilarie Alomar, Commissioner Kai  
18 Nani Kraut, Commissioner Melissa May and Commissioner Ryan  
19 Kamo. For members who are participating remotely, please  
20 confirm that you're alone, if there's anyone else present  
21 with you at this time in the area that you're at. We'll  
22 start with Commissioner May.

23           **MAY:** Hello. Commissioner May, I'm here and  
24 nobody is around me at this time.

25           **CHAIR MEATOGA III:** Thank you. Commissioner Kraut.

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**KRAUT:** I am in the corner of a hotel, so I am in this space, but I am in a public space, but I'm kind of all by myself in a corner.

**CHAIR MEATOGA III:** Okay. Thank you, Commissioner Kraut. Commissioner Alomar.

**ALOMAR:** Aloha. Commissioner Alomar, I'm here alone and present.

**CHAIR MEATOGA III:** Thank you. Commissioner Kamo.

**KAMO:** Thank you, Chair. I can confirm that I am alone, and I am present.

**CHAIR MEATOGA III:** Thank you. All right. I believe with that we do have quorum. Present here today is the Planning Commission and DIT staff to manage and support this Webex audio-visual platform. Also joining us remotely today is our Commission attorney, deputy corp counsel Rozelle Agag. Rozelle.

**COUNSEL AGAG:** Good afternoon, Chair and Commissioners.

**CHAIR MEATOGA III:** Thank you. Couple of housekeeping matters. For those present here in the Conference Room, bathrooms are located on the ground floor next to the elevators, and we have this Conference Room until 4:00 p.m. At this time I'd officially open up the hearing. For the record it is now 1:32 p.m. And just as a



1 reminder for us Commissioners we need to identify ourselves  
2 first before we speak or make any motions. With that being  
3 said, the first item on the agenda is the approval of the  
4 minutes.

5 First, because Commissioner Melissa May was not  
6 present at the August 7, 2024 meeting, can you attest that  
7 you have reviewed and understand the records of the August  
8 7<sup>th</sup> meeting board materials, transcripts, and Webex  
9 recordings?

10 **MAY:** Yes. I have reviewed all the materials and  
11 transcripts from the August 7<sup>th</sup> meeting, Commissioner May.

12 **CHAIR MEATOGA III:** Okay. Thank you. Commissioner  
13 Woo, did you have a the chance to--

14 **WOO:** No. I did not, so I'll be abstaining.

15 **CHAIR MEATOGA III:** Thank you. Okay. All right.  
16 Commissioners, do I have a motion to approve?

17 **KAMO:** Chair, this is Vice Chair Kamo, I make a  
18 motion to approve the minutes as previously circulated.

19 **CHAIR MEATOGA III:** Thank you. Do I have a second?

20 **ALOMAR:** Commissioner Alomar, second.

21 **CHAIR MEATOGA III:** Okay. Thank you. Hearing a  
22 motion and a second, is there any discussion, any  
23 objections, any reservations? [no response] All right.  
24 Hearing and seeing none, Chair votes aye, and the minutes of  
25 the August 7, 2024 meeting as previously circulated has been

1 approved. Thank you, Commissioners.

2           Next, we have our status hearing for the Waianae  
3 State Special Use Permit, 2008/SUP-2, Waimanalo Gulch  
4 Sanitary Landfill. Pursuant to the Land Use Commission  
5 Decision and Order dated August 23, 2024, as well as the  
6 Planning Commission's May 15, 2024 Decision and Order,  
7 Condition No. 2, the Applicant shall report quarterly to the  
8 Planning Commission in-person, to report the efforts it is  
9 taken and plans to take to identify an alternative landfill  
10 site by December 31, 2024, and to answer questions from the  
11 Commission and the community. Reports shall include but are  
12 not limited to the following information. Reports should  
13 include but are not limited to timelines, milestones,  
14 schedules of tasks for the specific plan to have a site  
15 selected by December 31, 2024; list of potential sites under  
16 consideration; list of obstacles their ability to choose a  
17 site; reporting on the investigation of alternative  
18 technologies for the landfill. So with that, ENV would you  
19 please introduce yourselves?

20           **DR. BABCOCK:** Yeah. So good afternoon,  
21 Commissioners. Thank you for being here, and my name is  
22 Roger Babcock. I'm the Director of the Department of  
23 Environmental Services for the City and County of Honolulu.  
24 And this is our 3<sup>rd</sup> quarter update for 2024 to you, the  
25 Planning Commission, the City's efforts to identify an

1 alternative landfill site.

2           There is a set of slides that is--there's handouts  
3 for those present, and this will become part of the records  
4 afterwards. So, I do represent the City administration and  
5 then specifically Environmental Services, ENV. We take care  
6 of wastewater and solid waste. And on the solid waste side,  
7 we have about 450 people that are working, that are public  
8 servants working collecting refuse from all the residents,  
9 transporting it, getting it to H-POWER, converting it to  
10 electricity and ash, and then disposing of the ash in the  
11 Waimbnalo Gulch Sanitary Landfill, the only municipal solid  
12 waste landfill on the island. And, of course, we do need a  
13 new landfill. And, so today I'm going to go through some of  
14 the--our efforts to date and our timeline for finishing this  
15 task. I will note that, you know, this is a task that  
16 multiple prior administrations have not been able to  
17 accomplish over the past 20 years, but the Mayor in this  
18 administration is committed to identifying the new site  
19 before the deadline and getting this done. So we are gonna  
20 get this done, so I'm gonna now present where we are right  
21 now.

22           Okay. So, second slide shows a timeline. I  
23 should advance the slide myself. Thank you. Yeah. So this  
24 shows the timeline, the vertical bar, and it shows  
25 milestones, those are the diamonds and schedule of tasks.

1 So it starts off with the milestone of the August 23<sup>rd</sup>  
2 Decision and Order by the Land Use Commission to extending  
3 the deadline to identify the site from--It was December 31,  
4 2022, and now it's extended to December 31, 2024. Of  
5 course, that went through the Planning Commission and on its  
6 way to the Land Use Commission. So, here we are on  
7 September 18 with our 3rd quarterly progress update to you  
8 the Planning Commission. The tasks that need to happen next  
9 that are ongoing are the completion of a study, the  
10 consultant is doing for us called the O'ahu Landfill Siting  
11 Study Supplemental Technical Memorandum. It's nearly  
12 completed, will be done, you know, before the end of the  
13 month.

14 We continue to evaluate alternative sites, meaning  
15 looking at restrictions and obstacles, locations, size,  
16 distance, and proximity constraints, site characteristics,  
17 availability, costs, environmental, cultural, and  
18 socio-economic constraints and issues. So, we potentially  
19 could make and announce a decision prior to that next  
20 milestone.

21 The next milestone says November, would be the  
22 fourth quarter update to the Planning Commission, if needed,  
23 if we haven't completed the work prior to that. If it's not  
24 completed by then, we will be here, and we'll tell you what  
25 we've done since then, and then we will, then after that we



1 would then continue the evaluations, make the decisions and  
2 announce the selection prior to the final milestone there,  
3 which is December 31st of this year to identify the  
4 alternative landfill site.

5           Okay. So, I'm gonna move on then now and present  
6 potential sites that we have either been considered and  
7 ruled out or are still under consideration. So this table  
8 list shows the sites and some of the restrictions and  
9 obstacles associated with them. The first six sites that  
10 are listed, named Area 6, Site 1; Area 7, Site 1; Area 3,  
11 Site 1, 2, and 3; and Area 2, Site 1, are all sites that  
12 were evaluated by our Landfill Advisory Committee that  
13 operated from 2021 through 2022.

14           And, so their--in the report which was called the  
15 O'ahu Landfill Study and Landfill Advisory Committee  
16 Recommendations final report, which has been submitted  
17 previously, I believe into the record. So those sites are,  
18 as shown here are still under consideration and the  
19 restrictions and obstacles associated with those are that  
20 they all are in the No Pass Zone, and they also have  
21 additional, some of them have additional things. They are  
22 in a, either in a well capture zone, that's Area 6, Site 1;  
23 and Area 7, Site 1. The ones in Area 3, Sites 1, 2, and 3  
24 in Wahiawa are located in prime agricultural lands. And the  
25 last one, Area 2, Site 1 is in Haleiwa near Kawaihoa Road.

1 It's also in No Pass Zone. It's on prime agricultural land,  
2 and it is quite remote, a remote location.

3 Continuing on then the sites, the rest of the  
4 sites on this page and this table, these are all Federal  
5 lands, and you'll note that each of these for various  
6 reasons has been eliminated from further considerations. So  
7 this includes the area--Sorry, these are not all Federal  
8 lands. The first one, the area adjacent to the Waimanalo  
9 Gulch Sanitary Landfill is not Federal land, but it has  
10 been, it is located on the west side and administration has  
11 made it clear that the--a new site would not be selected on  
12 the west side of the island where the current landfill is.  
13 The next three, the last three on this page of this table  
14 are Federal lands. And the first one is the area east of  
15 the community of Maile, and that's the Lualualei Federal  
16 property. The other, the next one is the Waipio Peninsula,  
17 the City's Soccer Complex is currently located and the last  
18 one is the area in the West Loch Annex, also known as  
19 Iroquois Point area. These are all Federal lands. They're  
20 either on the west side, and they've been eliminated from  
21 consideration. For example, Lualualei or they've been  
22 rejected by the military. And, I think the Waipio one was  
23 in the news even. So those, the rest of those on that page  
24 have been eliminated from further consideration. The ones  
25 at the top of the page, the top six are still under

1 consideration as potential sites to be named.

2

3           The next page shows a continuation of this table,  
4 and it lists other sites that are under consideration. So  
5 the sites are listed and then the restrictions and obstacles  
6 are a little bit different, so it requires some explanation.  
7 These sites are restricted by Act 73. So none of these  
8 sites on this table, on this page are currently available  
9 without modification to State Act 73. State Act 73 provides  
10 several restrictions. One of them is conservation lands and  
11 the other one is a 1/2 mile buffer between a landfill and a  
12 residence, a school or a hospital. And, so in order to make  
13 these sites possible some modification of Act 73 is  
14 required. And that's really what's shown in the table on  
15 the right hand column. So, all of them, the first four  
16 require a modification to eliminate the conservation  
17 district restriction and to reduce the 1/2 mile buffer down  
18 to a 1/4 mile buffer. If that's done, then those four are  
19 possible. There's an area near Waiamanalo Country Farms,  
20 there's an area near University of Hawai'i, West O'ahu;  
21 the Pali Golf Course, and the HC&D South Quarry and adjacent  
22 area. Those become possible sites only if those  
23 modifications to Act 73 are made, which would take State  
24 Legislative action.

25           The next six sites identified on this table, the



1 lower part of the table require in addition to removing the  
2 conservation district restriction to make the buffer go to  
3 zero. So if there's no buffer these additional six sites  
4 become possible. So just to be clear, you've got to  
5 eliminate the conservation district and the buffer  
6 restriction entirely. So that frees up the--makes possible  
7 of HC&D North Quarry, some area in the Waiahole Forest  
8 Preserve and Farmland, area occupied by the Hawaii Youth  
9 Correction Facility in Olamona School, area near Castle  
10 Junction and Pali Highway, the Royal Hawaiian Golf Club, and  
11 the Hawaii Prince Golf Club. It's noted that the Hawaii  
12 Prince Golf Club is also in a, in a flight path which would  
13 probably result in challenges from the FAA for that specific  
14 site.

15 Continuing on then to, so that that's the end of  
16 the list of our potential sites that we're still under  
17 consideration or have been eliminated for further  
18 consideration. This slide just shows a listing of some of  
19 the obstacles, kind of an all in one place that affect our  
20 ability to choose a site, which is one of the things that we  
21 need to report on. So, we've broken it up into Federal  
22 regulations, Act 73 and other state regulations and some  
23 other things. So Federal regulations that affect our ability  
24 to choose a site include airport runway buffer zone,  
25 wetlands, floodplains, fault areas, seismic impact zones,

1 and unstable areas. So those are all in Federal law. Act  
2 73 is State law. That includes the 1/2 mile buffer zone for  
3 residences, schools, and hospitals, the conservation  
4 district, and the other state regulations related to tsunami  
5 zones. So we cannot locate in a tsunami zone.

6 In addition to that a restriction which was, which  
7 played into many, most of the sites was--Many of the sites  
8 that were evaluated and eliminated were on Federal lands, so  
9 that is a difficult obstacle. There's also what we call  
10 developed and undevelopable land where there may not be a  
11 residence or a school or a hospital currently, but it has  
12 already been, such developments have been approved. And we  
13 also have the No Pass Zone as another obstacle affecting our  
14 ability to choose a site.

15 Okay. So finally the last thing to kind of report  
16 on here is, before we take questions is, is to report on our  
17 investigation of alternative technologies for landfill.  
18 I've put a list here of the things that we report on,  
19 actually semi-annually we report on efforts, what's going on  
20 with the landfill and its fill rate and all other things  
21 like that including our investigation of alternative  
22 technologies.

23 So some of the alternative technologies are  
24 basically things that would be our alternatives to H-POWER.  
25 These include plasma arc, gasification, thermal

1 depolymerization, multiphase microwave treatment, microwave  
2 plasma, and pyrolysis. So those are all alternative  
3 combustion or non- combustion related volume reduction and  
4 or pretty much elimination processes. So we continue to  
5 look at these. We do entertain proposals for information  
6 from vendors and companies that are, that propose these  
7 things, and we evaluate those as they, you know, as they  
8 come in to us.

9 In addition to that, we have looked into and  
10 continue to look into the possibility of shipping waste  
11 off-island.

12 Even though that is unlikely to be a complete  
13 solution or any of these to make it possible to not have a  
14 landfill at all, we continue to look at these as  
15 possibilities for essentially reducing, perhaps greatly  
16 reducing the amount of material that needs to, that we need  
17 to landfill. But we do need to have a landfill, and we do  
18 need to site one.

19 So, I think with that, the last slide just says  
20 thank you and ask for any questions. Be happy to answer any  
21 questions that you have.

22 **CHAIR MEATOGA III:** All right. Thank you.  
23 Questions from Commissioners?

24 **KRAUT:** Hi, this is Commissioner Kraut. I have a,  
25 if you could pull up the site selection, I had a couple of

1 questions on just better understanding how that analysis is  
2 being done through this current study. That page right  
3 there.

4 Obviously, the first part of those sites had been  
5 gone through a process and not recommended. So how is this  
6 study addressing the No Pass Zone when that was a hard no in  
7 the previous? I can't remember what it was called, the  
8 Landfill Site Selection task force or whatever it was. So  
9 that would be my first question. How is this study dealing  
10 with No Pass differently than the previous evaluation?

11 **DR. BABCOCK:** Yeah. Thank you. So thank you for  
12 the question. So what we're doing is continuing to look at  
13 the restrictions and in this case you're specifically  
14 talking about the No Pass Zone, and so we're continuing to  
15 look at these sites. These are all sites that are in the No  
16 Pass Zone, but otherwise are possible or potential sites  
17 that can be used. Unlike the ones on the next page which  
18 are ones that would require Act 73 modification. So we  
19 continue to look at these and try to figure out really the  
20 feasibility of these sites, which one, you know, could be  
21 the best or multiple ones could be the best, and what, how  
22 we could do that in a way that would be the most protective  
23 of the environment and resources and to be able to use one  
24 of those places as a site for the next landfill.

25 So, I hope that answers the questions?

1           **KRAUT:** Maybe in a roundabout way; yeah.

2           **DR. BABCOCK:** Thanks. Sorry. I can answer, I can  
3 add a little bit to that. So it really isn't different.  
4 It's just more thorough investigation of each of those  
5 sites. So site characteristics is sort of, you know, much  
6 more detailed.

7           **KRAUT:** I guess because when you look at the  
8 milestones that you've laid out; sorry, again, this is  
9 Commissioner Kraut, when you look at the milestones and  
10 still working to meet the deadline, obviously appreciate the  
11 complexity of this very long process that has occurred and  
12 continues to occur, that when I look at the sites that  
13 you're presenting to meet that deadline, the second page as  
14 you point out is not feasible. So the only way to meet the  
15 deadline--And I want to make sure I understand it at a  
16 minimum that the sites on the No Pass seems to be the only  
17 ones that would be **contending** at this point, because if the  
18 lower part of those sites have been eliminated and the  
19 second page requires Act 73, then those are the only sites  
20 that are actually gonna get you to your, to meet the special  
21 condition on the current permit.

22           So just kind of trying to understand how, looking  
23 at these sites will allow you to actually have a site  
24 selection by the deadline that's imposed on the condition  
25 that was approved. So I'm not sure, sounds like you're



1 taking a harder look but, I guess that's the--The only thing  
2 I can see is those are the ones you're gonna have to choose  
3 one of those or the condition is not gonna be met.

4           So, my second question to that does have to do  
5 with the second page. When you're looking at buffers or  
6 reducing or looking at a modification to the buffers, when  
7 you have to make those modifications, what is within the  
8 zone or are you looking at cost considerations or like you  
9 said certain facilities that are within the 1/2 mile that  
10 are not within the 1/4 mile? Kind of trying to understand  
11 how you're eliminating, defining those buffers and saying  
12 this is what our modification should the Act would be to use  
13 these sites. Just trying to understand that a little more,  
14 if you could elaborate on that.

15           **DR. BABCOCK:** Yeah. I think I understand your  
16 question. So if we go back all the way to the first slide,  
17 this is a graph that the Landfill Advisory Committee used  
18 and was created during that process that shows those various  
19 restrictions. The kind of tan color is the 10,000 feet away  
20 from runways of airports. There's the green, which is the  
21 conservation land, there's the dark blue, which is the  
22 tsunami inundation, and then there's a lighter blue color,  
23 which is the 1/2 mile buffer. So those, those things are  
24 really composed of a bunch of circles, the light blue. And  
25 if you make those circles smaller, the light blue ones or

1 eliminate them ones. I'm sorry, if you go to the website,  
2 you can turn them off and see what happens. Then that does  
3 make some other places available. I would note that the,  
4 that everything on that second part of that table also is  
5 outside of the No Pass Zone. So they, if you, if you make  
6 that change they become available, and they're outside of  
7 the No Pass Zone.

8           So that's what that exercise is about. I hope  
9 that explanation makes sense. So by reducing it from a 1/2  
10 mile those circles all get smaller, they're now a 1/4 mile,  
11 and then if you eliminate them all, then all of those  
12 disappear. And then that means that there are residences  
13 generally that are closer, that are very close then to those  
14 sites. And then it doesn't look at--The other that's kind  
15 of unstated here is that from our previous things that we've  
16 mentioned, the landfill site has to be a hundred acres.  
17 That's the site of the landfill to last 20 years of our  
18 current waste load that goes there as well as also taking C  
19 and D waste when C and D waste landfill PVT closes. So  
20 that's how it's sized. So we do need a hundred acre plot,  
21 and then the buffer is outside of that. Or if there's no  
22 buffer, then that that's how it fits. So these are  
23 basically plots of land that become available that are,  
24 where there's a hundred acres that will fit on there. It  
25 doesn't look at cost or ownership or other things like that.



1 It's just identifying land spaces, which is essentially the  
2 exercise that's depicted in this picture here. It's just  
3 about space and restrictions, nothing else. It doesn't look  
4 at slope or anything else, you know, like that. And then we  
5 had to go through there and figure out where are there  
6 hundred acre pieces that where we could fit a landfill.

7 **KRAUT:** Okay. I have one last question,  
8 Commissioner Kraut. So in this graph depiction, is there a  
9 color code of those sites on the page 2 that makes it a  
10 little easier? I'm assuming it's not the pink, like is it  
11 the orange?

12 **DR. BABCOCK:** Yeah. Thank you for that question.  
13 No. Those sites are not depicted on this picture. This  
14 picture from that the Landfill Advisory Committee used and  
15 at that time they were not considering any relief of Act 73.  
16 So my follow-up comment.

17 **KRAUT:** Okay. Go ahead.

18 **DR. BABCOCK:** Okay. Yeah, sorry. So we've done  
19 that separately, and we've referred to that report which  
20 will be done at the end of this month. It just needs to be  
21 finalized. That's where it has graphical depictions of all  
22 these sites that are in this table.

23 **KRAUT:** Thank you. Commissioner Kraut, again,  
24 that would be helpful in trying to understand or digest the  
25 information that you presented. So I'm glad to hear that

1 it'll be in the memo coming out. That's all I have, Chair.  
2 Thank you.

3 **CHAIR MEATOGA III:** Thank you. Other questions from  
4 Commissioners?

5 **MAY:** Commissioner May, I just had a clarifying  
6 question about the second slide of candidate site.

7 **DR. BABCOCK:** Okay.

8 **MAY:** So when it says no buffer, it just  
9 means--Well, a 1/4 mile buffer means less than the 1/2 mile  
10 buffer that the Act imposes, right? It still would have a  
11 1/4 mile buffer from the uses specified in the Act, and then  
12 no buffer means it would have zero buffer, it would just be  
13 adjacent to that. Is that correct?

14 **DR. BABCOCK:** Yes. That is correct.

15 **MAY:** And can you remind me what the uses are that  
16 there's the buffer between, was it residential areas?

17 **DR. BABCOCK:** Yes. Thank you. There are  
18 basically residential property lines, schools, and hospitals  
19 are what's specified in Act 73

20 **CHAIR MEATOGA III:** Any follow-up questions,  
21 Commissioner May?

22 **MAY:** No. Thank you.

23 **CHAIR MEATOGA III:** All right. Any other  
24 questions from the Commissioners? [no response] Okay. I'll  
25 throw out a question. So, your alternative list that you

1 had, I think was second to the last page. Is this in any  
2 specific order? You have shipping of waste off-island. Is  
3 that based on like, I guess the cost, is there a rationale  
4 to the order here? It looks like it is, but I'm not sure.  
5 Can you clarify on that?

6 **DR. BABCOCK:** Yeah. Thanks for the question,  
7 Chair. There really isn't any order. The ones, all the  
8 ones above that, the six above that are all, I would say  
9 volume reduction, combustion, sort of non-combustion  
10 technologies that would be an alternate essentially an  
11 alternative to H-POWER.

12 **CHAIR MEATOGA III:** Okay.

13 **DR. BABCOCK:** And the last one is completely  
14 different, and so it's, yeah, they're very, they're not the  
15 same things. There's no reason why it's in that order. Any  
16 of these would be very expensive.

17 The Boiler 3 at H-POWER; Boiler 3 is about a \$500  
18 million, you know, 900 ton per day facility. So any of  
19 these would be, you know, very, very expensive to do.  
20 Shipping of waste off-island has been evaluated in the past,  
21 and we, and there was even a pilot; there was a contract  
22 order and a pilot program that was initiated that was not  
23 successful. However, just in the big scheme of things, it  
24 is still something that is worth evaluating in order to just  
25 sort of close the loop on all the options. And it could be,

1 there could be various flavors of that. It could be MSW, it  
2 could be ash, it could be part of the load, it could be  
3 non-combustible things, it could be lots of other things. We  
4 already do ship hazardous waste, you know, as a county, and  
5 as a state. There's no hazardous waste disposals, so  
6 we--that's why we don't put hazardous waste into your gray  
7 cart. You have to wait for the household hazardous waste  
8 day, collection days. And that's all collected and then a  
9 contractor, you know, disposes of those. Those are shipped  
10 to the mainland. So shipping is not a completely strange  
11 thing to do, but it is, in general, we would say that would  
12 not be a complete solution and enable us to say, we do not  
13 need to have a landfill at all.

14 **CHAIR MEATOGA III:** Right. I guess according to  
15 the list, you mentioned that, you know, a lot of vendors  
16 come and solicit you for these types of technologies. Is  
17 there anything you're specifically pursuing in this list  
18 that you think has legs to help with the issues and from  
19 this whole list which ones are closed or you feel have a  
20 good shot of making it here in Hawaii?

21 **DR. BABCOCK:** Yeah. That's a great question.  
22 Thank you for that question. So, you know, these are all,  
23 we would call these emerging technologies. So there are  
24 none of these that are in operation anywhere in the world at  
25 the scale that would be needed in Hawaii. And so we do



1 continue to monitor that situation, and it's a big deal  
2 worldwide, you know, to do these things. And there are some  
3 places actually either in design or may be in early  
4 construction, and we are ready to go visit. As soon as  
5 there's an operating one, we're ready, you know, to visit  
6 it. There are some extremely small facilities that have  
7 been, that are doing a few hundred pounds per day or a ton  
8 per day kind of capacity, which, you know, it would not be  
9 helpful, really for us. So, I would say we continue to  
10 monitor these and what we tell people, as soon as you're  
11 ready to take us to, to see something at scale, we want to  
12 see it and observe it and then talk to the operators and  
13 make sure that this is something that's, you know, that's  
14 feasible for us. We don't want to be the first in the world  
15 to be doing something, you know, that's very emerging.

16 **CHAIR MEATOGA III:** I'll jump back to the  
17 potential sites for your Act 73 sites. You know, so let's  
18 say your group comes out and one of the recommendations is  
19 to use one of the sites. So would you guys be actively  
20 pursuing a bill to amend Act 73 this next legislative  
21 session?

22 **DR. BABCOCK:** That would be what we would have to  
23 do. Yes.

24 **CHAIR MEATOGA III:** Okay. That's all my questions  
25 that I had. Commissioners, any other questions for ENV?

1           **WOO:** Hi, this is Commissioner Woo. So, I just  
2 want to better understand about the buffer. So the 1/2 mile  
3 buffer that's required, if it is reduced to a 1/4 mile  
4 buffer, is there some, do you have any idea, if that would  
5 kind of eliminate the effectiveness of the buffer? Like is  
6 a 1/4 mile sufficient to, I guess maintain the purpose of  
7 the 1/2 mile buffer?

8           **DR. BABCOCK:** Yeah. Thank you for that question.  
9 I think it's a difficult question, you know, to give a real  
10 definitive answer. The length of the buffer is kind of  
11 arbitrary to decide, you know, what that is, a 1/2 mile is  
12 less than 3,000 feet, a 1/4 mile is less than that 1,500  
13 feet. I think that would be for, I think it's basically a  
14 political, it's a political question and whether it should  
15 be a 1/4 mile or 200 feet or 10,000 feet, or something else  
16 then is a decision that was basically, I believe a political  
17 decision during the formulation of Act 73.

18           But other length, you know, buffers, like for  
19 example, the airport comes from airport runways is 10,000  
20 feet, which is roughly 2 miles. That has to do with  
21 protecting from birds, you know, birds trying to get into  
22 the engines and stuff like that or planes and, you know, so  
23 there's some basis for that but, you know, it's in Federal  
24 rules. So, even though, even those I think they're somewhat  
25 arbitrary, they're not completely arbitrary, but they're not

1 necessarily based on some sort of sophisticated computer  
2 model or some other thing like that.

3           **WOO:** Thank you. This is commissioner Woo. So I  
4 think you said that other specific considerations haven't  
5 been really been looked at slope, exactly what it needs to  
6 be buffered from those specifics.

7           So, is the next step to get more detail and  
8 specifics about each of these sites to see if any of these  
9 are eliminated as not feasible for whatever reason?

10           **DR. BABCOCK:** Yeah. That's a good question. So  
11 the answer is yes. We're working on additional analysis of  
12 these sites as well as the other sites, including, you know,  
13 like soil conditions, drainage, you know, slope, various  
14 constructability sort of, you know, limitations or issues.

15           And then, yes. So you're right, that's what we're  
16 doing with all the sites, they're still under consideration.

17           **WOO:** Thank you.

18           **CHAIR MEATOGA III:** All right. Any other questions  
19 from commissioners? All right. Last call, any other  
20 questions from Commissioners? [no response] All right.  
21 Hearing and seeing none, thank you very much ENV.

22           At this time we're going to start public  
23 testimony. Telephone participants can press \*6 to unmute  
24 and remute themselves. Please mute your devices except when  
25 to testify. We ask for your patience as there may be a



1 delay. We ask that you say your full name, spell both your  
2 first and last names and start your testimony. If you have  
3 already submitted written testimony, please do not read or  
4 repeat it. Instead summarize or you may add anything new.  
5 Each speaker may not have anyone read their statement and  
6 will be limited to 2 minutes. Let's begin. First, we will  
7 take public testifiers present here in the Conference Room,  
8 and I do not see any registered. Do I have anyone  
9 registered?

10 **SECRETARY-REPORTER TAKARA:** Nope, no.

11 **CHAIR MEATOGA III:** Okay. All right. Next, do we  
12 have anyone joined remotely who would like to provide oral  
13 testimony? Okay. Anyone online? [no response] If you have  
14 testimony, please unmute yourself, make yourself known, turn  
15 on your camera. Okay. Hearing and seeing none. At this  
16 time Commissioners, do I have a motion to close public  
17 testimony portion of this meeting hearing?

18 **WOO:** Motion to close.

19 **CHAIR MEATOGA III:** Okay. Commissioner Woo motion  
20 to close. Do I have a second?

21 **KRAUT:** Commissioner Kraut, I second.

22 **CHAIR MEATOGA III:** Okay. Commissioner Kraut  
23 second. Thank you. Is there any discussion, any objections,  
24 any reservations? [no response] All right. Having and  
25 seeing none, Chair votes aye, public testimony portion of

1 the public hearing is now closed. Since we have no  
2 decision- making or vote at this time Commissioners can  
3 comment or ask questions again. Any follow-ups that you  
4 have for ENV? But if not, Commissioners, then Planning  
5 Commission will report back to the State Land Use Commission  
6 for today. So any follow-up questions? [no response]  
7 Okay. Having and seeing none, Commissioners, thank you for  
8 your time. Any announcements, Commissioners, before we  
9 close our meeting? [no response] Okay. No announcement  
10 then, do I have a motion to adjourn the Planning Commission  
11 September 18, 2024 meeting.

12 **MAY:** Commissioner May, motion to adjourn.

13 **CHAIR MEATOGA III:** Okay. I have Commissioner  
14 May. Do I have a second?

15 **WOO:** I'll second, Commissioner Woo.

16 **CHAIR MEATOGA III:** Thank you. Any discussions,  
17 objections, reservations? [no response] All right.

18 Hearing and seeing none, Chair votes aye, the Planning  
19 Commission for the September 18<sup>th</sup>, 2024 meeting is now  
20 adjourned. It is now 2:11. Thank you very much, everyone.

21 [bangs gavel]

22 [the meeting was adjourned at approximately  
23 2:11 p.m.]

24

25

1 I certify that the foregoing is a  
2 true and correct transcript of the  
3 proceedings, prepared to the best  
4 of my ability of the meeting  
5 held on Wednesday, September 18,  
6 2024.

7   
8 \_\_\_\_\_

9 Gloria Takara  
10 Secretary-Reporter

11  
12 Oct. 1, 2024  
13 \_\_\_\_\_

13 Date

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