

STATE OF HAWAII  
DEPARTMENT OF LAND AND NATURAL RESOURCES  
Land Division  
Honolulu, Hawaii 96813

November 10, 2011

Board of Land and Natural Resources  
State of Hawaii  
Honolulu, Hawaii

PSF No.: 11HD-160

Hawaii

Authorize the Issuance of a Bill of Sale to the Water Board of the County of Hawaii for Honokaa Well Development (Well No. 6428-01) Improvements, Namoku, Hamakua, Hawaii, Tax Map Key: 3rd/ 4-5-19:20.

APPLICANT:

Water Board of the County of Hawaii.

LEGAL REFERENCE:

Section 171-6, Hawaii Revised Statutes, as amended.

LOCATION:

Namoku, Hamakua, Hawaii, Tax Map Key: 3rd/ 4-5-19:20, as shown on the attached map labeled Exhibit A.

IMPROVEMENTS:

Control building, deep well pump, casings, valves, pipelines, access driveway, fencing, and appurtenant telemetering, electrical and mechanical equipment.

CONSIDERATION:

Gratis.

CHAPTER 343 - ENVIRONMENTAL ASSESSMENT:

The Final Environmental Assessment (FEA) for the development and construction of Honokaa Well No. 6428-01 was published in the OEQC's Environmental Notice on October 23, 2003 with a finding of no significant impact (FONSI). The request to

document the transfer of the completed improvements does not trigger a separate review under HRS Chapter 343.

REMARKS:

The Hawaii State Plan adopted in 1978 and subsequently amended establishes a set of goals, objectives and policies that are meant to guide the State's long-term growth and development activities. These goals include the provision of water to adequately accommodate domestic, agricultural, commercial, industrial, recreational and other needs within resource capacities. See HRS Chapter 226. In addition, the Hawaii County Water Use and Development Plan addresses future land uses and related water needs consistent with State and County land and water policies.

Pursuant to the State and County plans, the Department of Land and Natural Resources and the County of Hawaii Department of Water Supply (DWS) identified the need to develop an additional potable water well source for the Honokaa region approximately 20 years ago. In 1991, the legislature allocated funds for the development of a well in the region pursuant to Act 296, SLH 1991, Item D-10. A test well was drilled on the Honokaa Reservoir site, but was determined to be substandard. A second test well was drilled on the subject parcel, Tax Map Key: 3rd/ 4-5-19:20 (Parcel 20), and successfully tested between 1996 and 2002. The County of Hawaii owns Parcel 20 in fee simple.

Following project delays, the legislature re-authorized funding for the development of a production well on Parcel 20 pursuant to Act 178, SLH 2005, as amended by Act 160, SLH 2006, Item A-8.01, in the amount of \$1,800,000. DWS contributed \$185,000. The well was thereafter constructed.

On May 11, 2011, DLNR Engineering Division and DWS staff conducted a final inspection of the project and determined that it was constructed in accordance with the project plans and specifications. See Exhibit B attached. In September 2011, Engineering Division staff requested Land Division to assist with the conveyance of the water system improvements to the Water Board of the County of Hawaii (WBCOH), which is the governing body of DWS.

The water system improvements consist of a control building, deep well pump, casings, valves, pipelines, access driveway, fencing, and appurtenant telemetering, electrical and mechanical equipment (the Well Improvements). The FEA for the project contemplated that the well would be integrated into the DWS system upon completion. Accordingly, staff has no objection to the conveyance of the Well Improvements to WBCOH.

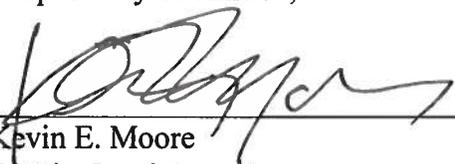
RECOMMENDATION:

That the Board authorize the issuance of a Bill of Sale transferring the Honokaa Well No. 6428-01 Well Improvements described above to the Water Board of the County of

Hawaii and further subject to the following:

- A. The standard terms and conditions of the most current bill of sale document form, as may be amended from time to time;
- B. Review and approval by the Department of the Attorney General;
- C. Such other terms and conditions as may be prescribed by the Chairperson to best serve the interests of the State.

Respectfully Submitted,

  
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Kevin E. Moore  
District Land Agent

APPROVED FOR SUBMITTAL:

  
\_\_\_\_\_  
William J. Aila, Jr., Chairperson  
*for* 

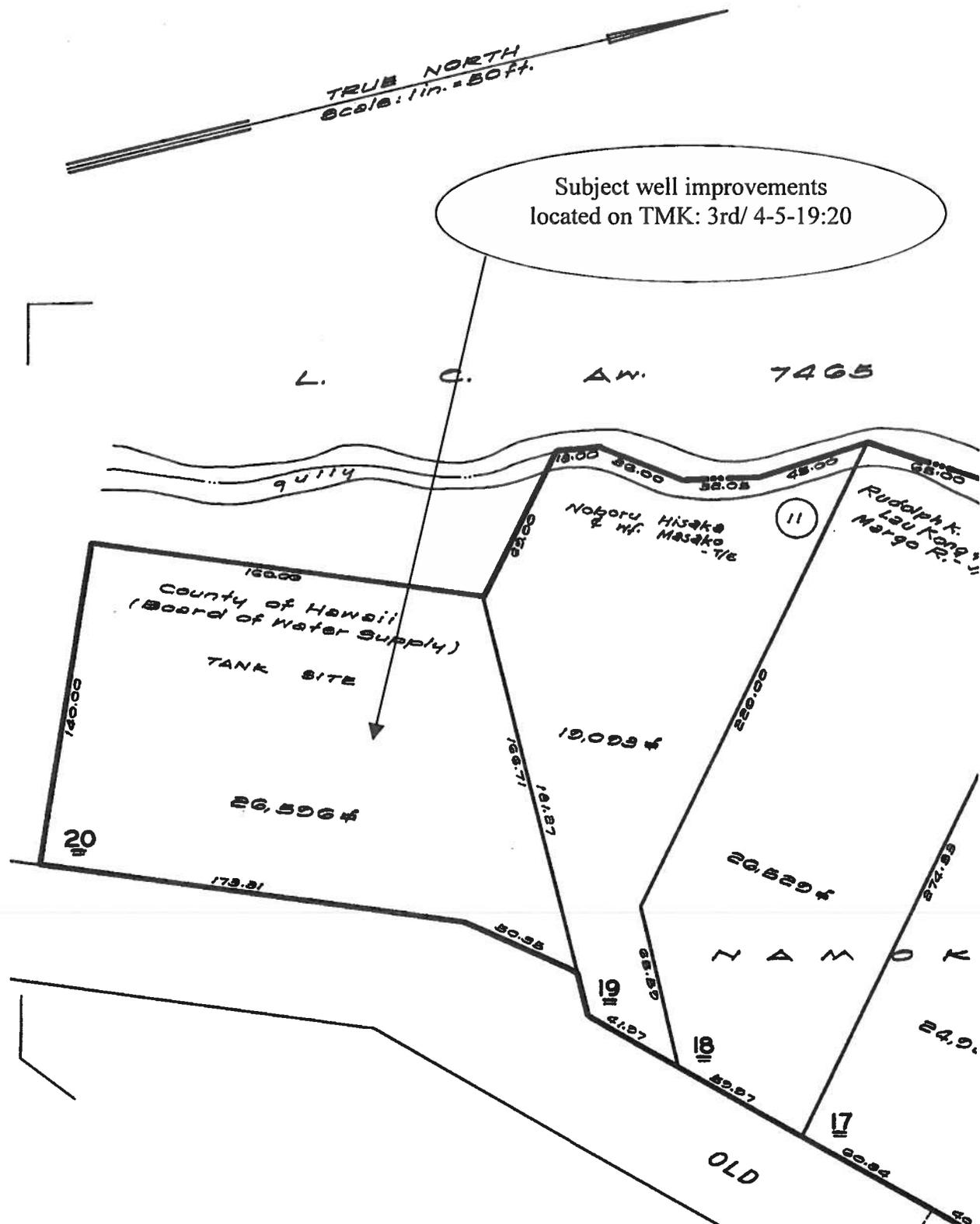


EXHIBIT A

NEIL AMERCROMBIE  
PROVINCIAL ENGINEER



**STATE OF HAWAII**  
**DEPARTMENT OF LAND AND NATURAL RESOURCES**

ENGINEERING DIVISION  
POST OFFICE BOX 373  
HONOLULU, HAWAII 96809

**MAY 26 2011**

**WILLIAM J. AILA, JR.**  
CHAIRPERSON  
BOARD OF LAND AND NATURAL RESOURCES  
COMMISSION ON WATER RESOURCES MANAGEMENT  
**GUY H. KALUKUKUI**  
FIRST DEPUTY  
**WILLIAM M. TAM**  
DEPUTY DIRECTOR - WATER  
AQUATIC RESOURCES  
BOATING AND OCEAN RECREATION  
BUREAU OF CONVEYANCES  
COMMISSION ON WATER RESOURCES MANAGEMENT  
CONSERVATION AND COASTAL LANDS  
CONSERVATION AND RESOURCES IMPROVEMENT  
ENVIRONMENT  
FORESTRY AND WILDLIFE  
HISTORIC PRESERVATION  
KAHOOLAWE ISLAND RESERVE COMMISSION  
LAND  
STATE PARKS

**Mr. Milton D. Pavao, Manager - Chief Engineer**  
Department of Water Supply  
County of Hawaii  
25 Aupuni Street  
Hilo, Hawaii 96720

Dear Mr. Pavao:

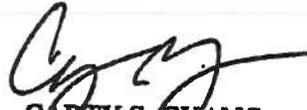
**Job No. 48-HW-E, Honokaa Well Development, Honokaa, Hawaii**

On May 11, 2011, Mr. Owen Nishioka of the Department of Water Supply (DWS) and Mr. Dickey Lee of DLNR conducted a final inspection for the subject project. Both personnel found that the project was constructed in accordance with the project plans and specifications. Therefore, Mr. Nishioka had no objections in taking over the subject project on May 11, 2011. DLNR has started processing all necessary documents to transfer the water system improvements to DWS.

Since DWS started using the subject facility on October 15, 2010, the one-year warranty period starts on that date.

Should you have any questions, please call Mr. Dickey Lee of the Inspection Section in Honolulu at (808) 587-0280.

Sincerely,

  
**CARY S. CHANG**  
Chief Engineer

DL:jk