



Semi-Annual Report
(August 1 through December 31, 2015)

on the
Section 106 Programmatic Agreement
among
the U.S. Department of Transportation Federal Transit Administration,
the Hawai'i State Historic Preservation Officer,
the United States Navy
and the Advisory Council on Historic Preservation
regarding the
Honolulu High-Capacity Transit Corridor Project
in the City and County of Honolulu, Hawai'i

Honolulu Rail Transit Project



Introduction

The Honolulu Rail Transit Project (HRTP) (formerly the Honolulu High-Capacity Transit Corridor Project) is an elevated, electrically powered, fixed guideway transit system in the east-west travel corridor between East Kapolei and Ala Moana Center via the Honolulu International Airport, with an approximate length of 20 miles and with 21 stations. The Project is receiving financial assistance from the U.S. Department of Transportation Federal Transit Administration (FTA) and is, therefore, subject to Section 106 of the National Historic Preservation Act (NHPA) of 1966, as amended (16 USC 470f), and its implementing regulations at 36 C.F.R. pt. 800. Under Section 106, a Programmatic Agreement (PA) was signed on January 18, 2011.

Signatories of the PA are:

- Federal Transit Administration (FTA)
- Advisory Council on Historic Preservation (ACHP)
- U.S. Navy (U.S. Naval Base Pearl Harbor)
- Hawai'i State Historic Preservation Officer (SHPO)

Invited Signatories:

- City and County of Honolulu (City)
- National Park Service (NPS)

In addition, the following parties were included in the consultation process and offered an opportunity to concur (no signatures were obtained):

- Historic Hawai'i Foundation (HHF)
- National Trust for Historic Preservation (NTHP)
- University of Hawai'i, Historic Preservation Certificate Program
- AIA Honolulu
- Hawai'i Community Development Authority (HCDA)
- Office of Hawaiian Affairs (OHA)
- O'ahu Island Burial Council (OIBC)
- Royal Order of Kamehameha (ROOK) — withdrew, only Chapter 8 involved
- The Ahahui Ka'ahumanu
- Hui Mālama I Nā Kūpuna O Hawai'i Nei
- Hale O Nā Ali'i O Hawai'i
- Māmakakaua: Daughters and Sons of the Hawaiian Warriors
- O'ahu Council, Association of Hawaiian Civic Clubs
- Ali'i Pauahi Hawaiian Civic Club
- Ka Lei Maile Ali'i Hawaiian Civic Club
- King Kamehameha Hawaiian Civic Club
- Nānāikapono Hawaiian Civic Club
- Hawaiian Civic Club of Wahiawā

- Ahahui Siwila Hawai'i O Kapolei Hawaiian Civic Club
- Waikīkī Hawaiian Civic Club
- Princess Ka'iulani Hawaiian Civic Club
- Wai'anae Hawaiian Civic Club
- Merchant Street Hawaiian Civic Club
- Prince Kūhiō Hawaiian Civic Club
- Pearl Harbor Hawaiian Civic Club
- Hawaiian Civic Club of 'Ewa-Pu'uloa
- Kalihi-Pālana Hawaiian Civic Club
- Hawaiian Civic Club of Honolulu

Additional Consulting Parties acknowledged prior to November 1, 2012 Quarterly Meeting:

- Kahu Kahiko
- O'ahu Council, Association of Hawaiian Civic Clubs

Additional Consulting Parties acknowledged at the November 1, 2012 Quarterly Meeting:

- Association of Hawaiian Homelands
- Pacific Justice and Reconciliation Center
- Ka Iwi 'Ōlelo
- Kane Hili Hui
- Kaleikini 'Ohana
- Council for Native Hawaiian Advancement
- Kingdom of Hawai'i
- Order of Kamehameha
- Royal Order of Kamehameha — Moku 'o Kapuāiwa (Chapter 8)

During the drafting of the PA, the original agency proposing the Project or Undertaking was the City and County of Honolulu, Department of Transportation Services (DTS). Subsequently, on July 1, 2011, the public transit authority known as the "Honolulu Authority for Rapid Transportation" (HART) was established pursuant to Article XVII of the Revised Charter of the City and County of Honolulu 1973, as amended. HART assumed all lawful obligations related to the HRTP as of July 1, 2011, including the City's obligations under the PA, and is responsible for the development, operation, maintenance and expansion of the HRTP. Following the approval of the PA, DTS and HART executed the Memorandum of Understanding between DTS and HART regarding the Transition of Responsibilities, including those related to the PA that was effective July 1, 2011. On July 1, 2011, they City and DTS (Assignor) assigned to HART (Assignee) all rights, powers, promises, covenants and agreement which are part of the PA and all right, title and interest of the Assignor to HART.

Stipulation XIV.E.3 of the PA requires HART to provide a summary progress report outlining work undertaken pursuant to the PA's terms every six months. The information provided in this 2015 Semi-Annual Report for the period of August 1 through December 31, 2015 is the tenth such report. This report is organized by PA stipulation.

Activity Summary by Stipulation

I. Roles and Responsibilities

H. PA Project Manager/Kāko’o

Due to concerns initially raised by consulting parties (CPs) in July and August 2014, HART consulted with Signatory Parties (SPs) and CPs in evaluating the role of the Kāko’o. On June 26, 2015, HART published a Request for Proposal for Section 106 Programmatic Agreement Project Manager, Kāko’o II. HART completed the procurement of the Kāko’o II position and has awarded the contract to Honua Consulting.

Honua Consulting’s effective start date was January 4, 2016. There will be a brief transition period for the Kāko’o I contractor and Kāko’o II contractor to meet and debrief. HART has requested that the Kāko’o I (Pacific Legacy) finalize the “Best Practice Manual” (required under Stipulation I.H.12 of the PA) since there were no comments to the draft manual from SPs and CPs. This task will be part of the Kāko’o I’s contract close out.

The Kāko’o II will be responsible for implementing the relevant stipulations of the PA, including their primary task to independently monitor, assess, and report to the CPs. The Kāko’o II will develop a Work Plan for implementing the Stipulations I.H. 1-12 of the PA. The Kāko’o II will continue to coordinate consultation with the CPs, including the convening of the Kāko’o meetings. The Kāko’o II will notify the CPs prior to when they convene the next CP meeting.

H.1. Project Status Update Meetings

The Kāko’o convenes meetings with CPs and SPs on a monthly basis. Meetings took place on:

- July 23, 2015
- September 24, 2015

Please review the HART website for the meeting notes.

H.12. Best Practices Manual (BPM)/Lessons-Learned Case Study (LLCS)

The Kāko’o I submitted a draft Best Practices Guide to CPs on January 31, 2014 and has received no comments to date. HART has requested that Pacific Legacy finalize the BPM as part of their close out of the Kāko’o I contract.

Next Steps

Kāko’o I will finalize BPM and distribute to CPs.

Kāko’o II (Honua Consulting) will notify CPs of next meeting.

II. Traditional Cultural Properties (TCPs)

HHF initiated discussion at the September 24, 2015 CP meeting on whether Chinatown is a TCP, because the PA identifies Chinatown as a TCP. There was much discussion amongst the CPs on this matter. For detailed discussion review the September 24, 2015 CP meeting notes on the HART website.

It was agreed that the next action would be to defer the matter to SHPD to identify the issues related to Chinatown’s TCP and to be prepared with a course of action at the next Kāko’o meeting. SHPD requested that HART provide information that had been gathered on TCPs in the preparation of the Chinatown National Register of Historic Places (NRHP) Update. HART

provided the requested information to SHPD on September 21, 2015.

Next Steps

SHPD should provide results of its review of information that is related to the Chinatown TCP and provide recommendations for an appropriate course of action under the PA at next Kāko'o meeting.

III. Identification and Protection of Archaeological Sites and Burials

III.A.2. Archaeological Inventory Survey (AIS) Plans

All AIS reports have been completed, approved, and accepted by SHPD. No further action required. All AIS Plans and Reports can be found on the project website:

<http://honolulutransit.org/planning/identification-and-protection-of-archaeological-sites-and-burials.aspx>.

III.B.3. O'ahu Island Burial Council (OIBC)

HART provides regular updates to the OIBC on the status of the AIS, Data Recovery fieldwork, Burial Treatment Plan, construction. HART continues to consult with the OIBC and recognized cultural descendants regarding the interim and final treatment measures for human skeletal remains discoveries. Several of the OIBC meetings were canceled due to lack of quorum so no updates were provided to OIBC. Updates were provided to the OIBC on:

- March 3, 2015
- April 8, 2015
- December 12, 2015

Consultation with Recognized Cultural Descendants (RCD)

HART convenes monthly meetings, as necessary, with RCDs to provide updates and consult on matters specifically related to iwi kūpuna. OIBC and SHPD representatives normally attend these meetings. Meeting was held on:

- January 7, 2015
- May 6, 2015
- September 2, 2015

III.D. Burial Treatment Plan (BTP)

The Draft BTP was discussed at previous consultation meetings with the RCDs who provided comments and concurred with the proposed treatment of the previously identified burials. The revised Draft BTP was submitted for determination at the April 8, 2015 OIBC meeting. The OIBC determined that all previously identified burials are to be preserved in place with one exception for relocation. The BTP was submitted to SHPD for review and approval. SHPD approved the BTP in June 22, 2015. In September, implementation of the provisions of the BTP commenced in coordination with the RCDs and the archaeological and cultural monitors. All "in-field" provisions of the BTP were completed in October.

Native American Graves Protection and Repatriation Act (NAGPRA)

HART will comply with NAGPRA as applicable.

Archaeological and Cultural Monitoring

A voluntary project-wide cultural monitoring program is currently underway. HART consulted with the RCDs and the larger Hawaiian community of the Draft Cultural Monitoring Plan (CMP). The comments were addressed and were appropriately incorporated into the CMP. In

September 2015, HART finalized the Cultural Monitoring Plan.

III.E.2.A. Data Recovery Plans and Reports

Draft Data Recovery Plan for the Waipahu Transit Station has been prepared and submitted to SHPD for review and acceptance on December 22, 2015.

III.F. Curation

A draft Curation Plan was submitted to SHPD for comments on November 10, 2015.

Next Steps

Continue consultation with OIBC and recognized cultural descendants.

Transmit to SHPD in early 2016, the Data Recovery fieldwork report for the Eight (8) Historic Properties in City Center.

Continue cultural and archaeological monitoring during construction.

IV. Design Standards

IV.A. Secretary of Interior (SOI) Standards for Treatment of Historic Properties

No further updates.

IV.B. Neighborhood Design Workshops

Due to the design-build procurement process, no neighborhood design workshops were scheduled during this period of time.

IV.C. Design Plan Review

No further updates.

Next Steps

The designs prepared by the design-build contractors will be shared with the CPs. Timeline will depend on when the contracts are awarded.

V. Recordation and Documentation

V.B. Cultural Landscape Reports

Identified resources for Cultural Landscape Reports (CLR) documentation include Mother Waldron, Irwin and Walker Parks. Helber, Hastert & Fee will be completing the preparation of these reports with the Historic American Landscapes Survey (HALS) documentation.

V.C. Historic American Building Survey (HABS), Historic American Engineering Record (HAER), and Historic American Landscape Survey (HALS) Recordation (collectively, HHH)

- The HABS contract with Mason Architect was approved in June 2015 and work continues.
- HABS reports for the Dillingham Boulevard residences (Genet House, High 4-plex, and Teixeira House) and individual HABS reports for each of the residences was submitted to the National Parks Services in September 2015, and HART received from NPS the final letter of acceptance.
- Mason Architects will continue to work on HABS and HAER documentation for all remaining eligible historic properties listed in the PA.
- The HALS contract with Helber, Hastert & Fee was approved in June 2015 and work continues.

- Helber, Hastert & Fee will continue to work on HALS documentation for Mother Waldron Park, Dillingham Blvd. Corridor, Dillingham/Ka'aahi Street Area, Nimitz Piers 10/11, and Nimitz Highway Corridor.
- HART is preparing HALS documentation for the Huewaipi Spring (aka Kawaipi) TCP.
- HABS reports for the OR&L Honolulu Terminal Property, Honolulu Terminal Building, and Land Department Office and Document Storage Building on December 1, 2015.

V.E. Digital Photographs

Digital photographs of Little and Big Makalapa Navy Housing Historic Districts have been completed. No further updates.

Next Steps

Further development of CLRs for Mother Waldron and Irwin Parks. Initial field work and photography for each study area shall be completed prior to construction commencement in that area.

VI. NRHP/National Historic Landmark (NHL) Nominations

VI.A. Multi-Property Documentation (MPD)

HART continues to coordinate with SHPD on NRHP nominations. No further updates.

VI.B. Update to existing nominations for Pearl Harbor NHL and Commander in Chief Pacific Fleet Headquarters (CINCPAC HQ) Building NHL

The Preliminary Draft of the Pearl Harbor NHL and CINCPAC HQ Building National Register (NR) nominations were prepared by Hardy-Heck-Moore (HHM). Coordination with the Navy continues on this work. The Pre-Final Draft of the Pearl Harbor NHL was submitted to SHPD and the Navy on October 9, 2015 for their comments. The Pre-Final Draft was submitted to NPS on November 17, 2015. Work on the update to the CINPAC HQ Building by HHM continues. Comments were received from SHPD on the due date of December 8, 2015. No other comments were received.

VI.C. National Register Nominations

Big Makalapa and Little Makalapa Navy Housing Historic District nominations were submitted to SHPD on June 24, 2015, and comments from the CPs were considered and appropriately incorporated into the Final Draft Nominations.

HART provided the Navy the revised final draft nominations and matrix on October 16, 2015. The two nominations were included on the State Historic Preservation Review Board's November 13, 2015 agenda. However, based on discussions among the SPs and additional edits to the nominations including the inclusion of the required photo log, HART requested that the agenda items be withdrawn until further notice. Dr. Alan Downer, Deputy State Historic Preservation Officer (SHPO), transmitted the Final Makalapa Navy Housing District and Little Makalapa Navy Housing Historic District National Register Nominations to Stephanie Toothman, Keeper of the National Register of Historic Places in December 2015 for determinations of eligibility and boundary determinations. SHPD sent copies of Dr. Downer's correspondence to the Navy, HART, ACHP, FTA, and the CPs. Distribution to the CPs were through the Kāko'o.

VI.F. Historic Properties Database

The historic properties database is maintained and updated with new information (HHH recordation and NR nominations). It is available online: <http://historic.honolulustransit.org>.

Next Steps

Await NPS response to Dr. Downer's request with regards to the two Makalapa Historic District Nominations.

Await NPS response to the Pearl Harbor NHL update. HHM will continue to work updating the CINCPAC HQ Building NHL.

Hawai'i State Register nomination process will follow NRHP Nomination completion and will be coordinated with SHPD.

VII. Educational and Interpretive Programs, Materials, and Signage**VII.A Interpretative Plan.**

HART is preparing a work plan, content for deliverables, and schedule for all products under Stipulation VII. This will be a comprehensive program that "tells the stories" or "mo'olelo" of the various ahupua'a (regions or geographic locations) along the HART corridor that integrates the educational and interpretative program.

VII.E. Educational Effort/Program to Encourage the Rehabilitation of Historic Properties

HART will schedule the second Historic Properties Educational Workshop after it can provide a status update to the CPs on the implementation of the first awards. HART is currently working with the various landowners to provide the status update.

Next Steps

HART will provide an update to the CPs of the Stipulation VII program.

Historic Properties Educational Workshop #2 TBD 2016 in conjunction with Historic Preservation Committee outreach for grant program second phase.

VIII. Mitigation for Specific Historic Properties

- National Register nomination forms for the Lava Rock Curbs have been prepared and will be submitted to SHPD in 2016.
- A landscape plan will be prepared for the True Kamani Trees in consultation with SHPD.
- HART's landscape architect, Masatomo Murata, is working on the Draft Park Plan.

Next Steps

Inclusion of plan sheets and specifications to reuse and reinstall Lava Rock Curbs in contractor specs.

Kick-off meeting to discuss Park Improvement Plan with the CPs in 2016.

IX. Measures to Address Reasonably Foreseeable Indirect and Cumulative Effects Caused by the Project**IX.A. Transit Oriented Development (TOD)**

HART, the City's Department of Planning and Permitting (DPP) and the Department of Transportation Services (DTS) participate in monthly TOD coordination meetings. HART continues to coordinate with DPP, HCDA, and other agencies and legislators on TOD.

IX.B. Historic Preservation Committee (HPC) and Fund (HPF)

The following status updates on HP Fund projects have been requested by HHF:

HP Fund Project Updates

Graffiti removal tests were completed at the Armstrong Building (175 N. King Street) in preparation for additional tests and removal work at 1, 15/19, and 25 North Hotel Street, as well as 1024-1034 and 1111 Nu'uaniu Avenue. Owner's permission to continue the work has not been received.

Maria Bonita's/Smith Union Bar (15-19 N. Hotel Street). Final scope: Replace deteriorated wood lintel and steel I-beam; repoint. Drawings completed and submitted for permit. DPP Permit ready; owner's signature required for release.

Nu'uaniu Shops (1024-34 Nu'uaniu). Final scope: repointing. SHPD approval letter received. Requires owner's consent to proceed.

YWCA Laniākea (1040 Richards Street). Final scope: Repair spalling concrete at front bay; replace balustrades, and restore teak doors. SHPD approval letter received. SOI subcontractor approval by owner required to proceed. Previous contractor no longer in business.

Pacific Gateway (83 N. King Street). Final scope: New awning, remove piping from front façade, downspouts, address leaks, remove A/C units from front facade. SHPD approval letter received. DPP permit pending.

Sumida Building (1138 Maunakea). Final scope: New awning, awning lighting, downspouts, repointing. SHPD approval letter received. DPP permit pending.

Manghnani, MH Trust (158-162 N. King Street). Final scope: Remove AC units from front façade, place condensing units on back of roof; provide roof access. Project delayed because of owner's previous work without DPP permit. ATF permit received by owner. Drawings in preparation.

Armstrong Building (175 N. King Street). Repointing of stonework below awning; paint. SHPD approval letter received. Requires owner's consent to proceed.

Holau Market. On November 13, 2015, Titan Productions US, LLC (Titan) of Burbank, California, on behalf of Legendary Pictures, LLC, approached the Honolulu Film Office and HART with a request for a temporary use of Holau Market and construction of a film set from December 7-23, 2015. The scope of work included: construction of temporary wood interior partitions, including finishes, bracing, cables, electrical wiring and lighting for film set and construction of three temporary window walls, aka "window wall plugs" in three front bays, also including finishes, bracing, cables, electrical wiring and lighting. HART photographed the building interior prior to construction and a SHPD letter of approval was received for the work. All work has been removed except for the wall plugs which have been painted and retained until the building is rehabilitated to increase security and prevent recurring rodent infestation. Funds received for the use of Holau Market have been allocated for spall repair. Additional work will be initiated to install wall plugs on the rear and side entries as well as a new roof.

IX.C. Monitoring Demolition Permits

HART is coordinating with the City's Department of Planning and Permitting to obtain the necessary information to prepare the Demolition Report covering 2015. HART will present the

Demolition Report to CPs at the 2016 Annual Meeting (assuming all the information is timely provided to HART by the City).

IX.D. Adverse, Indirect, or Cumulative Effects on eligible resources not evaluated in the PA – Kanehili Cultural Hui’s objection.

- FTA responded to Kanehili Cultural Hui (KCH) January 8, 2015 letter and subsequent correspondence on May 14, 2015. FTA concluded that “After a consideration of the comments from the CPs, recommendations from the Kāko’o, analysis included in the FEIS and the subsequent archaeological resources technical reports, and review of the information and surveys as noted, FTA concluded that no further action is warranted at this time.” By letter dated June 9, 2015, KCH objected to FTA’s conclusion and requested further consultation. A further consultation meeting was held on July 16, 2015 with the SPs (FTA, HART, SHPD, ACHP, the Navy, KCH, and Kāko’o were in attendance.
- On September 2, 2015, FTA/HART sponsored a field visit at identified areas on KCH’s concern. In attendance at the field visit included representatives from KCH, HART, SHPD, and the Kāko’o. The Kāko’o filed a written report on the Results of the Field Visit and distributed them at the September 24, 2015 Kāko’o CP meeting.
- KCH held several further consultations with SHPD on this matter and the TCP process.
- On November 30, 2015 FTA distributed its final response letter to KCH that incorporated the results of the field visit and SHPD’s comments.
- No further comments were received from FTA’s final letter, thus KCH’s original objection has been deemed closed by FTA.

Next Steps

Information on the progress has been made on the first round of grantees and the second round of grants applications will be let at the end of first quarter 2016.

2015 Demolition Report to be presented to the CPs at the 2016 CP Annual Meeting.

X. Construction Protection Plan

HART continues to work with the City Department of Parks and Recreation and community stakeholders to relocate trees which are affected by the Project construction. No further updates.

XI. HART Contractors and Contract Adherence to PA

The Mitigation Monitoring Program (MMP) was approved in September 2015. The MMP will be distributed to existing contractors and included in the upcoming bid documents upon final approval. Cultural awareness training was provided to HART staff and consultants on:

- January 6, 2015
- January 26, 2015
- February 8, 2015
- November 6, 2015.

XII. Post-Review Discoveries

No further updates during this period.

XIII. Public Information

No further updates during this period.

XIII.B. Updates to the Historic Properties Database

The database continues to be updated with new information and is accessible at <http://historic.honolulustransit.org/>

Also see Stipulation IV.F.

Next Steps

Historic Properties Database will be maintained and updated with new information

XIV. Administrative Provisions

XIV.A. PA Implementation Schedule (PAIS)

No further updates during this period.

XIV.E.2. PA Meetings

PA Monthly Progress Reports were prepared for the following months and distributed to the CPs through the Kāko'o (the meeting notes are also available on the HART website):

- July to September 2015
- October to November 2015
- December 2015

XIV.E.3. Reporting

- This Semi-Annual Report will be distributed to the CPs through the Kāko'o. Semi-Annual Reports will also be made available on the project website;
- The monthly Kāko'o meeting notes are distributed to the CPs for a 30-day comment. If no comments are received, the meeting notes are then posted on the HART website;
- Check the HART website for other consultation meeting notes.

XIV.E.4. Annual Meetings

The 4th annual meeting will be convened in the first quarter of 2016. After the 2015 annual meeting, the CPs made some recommendations on meeting format, time, handouts, and possible site visit. HART and FTA will take into consideration all recommendations in preparing for the 2016 annual meeting. Pursuant to requests by the CPs that FTA be present at the Annual CP meetings, FTA is trying to coordinate their schedule and budget to attend the Annual CP meeting.

XIV.G Coordination with other Federal Agencies

HART continues to coordinate with the other SPs in regards to the Navy's conveyance of lands to HART for the Pearl Harbor Station.

Next Steps

Fourth Annual Meeting to be scheduled during first quarter of 2016