Waikiki War Memorial Natatorium Task Force Meetings Summary



Prepared for the Department of Design and Construction City and County of Honolulu

October 2009

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Prepared by Wil Chee - Planning and Environmental

Natatorium Task Force Meetings Executive Summary

The Natatorium Task Force was organized under the Sunshine Law for a series of public meetings to review and discuss background information on the history and structural condition of the Natatorium, and to discuss suggested options for the site. Once the Task Force reviewed and discussed the information, their task was to make a recommendation to the Mayor for the aging Waikiki landmark.

Eighteen (18) individuals were invited to be members of the Task Force. Sixteen (16) of those invited accepted. Task force chairperson, Collins Lam, the Deputy Director of the Department of design and construction was the seventeenth member. Seven (7) of the 17 members served in the armed forces in World War II, the Korean War, or the Vietnam War. Others had interests in outdoor recreation, the aquarium, Waikiki, and historic preservation.

The Task Force met once a month from May to September, in the Mayor's conference room at City Hall. Meetings lasted approximately three hours each and were used to present and discuss information regarding alternative solutions to the blighted condition of the Natatorium.

The first meeting, on May 28, included addressing the purpose and need for the Task Force, as well as establishing meeting guidelines. A presentation was given outlining several alternative options for the Natatorium site, which included: (1) No action, (2) Full reconstruction/restoration with and without a pool that would meet current health standards, (3) building a beach and relocating the arches either on site or at Central Oahu Regional Park, and (4) an option to restore the 1927 shoreline.

At the second meeting, on June 25, a site visit was scheduled for July 15th, and the schedule was set for the rest of the meetings. The facilitator presented an exercise designed for the selection and prioritization of decision-making criteria for Task Force members to use during voting at the last meeting. Next, the U.S. Army Corps of Engineers (USACE) presented a shoreline study they had conducted, and presented various groin configurations designed to allow for the emplacement of and retention of sand for a beach. Following the USACE presentation, a representative from the City outlined details from prior restoration efforts at the Natatorium.

On July 15, the Task Force made a site visit to the Natatorium. The visit was conducted by a City engineer who has been involved with the Natatorium for several years and who has been monitoring the rate of deterioration of the facilities. Eleven members attended the site visit. Many of them were surprised to see the amount of deterioration that had occurred, particularly deterioration of the bleacher repairs that were performed in 1999–2000.

During the third meeting, on July 30, representatives from Sea Engineering discussed beach creation scenarios and the techniques used for modeling waves and currents. A list of costs, updated to 2011 dollars, was presented and discussed. At the end of the meeting, Task force members were given the opportunity to describe their preferred option and their vision for the Natatorium site. The only new option added was to build a world class aquarium on the site.

The August 27 meeting included a discussion of the criteria that Task Force members had used during the previous meeting while describing their options. They were also given an opportunity

to add additional criteria to the list. Permits and regulatory issues were discussed, and representatives from the various permitting agencies were available to respond to questions. Options were discussed again, to allow Task Force members who were not prepared or who did not attend the last meeting. No new options were added to the list and the preservation/restoration option was presented.

The final meeting, on September 24th, included the City's response to a cost estimate presented by the Historic Hawaii Foundation at the previous meeting. The costs were updated to reflect 2011 dollars and it was made clear that exact costs can only be obtained, after plans are prepared and sent out to bid. Cost estimates, for the purposes of the Task Force meetings, are for planning and budgeting purposes only, and provide an order of magnitude for costs for the various scenarios. After discussions and public testimony, the Task Force voted on four options: (1) No action, (2) Beach creation scenario, (3) Restoration scenario, or (4) Restore the 1927 shoreline. A quorum was present, and the vote was nine in favor of the memorial beach option, with six of the nine votes in favor of the arches being reconstructed near the hau tree arbor. Three votes were cast for the pool reconstruction and restoration option.

The Task Force recommends that a memorial beach option be implemented. This will include the demolition of all of the Natatorium structures, building groins for a beach, and rebuilding the three arches near the Hau tree arbor, to serve as an entry to the memorial beach.

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Historical Background

The Natatorium has a long history filled with controversy. It was constructed in 1927 as a monument to the 101 U.S. citizens from Hawaii who were killed in World War I. The complex consists of a saltwater swimming pool, bleachers, restroom facilities, and office space. The park complex is in the State Land Use Urban District and the County's P-2 General Preservation Zone. Its 5.347 acres are within the Diamond Head Special District and Kapiolani Regional Park.

After a history of repairs and structural problems that began in 1929, the Natatorium was closed to public use in 1979 and was deemed a safety hazard in 1980. This long history of repairs is partially due to the limitations of the building materials and construction techniques available in 1927, when the Natatorium was built. By 1949, there were major problems. For example, the depth of the concrete over the steel reinforcing was not thick enough to protect the steel from the effects of saltwater (CJS Group 1985). Other structural problems resulted because the Natatorium was built offshore, on unconsolidated marine sediments. Over the years, the corrosive properties of chlorides from the seawater penetrating the concrete have caused corrosion of the steel reinforcing bars and have accelerated the rate of deterioration, which has led to the collapse of portions of the structure.

In 1995, a reconstruction effort began. Plans for reconstruction, including a design for the saltwater pool to keep the water quality the same as the ocean outside its walls, were initiated. In 1997, the City hired the architectural engineering firm of Leo A. Daly to use the original restoration design that they had completed for the State in 1995 to prepare plans for a restoration project. The City received two bids, and both were over the City's budget. A conditional award was made to the low bidder for a reduced scope. The original 1998 plan and the reduced scope plan were not intended to meet the 2002 Department of Health saltwater pool rules. Both plans called for the reconstruction of most of the structures.

Restoration began with the restroom facilities, bleachers, offices, and the front gate and arches and work on those features was completed. Before work on the pool began, the State Department of Health (DOH) became involved over issues of water quality. Opposition to the full restoration of the Natatorium grew, and due to litigation, work on the pool was suspended. Since then, the pool area has been closed to the public and all entries closed. The walls surrounding the pool continue to deteriorate, and portions of the deck have collapsed.

In 2003, the pool deck at the entrance of the swim basin collapsed during a rainstorm. In 2004, the City made plans for a \$6 million emergency repair project, which was halted by a lawsuit against the City for violating State law by continuing the restoration without appropriate permits. Since then, the swim basin has continued to deteriorate, and the restored bleacher facilities once again show signs of cracking and spalling.

In 2004, the Department of Design and Construction contracted Wilson Okamoto Corporation to prepare a condition report for the Natatorium. That report evaluated the structural condition of the swim basin structure, which includes the concrete swim basin deck and perimeter concrete seawall, as well as the supporting foundations. Wilson Okamoto determined that the perimeter seawalls and concrete swim basin deck slabs were at risk and appeared to be on the verge of collapsing. The report noted that when one part fails, more of the structure would become involved in a process of progressive failure. The progressive failure of the swim basin will threaten the structural integrity of the bleacher structure.

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This continued structural decline has caused the City to become increasingly concerned about the health and safety of the public, who may be exposed to the hazards of falling concrete debris, exposed reinforcing bars, and the potential of seawall and deck collapse. A visual investigation in October 2006 revealed that the crack in the outer seawall had widened and that a small amount of vertical offset had taken place on the decking adjacent to the seawall.

Currently, the City and County of Honolulu is looking into more cost-effective alternatives to the current situation that would provide recreational opportunities. These alternatives consist of removal of the pool and the emplacement of groins for beach retention. Other alternatives being considered are removing the restrooms and moving the gate and a rebuilding portion of the façade at another location, to serve as a memorial for those Hawaii citizens who died in World War I.

Task Force Meetings

On May 27, 2009, Mayor Hannemann announced the formation of a Natatorium Task Force to conduct a series of public meetings and make a recommendation for the future of the aging Waikiki landmark. The Task Force was intended to be part of a community based planning process to help the City and County of Honolulu decide how best to honor the symbolism and history of the Natatorium, while also addressing the real problems presented by its current condition.

All of the meetings were held in the Mayor's conference room on the third floor of Honolulu Hale. They were organized and conducted under the Sunshine Law, a statute that mandates that governmental processes be open to public scrutiny and participation (Part I of Chapter 92, Hawaii Revised Statutes). Detailed meeting minutes are included in the appendices.

Task Force Members

Eighteen individuals were invited to be members of the Task Force, of which sixteen accepted the invitation. Task force chairperson, Collins Lam, the Deputy Director of the Department of design and construction was the seventeenth member.

- 1. Mr. Jean Pierre Cercillieux, General Manager, the New Otani Kaimana Beach Hotel
- 2. Mr. Rick Bernstein, the Kaimana Beach Coalition
- 3. Mr. Rick Egged, Waikiki Improvement Association
- 4. Dr. Andrew Rossiter, Waikiki Aquarium
- 5. Dr. Charles Fletcher, Professor, Department of Geology and Geophysics School of Ocean and Earth Science and Technology, University of Hawaii
- 6. Mr. Samuel J. Lemmo, Office of Conservation and Coastal Lands, DLNR (declined)
- 7. Mr. Linuce Pang, President, Friends of the Natatorium (unable to attend due to illness)
 Ms. Donna L. Ching, Vice President, Friends of the Natatorium (substitute for Mr. Pang)
- 8. Ms. Kiersten Faulkner, Executive Director, Historic Hawaii Foundation
- 9. Senator Fred Hemmings, State Senator, (declined)
- 10. Rep. Ken Ito, State Representative, Air Force veteran
- 11. Mr. Jimmy Shin, Korean War Veterans Hawaii Chapter
- 12. Mr. Brian Keaulana, lifeguard
- 13, Ms. Hannie Anderson, Hawaiian Civic Clubs, Canoe Clubs
- 14 Lt. General H.C. Stackpole, USMC (Ret.)
- 15. CPO Fred Ballard, USN (Ret.)
- 16. Mr. Tim Guard, Vietnam War veteran
- 17. Mr. Edgar Hamasu, Korean War veteran
- 18. Mr. Art Caleda, President, World War II Filipino American Veterans

Kick Off Meeting May 28, 2009

- Mayor Hannemann opened the first meeting by welcoming those in attendance, thanking them for participating.
- Task Force Chairman Collins Lam, Deputy Director of the City Department of Design and Construction, then introduced all of the Task Force members.
- During the introductions, the Task Force learned that Ms. Ching, was substituting for Mr. Linuce Pang, who was in the hospital and unable to attend. Ms. Ching is the Vice President of the Friends of the Natatorium.

Presentation of Four Scenarios

- Mr. Wil Chee, of Wil Chee Planning, Inc. (WCP), presented alternative scenarios for the future of the Natatorium.
- Costs given during the presentation were based on the original estimates provided by Healy Tibbits Builders in 1998 and 1999, updated to 2009 dollars. For the presentation, only construction costs were used, and they were rounded off to provide order-of-magnitude costs and to simplify comparison of the costs for the scenarios.

WCP presented four major planning Scenarios:

Scenario 1 was the No Action scenario that leaves the structures as they are and allows them to deteriorate in situ. This alternative includes the implementation of safety measures to mitigate public hazards.



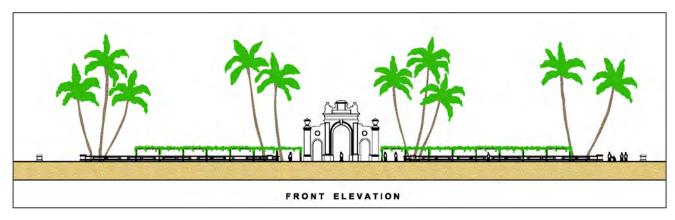
Figure 1 View from Sans Souci Beach

Scenario 2 was the full Restoration Scenario. The 1990s restoration plan will not meet current DOH Standards for a public saltwater pool. The pool must have a solid bottom and cleanable sides, a circulation system to circulate the water, and a shallow end if it is to be used for swimming lessons. This scenario provides for the retention of the Natatorium as a living memorial with a usable pool, and it is the most expensive option.

Scenario 3 was a partial restoration plan that would remove all of the crumbling Natatorium structures, build two groins to provide a beach on the site, and rebuild the arches as a memorial.

The arches can be located on land in the park between the hau tree arbors or at another site. This scenario provides a living memorial beach for a more moderate cost.

The U.S. Army Corps of Engineers prepared plans and configurations for groins to create a beach. They used data on wave and water conditions in the area, and computer modeling to determine shoreline impacts. Engineers who worked on the report attended the meeting to respond to questions on the groin configurations.



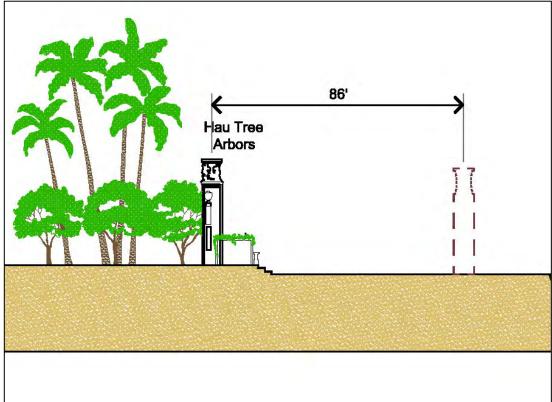


Figure 2 Arches Rebuilt Inland

Figure 2 above illustrates the triple arches rebuilt between the hau tree arbors, 86 feet inland from their original position offshore. This provides an entry way to the Veterans Memorial beach which will be held in place by two groins.

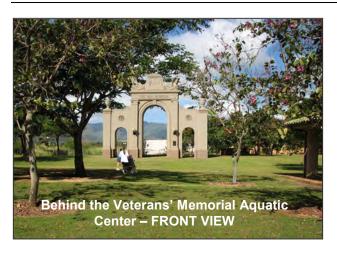




Figure 3 Triple Arches Rebuilt Behind the Veterans' Memorial Aquatic Center

The figure above illustrates locating the rebuilt arches behind the Veterans' Memorial Aquatic Center at the Central Oahu Regional Park.

Scenario 4 would restore the 1927 shoreline. This requires removing all of the Natatorium structures and not building groins to retain a beach. In this scenario, Sans Souci (Kaimana) Beach would be lost, as the longshore currents move the sand in the Ewa direction, with likely sand deposition at the Queen's Beach groin. This is the least expensive of all of the scenarios.





Figure 4 Current Conditions



Restored 1927 Shoreline

Task Force Meeting June 25, 2009

• It was determined that for Task Force members to make an informed decision, they should see the current condition of the Natatorium, and a site visit was scheduled for July 15, 2009.

Criteria

- Task Force members expressed concern about what criteria would be used during decision making. A handout listing examples of criteria was distributed at the meeting to get the Task Force thinking about criteria.
- The meeting facilitator presented an exercise designed to aid in selecting and prioritizing decision-making criteria.

Army Corps of Engineers Presentation

- Jessica Podoski, of the USACE, presented a summary of the Corps' 2008 shoreline study, which contained alternative conceptual designs for the creation of a new beach at the Natatorium site.
- The Corps used two different computer modeling systems to analyze and model wave conditions along the coastline at the Natatorium site, for each of the seven design options.
- The modeling results were used to predict the possible beach forms that would be created. Lines showing the existing beach crest were shown in each design.

Prior Natatorium Restoration Plan

- Mr. Clifford Lau, of the City and County of Honolulu Department of Design and Construction, and formerly of Leo A. Daly, discussed the prior Natatorium Restoration Plan.
- The 1998 Leo A. Daly plan for full restoration of the Natatorium, as well as the Reduced Scope Plan that was eventually selected for restoration of the Natatorium, were discussed.
- During the presentation, details about restoration goals, specific plans, and costs were addressed.
- The State had set as a design goal for Leo A. Daly the use of a non-mechanical system for circulating the water, to minimize the operating costs.
- The design that Leo A. Daly produced provided circulation that would theoretically keep the water quality in the pool equivalent to that of the adjoining ocean.

Task Force Site Visit July 15, 2009

- Eleven of the seventeen Task Force members attended the site visit on July 15.
- Mr. Clifford Lau led the group through the facility. At different points he discussed the structural problems and the failure patterns exhibited throughout the structures.

• The entire site visit was videotaped and photographed. DVDs containing the video and photographs were distributed to Task Force members.

Task Force Meeting July 30, 2009

 Task Force members shared their impressions from the Natatorium site visit on July 15, 2009.

Cost

- Questions had been asked about how the City derived its cost figures and whether the figures were comprehensive.
- Task Force members were given a table that explained costs for each of the following actions:
 - o a no-action alternative
 - o the full restoration plan modified in 1999
 - o full restoration according to the 1998 plan, with a pool that will meet current DOH standards for a public swimming pool
 - o a beach creation alternative with the arches rebuilt
 - o and complete demolition and restoration of the 1927 shoreline
- The costs for these alternatives were based upon the original estimates from Healy Tibbits Builders, Inc., bids in 1998 and 1999 and were updated to 2011 dollars.

Army Corps of Engineers Report

- Representatives from Sea Engineering, Inc., and the USACE were invited to the meeting to provide Task Force members with the opportunity to ask questions about the *Shoreline Restoration Study Conceptual Design* prepared by Sea Engineering.
- Sea Engineering had conducted the wave modeling for deep-water and nearshore bathymetry and wave characteristics, to predict the shoreline response for each conceptual design and prepared the report.

Options

- This portion of the meeting was to provide each member of the Task Force the opportunity to present their vision and their preferred options.
 - Mr. Collins Lam explained that the City preferred creating a beach at the project site and moving the arches to a new location, possibly to the vicinity of the Central Oahu Veterans' Memorial Aquatic Center, in Mililani.
 - Dr. Andrew Rossiter showed a Power Point presentation sharing his idea for the Natatorium site, creating a new Waikiki Aquarium, and one of the largest aquariums in the world.

- Ms. Kiersten Faulkner stated that listing criteria was her option and that preservation was her primary criterion. She then deferred further discussion of her vision for the site
- o Mr. Fred Ballard stated that he supported the full restoration of the Natatorium.
- Mr. Rick Bernstein shared with the group his vision for the site, creating a new beach, locating the arches at the beach entrance and dedicating the beach itself as a memorial.
- O Mr. Rick Egged first reminded the group that the Waikiki Improvement Association had not taken a position regarding the disposition of the Natatorium. Whatever choice was made, must be the most economically feasible decision possible, be fiscally sustainable, must maintain a war memorial at the site, create public access, and preserve Sans Souci (Kaimana) Beach.
- Lt. General (Ret.) H.C. Stackpole, USMC, stated that he supports the demolition
 of the Natatorium and creation of a new beach that would be named as a veteran's
 memorial beach, with the arches placed prominently at the entrance.
- o Ms. Donna Ching stated that she supported full restoration of the Natatorium and was not willing to consider anything that risks any harm to Sans Souci Beach.
- o Dr. Chip Fletcher stated that he supported the option for a new beach, recommending the tuned L groin option in the *Shoreline Restoration Study conceptual Design Review Report* as the groin configuration that would create the most long-term stable beach.
- o Mr. Edgar Hamasu stated that He favored a 2-groin proposal, with naming the beach Veterans Beach or First World War Veterans Beach.
- Ms. Hannie Anderson noted that it's important to have something there as a memorial that people can see because memorials are an important source of inspiration for current and future generations. She also favored a beach, so people can use the ocean for water sports.

Task Force Meeting August 27, 2009

Criteria

 A representative from Wil Chee Planning presented a list of the criteria the firm had derived from Task Force members' statements of preferred options for the Natatorium site.

Permits and Regulatory Issues

• Representatives from the City & County of Honolulu and State agencies were present to discuss potential permitting and regulatory issues.

Options

- Task Force members who were not present or who had not had an option for discussion at
 the previous meeting were given the opportunity to discuss their preferred option for the
 site.
- Mr. Jean Pierre Cercillieux, general manager of the Kaimana Beach Hotel, stated that he preferred an alternative that creates a new icon for Waikiki, which would be satisfied by either a new beach or Dr. Resister's aquarium proposal.
- Ms. Kiersten Faulkner presented her preferred option, which was the full restoration option, and the criteria by which she reached her decision.
- Representative Ken Ito presented his option. He supported demolishing the pool, moving the arches inland, and creating a beach, to be named Veterans Beach.
- Mr. Tim Guard said that he would not comment at that time because he was still in the process of absorbing all the information.
- Ms. Donna Ching restated her option and clarified her preferred option of stabilizing the bleachers and the pool, keeping the bathrooms open, and opening the bleachers for public use.

Task Force Meeting September 24, 2009

Cost

• The City presented corrections and adjustments to the cost estimates in Ms. Faulkner's spreadsheet distributed at the August 27, 2009 meeting.

Voting

- The Task Force was presented with a ballot that listed four major actions, with subcategories.
- Prior to voting, the Task Force looked over the ballot to review the options listed and to make any last-minute changes.
 - o Two members who favored pool reconstruction and restoration opted to consolidate the two options listed under that category.
- The vote was nine in favor of the memorial beach options and three for pool reconstruction and restoration. (See the meeting minutes in the appendix for a breakdown of the vote.)

Closing Remarks

• At this time, Task Force members, city representatives, and members of the audience were provided the opportunity to make closing remarks.

Recommendations and Conclusions

The majority of the Task Force members recommended demolishing all of the Natatorium structures, building two groins to maintain Sans Souci Beach (Kaimana Beach) and a new beach. They also recommended rebuilding the three arches inland, at a site near the hau tree arbors, to make an entryway to the Veterans Memorial Beach.

Table 1 Options and Number of Votes

Option Number	Description	Details	Number of Votes Received
1 Status Quo		Do Nothing, Implement Contingency Plan	0
		A) Build a beach and relocate the arches at Central Oahu Regional Park	1
2	Memorial Beach Options (demolish all structures, build two groins for a beach)	B) Build a beach and relocate the arches at a site near the hao tree arbor	6
	,	C) Build a beach and relocate the arches; rebuild the Natatorium when/if private funding becomes available	0
		D) Build a beach and relocate the arches; build an aquarium when/if private funding is available and feasibility study is complete	2
3	Pool Reconstruction Restoration Options	Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (free to residents and perhaps a charge to tourists). Keep the restrooms open. Rebuild the pool when/if private funding becomes available	3
4	Other Options	A) Build the world's largest aquarium on the site	0
		B) Restore the 1927 shoreline (this option will cause Kaimana Beach to erode away	0

The ballot also had a page listing the criteria that were developed by the Task Force during the meetings. Each Task Force member was instructed to circle the criteria that they used. Below is a table of the criteria and the number of times that it was circled.

Table 2 Criteria and Number of Times Circled.

Criterion	Number of Times Circled
1. Veterans memorial in the area	9
2. Cost, economically feasible, fiscally sustainable, not	10
wasting taxpayer's money	
3. Preserve Sans Souci Beach (Kaimana Beach)	10
4. Environmentally friendly, natural, shoreline resources	6
5. Meeting the needs of many people in the community	7
6. Long-term sustainability (planning for future)	8

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generations)	
7. Preservation	4
8. Likelihood of success	7
9. Not commercial	4
10. Honoring the host culture	7
11. Public health and safety	7
12. Bathrooms & parking	5
13. Negative environmental consequences	4
14. Public access to the ocean	8
15. A new Waikiki icon that would promote tourism; an	5
aquarium, or a beach	
16. A living memorial	9
17. Legal feasibility	3
18. Most affordable (cost and fundraising potential)	4
19. Do no harm, least harmful (to environment and the	6
beach)	
20. Most feasible (permits and regulations)	4
21. Add a beach to Waikiki	5
22. Potential feasibility	4

References

- CJS Group Architects, Ltd. 1985. Final Preliminary Planning Report, Waikiki War Memorial Park and Natatorium Kapiolani Park, Honolulu, Oahu, Hawaii. Prepared for the Department of Parks and Recreation, City & County of Honolulu.
- Department of Land and Natural Resources. 1991. Report on S.R. 209 (SLH 1981) Relating to the: Waikiki War Memorial Natatorium, to the Legislature, 1982 Regular Session.
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- Wilson Okamoto Corporation. 2004. Existing Building Structural Condition Report, War Memorial Natatorium. Prepared for the Department of Design and Construction, City and County of Honolulu.
- Wolbrink & Associates, Inc. 1965. *An Evaluation of the Waikiki Natatorium at Kapiolani Park, Honolulu, Oahu, Hawaii*. Prepared for Department of Parks and Recreation, Planning and Construction Division, City and County of Honolulu.

Appendices

Kick-off Meeting, May 29, 2009, Minutes and Handouts

Task Force Meeting, June 25, 2009, Minutes and Handouts

Task Force Meeting, July 30, 2009, Minutes and Handouts

Task Force Meeting, August 27, 2009, Minutes and Handouts

Task Force Meeting, September 24, 2009, Minutes and handouts

Dissenting Opinion Report

Appendix

Task Force Kick-Off Meeting, May 29, 2009

Minutes and Handouts

Agenda

War Memorial Complex at Waikiki Beach (Natatorium) ALTERNATIVE USE STUDY

Contract No. F9836 Meeting, [Date]

- 1. Solicit the City's goals and objectives for the project.
- 2. Discuss end products by Consultant (WCP)
- 3. Discuss draft project schedule by Consultant.
- 4. Establish protocol for meetings and reviews between the City and the Consultant.
- 5. Discuss consultation with other government agencies and NGOs.
- 6. Discuss interface between Honolulu Engineering District (HED) and WCP.

Final Minutes, Natatorium Task Force Kick-off Meeting

The Natatorium Task Force met for the first time in the Mayor's Conference Room on May 28, 2009, at 3:30. In attendance were

Ta	sk Force Members				
1	Ms. Hannie Anderson	1	Mr. Tim Guard		
1	Mr. Fred Ballard	1	Mr. Edgar Hamasu		
1	Mr. Rick Bernstein	1	State Rep. Ken Ito		
1	Mr. Art Caleda		Mr. Brian Keaulana		
1	Mr. Jean Pierre Cercillieux	1	Ms. Donna Ching (in place of Mr. Linuce Pang)		
1	Mr. Rick Egged	1	Dr. Andrew Rossiter		
1	Ms. Kiersten Faulkner		Mr. Jimmy Shin		
1	Dr. Charles "Chip" Fletcher	1	Lt. Gen. (Ret.) H.C. Stackpole		
C	C&CH Department of Design and Construction				
1	Mr. Terry Hildebrand	1	Mr. Clifford Lau		
1	Mr. Collins Lam (Task Force Chair)	1	Mr. Craig Nishimura		
W	il Chee - Planning, Inc.				
1	Mr. Ken Banks	1	Ms. Judy Mariant		
1	Mr. Wil Chee	1	Ms. Napat Settachai		
Te	Technical Advisors				
1	Kristin Chun (ACOE)	1	Mr. Milton Yoshimoto (ACOE)		
1	Mr. Tom Smith (ACOE)				

Mayor Hannemann opened the meeting, welcoming those in attendance and thanking them for participating.

Task force Chairman Collins Lam, deputy director of the city Department of Design and Construction, then addressed the group. Mr. Lam stressed the need for constructive discussion and for developing what is needed for a master plan. The task force recommendation should be ready by September 2009. The task force has 17 members, and a quorum will be nine, with Mr. Lam having the tie-breaking vote. Meetings will be held the last Thursday of the month, from 3:30 to 5:30 p.m. [Note: it was later decided that the next meeting would begin at 1:00 p.m.] The meetings are subject to the Sunshine Law, so the agenda will be published six days prior to the scheduled meeting day. The agenda will list items to be discussed.

Following Mr. Lam, Meeting Facilitator Bruce Barnes presented guidelines for conducting meetings effectively.

- · Everyone participates (per agenda).
- No personal attacks: be hard on the problem, soft on the people.
- · Share the air time.
- Cell phones: turned off or silent buzz; step outside if important calls.
- · Stay focused on topic: stay to the end.
- Listen to others: one speaker at a time. Please don't interrupt.

- · Share information: transparency.
- · Build or craft a solution that can be supported.
- · Minimize side conversations
- · Seek a win-win solution.

Following Mr. Barnes, Mr. Wil Chee, of Wil Chee - Planning, Inc. (WCP), presented alternative scenarios for the future of the Natatorium. Following Mr. Chee's presentation, Mr. Lam called for questions from the Task Force.

It was asked if Scenario 4, restoring the 1927 shoreline, was still under consideration and whether there would be no restrooms Scenario 4, and no beach.

A WCP representative replied that under Scenario 4 there would be no beach and no restrooms.

It was suggested that under Scenario 3 there would be no pool and no bleachers, and that the arch would be reproduced elsewhere, so that it was unclear what would be restored. It was also asked if, in Scenarios 3a and 3b, the arch would be relocated and the beach lost.

A WCP representative responded that Scenario 3, does not include the pool or bleachers, but includes the two groins, which would preserve Sans Souci Beach. Scenario 3 is the best for Sans Souci Beach. Scenario 3 would rebuild the arches elsewhere. Perhaps "restoration" was not the best way to say it.

There was discussion concerning whether the WCP Scenario 3 was the same as Scenario 3a in the Corps of Engineers Shoreline Restoration Study.

The Core of Engineers representative said that they used the same labels and the scenarios were the same.

It was suggested that it might be easier to compare the elements of the various scenarios if a matrix were created showing the features of each.

There were questions concerning the water and circulation systems.

A WCP representative responded that in any scenario including a pool the water in the pool would have to be clear all the way to the bottom. The Daly plan specified a passive circulation system, but any plan to restore the pool to DOH standards would need a pump. The cost of the pump system enters into the higher cost of the full restoration plan to DOH standards, but the DOH requirements for a cleanable bottom and sides also raise the cost.

Based on the experience at the Aquarium, the water [from the ocean] does not come in clear. A very large filter is needed. Another issue is where the water is discharged. The obvious solution to obtaining water would be to draw it from the edge of the reef, but the reef is a marine protected area, and running a line over the reef is not allowed. When they had looked into this recently, they estimated that a 30-inch line would probably be required. The installation of the line would require slant (directional) drilling under the reef, at a cost of about \$4 million. Fresh water could also be made salty and used. The details of any water system would have to be worked out.

A WCP representative indicated that the focus of the present study was not on full restoration, as this issue had already been evaluated by the city.

There were other questions about various costs, including design and engineering costs, permitting and legal costs, mitigation costs and the cost for restrooms.

Task force members called attention to a rather lengthy list of costs including restrooms were not included in the estimates provided for the 4 alternatives. It was suggested that that section be edited to state that "costs for design, engineering, permitting including the preparation of an EIS, legal challenges, replacement of restrooms and any land-based planning, design, engineering and construction are not included in the cost estimates for the new alternatives."

Concerning the cost of restrooms, a city representative stated that such facilities typically cost about \$650,000, but these are not included in the estimates. No land-based alternatives were included, because the focus of this task force is the structures on the ocean side. Design and engineering costs and legal costs are also not included in the estimates. The estimates are for "hard" costs only, construction costs. No "soft" costs are included. The \$0.3 million cost item for sand, in Scenario 2, represents the cost to replace sand at Sans Souci Beach.

Questions were asked concerning the nature and fate of the sediment now at the bottom of the pool and whether the cost of remediation of the sediment had been factored into the cost estimates. There was concern about what's in the pool and what demolition would do to the reef.

Task force members raised the discussion on the fine sediment that has accumulated on the bottom of the pool. Donna did not recall if the plans or estimated included a cost provision for removal/abatement of the sediment.

A city representative responded that the soft sediments had been surveyed and tested for hazardous materials. The results were that they are purely marine sediments of varying thickness. Sediment is thicker (several feet) at the Ewa end, where water enters the pool, and in the vicinity of the diving area. The cost for removing the sediment is included in estimates.

It was asked, given that the Natatorium is located in a marine conservation district, whether DLNR will allow the reconstruction.

A WCP representative responded that the scenarios presented are within the footprint of the old Natatorium. WCP and the city had spoken with Sam Lemmo, of the DLNR office of Conservation and Coastal Lands. The issue was discussed, and Mr. Lemmo appeared supportive. Any work outside the footprint of the original Natatorium would require a CDUP, which was why the city preferred Scenario 3.

It was asked whether there are any saltwater pools on the west coast of the mainland.

A WCP representative and others replied that there are not.

It was asked whether there has been a structural study for the No Action Scenario with a timeline for the deterioration that will occur.

WCP responded that there is no timeline, but there is an emergency contingency plan, which assumed failure in the structure at some point.

Referring to studies citing problems with erosion caused by groins, it was asked how it was determined that the proposed groins would work.

The Army Corps of Engineers responded that studies had been done using current state of-the-art computer modeling and that the beach line would be preserved. The groins would hold the existing shoreline in the Diamond Head direction.

Concern was expressed that history should not be changed or altered—what had been established, the memorializing spirit of the structure, should not be changed. Task force members were concerned about whether or not the partial restoration options were properly termed and should be called demolitions of a memorial with new beach construction.

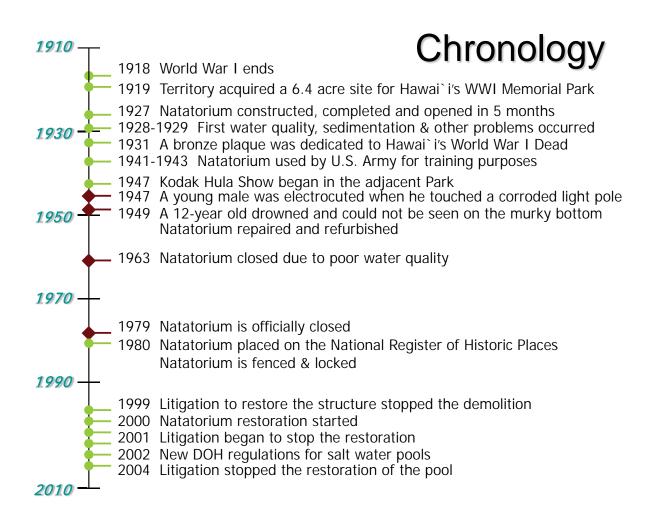
At this point, time allotted for the meeting ran out, and discussion of the proposed scenarios was halted. Mr. Lam urged everyone to study the materials they had been given to prepare for the next meeting. He suggested that the discussion would be more in-depth next time and that two hours would be allotted. There was discussion about the best time for the meeting. Some members are concerned that an early afternoon meeting requires them to take too much time off from work, but some members who live far from downtown prefer an earlier meeting time so they can leave earlier for home. Through a vote, it was decided that the next meeting would be held June 25, at 1:00 p.m. It was suggested that the agenda should include discussion of what criteria are necessary for making a decision. Mr. Lam said that he would develop an agenda and send it to task force members for comment.

Natatorium

Kapi`olani Regional Park Honolulu, O`ahu, Hawai`i

Alternative Uses Plan

May 28, 2009



Costs for Original Structure

- 1921 Act 15 appropriated \$250,000 for the Natatorium
- Additional \$10,000 for contest & architect
- First design would have exceeded \$250,000
- 1927 a modified plan cost = \$178,050
 - Pool cost = \$119,514
 - Bleachers cost = \$58,536

Source: CJS Group Architects, Ltd. March 1985. Final Historical Background Report, Waikīkī War Memorial Park and Natatorium

Construction Began in 1927 Everything was Built Offshore in the Water



Source: City & County of Honolulu

Reflection Pools Were on Each Side of the Entrance



Source: City & County of Honolulu

The Natatorium in 1940s

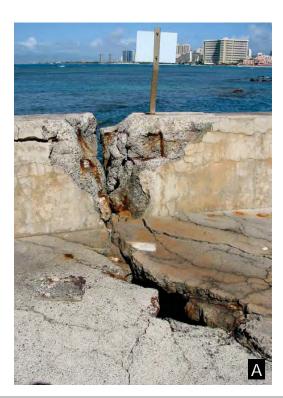


Source: U.S. Army Museum of Hawai`i Photo Archives

Aerial View of the Natatorium

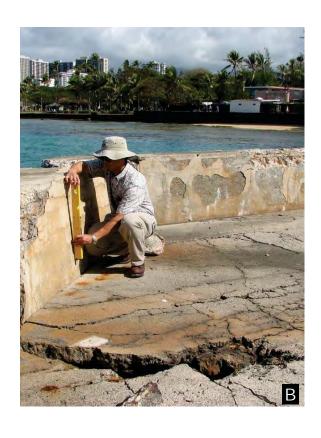


Source: City & County of Honolulu



- A. Outer seawall is rotating seaward and failing
- B. City engineer measuring the tilt of the seawall

Current Conditions



- Repairs on a support beam exposed in a restroom that was restored in 2000
- Repairs on the wall above the bleachers and spalling plaster on the bleachers
- Decking is sagging and falling into the water and the wall that supports the bleacher beams is cracked







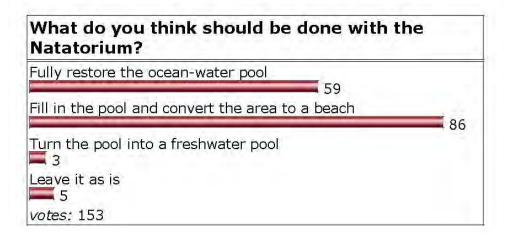
- A. Collapsed deck & failing outer wall
- B. Cracked outer wall, holes in deck and cracked support beam under the deck





What should happen to the Natatorium?

Next month, the city expects to hire a planning consultant to consider the future of the Waikiki War Memorial Natatorium.



Source: http://the.honoluluadvertiser.com/polls/dailypolls/062106

Project Objectives

- 1. Preserve the historic significance
- Alleviate a <u>public hazard</u>
 - Pool has deteriorated beyond repair
 - Pool does not meet current health standards for a salt water pool
- Improve and maximize recreational use for the public
- 4. Cost effectiveness
 - Cost of implementation of the preferred alternative
 - Cost of operating the alternative once it is constructed

Major Issues

Public safety

- Condition of structures
- New department of health standards for salt water pools
- 2. Impact on environment
- 3. Conflicting public demands
 - Demolition vs.
 - Restoration

4. Costs

- Construction cost
- Operation cost

Four Major Planning Scenarios

1. No Action

Interest groups continue to disagree over restoration vs. demolition

Full Restoration

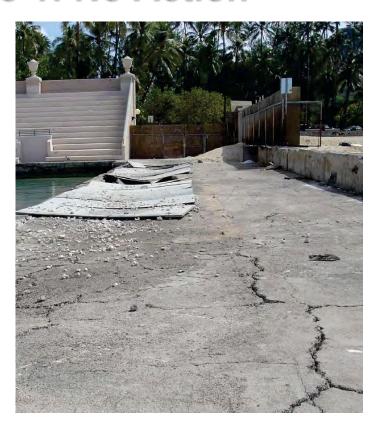
3. Partial Restoration

- Various restoration alternatives
- Add groins to create a sand beach in place of the Natatorium pool

Restore the 1927 shoreline

Scenario 1: No Action

- Public safety issue
 - safety hazard
 - liability issues
 - unsightly
- Restrooms open
 - provides restrooms
 - may become unusable
- Waste of valuable shoreline
- Cost: \$2.5 million (to implement safety plan)
 - plus operation cost



Costs to Insure Public Safety

Safety Mitigation Measures	Cost (\$)
Install danger warning signs	5,000
Fence pool	30,000
Cover pool with Geo-net	2,000,000
Remove parts of wall	300,000
Apply bleacher coating	200,000
Total	2,535,000
Operation Cost	Medium

Source: Cost Engineering of Hawai`i, January 2009.

Scenario 2: Full Restoration

- Leo A. Daly Plan (1990s) will not meet current health standards
- Public salt-water pool must meet health standards
 - Must have solid bottom & cleanable sides
 - Must have circulation system
 - To circulate the water 6 times a day
 - Must have a shallow end
 - Required for public swimming lessons
- 3. Provides preservation of a historic structure

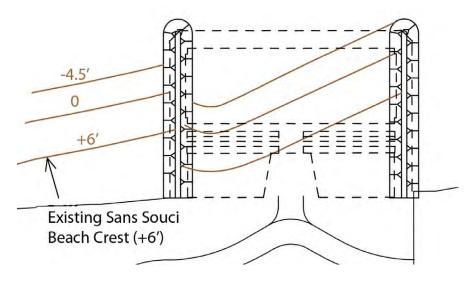
Costs to Rebuild the Pool

	Cost (\$million)			
Main Component	Leo A. Daly	Meet Health		
	Plan	Standard		
Remove pool & debris	1.2	1.2		
Rebuild pool & deck	17.0	27.0		
Cosmetic fix for bleachers	1.5	1.5		
Sand for beach	0.3	0.3		
Total	20.0	30.0		
Operation Cost	High	High		

Source: Cost Engineering of Hawai`i, January 2009.

Scenario 3: Partial Restoration

Preferred Conceptual Shoreline Design



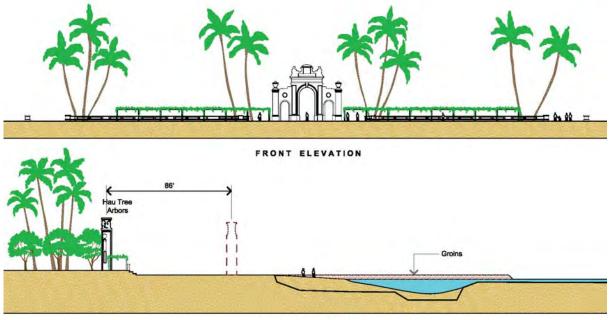
2 Parallel-Groins

Total Cost = \$4.4 million

Source: Sea Engineering, Inc. June 2008.

Scenario 3a: Partial Restoration

Demolish the pool & bleachers, construct 2 parallel-groins, restore Triple Archway in a new location (mauka of the existing seawall)



CROSS SECTION A

Cost = \$8 million

Scenario 3b: Partial Restoration

Demolish the pool & bleachers, construct 2 parallel-groins, restore Triple Archway in a new location at the Central O`ahu Regional Park



Cost = \$8 million

Scenario 3b: Partial Restoration

Demolish the pool & bleachers, construct 2 parallel-groins, restore Triple Archway in a new location at the Central O`ahu Regional Park



Cost = \$8 million

Partial Restoration Cost

Main Component	Cost (\$M)
Remove pool, bleachers & debris	1.2
Build 2 parallel-groins	4.4
Fill in sand to create the beach	0.3
Restore the site	0.7
Rebuild triple arch inland or at the Central O`ahu Regional Park	1.4
Total	8.0

Source: Cost Engineering of Hawai`i, January 2009.

Scenario 4: Remove all Structures

Restore the Original 1927 Shoreline

Current View

View After the Removal

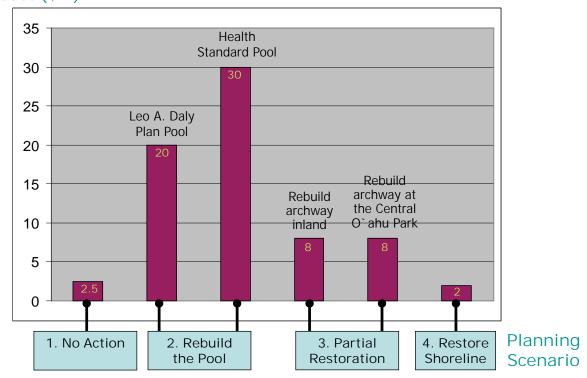




Demolition Cost = \$1.2 M Site Restoration Cost = \$0.7 M Operation Cost = MINIMAL

Cost Comparison Chart

Cost (\$M)



Source: Cost Engineering of Hawai`i, January 2009.

Appendix

Task Force Meeting, June 25, 2009

Minutes and Handouts

MEETING

Natatorium Task Force Thursday, June 25, 2009 1:00 – 4:00 PM Mayor's Conference Room Honolulu Hale

AGENDA

SPEAKER REGISTRATION AND WRITTEN TESTIMONY

Persons wishing to testify on items listed on the agenda are requested to fill out the registration form in person. Public testimony will be taken after each agenda item. Each speaker is limited to two minutes. Persons who have not registered to speak should raise their hands at the time the item is announced and they will be given the opportunity to speak following oral testimonies of the registered speaker. Written testimony can be provided to the task force by filling out the written testimony form and submitting to the chair.

- Call to Order
- 2. Approval of Minutes
- 3. Scheduling of a Proposed Field Visit
 - Task Force members will be asked to vote on whether to have a field visit
 and the date of the field visit. The field visit is proposed be closed to the
 public because of the current structural integrity of the pool and
 impracticability to accommodate a large crowd at the site.
- 4. Schedule
 - Discussion on general schedule, presentations and discussion items for future meetings until September 2009.
- 5. Criteria
 - Discussion on general criteria that the Task Force members will use to evaluate potential Natatorium options.
- 6. Presentation by Army Corps of Engineers
 - Members from the Army Corps of Engineers (ACOE) will be presenting the findings of their "Shoreline Restoration Study Conceptual Design Review Report. ACOE and Department of Land & Natural Resources (DLNR) will be available for questions on shore-line related permitting issues at the end of the presentation.
- 7. Presentation of City's Prior Natatorium Restoration Plan
 - Clifford Lau of the City Department of Design & Construction (DDC) and Wil Chee Planning (WCP) will present the original natatorium restoration plan.
- 8. Scheduling of Next Meeting
- 9. Adjournment

Final Minutes, Natatorium Task Force Meeting June 25, 2009

Ta	sk Force Members		
J	Ms. Hannie Anderson	J	Mr. Tim Guard
J	Mr. Fred Ballard	J	Mr. Edgar Hamasu
J	Mr. Rick Bernstein		State Rep. Ken Ito
J	Mr. Art Caleda	1	Mr. Brian Keaulana
J	Mr. Jean Pierre Cercillieux	1	Ms. Donna Ching (in place of Mr. Linuce Pang)
J	Mr. Rick Egged	1	Dr. Andrew Rossiter
1	Ms. Kiersten Faulkner		Mr. Jimmy Shin
J	Dr. Charles "Chip" Fletcher		Lt. Gen. (Ret.) H.C. Stackpole
C	&CH Department of Design and Co	onst	ruction
J	Mr. Terry Hildebrand	1	Mr. Clifford Lau
J	Mr. Collins Lam (Task Force Chair)		Mr. Craig Nishimura
W	il Chee - Planning, Inc.		
J	Mr. Ken Banks	1	Angelyn Davis
	Mr. Wil Chee	1	Ms. Judy Mariant
Te	chnical Advisors		
	Kristin Chun (ACOE)	1	Mr. Milton Yoshimoto (ACOE)
	Mr. Tom Smith (ACOE)	1	Jessica Podoski (ACOE)
J	Farley Watanabe (ACOE)	1	Sam Lemmo, DLNR OCCL
Pu	blic		
1	Mary Bowers	1	Peter Apo
J	Mike Weidenbach	J	Sam Lowe
1	Ed Pskowski	1	Jill Byos Radke

Call to Order

Task Force Chairman Collins Lam, deputy director of the City and County of Honolulu Department of Design and Construction, called the meeting to order. Mr. Lam stressed that information and conversations are to remain open to everyone. He discouraged participants from having private meetings. Mr. Lam also discouraged using "Reply All" when meeting minutes or agendas are sent because that will encourage further unwanted discussion.

Approval of Minutes

The Task Force members voted to accept the minutes of the previous meeting.

Scheduling of a Proposed Field Visit

Task Force members proposed and voted on times and dates for a site visit to the Natatorium.

Times and dates selected were Wednesday and Thursday, July 15 and 16, 2009, from 9:00 a.m. to 10:00 a.m. Two days were selected to ensure that as many Task Force members as possible would be able to participate. The Chairman reminded the Task Force that meetings of the Task Force, including the site visit, are subject to the Sunshine Law; however, the site visits would be closed to the public for health and safety reasons. Thus, Mr. Lam said that he would write to the State Office of Information Practices to inform them of the closed meeting. Also, Task Force members will be required to sign a release prior to the site visit. For safety reasons, everyone will need to follow the guide during the site visit and not stray away from the group. Site visit participants will meet in front of the Natatorium 9:00 a.m., on the day of their visit.

Schedule

Members discussed future meeting dates and times and the general purpose of each of the meetings between May 2009 and September 2009. Mr. Lam suggested that the first two meetings were for gathering information on the history and condition of the Natatorium; future meetings would be oriented toward decision making, with the July and August meetings geared toward discussing alternative scenarios. Future meeting dates will be July 30, August 27, and September 24. If necessary, additional meetings could be scheduled during these months.

Task Force members stated that it was important to get all information about the meeting agendas in advance, as two of the Task Force members claimed that they did not receive the most recent agenda for today's meeting, which contained the presentation by Clifford Lau on the past full restoration plan for the Natatorium. The two members were concerned that the presentation violated the Sunshine Law because the presentation was not included on the agenda, and the public would therefore not know it was on the agenda and have an opportunity to comment on the presentation. In addition, Task Force members were not prepared to discuss this subject. It was determined, however, that this was not an issue, because the majority of Task Force members did receive the final agenda for the meeting. The Chair also explained that the agenda was posted at the City Clerk's office and contained the presentation item. Concern was also expressed that one of the alternatives, presented at the last meeting was not on the agenda. This was "demolition with no reconstruction" (restoration of the 1927 shoreline). It was requested and agreed that this alternative would be scheduled on a future agenda.

Criteria

The meeting facilitator presented an exercise designed to select and prioritize decision-making criteria, using the criteria that each Task Force member viewed as most important. Task Force members participated by categorizing factors that they felt were important for making a decision about fate of the Natatorium.

Broad categories were posted on the wall as "header cards," and task force members wrote their concerns on smaller pieces of paper and posted them under the header cards. Following this, members were given 11 adhesive stars to distribute among the approximately 33 concerns posted under the header cards. The facilitator stressed that this was not voting, but information gathering or a straw-poll for prioritizing concerns.

2

Items that received the most stars are items that concerned Task Force members most. Below are the categories that received stars and the numbers of stars they received:

Preservation and Social Factors, 30 each Costs, 23 Environmental Consequences, 19 New Beach, 13 Engineering Feasibility, 5

The Chairman then asked if any member of the public wished to testify concerning this agenda item. Mary B. Bowers, who was born and raised in Honolulu and who used the Natatorium when it was open, then gave testimony to the Task Force. Ms. Bowers stated that an article in the *Honolulu Advertiser* on May 29, 2009, presented five options concerning the Natatorium. Ms. Bowers stated that she supports the third scenario from the article, "Beach Creation," along with the preservation in place of the Natatorium façade and arches in place. This would honor the historic purpose of the Natatorium and might be the cheapest alternative. In her testimony, Ms. Bowers expressed her concern that the media is not presenting the full cost of each of the alternatives, including maintenance and liability insurance. She concluded by saying that there was no need for more studies.

Presentation by the Army Corps of Engineers

Following the testimony, Jessica Podoski of the Army Corps of Engineers, presented a summary of the Corps' 2008 shoreline restoration study, which contained alternative conceptual designs for the creation of a new beach at the Natatorium site. The presentation outlined the seven different designs developed by the Corps for the City and County of Honolulu. The Corps used two different computer modeling systems to analyze and model wave conditions along the coastline at the Natatorium site, for each of the seven different design options. The modeling results were used to predict the possible beach forms that would be created in each design option. Lines showing the beach crest were shown in each design.

Questions were raised about the nature of the modeling systems that the Corps of Engineers used for their report.

Ms. Podoski explained that the modeling applications they used generated a snapshot of local conditions at the site based on wave, current, and tidal data under "typical" conditions at a given time. Littoral processes such as sediment transport were not included. The Corps conducted a literature review in conjunction with the modeling, but the conceptual plans and plan forms that were presented were based on the modeling only. The model looked at waves approaching from various directions and at two different tide levels. Using simulations and observations about sand deposits in the local area, probable sand deposition behaviors were generated for each scenario. Should the creation of a new beach be the chosen alternative, a more detailed study would ensue.

Concern was also raised regarding the impact to the immediate shoreline, and down the coast, if the bottom is changed.

Detailed bathymetry was incorporated into the modeling.

It was asked, concerning Scenario 3b, if the bleachers could survive with the deck and the pool removed.

No structural study was done by the Corps, only the wave modeling. A representative from the city responded that more engineering would be needed to determine that.

Questions were raised about the feasibility and environmental consequences of each scenario, and what the consequences would be for the beach on the Ewa side of the Natatorium, which is a marine protected area.

The Corps does not anticipate additional deposition on that side of the Natatorium because any beach-creating structure would act as a littoral barrier. Ms. Podoski discussed the pros and cons and the expected environmental consequences for each conceptual scenario, as well as the total and relative costs of each scenario, including the cost per square foot to create a new beach. All of the alternatives entail beach fill.

Task Force members discussed the cost of sand, possible sources of sand, and whether it would match the existing sand in the Natatorium vicinity.

Ms. Podoski said that it is assumed that sand would be available. The sand would be real sand that would match the color and grain size of the existing sand. Currently, such sand costs about \$150 cubic yard. There are few, if any, examples of large beach restoration projects in Hawaii, but much larger projects have been documented elsewhere. The best example in Hawaii is Kuhio Beach, which was not a Corps project. The Corps has not done another project in Hawaii involving structures like this, but such projects are well documented in other areas. Without structures, the sand is likely to be transported longshore, in the Ewa direction. A thin strip of sand might be retained, but sand is likely to continue moving along the shore until it hits another structure (probably at Queen's Beach.

It was asked whether potential rises in sea level had been considered.

Ms. Podoski responded that the Corps considers 50 to 75 years to be the usual design life of projects, and that over that time, an increase in sea level is usually not a factor.

It was asked whether there would be impacts outside the reef under any of the Scenarios, or impacts to currents.

Ms. Podoski responded that she wouldn't expect anything outside the reef; the complex wave patterns would still be complex with each proposed structure, but they would be different. Currents operate on a scale too large to be affected much. The proposed structures would have a height of 6 feet above mean sea level, which would reduce, but not eliminate, overtopping.

It was asked whether there would be permitting problems for building a structure that would extend beyond the footprint of the existing Natatorium.

Sam Lemmo from DLNR, replied that he thought that a Conservation District Use Application would have to be submitted if the project extended beyond the footprint. If the plan were to demolish the pool and rebuild the beach with stabilizing structures within the footprint, there might still be issues with permitting, but it would take more research to determine that.

Concerns were raised about the number of options presented that appeared to have serious drawbacks.

All will work, but there are a lot of criteria under which to evaluate them; for example, the amount of beach versus water quality versus impact on Sans Souci Beach. The Corps wanted to present all the information to the City but not make a specific recommendation.

Concerns were raised about the qualifications of Task Force members to make a decision based on the engineering feasibility and a professional recommendation. The possibility that there are other beach creation designs to choose from that were not presented at this time was also raised.

The chair responded that it was the job of the Task Force to make a recommendation after looking at the alternatives and weighing the pros and cons. Ms. Podoski stated that the purpose of the presentation was to provide information, but not to make a recommendation. Each scenario had a different set of pros and cons. From an engineering perspective, each scenario is feasible, but there are trade-offs with each scenario. It will be the responsibility of the Task Force to determine what factors are the most important to consider, and the pros and cons of each design would have to be weighed accordingly. A Task Force member pointed out that the Corps was hired to generate various alternatives and describe the pros and cons of each of them, and that the decision would be based on the pros and cons, not on the engineering. The group would rely on the Corps concerning the engineering. Concern was expressed that the Corps did not have a track record with regard to such engineering. Ms. Podoski noted that the alternatives contained in the presentation were only conceptual designs intended to give an idea of what could be expected under each alternative. Should the alternative of building a structure and creating a new beach be the chosen, further engineering studies, such as physical model studies, would be done. In response to a question, it was stated that new options could be generated or the existing options fine-tuned if the City requested.

The Chair was asked by a Task Force member what other types of information they would get to help in the decision-making process.

The chair responded that the needed information is on the CD-ROM and that the next meeting would be a discussion of options. If members feel they need more information, they should tell the chair. It was asked whether someone from Sea Engineering who did the modeling could appear. It was also requested that someone who has done site-specific studies, not just modeling, could appear, perhaps someone from Leo A. Daly or someone from U.H. who could provide more information about the coastline. (There have been many studies.) Another Task Force member noted that most of the individual experts mentioned are no longer available to provide such testimony, being either retired or on the mainland, and that people with practical knowledge from being in the water can give information that is much more realistic than any of the models.

A Task Force member asked about the derivation of the cost numbers presented at the previous meeting by Wil Chee - Planning (WCP).

The figures presented by WCP reflect everything included in Corps plan regarding the groins, and in addition, the construction costs from the Daly plan were extrapolated to 2009 dollars, including removal of the soft sediment.

At this point, there was discussion concerning design alternatives and what would be best for Kaimana Beach. The feeling was expressed that Kaimana Beach would have to be preserved.

The Corps' job was just to present the conceptual designs and not recommend any of them. However, the alternatives that incorporate a groin that extends out as far as the present Natatorium would be best for Kaimana beach. The Task Force chair suggested that this should be discussed at the next meeting.

Following the presentation by the Army Corps of Engineers, another member of the audience, Ed Pskowski, a managing principal of Leo A. Daly, gave testimony to the Task Force. He noted that the company didn't believe that a new Conservation District Use Permit would be granted for an extension of a groin into a marine sanctuary. He noted that the previous approval of such a permit was granted only for developing two small groins in the conservation district in conjunction with the full restoration of the Natatorium, and it was granted only because the restoration was a historic preservation project. Another member of the audience, Sam Lemmo, commented that the previous ruling and reasoning for granting a Conversation District Use Permit were no longer relevant.

Following this discussion, Mr. Peter Apo gave testimony. Mr. Apo stated that the Task Force seemed to be looking at building a small boat harbor that doesn't allow boats, so people can swim in it. He asked the Task Force to look at the bigger picture and to realize that going through all this work to add just 100 meters of new beach to a shoreline that already has 1.7 miles of existing beach seems out of proportion. Mr. Apo felt that, from a public policy perspective, there was something wrong with this approach to the creation of a beach.

Presentation of the City's Prior Natatorium Restoration Plan

Mr. Clifford Lau, of the City and County of Honolulu Department of Design and Construction, and formerly of Leo A. Daly, presented a review summary of the 1998 Leo A. Daly plan for full restoration of the Natatorium, as well as the Reduced Scope Plan that was eventually selected for restoration of the Natatorium. During the presentation, details about restoration goals, specific plans, and costs were discussed. It was mentioned that the State had set as a design goal for Leo A. Daly using a nonmechanical system for circulating the water, to minimize the operating costs. The design that Leo A. Daly produced provides circulation that will keep the water in the pool equivalent in quality to that of the adjoining ocean.

Questions surrounding regulations for saltwater pools and possible exemptions to those regulations were raised.

It was determined that the Natatorium pool, under the reduced scope Daly plan, could not meet the current State Department of Health (DOH) standards for saltwater pools, and it was not known whether the Natatorium would be considered for an exemption that would permit it to operate as a swimming pool. Both the original 1998 Leo A. Daly plan and the Reduced Scope Plan do not comply with three parts of the DOH salt water pool standards. These are the requirements for cleanable sides and bottom, the requirement that the water completely recirculate a minimum of six times a day, and the requirement for the complete exclusion of marine organisms. The City representative stated that, regarding exemptions to DOH standards, the presentation concerned only the Natatorium and he would have to defer to DOH regarding any questions about exemptions to the miles.

Task Force members asked about the state of the restorations made to the bleachers in 2004.

A key element of formulating the reduced scope restoration plan was repairing the bleachers rather than demolishing and reconstructing them. It was noted that the bulk of the concrete in the structure of the Natatorium is bad, and the salt water has penetrated to the rebar. A lot of patching was done to the bleachers, as well as other repairs, including to the bathrooms. The bleacher structure as a whole is solid but requires maintenance. Information was presented about the improved condition of the concrete bleachers and the plaster layer that covers them, relative to conditions before the 2004 restoration. It was noted that despite their improved condition, the current condition of the bleachers would need to be reassessed. Following the restorative work in 2004, the bleachers were not waterproofed. This has led to significant reoccurring plaster damage. Due to this, the plaster is failing. There are many hairline cracks in the plaster. Much of it is delaminating from the substrate. The plaster was redone once by the contractor. At that point, the project was stopped. It was asked how much of the restoration is still good. The state of the deterioration of the bleachers would need to be assessed. Concern was expressed by a Task Force member that the City was not protecting its investment, and Mr. Lau responded that the focus now is to keep it safe. It remains to be determined whether it would be cheaper to repair the bleachers or to demolish them and rebuild.

Concern was expressed that the Task Force was looking at alternatives before deciding whether to demolish the Natatorium or restore it. The mayor had said in his address in February that the City was looking at demolition. It was asked what the purpose of these presentations was.

The chairman responded that the purpose of the presentation was to show what studies had been done. The City wanted to provide the Task Force with the information it needs in looking at alternatives, because the City is currently not inclined to spend a large amount of money for a full restoration, but the City needs input from the Task Force members. Ultimately, the administration will make the decision. A Task Force member said that he felt that the approach so far had been productive and that the Task Force is going in the right direction. Another Task Force member said that the quality of information available to Task Force members was very good. He appreciated the informational CD-ROM, and said that it provided easy access to historical accounts of the Natatorium and its condition. He stated that everyone had to do their homework to create

a context to move forward. The chairman suggested that if we don't come to terms and do something, Nature would do it for us.

Scheduling of Next Meeting

It was reaffirmed by the chairman that the first two meetings were intended to present information and to educate members of the Task Force, providing them with the historical information that they may want or need to make a fully informed recommendation to the mayor. If necessary, extra meetings can be scheduled in August and September. It was decided that the next meeting will occur Thursday, July 30, at 1:00. The chair will check the availability of the meeting room. The chairman will also create and distribute an agenda for the meeting.

Adjournment

After this discussion the meeting was adjourned.

At the July 30 meeting a task force member requested that the following information, which was quoted from *Waikiki Beach War Memorial Natatorium: Shoreline Restoration Study Conceptual Design Review Report* produced by Sea Engineering, Inc. for U.S. Army Corps of Engineers, Honolulu District, be inserted into the minutes for the June 25 2009 meeting:

"Number 1: Conceptual Designs 1, 2a, and 5 must be considered uncertain, with the potential of significant negative impacts to San Souci Beach. Number 2: Conceptual Design 3 is based on straight groins at the locations of the Ewa and Diamond Head Natatorium walls. This configuration does little to alter incoming wave angles, results in a poor, sharply angled beach configuration, and allows for the possibility of rip currents that could wash sand offshore. And number 3: Design 3a uses straight groins. Straight groins are not generally effective at producing a contained beach, as they do little to alter the wave pattern. During a large wave, straight groins are known to produce rip currents along the groin edges that can transport the sand seaward. Stability of the sand fill is therefore a concern with this design".

Criteria for Evaluating Scenarios

- 1. Costs
 - a. Capital Costs
 - b. Maintenance Costs
- 2. Public Safety Concerns
 - a. Water Quality
 - b. Types of structure(s)
 - c. Structural Integrity
- 3. Environmental Impacts
 - a. Coastal marine environment
 - b. Natural hazards
 - c. Park Landscape
 - d. Visual aesthetics
 - e. Noise
 - f. Traffic
 - g. Existing Infrastructure
 - h. Air quality
- 4. Preservation or Removal
 - a. State Criteria
 - b. Federal Criteria
 - c. Modifications allowed by both State & Federal regulations
- 5. Engineering Feasibility
 - a. Maintain structural integrity
- 6. Coastal Regulations
 - a. City & County Regulations
 - b. State Regulations
 - c. Federal Regulations
- 7. Permits & Approvals
 - a. City & County
 - b. State
 - c. Federal
- 8. Existing Plans
 - a. Waikiki Master Plan
 - b. Waikiki 2000 Kapi'olani Park Master Plan
 - c. Primary Urban Center Development Plan
 - d. Inventory of Existing Conditions & Trees
- 9. Socioeconomic Factors
 - a. Community Characteristics
 - b. Recreational aspects
 - c. Potential user groups
 - d. Surrounding land use
 - e. Neighborhood Board
 - f. Special Interest Groups

Natatorium 1998 Plan by Leo A. Daly

- The City hired the Architectural Engineering firm of Leo A. Daly (LAD) in 1997 to utilize the original restoration design they had completed for the State Department of Land & Natural Resources in 1995.
- LAD repackages the plans for the City and the project is bid (referred to as the "Original 1998 Plan"). The City receives two bids on December 23, 1998 by:
 - 1. Hawaiian Dredging Construction Co.
 - 2. Healy Tibbitts Builders, Inc. (HTB)
- Both bids were over the City's budget of \$11,500,000. A conditional award was made to the low bidder for \$10,347,000.00 and the City negotiates a "Reduced Scope" with the low bidder HTB.

June 25, 2009

Background Information on the Design

- The "Original 1998 Plan" and the "Reduced Scope" were not intended to meet the 2002 Department of Health Salt Water Pool Rules.
- Both plans call for reconstruction of the majority of the structures.
- The goal set by the State originally for Leo A. Daly was to provide a non-mechanical circulation system which would require the least maintenance and still yield water quality equal to the surrounding waters. Both the "Original 1998 Plan" and the "Reduced Scope" are designed to do that.
- The adoption of the Salt Water Pool Rules means that if the pool is reconstructed based on the "Original 1998 Plan" or the "Reduced Scope" it could not be opened as a pool. The designs do not address the requirements for cleanable pool surfaces, do not meet the minimum water circulation requirement, and do not provide filtration of the water to keep out all marine organisms

Summary of Bid Results (Original 1998 Plans)

	Average Bid
Reconstruct Pool	12,740,000.00
Reconstruct Bleachers &	
Restore Arches	4,873,500.00
Landside Improvements	1,000,500.00
Total	18,614,000.00

June 25, 2009

Design Summary for "Original 1998 Plans"

- The Plans call for
 - 1. Pool
 - Complete demolition and reconstruction of the pool including the top portions of the seawall using spread footings foundation
 - Dredging of the pool to remove sand and soft sediments
 - Construction of new openings in the seawall and groins for pool circulation
 - Installation of gravel and sand to line the bottom of the pool
 - Installation of new floating docks and a cable dive barrier on the top of the seawalls
 - 2. Bleachers
 - Complete demolition and reconstruction of the bleachers except for the rear facade wall and arches
 - Repair of the rear arch wall and the arches
 - 3. Land side
 - Repair/reconstruction of the concrete courtyard walls
 - Installation of new pavement in the courtyards and reconstruction of the driveway
 - New exterior shower and walkways for the beach
 - New street lights for driveway
 - New landscaping and irrigation system.

Design Summary for "Reduced Scope" Negotiated with HTB

- ◆ The Plans call for
 - 1. Pool
 - Complete demolition and reconstruction of the pool including the top portions of the seawall using a pile foundation
 - Dredging of the pool to remove sand and soft sediments
 - Construction of new openings in the seawall and groins for pool circulation
 - Installation of gravel and sand to line the bottom of the pool
 - 2. Bleachers
 - Repair of the bleachers
 - Repair of the rear arch wall and the arches
 - 3. Land side
 - Repair/reconstruction of the concrete courtyard walls
- This reduced the contract amount to \$10,850,780 in 1999 dollars

June 25, 2009

Summary of Final Negotiated Contract Price with HTB (Reduced Scope)

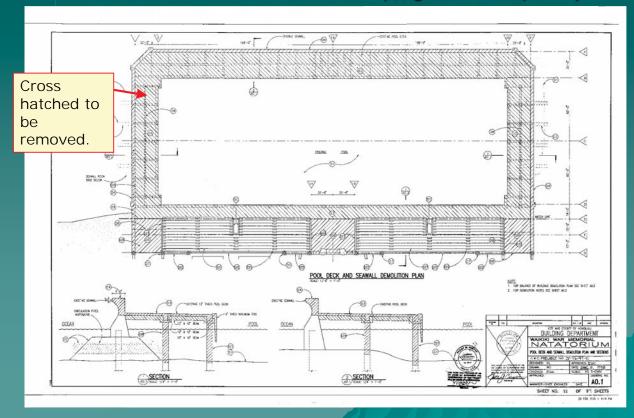
	Average Bid
Reconstruct Pool	7,910,780.00
Repair Bleachers & Arches	2,803,767.00
Landside Improvements	136,233.00
Total	10,850,780.00

Original 1998 Plans

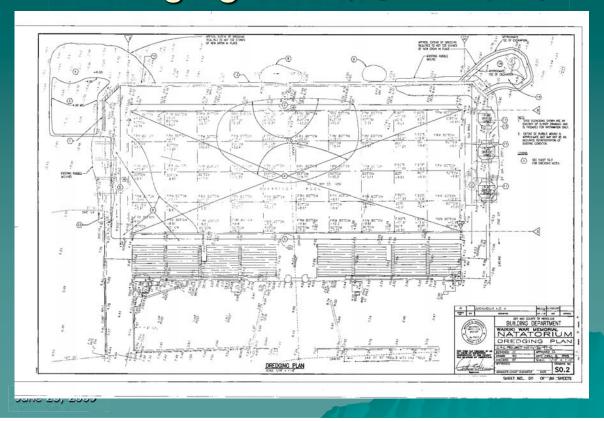
Note: The complete plan set is contained on the CD of reference material distributed previously.

June 25, 2009

Demolition Plan (original 1998 plans)

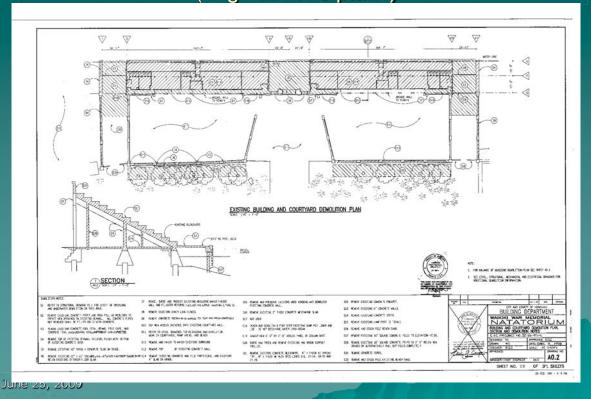


Dredging Plan (original 1998 plans)

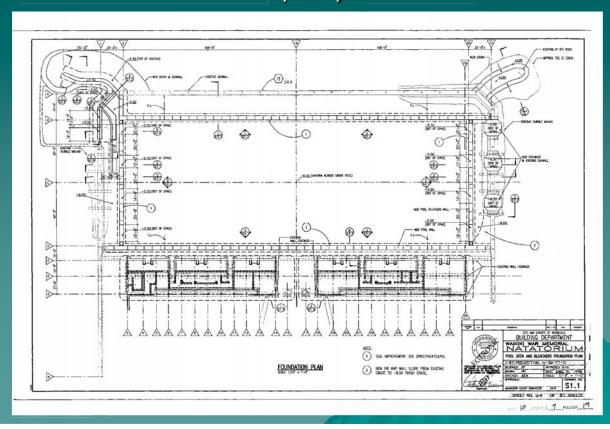


Demolition Plan - Bleachers

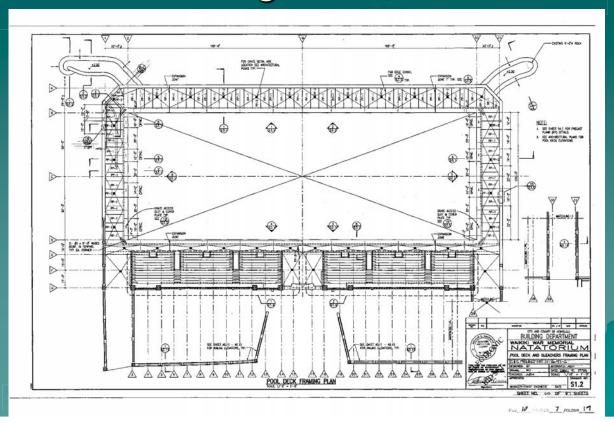
(original 1998 plans)



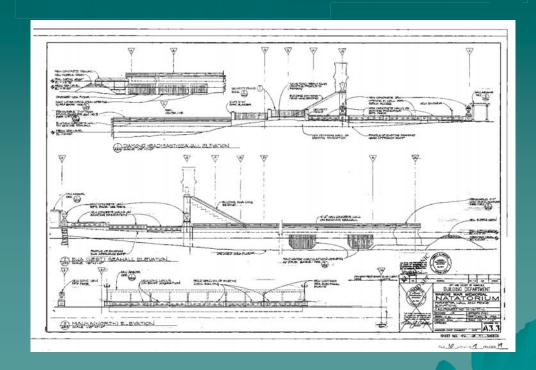
Pool Foundation Plan (original 1998 plans)



Deck Framing Plan (original 1998 plans)

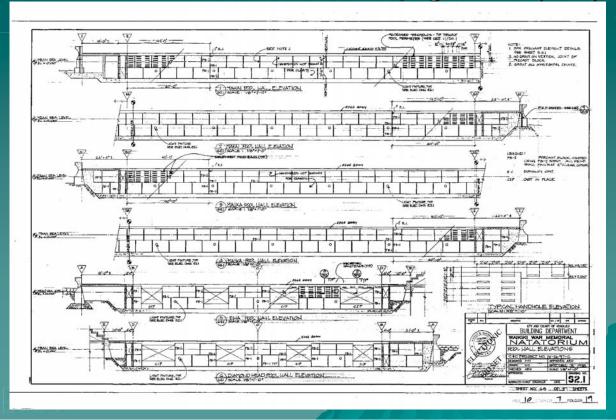


Pool Sections (original 1998 plans)



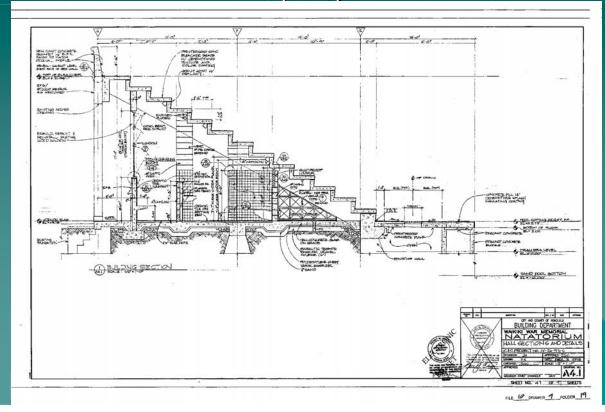
June 25, 2009

Pool Wall Elevations (original 1998 plans)



Bleacher Cross Section (original 1998)

plans)

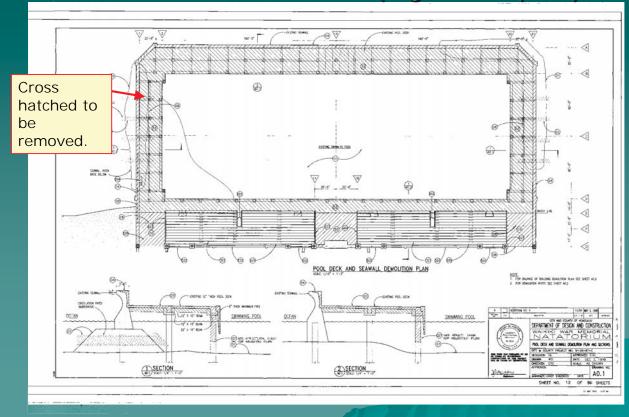


The Reduced Scope Plans

Note:

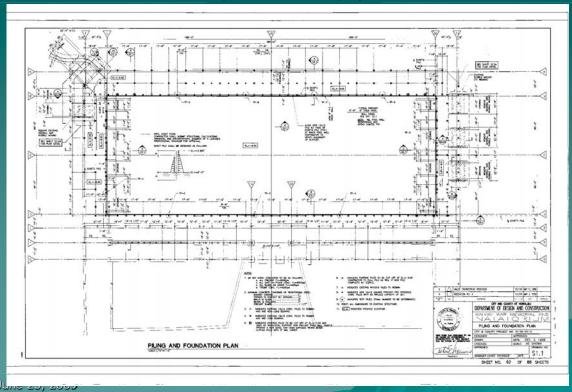
- ◆ The scope was reduced from the original plans which were bid in December 1998. The contract was awarded on January 27, 1999.
- ◆ The final negotiated price was \$10,850,780.
- The structural plans for the pool were revised to a pile supported structure and the bleacher reconstruction was changed to bleacher repair.
 Land side improvements and pool equipment were deleted.

Demolition Plan (original 1998 plans)

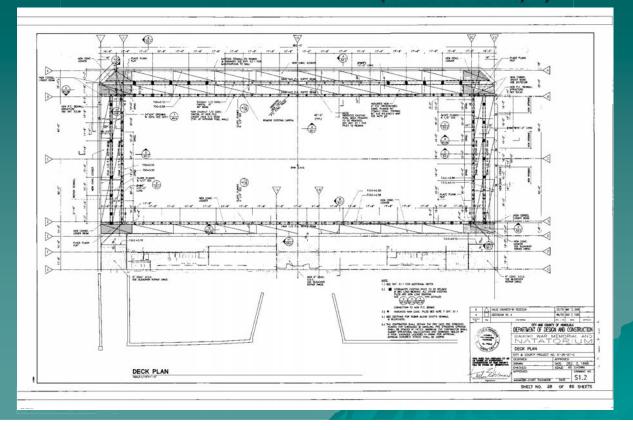


Structural Piling/Foundation Plan

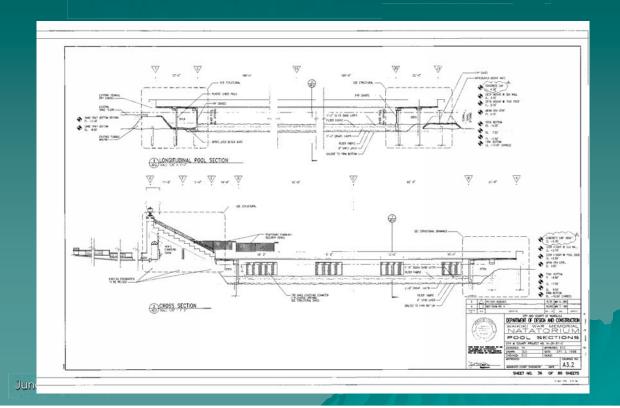
(Reduced Scope)



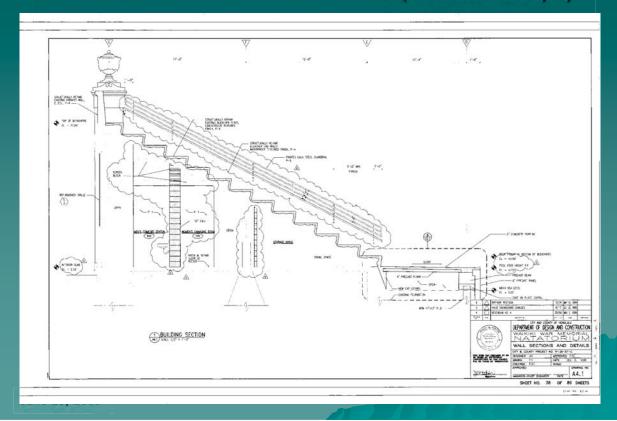
Pool Deck Plan (Reduced Scope)



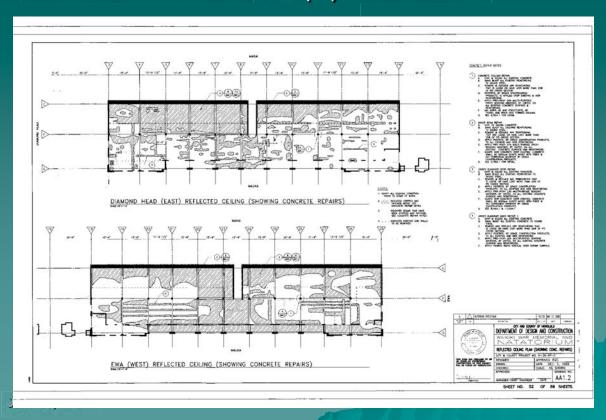
Pool Sections (Reduced Scope)



Bleacher Sections (Reduced Scope)

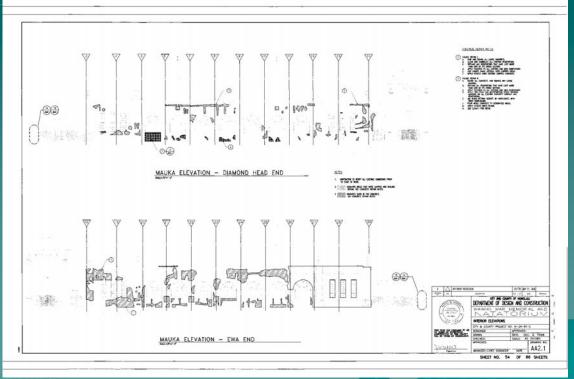


Bleacher Repair Plans (Reduced Scope)



Bleacher Wall Repair Plan (Reduced

Scope)



June 25, 2009

Final Disposition of HTB Contract

- ◆ The construction contract was closed on August 3, 2005 and all remaining funds were lapsed.
- Of the original contract amount only \$4,956,010 was paid.
- Only work Mauka of the front face of the bleachers was completed. No reconstruction work on the pool was done.
- ♦ In 2004 stabilization of the pool structure would have cost \$5,000,000. That would only include a new pool deck and the repair of the seawall.

Appendix

Task Force Meeting, July 30, 2009

Minutes and Handouts

MEETING

Natatorium Task Force Thursday, July 30, 2009 1:00 – 4:00 PM Mayor's Conference Room Honolulu Hale

AGENDA

SPEAKER REGISTRATION AND WRITTEN TESTIMONY

Persons wishing to testify on items listed on the agenda are requested to fill out the registration form in person. Public testimony will be taken after each agenda item. Each speaker is limited to two minutes. Persons who have not registered to speak should raise their hands at the time the item is announced and they will be given the opportunity to speak following oral testimonies of the registered speaker. Written testimony can be provided to the task force by filling out the written testimony form and submitting to the chair.

- 1. Call to Order
- 2. Approval of Minutes
- 3. Field Visit
 - Briefly discuss Task Force member's impression of the site visit.
- 4. Beach Restoration
 - Follow up discussion on Army Corps of Engineers' "Shoreline Restoration Study Conceptual Design Review Report" dated October 2008.
- 5. Cost
 - A few Taskforce members asked for clarification on the costs for the options
 that the City presented during the kick off meeting. City and appropriate
 resource personnel will clarify the basis of the costs.
- 6. Options
 - The Task Force members will present their preferred options. Discussions of the options will follow if time permits. Otherwise, this agenda item will be on the next agenda.
- 7. Scheduling of Next Meeting
 - For the month of August, we propose to have 2 meetings so we can have full discussions on options.

Thursday August 13, 2009 Thursday August 27, 2009

8. Adjournment

Final Minutes, Natatorium Task Force Meeting, July 30, 2009

July 30, 2009

Ta	Task Force Members				
1	Ms. Hannie Anderson		Mr. Tim Guard		
J	Mr. Fred Ballard	1	Mr. Edgar Hamasu		
J	Mr. Rick Bernstein	1	State Rep. Ken Ito		
	Mr. Art Caleda		Mr. Brian Keaulana		
	Mr. Jean Pierre Cercillieux	1	Ms. Donna Ching (in place of Mr. Linuce Pang)		
J	Mr. Rick Egged	1	Dr. Andrew Rossiter		
1	Ms. Kiersten Faulkner		Mr. Jimmy Shin		
1	Dr. Charles "Chip" Fletcher	1	Lt. Gen. (Ret.) H.C. Stackpole		
C&	&CH Department of Design and Co	nst	ruction		
J	Mr. Terry Hildebrand	J	Mr. Clifford Lau		
J	Mr. Collins Lam (Task Force Chair)	1	Mr. Craig Nishimura		
Wi	ll Chee - Planning, Inc.				
1	Mr. Ken Banks	1	Angelyn Davis		
	Mr. Wil Chee	1	Ms. Judy Mariant		
Te	chnical Advisors				
	Kristin Chun (ACOE)	1	Mr. Milton Yoshimoto (ACOE)		
1	Mr. Tom Smith (ACOE)		Jessica Podoski		
1	Mark Ericksen (Sea Engineering)	1	David Smith (Sea Engineering)		
1	Rick Heltzel (Healy Tibbits)				
	·				

Call to Order

At approximately 0105 hours, the meeting was called to order.

Approval of minutes from previous meeting

A request was made that the minutes from the June 2009 Natatorium Task Force meeting be amended concerning the U.S. Army Corps of Engineers' discussion of beach creation scenarios.

Meeting minutes previously stated that concerns were raised about the number of beach creation scenarios that possessed serious drawbacks or design flaws. Previous meeting minutes recorded that the Army Corps of Engineers responded to these concerns by stating that although all of the designs would work, it was up to Task Force members to weigh pros and cons of each design scenario and to make a recommendation based on their chosen criteria. The representative from the Army of Corps of Engineers noted that they had been contracted to design and present a range of beach creation scenarios, not to recommend an option.

A Task Force member stated that information that was read at the previous meeting did not appear in the minutes and requested that the information be inserted into them. The material was from the page 63 of Waikiki Beach War Memorial Natatorium: Shoreline Restoration Study Conceptual Design Review Report, produced by Sea Engineering, Inc.,

1

for U.S. Army Corps of Engineers, Honolulu District. The material was read and will be inserted into the June 25 minutes. With that proviso, the minutes were then approved.

Field Visit

Collins Lam requested that Task Force members share their impressions from the Natatorium site visit on July 15, 2009.

Several Task Force members expressed disappointment, shock, and concern at the current dilapidated condition of the Natatorium. There was concern that the City did not properly maintain and protect their previous restoration investment. Several Task Force members expressed appreciation for the opportunity to enter the site and see the condition of the structure in person.

A brief discussion ensued about the original construction methods and materials used to design and build the Natatorium and how these methods and materials, as well as community divisions over the fate of the Natatorium that delayed or stopped actions, over time, have contributed to the current condition of the structure.

Revisiting the Beach Restoration Topic

In the previous meeting, concern was expressed about the modeling techniques used by Sea Engineering to develop the beach creation scenarios; therefore, Sea Engineering had been invited to the meeting to explain how the modeling worked.

Because the representatives from Sea Engineering had scheduling conflict and would be arriving late, it was decided to shift this agenda item to later in the meeting, and the Task Force moved on to the next agenda item.

Discussion of Costs

The question of costs for the various options had come up repeatedly at previous meetings and during the site visit. Questions had been asked concerning how the City derived its cost figures and whether the figures were comprehensive. It had been requested that someone from Healy Tibbits Builders, Inc., a local expert in waterfront construction be brought in to present information on costs and estimates. Healy Tibbits Builders was the winning bidder and contractor for the earlier effort to restore the Natatorium under the Harris administration.

Task Force members were given a table that explained costs for each of the following actions: a no-action alternative, three scenarios for reconstruction of the pool structure, a beach creation alternative, and complete demolition and restoration of the 1927 shoreline. Clifford Lau, of the City Department of Design and Construction explained the significance of the various estimates. Mr. Lau also discussed technical details of the construction and repair options and the fate of such repairs in a shoreline environment.

Concern was expressed that the costs provided on the table were now higher than the costs presented at previous meetings.

It was explained that costs provided in old reports reflected the values for the dollar at the time the estimates were made. Costs presented at previous Task Force meetings were in 2009 dollars. Costs in the table represent the average of the bids from Hawaiian Dredging

and Healy Tibbits on the original 1998 Leo A. Daly design, extrapolated to 2011 dollars using a 5% annual escalator. The City wanted to be sure that Task Force members had accurate cost information for the future, so that the cost of any recommended action would be understood in terms of what it was likely to be when construction would begin.

Concern was expressed that the costs presented still didn't match up with the 2005 restoration figures under the modified 1999 partial restoration plan for which some restoration had already been conducted—even after accounting for inflation. It was voiced that the partial restoration work should cost only \$8 million (roughly).

It was explained that at the time that the previous partial restoration work had been halted, restoration work was modified, it no longer included building a useable swimming pool. The previous restoration plan was approved under an \$11 million budget (in 1999 dollars). However, by the time the restoration work was stopped, the City did not have enough money to complete the original scope of work. The new, modified plan included only stabilizing the pool deck and seawall—the pool itself would not be usable because there was not enough money to construct it as planned and because it would not meet the new Department of Health standards, as designed. The increase in costs for the partial restoration work shown on the table and during earlier presentations represented restoration work on the pool structure itself, as well as restoration work that would have been included in the 1999 modified plan. Additional costs under this plan include the installation of an active water-circulation system and 12 years of inflation.

Only the Full Restoration option that meets Department of Health standards would result in a usable pool. It had previously been determined that spending several million dollars on restoration work to stabilize the pool deck and seawall without producing a swimming pool that can be used would not be considered an alternative. Data on the other restoration alternatives were provided mainly for comparison purposes, so that Task Force members would have a comprehensive understanding of the costs, how they are itemized, and what they included. The City noted that the numbers are only estimates, however, and not guarantees.

The representative from Healy Tibbits Builders, Inc., verified the City's estimates as reasonable. The Healy Tibbits representative also verified that the scope of work from the restoration project that was halted would have included only work to prevent the Natatorium from deteriorating further; it would not have produced a useable facility.

It was asked whether or not there were alternative methods that could be employed to restore the pool that did not include concrete walls and floors and how much that would cost.

The representative from Healy Tibbits concurred that there are alternative ways to create pools, including the use of temporary pools as had been done at some of the venues for Olympic trials. Something like that would require a significant supporting structure. He would not be able to provide any information on costs without first researching the topic and formulating an estimate. The Healy Tibbits representative also noted that what he had heard at the meeting regarding Natatorium restoration work, techniques, and costs had been reasonable

A Task Force member broached the subject of affordability, citing declining tax revenue, government debt, public sector layoffs, and the reduced level of services that public agencies can offer.

It was noted that under current economic conditions, furloughs are being used to save money, so that government workers won't permanently lose their jobs, and that City, state, and the federal governments are all broke and are seeking more funding from a decreasing number of sources. It was expressed that money is the bottom line for everything and that during such tight economic times, spending \$30 million dollars on a pool was irresponsible.

Concern was expressed regarding costs, ongoing operations and maintenance, and whether user fees would cover them.

If user fees would not cover them, it would mean continually returning to the City Council to ask for more money or commercializing the area. Neither seems acceptable, so in weighing options, O&M costs must be considered.

A Task Force member suggested that if there were a Sasd entry into the Natatorium that legally it might be categorized as a beach venue instead of a pool and would, thus, not have to meet Department of Health standards for saltwater pools.

It was explained that there has already been a legal determination that the Natatorium is considered a saltwater pool because it has four walls. Two Task Force members again questioned the possibility of the Natatorium being defined as a beach park if there were a sand entry and suggested that Kuhio Beach Park has enclosing walls, so that the Natatorium should also qualify. However, in light of the legal determination that the Natatorium is a pool and because time was running out, the conversation was ended, and the next agenda item was introduced.

Revisiting Beach Restoration

The representatives from Sea Engineering arrived, and the beach creation scenario was revisited so that Task Force members would have an opportunity to ask questions of the representatives from Sea Engineering and the U.S. Army Corps of Engineers.

It was asked whether the design incorporating two perpendicular, straight groins would be able to hold the sand in place and still protect Sans Souci Beach.

The U.S. Army Corps of Engineers representative stated that the design would hold the sand in place to the equilibrium shoreline shown in the report; however, the design is more susceptible to storm-wave action than some other options. It was noted, however, that each design would produce a beach that aligns itself according to the prevailing wave angle at the shoreline. Groins and walls cause waves to refract differently and will, therefore, affect the way wave action impacts the shore. It was also noted that sand would have to be added to the created beach periodically and that the regular addition of sand should be considered as repair or maintenance of infrastructure. All of the options would require maintenance.

It was asked if the groins could be modified after construction to respond to future conditions

The U.S. Army Corps of Engineers and Sea Engineering representatives confirmed that the groins could be modified in the future.

It was asked which design U.S. Army Corps of Engineers and Sea Engineering would recommend.

It was explained that a recommendation wasn't part of their scope of work. The Corps was asked to present a thorough study of a range of options for coastal modification and to explain the effects of each. Each scenario was evaluated based on its merits, with the pluses and minuses noted, and the results from modeling are detailed in the report. The Corps was not asked to make a recommendation, and ultimately the City has to make the decision. The study was intended as a planning tool. If the beach creation scenario is chosen, a more comprehensive study will be conducted, and the best option will be identified.

Task Force members and the representatives of Sea Engineering and the Corps of Engineers Details discussed the littoral process in the Natatorium vicinity.

It was explained that littoral transport at this location is in the Ewa direction, which is evidenced by the existence of Sans Souci Beach and the accumulation of sand deposits at San Souci Beach, along the Natatorium wall. Therefore, any beach creation design would, at minimum, need to include a groin where the Ewa Natatorium wall is. Different designs would affect Sans Souci Beach in different ways and would need to be evaluated based on the criteria the Task Force deems important. The Corps feels that currents in the area are well understood and that none of the options would have a major impact on littoral transport.

A Task Force member asked if the option to restore the 1927 shoreline could be removed from future conversation. It appeared that no one wanted to choose an option that would have a negative impact on Sans Souci Beach, and it was, therefore, not necessary to discuss that option.

Although everyone agreed that keeping Sans Souci Beach intact was important, it was explained that this option had been included as one of two extremes, to demonstrate the range of available options. The other extreme was the no-action alternative. It was noted by other Task Force members that it was not yet time to begin removing options.

Following a break, representatives of Sea Engineering responded to technical questions regarding their study and some of the options.

Discussion of Options

Members of the Task Force were given an opportunity to express their vision and preferred action. The Chair asked that the conversation go around the table and that members be mindful of the time so that everyone would have time to participate. Facilitator Bruce Barnes suggested that the group use brainstorming ground rules for the discussions, meaning that there would be no critiques or comments as members presented their ideas. The City introduced architect Bill Chang, who was available to produce sketches to help Task Force members explain their ideas.

A Task Force member asked whether it would be helpful to establish a list of six categories to represent the alternatives, prior to people sharing their ideas with the rest of the Task Force.

It was determined that this would not be done, as the individual discussion was designed to give everyone an opportunity to share what they would like to see done at the site, and some of the ideas may not have been heard before. Listing the alternatives and asking people to categorize their idea within predetermined categories would be counter to the purpose of this agenda item.

Mr. Collins Lam explained that the City preferred creating a beach at the project site and moving the arches to a new location, possibly to the vicinity of the Central O'ahu Veterans Memorial Aquatic Center, in Mililani.

Mr. Andrew Rossiter shared with the group his idea for the Natatorium site, which includes creating a new aquarium at the current Natatorium site. It would be among the largest aquariums in the world. Mr. Rossiter based his design plan on the following criteria: (1) honoring the desires and values of the veterans for whom the Natatorium was built, (2) providing a facility that is available to as large a portion of the community as possible, (3) using an environmentally sound design, (4) building for long-term sustainability for future generations, and (5) honoring the host culture by incorporating Hawaiian traditions. The new aquarium would feature an exhibition tank in the center. through which an acrylic tunnel would run. Aquarium guests could walk through the tunnel to enjoy a natural-appearing exhibition of marine life. The design would include public access points to the water for sports activities, ADA access to Sans Souci Beach, a walkway around the aquarium perimeter, and seating to watch the finishes of canoe races and other competitions. The plan would relocate the arches and memorial stone to a site a short distance along the coast, west of their current site, where the memorial stone and arches would be aligned so that the center arch would frame the sun as it set on a day in early May over Pu'u o Kapolei, in the Waianae Range. This would honor an ancient Hawaiian tradition associated with Waikiki marking the transition from winter to summer.

Ms. Kiersten Faulkner asked that the Task Force first develop an official list of criteria by which to judge ideas so that Task Force members would have a common ground from which to work. However, it was determined by the Task Force that that the best course of action was to stick to the agenda and allow everyone a chance to express their opinion. Listing and developing a set of criteria had already been addressed in an exercise at a previous Task Force meeting, and the group decided to proceed according to the agenda. Ms. Faulkner stated that listing criteria was her option and that preservation was her primary criterion. She then deferred further discussion of her vision for the site.

Mr. Fred Ballard, stated that he supports the full restoration of the Natatorium. Mr. Ballard is president of the Oʻahu Veterans Council, which represents veterans organizations on Oʻahu; he stated that the Council unanimously favors full restoration. Mr. Ballard recognized that money is a problem but supports full restoration because the Natatorium was built as a war memorial and should remain one.

Mr. Rick Bernstein shared with the group his vision for the site, which includes keeping the memorial theme at the site and creating a new beach. The memorial spirit could be maintained by locating the arches at the beach entrance and dedicating the beach itself as

a memorial. He also expressed his belief that creating a beach was a way of giving the space back to the ocean and the community, as well as honoring the memory of veterans.

He sees no reason why we can't incorporate the visions of multiple people. Creating a memorial beach will accomplish the goals of many or all members of the groups and respect the WWI heroes from Hawai'i. Mr. Bernstein emphasized that the engineering and construction abilities of the 1920s and 1930s are the culprit as to why the Natatorium has been in a constant state of needing repairs, and why it makes no sense to continue to attempt to restore the Natatorium. The creation of a memorial beach returns the area to a more natural state, something accessible to the community without charge, and still respects the war veterans of WWI. Mr. Bernstein sees no reason why volleyball, a feature mentioned as being important to other Task Force members, couldn't be incorporated into the design with portable bleachers that could be removed when tournaments were not in session. A memorial beach addresses more uses to more members of the community than any other alternative and does this at a substantially lower cost.

Mr. Rick Egged first reminded the group that the Waikiki Improvement Association has not taken a position regarding the disposition of the Natatorium. He then stated that the group's only position is that doing nothing is not an option. Mr. Egged's personal position is that the costs associated with building and maintaining a saltwater pool are not sustainable; therefore, he supports an option that either creates a beach or expands the aquarium, while preserving Kaimana (Sans Souci) Beach. Public access is important, and Mr. Egged favors an option that creates a public space where access to the beach and ocean is free. Whatever choice is made, it must be the most economically feasible decision possible, be fiscally sustainable, must maintain a war memorial at the site, create public access, and preserve Kaimana Beach.

Lt. General (Ret.) H.C. Stackpole, USMC stated that he supports the demolition of the Natatorium and creation of a new beach that would be named as a veterans memorial beach, with the arches placed prominently at the entrance. Gen. Stackpole feels that while the chosen option must be practical, the following criteria were important in reaching his decision: economic responsibility, environmental considerations, and creating something that reaches out to future generations, bringing the past into the future. When the Natatorium was conceived, there was living aspect that went along with the memorial, and a beach could do the same thing if its memorial purpose is made clear.

Ms. Donna Ching stated that she supports full restoration of the Natatorium and is not willing to consider anything that risks any harm to Sans Souci Beach. Her number one criterion is honoring the people the memorial was built for. Next is preserving Sans Souci Beach. However, she feels that the best course of action is to first stabilize the site to buy time to find funding to fully restore the Natatorium—funding might be forthcoming if the City expressed its commitment to restoration. After the site has been stabilized, she would like to allow the public to use the bleachers to enjoy the view and reflect on the memorial—but, for safety reasons, not to allow them to walk along the deck or use the pool. Ms. Ching felt that the only argument expressed against full restoration has been cost and that cost should not be used to eliminate the possibility of restoring the Natatorium.

Dr. Chip Fletcher stated that he supports the option for a new beach. He feels that the memorial aspect is important, as is fulfilling a community need and having a minimal environmental impact. The likelihood of success and cost should also be considered. He does not see a need for a saltwater pool on the shoreline, but because beach space in Waikiki is scarce and vanishing, he sees a need for a beach. Dr. Fletcher determined that choosing the most long-term, stable option for beach creation was important and determined that Option 2b in the U.S. Army Corps of Engineers report seemed to be the option with the fewest negative impacts among the beach creation scenarios. Dr. Fletcher stated that this option was also the cheapest of the beach creation scenarios and could preserve the memorial aspect of the area.

Mr. Edgar Hamasu stated that important issues for him were (1) conservation of shoreline resources in Waikiki for present and future generations, (2) recognition of limited public funds, especially in these hard times, (3) respecting the historical structures that commemorate the veterans, (4) long-range planning, and (5) not wasting tax money. It is important to avoid as much bureaucratic tangle as possible, which means staying within the current footprint. He favors a 2-groin proposal, with naming the beach Veterans Beach or First World War Veterans Beach. He would like the memorial ambience to remain at the site, in conjunction with a beach with facilities for the public to use. Mr. Hamasu based his decision upon the limited availability of good public beaches for Hawaii residents and for future generations, as well as on recognition that limited funds are available to rebuild the Natatorium. Mr. Hamasu noted that, being a war veteran himself, he understands the desire to respect war veterans; however, long-range sustainability and judicious use of natural resources are important criteria to consider when making decisions that will effect future generations.

Ms. Hannie Anderson noted that it's important to have something there as a memorial that people can see because memorials are an important source of inspiration for current and future generations. She also favors a beach so people can use the ocean for water sports.

The topic of agreeing on set of criteria for the group to use in deciding the pros and cons of each alternative action was raised again.

It was determined that because the recommendation would be based on a majority vote, it was unnecessary to agree on a set of criteria. Each Task Force member could use their own criteria, which many members enumerated when they discussed their preferred option. One Task Force member expressed concern about being locked into a set of group criteria and stated that he preferred to use his own.

It was mentioned by a member of the Task Force that cost was being too heavily weighed as a criterion in determining a course of action. The Task Force member wanted to know whether Task Force members would still favor demolition of the Natatorium if costs for each alternative were equal.

This topic was briefly discussed and several Task Force members stated that they would favor a beach creation scenario at the Natatorium site, even if the costs were equal.

Scheduling of the Next Meeting

Mr. Lam proposed that two meetings be scheduled for the month of August to provide more time for Task Force members to discuss action alternatives and options.

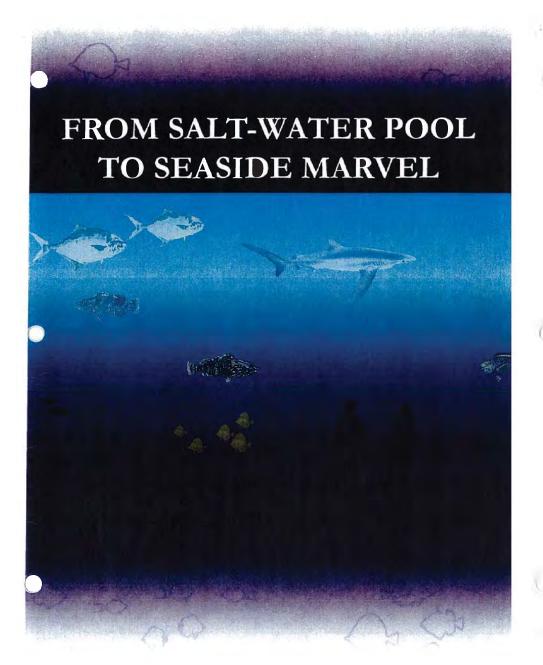
It was decided that a second meeting would not be necessary. The next scheduled meeting will take place on August 27, 2009. The subsequent meeting is scheduled for September 24.

Adjournment

At approximately 1610 hours the meeting was adjourned.

Comparison of Costs and Other Factors for the Proposed Alternative Solutions for the Waikiki Natatorium

		No Action	Reha	bilitate	Natatorium	Partial Restoration	Remove Everything
	SCENARIO	Status Quo	Full Restoration Leo A. Daly Plan 1998	Full Restoration Leo A. Daly Plan Modified 1999	Full Restoration Leo A. Daly Plan 1998 DOH Health Standards	Partial Restoration Relocate Arches	Restore 1927 Shoreline
	TOTAL COST	\$2.5 Million	29.2 Million	21.7 Million	34.8 Million	9.6 Million	\$3.8 Million
	Install warning signs on pool deck	\$5,000	NA	NA	NA	NA	NA
	Fence pool	\$30,000	NA	NA	NA	NA	NA
	Cover pool with geonet	\$2,000,000	NA	NA	NA	NA	NA
	Remove portions of failing wall	\$300,000	NA	NA	NA	NA	NA
	Apply bleacher coating	\$200,000	NA	NA	NA	NA	NA
	Pool demolition	NA	\$1,200,000	\$1,200,000	\$1,200,000	\$1,200,000	\$1,200,000
	Building demolition	NA	\$400,000	NA	NA	\$400,000	\$400,000
	Erosion control & barriers	NA	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000
	Dredging	NA	\$1,800,000	\$1,800,000	\$1,800,000	\$1,800,000	\$1,800,000
	Beach sand & groins	NA	\$500,000	\$500,000	\$300,000	\$4,400,000	NA
	Reconstruct seawall, deck & pool	NA	\$16,000,000	\$11,000,000	\$24,000,000	NA	NA
	Reconstruct bleachers	NA	\$3,300,000	\$1,500,000	\$1,500,000	NA	NA
ures	Existing bleachers repaired	NA	NA	\$2,200,000	NA	NA	NA
Features	Arches, doors, windows & lights	NA	\$2,000,000	NA	\$2,000,000	NA	NA
	Rebuild arches	NA	NA	NA	NA	\$1,400,000	NA
	Exterior finish bleachers	NA	\$1,000,000	\$1,000,000	\$1,000,000	NA	NA
	Interior finish for bleachers	NA	\$500,000	NA	\$500,000	NA	NA
	Floating dock	NA	\$200,000	\$200,000	\$200,000	NA	NA
	Pool equipment	NA	\$60,000	\$60,000	\$60,000	NA	NA
	Seawall diving barrier	NA	\$200,000	\$200,000	\$200,000	NA	NA
	Diamond head volleyball	NA	\$50,000	\$50,000	\$50,000	NA	NA
	Repair Ewa parking	N/A	\$100,000	\$100,000	\$100,000	NA	NA
	sidewalk & ramp	NA	\$1,300,000	\$1,300,000	\$1,300,000	NA	NA
	Landside lighting improvements	NA	\$140,000	\$140,000	\$140,000	NA	NA
	Site restoration	NA	NA	NA	NA	\$700,000	\$700,000
	Yearly Maintenance Costs	Moderate	High	High	High	Moderate to low	Low
s		Public safety hazard	Pool does not meet DOH standards for salt water pools. Pool can not be used for	Pool does not meet DOH Standards for salt water pools. Pool can not be used for	Expensive public pool		Only the rock for a memorial
ge Hion:		Injury and liability	swimming Covers superficial repair to	swimming	Pool can be used for swimming	Saves San Souci Beach	Sans Souci Beach will be lost Rock with veterans names remains in
Issues & Considerations		No public use of the shoreline	bleachers	Covers superficial repair to bleachers	Covers superficial repair to bleachers	•	place
lssı 1sid		Eyesore	High annual maintenance costs	High annual maintenance costs	High annual maintenance costs		Informational kiosk to provide history of site
S		Sans Souci beach lost when walls fail				Moderate to low maintenance costs	Low maintenance
		Slowly crumble away				Some sand replacement over time	





The Waikiki Aquarium's mission is to inspire and promote understanding appreciation and conservation of Pacific marine life.

Waikiki – home to an internationally renowned facility housing the largest aquarium in the world. A facility that celebrates the unique marine life of Hawaii's and the South Pacific, and introduces it to over 780,000 visitors annually. A facility that provides a community resource for marine education and conservation. A facility that educates locals and tourists alike, and which highlights Hawaii's commitment to conserving and celebrating its diverse marine life.

An unrealistic pipe dream? No! Now is a unique opportunity to achieve these realistic and attainable goals. The time is right to seize the moment, and build in Hawaii a facility that is internationally respected, a focal point for marine education, conservation and research in the South Pacific, and a source of pride and inspiration for the local community - a new Waikiki Aquarium.

Advantages

Constructing a new Waikiki Aquarium that also incorporates the footprint of the Natatorium pool, deck and bleachers as the largest single aquarium exhibit in the world, will have numerous benefit for our city and state.

• The facility will be a widely utilized entertainment and education resource for residents and tourists alike, and will further several aspects of the vision set forth in the Oʻahu

Tourism Strategic Plan:

Notably, it will provide a unique, memorable, and enriching visitor experience. Rebuilding the Natatorium pool as the world's largest single aquarium exhibit will in itself produce an asset that will appeal to tourists and media outlets internationally. This exhibit will transport visitors beneath the sea in a safe and accessible manner, along underwater walk-through acrylic tunnels. It will provide an immersive encounter with marine life that very few visitors would otherwise experience, bringing them face to face with sharks, manta rays, ocean sunfish, ilua, and other denizens of our offshore waters. Surely this is a unforgettable memory of their visit that many will pass along to their friends and colleagues.

Can we afford it?

Aquariums are proven attractions: In North America, more than 150 million people visit the 200+ accredited institutions of the American Zoo and Aquarium Association every year, more people than the annual attendance of all NFL, NHL, MLB and NBA games combined.

The paucity of alternative attractions of this scope on Oahu serve to strengthen the Waikiki Aquarium's already proven appeal - 350,000 tourists and kama'aina visit the Waikiki Aquarium each year. Conservative projections indicate that, following attendance numbers in excess of one million visitors annually during he first two years, annual attendance will stabilize at around 780,000 paying visitors

Education

The Waikiki Aquarium is the Coastal Ecosystem Learning Center for the Pacific Island Region through the Coastal America Partnership. This federal program combines the resources of federal agencies with marine educational centers, with the goal of educating and involving the public in protecting our nation's coastal and ocean ecosystems. Presently, 32,000 Hawai'i students visit the Aquarium on school programs each year.

Unique among all American states in having its entire borders comprised of coastline surrounded by ocean, it is natural that the Hawai'ian archipelago, as represented by the Waikiki Aquarium, should play an increasingly pivotal role in this program, and host larger numbers of school children on educational visits. The expanded education and conservation-related activities and programs of this new facility will be designed to achieve this goal.

Additionally, the facility will enhance opportunities for research, cultivation, and conservation of Pacific marine life, and can be a focal point for such activities across the South Pacific.



Supporting the economy through reef awareness

Education and environmental awareness programs feed back directly to the local economy.

Healthy reef ecosystems underpin healthy marine tourism: more than 80 percent of all visitors to Hawai'i participate in ocean recreation activities, which depend on healthy coral reef ecosystems and contribute to a diversified local economy by generating an estimated \$700 million in gross revenues (DLNR).

Sustainable reef ecosystems support sustainable communities: One of the most deleterious human impacts on corals is physical damage from touching, whether deliberately or accidentally. The incidence and extent of this damage can be effectively reduced through reef etiquette awareness promoted by the Aquarium.

War memorial

The memory of those who gave their lives in World War One must not be diminished. The new Aquarium project seeks to reposition the main arches of the Natatorium and the Memorial Stone to the site occupied by the existing Aquarium. The orientation of the stone and arches will be such that, each year in the first week of May, the sun setting in the crown of Pu'u o Kapolei will be in alignment with the stone when viewed through the main arch. This will celebrate the traditional Hawaiian change of seasons, and link the values represented by the memorial with renewal traditions of the host culture.

Additionally, the Aquarium itself will provide a resource that celebrates Hawaii's marine life and local culture. It will be accessible to all ages, of all nationalities. Surely this is one of the principles for which those brave soldiers, sailors and airmen went to war? Not for personal glory, but to provide a better life for all those who would come after them. The new Waikiki Aquarium and the nearby Memorial Stone and Arches will be a fitting legacy to honor, in full, their memory.

More trees, more greenery

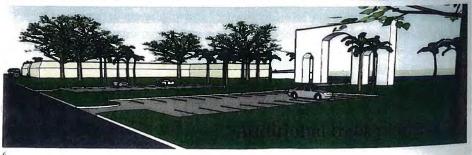
All trees removed in the course of this project will be replaced, and others will be added. The end result will be more greenery and vegetation in this part of Kapiolani Park at the end of the project than at the beginning.

A green building

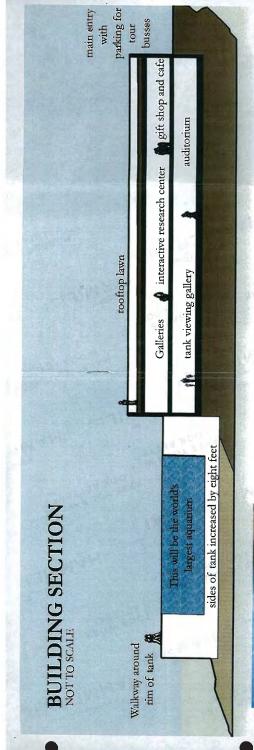
A garden roof on a building that utilizes green technology – the environmentally friendly Waikiki Aquarium can be a model for energy conservation technologies and practices for others in Hawaii to learn from.











The best way to get the community involved is to get the children involved. Imagine a gallery of tiles drawn by children around the aquarium. With their artwork set into the concrete of the building, they are a part of the aquarium. The children will visit and one day bring their children and grandchildren to visit. This aquarium is not some research center but a part of the community.

viewing tunnel





111111

"Treasures of the Northwestern Hawaiian Islands"

In 2006, the Northwestern Hawaiian Islands were designated Papahānaumokuāke Marine National Monument. Encompassing 139,797 square miles of the Pacific Ocean (105,564 square nautical miles) - an area larger than all the country's national parks combined – the Monument is one of the largest marine conservation areas in the world. The extensive coral reefs found there are home to over 7,000 marine species, one quarter of which are found only in Hawaii and nowhere else on earth. Many of the islands and shallow water environments are important habitats for rare species such as the threatened green sea turtle and the endangered Hawaiian monk seal. This gallery will allow visitors a look at some of these unique animals and fishes, an opportunity most people will never otherwise have.



"Into the deep-Hawaii's Offshore Riches"

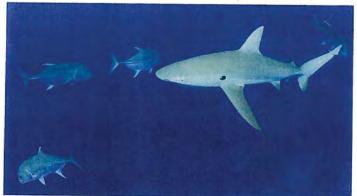
Hawaii's location in the mid Pacific means that a rich offshore community of oceanic fishes can be found just a few miles offshore. Although familiar to game fishers and offshore longline fishermen most people will never have seen these fishes whole, let alone alive. This, the largest single aquarium exhibit in the world, will highlight this oceanic environment and house large offshore and schooling fishes, such as mahi mahi, sharks, tuna, ocean sunfish, etc

"Coral Reef Communities"

Coral reefs are a critical marine abitat surrounding the islands of Hawaii and the South Pacific. Sometimes called 'the rainforests of the sea', coral reefs are home to a huge diversity of life. Their beauty and appeal is international – a major reason why people vacation in tropical venues is to engage in snorkeling or scuba



activities to view the brightly colored coral reef fish communities. This gallery will include several exhibits that showcase coral reef habitats from around the South Pacific and Hawaii, educating visitors about the important role that coral reefs and their inhabitants play in the marine ecosystem and in local culture.



"Pacific Island Habitats"

The islands of the South Pacific are home to much more than just coral reefs. Mangrove stands, sandy flats, seagrass meadows and estuarine river mouths are but some of the special habitats found there, and each has its own special marine mmunity. This gallery will contain a series of ecologically accurate exhibits displaying these and other habitat types found around the South Pacific, highlighting the rich diversity of marine life found there.

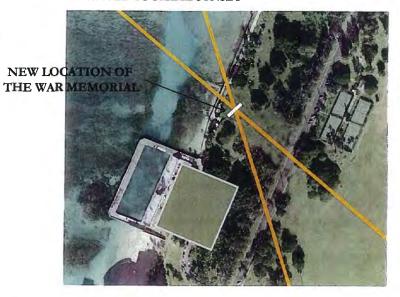


Alignment with the setting sun

The War Memorial arch is relocated and aligned to frame the sunset. On the Hawaiian Solstice, the setting sun will shine directly on the rock on which the names of those who gave their lives for our country is carved. A fitting tribute to our veterans, this new setting will give the memorial a stately place of honor that will remind the future generations of those who came before us.

The War Memorial is in dismal condition. Enormous amounts of money are needed to restore a structure that is not even used. This plan will give the arch a place of prominence and be able to be appreciated by generations to come.

WAR MEMORIAL ARCH ORIENTED TO FRAME SUNSET



Appendix

Task Force Meeting, August 27, 2009

Minutes and Handouts

MEETING

Natatorium Task Force Thursday, August 27, 2009 1:00 – 4:00 PM Mayor's Conference Room Honolulu Hale

AGENDA

SPEAKER REGISTRATION AND WRITTEN TESTIMONY

Persons wishing to testify on items listed on the agenda are requested to fill out the registration form in person. Public testimony will be taken after each agenda item. Each speaker is limited to two minutes. Persons who have not registered to speak should raise their hands at the time the item is announced and they will be given the opportunity to speak following oral testimonies of the registered speaker. Written testimony can be provided to the task force by filling out the written testimony form and submitting to the chair.

- 1. Call to Order (5 min)
- 2. Approval of Minutes (5 min)
- 3. Criteria (15 min)
 - Taskforce member's criteria were discussed in the June 2009 meeting.
 Some taskforce members requested additional discussions on the criteria that taskforce members would use to evaluate the different options.
- 4. Permits (15 min)
 - Taskforce members requested discussions on the several permits that may be required for the several options that were proposed. Wil Chee and City will discuss these permitting issues.
- 4. Options (1 hr 15 min)
 - Continuation of July's meeting in regards to the various options offered.
- 5. Scheduling of Next Meeting (5 min)
- Adjournment

August 27, 2009

Final Minutes, Natatorium Task Force Meeting, August 27, 2009

Ta	sk Force Members		
	Ms. Hannie Anderson	J	Mr. Tim Guard
1	Mr. Fred Ballard	1	Mr. Edgar Hamasu
J	Mr. Rick Bernstein	1	State Rep. Ken Ito
	Mr. Art Caleda		Mr. Brian Keaulana
J	Mr. Jean Pierre Cercillieux	1	Ms. Donna Ching (in place of Mr. Linuce Pang)
J	Mr. Rick Egged	1	Dr. Andrew Rossiter
1	Ms. Kiersten Faulkner		Mr. Jimmy Shin
1	Dr. Charles "Chip" Fletcher		Lt. Gen. (Ret.) H.C. Stackpole
C&	&CH Department of Design and Co	nst	ruction
1	Mr. Terry Hildebrand	J	Mr. Clifford Lau
J	Mr. Collins Lam (Task Force Chair)	J	Mr. Craig Nishimura
Wi	l Chee - Planning, Inc.		
J	Mr. Ken Banks	J	Ms. Judy Mariant
	Mr. Wil Chee	J	Ms. Kelly Shoji
	Ms. Angelyn Davis		
Te	chnical Advisors		
1	Mr. Bruce Barnes (Facilitator)	1	Ms. Nancy McMahon (DLNR SHPD)
1	Mr. Art Challacombe (DPP)	1	Mr. Rex Mitsunaga (DOH Sanitation Div.)
1	Mr. Timothy Hiu (DPP)	1	Mr. Alec Wong (DOH Clean Water Branch)
1	Mr. Sam Lemmo (DLNR)		

Call to Order

The meeting was called to order at approximately 1:05 P.M.

Approval of Minutes

Minutes from the July 2009 meeting were then approved.

Criteris

A representative from Wil Chee Planning (WCP) discussed the criteria that Task Force members had described using to formulate their preferred option for the Natatorium site. At the previous, July 2009, meeting, each Task Force member had mentioned specific criteria as they presented their preferred option. WCP compiled a list of the criteria, ranking them in descending order by the number of Task Force members who mentioned them. The list was distributed to Task Force members for review.

It was asked whether the current list of criteria included the criteria from the group exercise conducted at the June 2009 meeting.

The WCP representative explained that it did not. It comprised only the criteria used when Task Force members shared their preferred options during the previous meeting (July 2009).

A Task Force member asked if the list from the June 2009 meeting was being abandoned. The meeting facilitator explained that the criteria generated during June 2009 group-exercise constituted a snap-shot of what people were thinking at the time, it was not a decision-making exercise. The new list of criteria shows what people are thinking now and shows how the criteria people are using to make their decision have changed.

The meeting facilitator then invited Task Force members to suggest the one criterion they would like added to the new list.

One of the Task Force members presented a hand-out that they had created for scoring four basic options in terms of negative impacts. The options were (1) create a new beach, (2) full restoration with a swimmable pool, (3) stabilize the site (with the bleachers and restrooms open), and (4) other ("repurpose as a new aquarium or other visitor attraction"). The Task Force member then requested that all the negative impacts from the hand-out be added to the list of criteria.

The meeting facilitator stated that he had not asked for that and that it seemed to be the consensus of the group that they were not ready for that much detail now.

It was noted that criteria are very personal. The Task Force member explained that they didn't expect anyone else to conform to these criteria, but that they were simply placing their criteria on the table and asking people to recognize both the positive and negative consequences inherent in the options.

Another Task Force member asked that public health and safety be added to the criteria list. The Task Force member explained that the Natatorium has a history of public health and safety problems. These included lack of clarity in the water, which had contributed to a drowning in the past, when the authorities were unable to locate the body of a missing child for an approximately one hour. The Task Force member also mentioned new bacterial problems that may be associated with non-chlorinated and non-circulating water.

Another Task Force member asked that bathrooms and parking be part of any option and suggested that it might be necessary to preserve the existing bathrooms and parking because construction of new bathrooms in Kapiolani Park might not be permitted. The Task Force member stated that none of the "demolition options" included bathrooms and parking. A WCP representative noted that land-based improvements weren't presented out of the desire to keep the discussion simple and to keep the focus on what to do with the Natatorium structure. Restrooms and parking can be added and will be included in all options. The member also asked that the risk of unforeseen negative environmental consequences to such things as the shoreline, the reef, water quality, and marine life be added to the list.

A Task Force member asked that public access to the ocean be added to the list. This is important because the Natatorium site is prime beachfront property where there has been no public access to the ocean in decades.

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Another Task Force member suggested that adding a new icon to the Waikiki landscape, or to Honolulu, be one of the criteria. This would promote tourism, be good for the community, and have a positive impact. A beach or aquarium would be a living memorial, would encourage more visitation. The member also requested the criterion of adding additional beach to Waikiki be added to the list.

An additional suggestion was that the option should have the potential for raising capital to implement the option. Legal feasibility was also suggested as a criterion.

Permits and Regulatory Issues

Representatives from the City & County of Honolulu (City) and State agencies were present to discuss potential permitting and regulatory issues. First up were representatives of the City Department of Planning and Permitting.

It was asked whether the all of permits for the restoration of the Natatorium had expired, as indicated on a hand-out from WCP.

A City representative confirmed that this was correct.

A Task Force member asked which of the five City & County of Honolulu permits listed on the handout for Natatorium restoration are ministerial and which are discretionary, i.e. which ones are approved just because there is an applicant and which ones have a broader process and were therefore subject to disapproval.

A City representative first explained that an Environmental Impact Statement (EIS) is not a permit. All of the other permits, with the exception of the building permit, are discretionary. A building permit has several components, all of which have specific criteria relating to conformity with current codes.

The City representative was asked to explain which decision-making body was responsible for each of the discretionary permits.

The City representative explained that the Special Management Area Use Permit (SMA) and Shoreline Setback Variance (SSV) are decided by the City Council. The Special District Permit is decided by the director of the DPP as would be any request for a zoning waiver.

It was asked whether the Natatorium was in the Waikiki Special District or the Diamond Head Special District.

The City representative confirmed that the Natatorium is in the Diamond Head Special District

It was asked which of the discretionary permits would require public hearings.

The City representative said that the SMA, SSV, and Special District Permit require public hearings.

It was asked what standards and criteria are used in making determinations on discretionary permits.

The City representative explained that for the SMA and SSV the decision is primarily based on environmental factors. Additionally, adverse impacts to cultural resources,

natural resources, including the shoreline, wildlife and fish habitat, water quality, and scenic resources would be considered. The City representative noted that he was offering this information from memory and that a detailed list of considerations could be found in Chapter 25 of the Revised Ordinances of Honolulu.

It was asked whether these permits could be sought concurrently or whether there is a sequence in which they have to be applied for.

The City representative explained that the SMA, SSV, and Special District Permit could be processed concurrently, along with the zoning waiver. Hearings could be combined, as they were during the previous restoration attempt, about ten years ago. Care has to be taken during combined hearings to explain what the different criteria are for each permit under consideration. A building permit would be granted only after all other discretionary permits had been approved, including state and federal.

It was asked whether or not a Conservation District Use Permit (CDUP) would be required for a beach creation alternative, regardless of the groin configuration and whether the structure was built within the footprint of the Natatorium.

The City representative confirmed that the city permits would be required, but without a specific proposal, a definitive answer can't be given. However, any work done in the Conservation District would require a CDUP.

A representative from the Department of Land and Natural Resources (DLNR), Office of Conservation and Coastal Lands (OCCL) was also available to answer questions regarding permits and regulatory processes for the options. He explained that his office would have authority over all aspects of the project occurring on lands seaward of the shoreline.

The OCCL representative explained that his office processed a CDUP application in the late 1990s, to install what were called "wings" on the groins of the Natatorium to increase water circulation. The OCCL staff recommended against approval of the CDUP; however, their decision was overturned by the Land Board. Basing its recommendation on expertise from coastal engineering firms in other locations and on in-house expertise, OCCL felt that construction of the wings would be a mistake, that it would not achieve the goal of increasing water circulation and would, in fact, compound the problem. The CDUP is now expired. There may be a legal question about this, but for practical purposes, it's probably dead.

The OCCL representative explained that, at the time, OCCL felt that any structure within the current footprint of the Natatorium would be under the jurisdiction of the City and County, not the OCCL, because the shoreline followed the outer perimeter of the Natatorium pool. However, a CDUP was required for the work because the proposed wings would have extended beyond the footprint.

New work would require a new shoreline certification. Anything occurring outside the footprint will require a CDUA, but even within the footprint, a CDUA might be required, because things have changed since the last shoreline certification. Further study would be necessary.

The OCCL representative noted that the CDUA process is similar to the SMA and SSV processes. It entails public hearings and requires an environmental document adequate for the project. There is a review period during which the application would also be sent out for agency review, in addition to the DLNR staff review. DLNR would eventually make a recommendation, and it would go to BLNR. The process also has a contested case provision, so a contested case hearing was also possible. A specific plan would need to be presented before a determination can be made.

A Task Force member asked what criteria the Land Board uses to make decisions.

The OCCL representative explained that he was unsure. The Land Board does rely on the expertise of the OCCL staff; however, their decision-making process is discretionary and when deciding, they can consider factors that the OCCL staff does not. The Land Board is responsible for ensuring implementation of the objectives and policies of the division they are acting on behalf of. The OCCL's criteria include enhancement and protection of natural and cultural resources, compatibility with the local surroundings, and protection of public health and safety; therefore, the Land Board would consider these criteria in any decision they make on the behalf of the OCCL. It is a high standard, but there is no formula. Everything is situational. Some degradation of the environment may be allowed if an important public good is advanced.

The Task Force asked who would be responsible for deciding whether a CDUP would be required for a particular application.

When someone comes forward with a proposal for a project, the DLNR would look at the project and provide individual determinations based on the attributes of the project. The Chairperson of the DLNR would ultimately make the decision. The City would then be free to either agree or disagree with the decision of the DLNR. If there is a disagreement, the matter is settled in court.

A Task Force member asked if a CDUP could be granted with a contingency; i.e. could a CDUP be granted for a certain amount of work, yet initially a minimum amount of work would be done to determine what environmental effects there would be.

The representative from the OCCL stated that anything could be feasible if it is presented in the appropriate way.

Representatives from the state Department of Health (DOH) were introduced to answer questions from the Task Force. DOH explained that they would be responsible for regulating the Natatorium only if it became a public swimming pool, saltwater or fresh.

It was asked if DOH would be required to authorize a clean water permit if a beach were created at the site.

A DOH representative stated that a person from the Clean Water Branch would have to answer that question. Permitting would go first to OCCL, then Army, and the City. A NPDES permit would be required if one acre or more would be disturbed. DOH would be involved only if a public swimming pool were created.

It was asked if discharging freshwater or brackish water from the Natatorium into the ocean would require a permit, or even be legal.

The DOH representative stated that discharging anything into the ocean would probably require a permit, much like the permit that the aquarium has.

A Task Force member asked the DOH representatives whether their permits were discretionary or ministerial, who makes determinations on permitting within DOH, and what criteria are used to make determinations.

The DOH representative stated that the permitting process and decision-making criteria are described in the DOH's Hawaii Administrative Rules, Chapter 11-55. The DOH staff decides whether a project is permitted or not based on whether a project meets public health and safety standards.

The DOH representative from the Sanitation Division says that they would also be concerned only if it is a public swimming pool. Title 11, Chapter 10, emphases water quality, things like clarity. The rules vary, depending on whether the water is fresh or salt. Permitting is a staff determination.

A Task Force member asked whether the enclosed, groin-protected portion of Kuhio Beach is tested by DOH and how often the water is tested.

The DOH representative could not confirm that there is a DOH testing station there. The frequency of testing depends on how a particular stretch of shoreline is classified, whether Tier 1, Tier 2, etc. Tier 1 would be tested three times a week, Tier 2 would be tested twice a week. Test results are public information.

A Task Force member asked approximately how long the permitting process could be expected to take.

The City responded that in a best case scenario the permitting process would take a minimum of 18 months.

A representative from the State Historic Preservation Division (SHPD) of DLNR was then introduced to answer questions form the Task Force. The representative stated that, based on the information she was given, the main role of SHPD would concern compliance with Section 106 of the National Historic Preservation Act for the Army Corps permit. Because the Natatorium is a historic site and on the National Register of Historic Places, any action that would adversely affect the site would trigger the involvement of the division. This would require consultation with the City and the State and with many other agencies and organizations concerned with historic and cultural issues. The representative noted that burials are known to exist in the vicinity of the site, which would need to be considered in any demolition action. However, at the time the Natatorium was built, there were no laws governing burial sites, so precise conditions are not known, and demolition might or might not require mitigation measures. The consultations necessary with all concerned organizations could take a long time" because there is no legally mandated deadline to reach agreement among parties. The representative also stated that SHPD would review any CDUP applications, building

permits, and other permits. A memorandum of agreement regarding mitigation might also be required, which would involve other parties and further complicate things.

A Task Force member asked who makes the final decision about a project that may adversely impact a historic site after all review processes are complete; i.e. does SHPD make the final decision or does the governor.

Laura Thelien, the State Historic Preservation Officer, would sign the MOA, if that was what was required. It was later clarified that both state and federal officials, as well as the Advisory Council on Historic Preservation, would also be involved in making final determinations.

It was asked what the process is for removing a structure from the register of historic places

The SHPD representative noted that the owner of the property, in this case the State of Hawaii, would be responsible for initiating the removal of a property from the local and national registers of historic places. The Hawaii Historic Places Review Board would then be responsible for hearing public testimony regarding delisting the site. A contested case is also a possibility at this stage. The representative also stated that, in her opinion, the Natatorium was being preserved as is, but that some preservationists would say that the Natatorium is undergoing demolition by neglect, because it is not being maintained. Although SHPD can cite property owners who do not maintain historic structures, they have not been pushing the owners to maintain the structure (and other sites). In this case, it would be one state division citing another, and with economy in its current state, SHPD is not inclined to push the maintenance issue.

A task Force member asked for clarification regarding burials in the Natatorium vicinity. The SHPD representative stated that there were no burials within the Natatorium itself, but because there is the potential for inadvertent discovery of burials, any demolition would probably require archaeological mitigation.

A letter from the National Trust on Historic Preservation was introduced. (The National Trust is a private, nonprofit, national-level advocacy group on behalf of historic preservation, similar to the Historic Hawaii Foundation.) The letter outlined the federal regulations regarding the Natatorium and listed federal legal and permitting issues that would arise if the Natatorium is to be demolished or altered. The City stated that it was aware of these issues and noted that pursuing any of the alternative options would require following federal, state, and local regulations. Demolition and restoration at the Natatorium would have to navigate the same obstacles.

Options

Task Force members who were not present at the previous meeting were given the opportunity to discuss their preferred option for the site.

Mr. Jean Pierre Cercillieux, general manager of the Kaimana Beach Hotel, stated that he prefers an alternative that creates a new icon for Waikiki. Most of the great sea port cities of the United States and Japan have world-class aquariums. Dr. Rossiter's proposal for a

state-of-the-art aquarium is an excellent, positive idea because it would be an icon for Waikiki and Honolulu. With tourism the number-one economic factor in Hawaii, it is important to have a world class-aquarium. That said, the state of the economy will make it difficult to do. His preference, therefore is for the beach. He noted the lack of sandy beaches in the Waikiki vicinity and their importance to the tourist economy. He asked Task Force members to visualize long, sandy shoreline from Ala Moana to Kaimana Beach and stated that a new beach at the Natatorium site would be ideal. Mr. Cercillieux stated that he really has two options, the beach or the aquarium. He also stated that he feels it is important to keep the memorial, with public access to the site. A memorial is important to many people, and it is an image for future generations. Few people visit the memorial now, and the beach will increase visitation. It has to have public access.

Ms. Kiersten Faulkner presented her preferred option, which is the full restoration option, and the criteria by which she reached her decision. She based her decision primarily on the criterion of preservation, preserving something historic as well as a war memorial, which she feels is the entire structure and not just the arches or the memorial stone. Any alterations to the Natatorium's original design would diminish the impact of the memorial. Ms. Faulkner also considered environmental impacts and the consequences to Kaimana Beach and the surrounding waters from demolition. Costs were another factor she considered important, as were social factors, such as recreation, having a gathering place, and community access. Based on these criteria, Ms. Faulkner supports a full restoration alternative with a newly engineered and designed saltwater pool. She suggested a three-part approach, beginning with emergency stabilization because the structure is dangerous. Second, preserve and rehabilitate the frame, keeping as much of the material as possible. Last, re-engineer the pool, using a strategy of adaptive reuse of the existing structure to meet today's needs.

Next, Representative Ken Ito presented his option. He said that cost was his main concern. He supports an action that maintains a memorial and noted that the Natatorium's present condition is disgraceful for our veterans. His main criteria are cost and maintaining a memorial. Based on his criteria, Mr. Ito supports demolishing the pool, moving the arches inland, and creating a beach to be named Veterans Beach.

Mr. Tim Guard that he would not comment at that time because he is still in the process of absorbing all the information.

Ms. Faulkner then discussed information in a spreadsheet she had created, which showed side-by-side comparisons of estimated costs for each option. Ms. Faulkner stated that the figures presented in the spreadsheet were derived from data gathered in reports from Wil Chee Planning, the City & County of Honolulu, and the Army Corps of Engineers, as well as costs for rehabilitating other ocean-side pools in the world. A total estimated cost of \$3,750,000 to rebuild a newly designed saltwater pool was derived from averaged cost estimates from saltwater pools in California. The cost matrix Ms. Faulkner created provided an itemized cost estimate for six alternative actions at the Natatorium site, as well as a column showing the sources of the data.

A Task Force member asked Ms. Faulkner if she would benefit financially from construction of the pool and whether she is associated with Leo A. Daly, the architectural and engineering firm that developed the previous restoration plan.

Ms. Faulkner replied that she would not benefit financially from construction of the pool and that she is not associated with Leo A. Daly firm. She stated that she works for the Historic Hawaii Foundation, which is a non-profit advocacy group that gets no public funding. At this point, Task Force member Donna Ching, who does work for Leo A. Daly, stated that the firm would not benefit financially from any option under consideration and that it would, in fact, be in the company's best interest if the pool they designed were not built. This was because they been paid for their engineering work but would be exposed to no liability should the pool not function properly. She stated that she is on the Task Force in her capacity as vice president of Friends of the Natatorium.

The discussion returned to Ms. Faulkner's spreadsheet. The City noted that they could not comment on this spreadsheet at that time because they had not had enough time to analyze the figures. They will review the figures and comment at the next meeting.

Mr. Tim Guard stated that the group seemed to be divided between total demolition and total restoration. He wondered if there were some alternative such as a reflecting pool, an adjunct to the aquarium, or some other structure that would be more "minimalistic." Perhaps there is another option that is better than the two at-odds alternatives.

Ms. Donna Ching then asked that the statement of her preferred option and criteria from the July 2009 meeting, as presented on a handout, be clarified. She felt it had not been recorded accurately. Ms. Ching restated her option of stabilizing the bleachers and the pool, keeping the bathrooms open and opening the bleachers and for public use. This would open the memorial to the public, but the pool would be closed to swimming. Ms. Ching suggested that admission could be charged to enter the Natatorium. She also feels that stabilization would keep open the option of full restoration of the Natatorium, should funds become available. This is the lowest-cost option with the fewest negative environmental and preservation consequences.

Another Task Force member stated that he felt that it was the consensus of the group that whatever the alternative, it would be noncommercial, with free access. A beach would be such a free, noncommercial option that would be used by many people. The Task Force member also said that he had recently run across an old letter written to him by the late J. Ward Russell, former state senator for the Waikiki area. Senator Russell had been one of many who had contacted the Task Force member in support of a new beach at the Natatorium site. Senator Russell's major concern was the name to be given to the beach. The Task Force member suggested that Senator Russell would be advocating for "Kaneloa Veterans Memorial Beach." Kaneloa is the Hawaiian name for the area in and around the Natatorium, and means "bubbling springs."

A Task Force member commented that the cost for sand replenishment presented by the City representative was roughly twice the price that it should be, based on estimates from

previous projects, as well as estimates from companies currently offering sand for sale. The City responded that the estimate may have been high, but the City's experience is that prices for sand are variable and supplies are limited. Pumping sand from offshore is cheaper, but there are environmental and permitting issues. It's also best, when budgeting, not to use the lowest possible cost. The estimates were provided from data that was current regarding beach replenishment sand costs. A substantially lower and more current estimate from a local company providing DLNR-approved beach sand was then provided to the city by a Task Force member.

The public meeting was then adjourned for a break. When the group re-assembled, a quorum was not present, and the meeting adjourned.

Options and Criteria discussed by Task Force Members on July 30. 2009

	Options and Criteria discussed by Task Force Members on July 30, 2009				
Name	Option	Criteria			
Mr. Collins Lam	Beach and locating the Arches at Central Oahu Regional Park	Economically feasible			
Dr. Andrew Rossiter	Aquarium	Honoring veterans Providing something to be used by many Environmentally sound Building with future generations in mind Honoring the host culture Providing multiple uses related to various ocean sports, events and diverse activities. Economic: ability to generate significant funds from admission fees that could be used for construction and future upkeep.)			
Ms. Kiersten Faulkner	Preservation	Preservation			
Mr. Fred Ballard	Complete Restoration	WWI Memorial to honor veterans			
Mr. Rick Bernstein	Memorial Beach	Money issue of funding Something as natural as possible Non-commercial Beach with memorial theme Meet the needs of many people and is a community resource The least cost Preserve Kaimana beach			
Mr. Rick Egged	Support beach or aquarium	Economically feasible Fiscally sustainable Maintaining memorial at the site Free public access Preserving Kaimana beach			
Lt. General Stackpole	Veterans Memorial Beach	Economic responsibility Environmental considerations Reaching out to future generations (bringing the past into the future) Living Memorial			
Ms. Donna Ching	Stabilization to buy time to find source of funding for restoration	Cost should not be the primary consideration Memorial Preserving Kaimana Beach			
Dr. Charles Fletcher	Memorial Beach	Memorial Minimal environmental impact Filling a community need Likelihood of success Cost Long-term, stable beach			
Mr. Edger Hamasu	WWI Beach	Conservation of shoreline resources (environment?) Cost/not wasting tax money Respect for the historical structure that is there (memorial) Planning for the long term			
Ms. Hannie Anderson	Memorial Beach	Maintain memorial Keep Kaimana beach Allow and maximize use of the ocean			

Combined Criteria Used by the Natatorium Task Force on July 30, 2009

Criteria are listed in order of number of times they were used, in descending order. The most used is on the top and the least used on the bottom.

- Veterans Memorial in the area
- Cost, economically feasible, fiscally sustainable, not wasting tax payer's money
- Preserving Sans Souci Beach (Kaimana Beach)
- Long term sustainability (Planning for the future generations)
- Environmentally friendly, natural, shoreline resources
- Meeting the needs of many people and various activities
- Likelihood of success
- · Non commercial
- Honoring the host culture
- Preservation

List of Options

Option	Notes
Maintain the Status Quo	
Beach and locate the arches at Central Oahu Regional Park	
Worlds Largest Aquarium	
Preservation (Rebuild bleachers to meet structural standards and the pool to meet DOH standards)	
Stabilize pool deck and walls. Open the bleachers to visitors for sitting viewing the sea (* free to residents and perhaps charge for tourists). Keep the restrooms open. Rebuild the pool when funding becomes available in the future.	
World War I Veterans Memorial Beach with the arches rebuilt inland.	
Restore 1927 Shoreline	

Necessary Permits for Natatorium

Government	Agency	Permit	Status
Federal Government		Department of Army Permit, Section 10 Rivers & Harbors Act, Section 404 Clean Water Act	REQUIRED - Issued 2000, expired 2004; Extension expired 2007. Scope no longer authorized.
		Section 106 Historic Preservation Act (USACE Coordinate with Advisory Council)	REQUIRED - "No Effect" Ruling on previous project proposal; new proposals will require review.
State of Hawaii	Department of Health, Clean Water Branch	Water Quality Certification, Section 401 Clean Water Act	REQUIRED - Issued 1999. Permit expires 2 years from date issued. After extensions, it expired in 2007, when the Army permit expired.
		National Pollutant Discharge Elimination System (NPDES) Permit	Appplication submitted 1997. Terminated 2002.
		Permit to operate a public pool, HAR Chapter 13, Title 11, Chapter 10, Title 11	REQUIRED - New Regulation , Natatorium may or may not meet DOH standards, depending on design.
		Historic Preservation Review, HRS Title 13, Subtitle 13, Chapter 275	REQUIRED - Issued 12 years ago, in 1997. New review is required.
		Federal Consistency, HRS Chapter 205 Coastal Zone Management	REQUIRED - Issued in 1998. New review required.
	DLNR Office of Conservation	Conservation District Use Permit	CDUA OA 99-2874 issued 1998; OA01 2874 extension approved 2001. All expired in 2003.
	Office of Environmental Quality Control (OEQC)	Environmental Impact Statement (EIS) HRS 343	REQUIRED - Original EIS is over 12 years old, discussions of impacts no longer current. New or supplemental EIS required.
City and County of Honolulu	Department of Planning and Permitting (DPP)	Special Management Area Use Permit, ROH Chapter 25	REQUIRED - Resolution 98-265 adopted 12/2/1998 granted SMA Use Permit. Revoked 2000.
	Normally, City and County of Honolululu permits,	Shoreline Setback Variance, Chapter 23, ROH	REQUIRED - Resolution 97-272 granted SSV 97/SV-002 Inssued 1997. Revoked 1999.
	waivers & variances expire after the final	Special District Permit, HRS Chapter 46, ROH 1973 & 1990	REQUIRED - 97/DH-4 approved 12/14/98. Revoked 2000
	not otartoa witimi ro,	Building Permit, HRS Chpaters 444 & 464	REQUIRED - 438-478 Issued 6/14/99. Revoked 2001.
	months the permit is revoked.	Zoning Waiver for Public Use	REQUIRED -2002/Var-23 approved 2002. Revoked 2004.

WAIKIKI WAR MEMORIAL NATATORIUM

Task Force Meeting #4 August 27, 2009

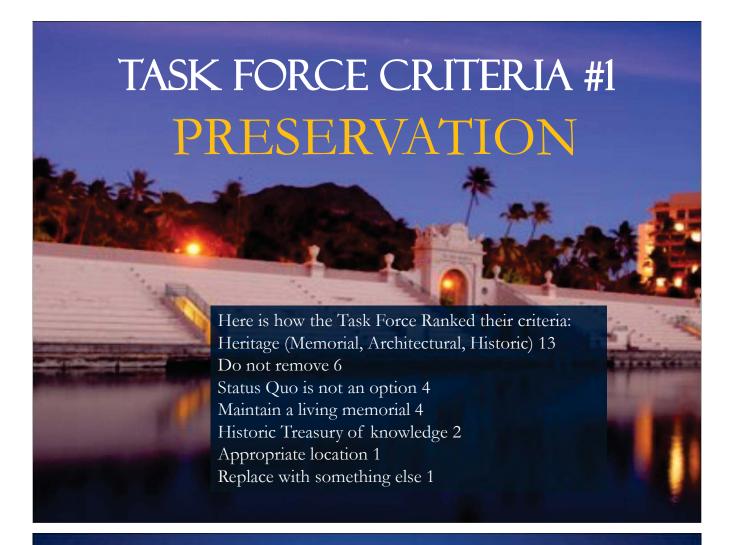
Historic Hawai'i Foundation Preferred Alternative

WAIKIKI WAR MEMORIAL NATATORIUM

"Tonight the Hawai'i War Memorial opens. It is highly appropriate that this Memorial to the heroes of the World War should be a public natatorium...."

"The Natatorium epitomizes Hawaii's prominence in one of the world's great sports. Situated at Waikīkī, it looks upon and is a part of the ocean, whereof Hawai'i is the "cross road."

- The Honolulu Advertiser, August 24, 1927



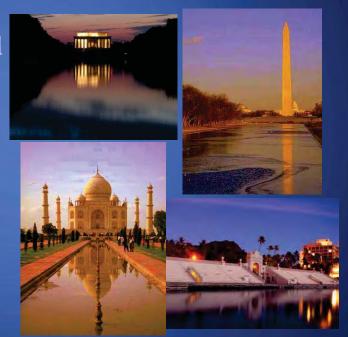
PRESERVING OUR HERITAGE

- Memorial commemorates the sacrifices of Hawaii's citizens who gave all in service during war.
- The arch does not capture the essence of the memorial any more than a name tag captures the essence of a person.
- Recreating the arch is not historic preservation.
- Historic places such as these do not belong only to us – they belong to the past and to the future.
 It is our job to protect, preserve and maintain.

WHAT DID OUR PAST WANT TO LEAVE TO US?

Act 15 (1921)

- "Memorial constructed at Memorial Park, Waikīkī"
- "To the men and women of Hawai'i who served in the great war"
- "...shall include a swimming course at least 100 meters in length."



All-Star Volleyball Court 8 Community access and use 6 Maximize community and tourist use 5 Recreation, beach, surf, pool & land based 4 Community need 2 User preference 1 Honoring commitment to fallen 1 Functionality 1 Use for future generations 1 Select suitable site for archway 1 Social 1

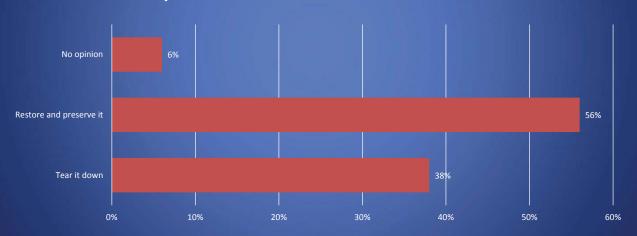
"SOCIAL" CRITERIA



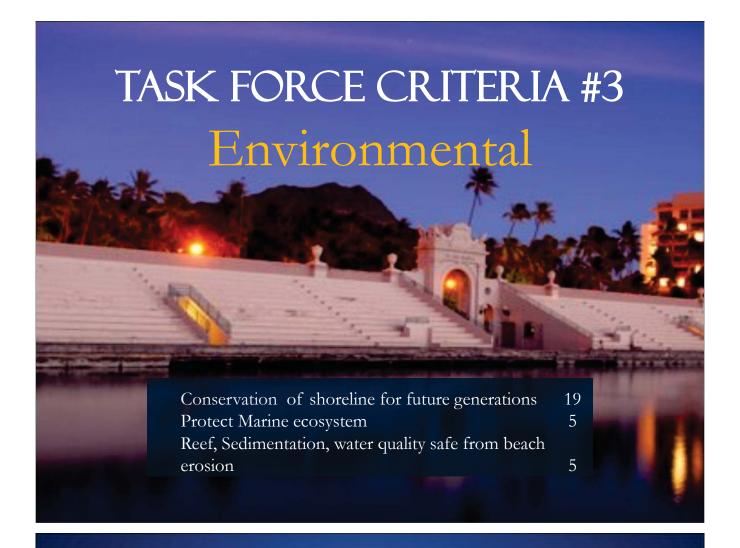
Photo: City and County of Honolulu

USER PREFERENCE

March 2009 Honolulu Advertiser Poll What do you think should be done with the Natatorium?



Source: The Honolulu Advertiser, based on 5001 votes



CONSERVING THE EXISTING SHORELINE



Photo: City and County of Honolulu

- ✓ The Natatorium protects Kaimana Beach
- ✓ Marine Life

CONSERVING THE SHORELINE



Returning to the 1927 shoreline without the groins will destroy Kaimana Beach

CONSERVING THE SHORELINE

- StraightGroins
- ArmyCorps:"Stability is a concern"

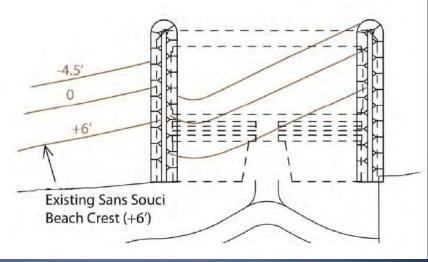
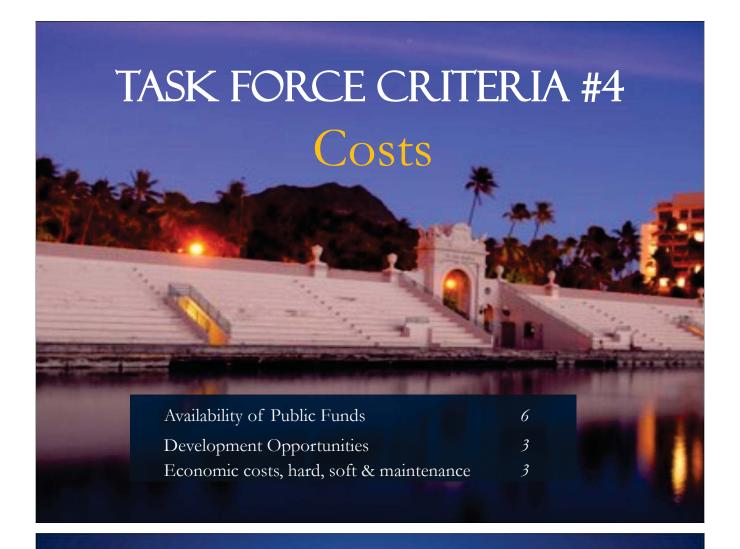


Photo: Army Corps of Engineer Report to City and County of Honolulu











Stabilize



Rehabilitation & Redesign

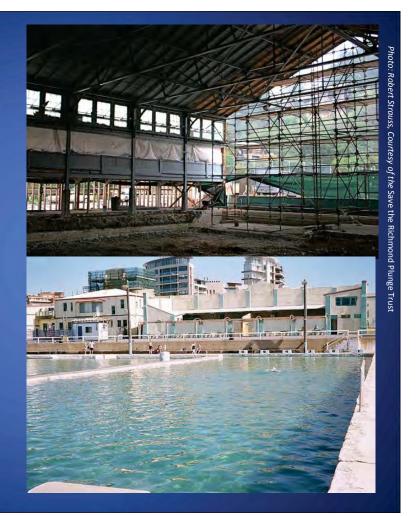


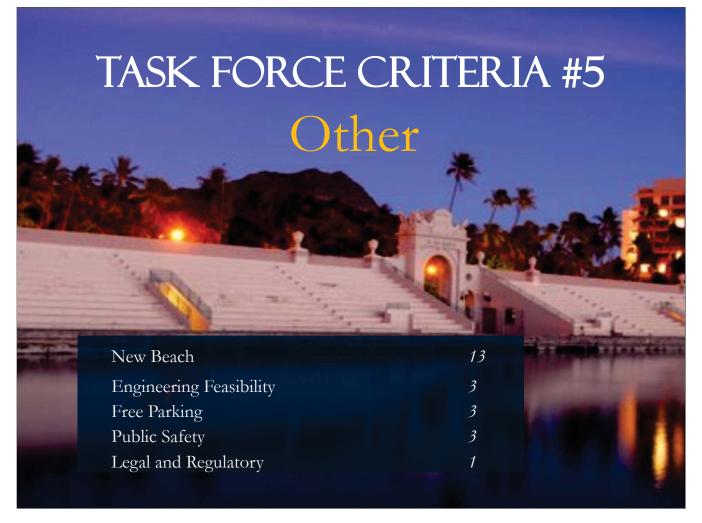
Demolition & Build Beach



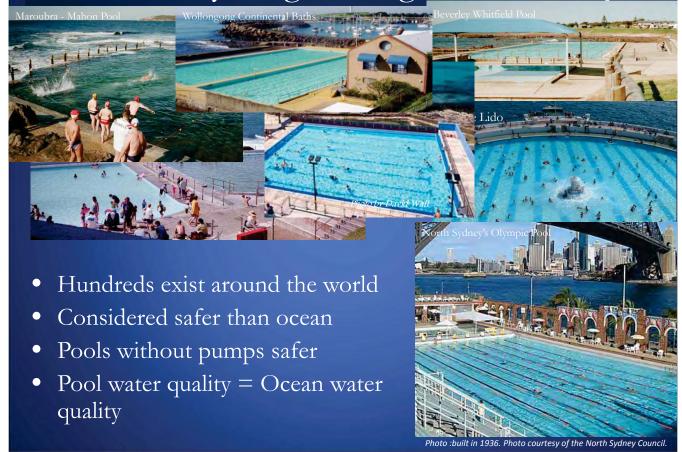
OTHER FUNDING?

- Richmond,
 California
 restoring 1927 salt
 water natatorium
- Raising private funds to help fund the restoration
- Newcastle Baths in Australia





Feasibility, Engineering, Public Safety



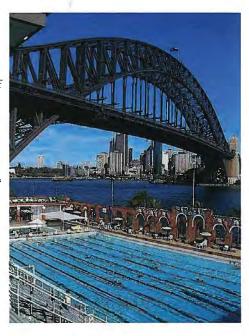
PREFERRED ALTERNATIVE

- 1. Emergency stabilization of the seawalls and deck should be done immediately;
- 2. Preserve and rehabilitate the frame, keeping as much of the historic material as possible, and repair where needed;
- 3. Re-engineer the pool to meet the intent of Act 15, with adaptations to meet current standards and best practices, learning from other saltwater pools.

Public Ocean Pools Around the World

Hundreds of ocean-fed saltwater pools (also called ocean baths and lidos) are enjoyed today by communities as diverse as their pools. Here are some photos of a handful of these. Additional information and direct links to the caretakers of these facilities are available at: www.historichawaii.org.

Photo Right: North Sydney's Olympic Pool built in 1936. Photo courtesy of the North Sydney Council.



Note: this document is for informational purposes only to be distributed to the Waiksks War Memorial Natatorium Task Force Members and attendees of the July 30, 2009 meeting and for distribution by the City as needed for compliance with Sunshine Laws. This document is not for sale or for distribution by any party without the written consent of Historic Hawai's Foundation. Permission for photos must be obtained directly by the copyright holder if distributed by means other than this report in its entirety.

Ocean Pools Around the World Page 1

Australia

All photos are courtesy of New South Wales Heritage Office unless otherwise noted. **Avalon Rock Pool**



Bellambi Pool



Austinmer Baths

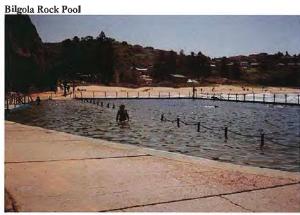


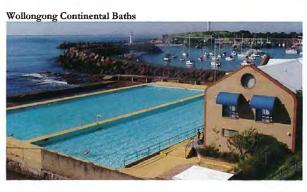
Bermagui - Blue Pool



Ocean Pools Around the World Page 2





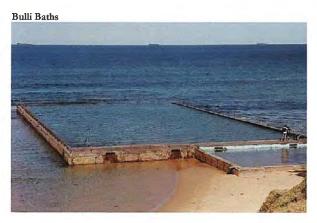




Ocean Pools Around the World Page 3









Ocean Pools Around the World Page 4

Coalcliff Pool



Coledale Baths



Collaroy Rock Pool



Coogee - Ross Jones Memorial Pool



Ocean Pools Around the World

Page 5

Dee Why Rock Pool



Curl Curl Rock Pool



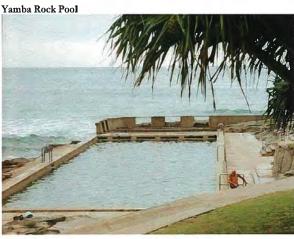
Forster Ocean Baths



Freshwater Beach Seawater Pool











Ocean Pools Around the World Page 7

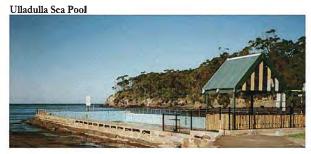


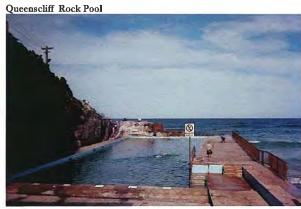






Ocean Pools Around the World Page 8









Ocean Pools Around the World Page 9





Black HeadRock Pool



Ocean Pools Around the World Page 10

United Kingdom Stonehaven Open Air Swimming Pool



Photo courtesy of Friends of Stonehaven

United Kingdom Tinside Lido Plymouth



Greece



Photo courtesy of Mykonos Grand Hotel and Resort

New Zealand St. Clair's Hot Salt Water Pool



Ocean Pools Around the World

Page 11

France

St. Malo Tidal Pool



Photo by Lenei
Turkish Mediterranean Coast Antala



South Africa

Sea Point



Photo Courtesy of South Africa Travel (www.SA-Venues.com)

Bahamas



Photo by Clark Howard Photography

Ocean Pools Around the World

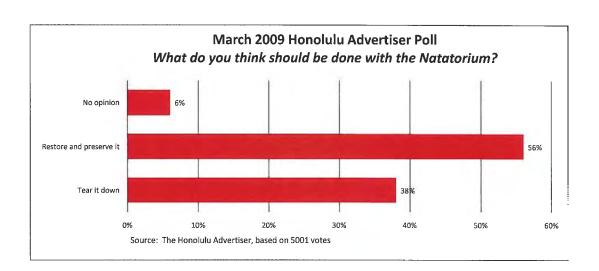
United Kingdom Jubilee Pool, Penzance



United States Colman Pool, Seattle, Washington



Ocean Pools Around the World Page 13



Natatorium Task Force's Criteria

	Task Force Rank (multiplier)	Stat	us Quo	Na	e to 1927 itural oreline		ilize the ucture	1	+ Redesign v pool	ĺ	Build Beach ario 3a)	Plans	+ use 1999 s + DOH stments
		Rate	Score	Rate	Score	Rate	Subtotal	Rate	Subtotal	Rate	Subtotal	Rate	Subtotal
Heritage Preservation													
Heritage (memorial, Architectural, historic)	13	0	0	-1	-13	2	26	2	26	-1	-13	2	26
Do not remove	6	1	6	-1	-6	2	12	2	12	-1	-6	2	12
Status Quo is not an option	4	-1	-4	2	8	2	8	2	8	2	8	2	8
Maintain a living memorial	4	-1	-4	-1	-4	1	4	2	8	-1	-4	2	8
Historic Treasury of knowledge	2	1	2	0	0	2	4	2	4	0	0	-2	4
Appropriate location	1	2	2	-1	-1	2	2	2	2	-1	-1	2	2
Replace with something else	1	-1	-1	2	2	-1	-1	2	2	2	2	2	2
Heritage Preservation subtotal			1		-14		55		62		-14		62
Social													
All-Star Volleyball Court	8	-1	-8	-1	-8	-1	-8	-1	-8	-1	-8	-1	-8
Community access and use	6	-1	-6	2	12	1	6	2	12	2	12	2	12
Maximize community and tourist use	5	-1	-5	1	5	1	5	2	10	2	10	2	10
Recreation, beach, surf, pool & land based	4	-1	-4	2	8	1	4	2	8	2	8	2	8
Community need	2	-1	-2	1	2	1	2	2	4	1	2	2	4
User preference	1	-1	-1	-1	-1	1	1	2	2	0	0	2	2
Honoring commitment to fallen	1	-1	-1	-1	-1	1	1	2	2	0	0	. 5	2
Functionality	1	-1	-1	2	2	1	1	2	2	2	2	2	2
use for future generations	1	-1	-1	2	2	1	1	2	2	2	2	2	2
select suitable site for archway	1	-1	-1	-1	-1	2	2	2	2	-1	-1	2	2
Social	1	-1	-1	1	1	1	1	2	2	2	2	2	2
Social Subtotal			-31		21		16		38		29		38
Environmental Consequences													
Conservation of shoreline for future							1000						
generations	19	0	0	-1	-19	2	38	2	38	0	0	2	38
Protect Marine ecosystem	5	0	0	2	10	2	10	2	10	-1	-5	2	10
Reef, Sedimentation, water quality safe													
from beach erosion	5	0	0	2	10	2	10	2	10	-1	-5	2	10
Environmental Subtotal		_	0		1		58		58		-10		58
C													
Costs Availability of Public Funds	6	2	12	1	6	1	6	1	6	1	6	1	6
	3	0	0	0	0	0	0	0	0	0	C	0	0
Development Opportunities Economic costs, hard, soft & maintenance	3	2	6	2	6	1	3	0	0	0	0	-1	-3
Low Cost to users	1	2	2	2	2	2	2	1	1	2	2	1	1
Cost Subtotal	1		20	_	14		11	1	7		8		4
COST SUBTOTAL			20		14		- 11						

Natatorium Task Force's Criteria

	Task Force Rank (multiplier)	Statu	ıs Quo	Na	e to 1927 Itural Ireline		ilize the ucture		+ Redesign v pool		Build Beach ario 3a)	Plans	+ use 1999 s + DOH stments
		Rate	Score	Rate	Score	Rate	Subtotal	Rate	Subtotal	Rate	Subtotal	Rate	Subtotal
Build Beach	13	0	0	0	0	0	0	0	0	2	26	0	0
Engineering Feasibility		-			100								
Likelihood for success	4	2	8	2	8	2	8	1	4	1	4	1	4
Feasibility	1	2	2	2	2	2	2	1	1	1	1	2	2
Engineering Feasibility Subtotal			10		10		10		5		5		6
Other													
Free Parking	3	2	6	-1	-3	2	6	2	6	-1	-3	2	6
Public Safety	3	-1	-3	2	6	2	6	2	6	2	6	2	6
Legal and Regulatory	1	1	1	1	1	1	1	1	1	1	1	1	1
Other Subtotal		7	4		4		13		13		4		13
Grand Total			35		15		147		145		19		143

Rating Scale

-1 = will prevent this permanentely
D = does not meet this
1 = progress towards meeting this
2 = Meets this

Waikiki War Memorial Natatorium Alternatives Cost Comparisons August 27, 2009

Main Component Cost	Status Quo/ Collapse Containment	Restore to 1927 Natural Shoreline	Stabilize Structure (1999 modified plan)	Rehab structure + Redesign new pool	Demo + Build Beach (Scenario 3a)	Rehab structure + 1999 Plans + DOH pool	Notes on Sources
Demo pool, piles & debris		¢1 440 000	ta alouda d	4440000			Included in the "complete the restoration"
Demo bleachers, parking lot, volleyball court	n/a	\$1,440,000			\$1,440,000		line below
Construct Diamond Head, 'Ewa Groins	n/a					, , , , , , , , , , , , , , , , , , , ,	C&C of Honolulu
Quarry Run	n/a	n/a					ACE
Sand fill, new beach	n/a	n/a					
Sand fill, Kaimana Beach	n/a	n/a					ACE
Sand IIII, Kaimana Beach	n/a	n/a	n/a	\$300,000	\$300,000	\$300,000	Wil Chee presentation
Repair Kapi'olani Park contruction staging area	?	\$700,000	n/a	n/a	\$700,000	n/a	Wil Chee presentation
Rebuild the arch	n/a	n/a	n/a	n/a	\$1,400,000		Wil Chee presentation
							Silt to be encapsulated with restoration, for
Dredge silt from the pool area	n/a	\$1,800,000	included	\$1,800,000	\$1,800,000	included	others: source wil chee
Remove part of wall	\$300,000	n/a	n/a	n/a			Wil Chee presentation
Apply bleacher coating (Alternative A)	\$270,637	n/a		n/a	n/a	n/a	Wil Chee - Emergency Preparedness Report
Warning signs	\$5,000	n/a			n/a		WII Chee presentation
Fence Pool	\$30,000	n/a			n/a		Wil Chee presentation
Geonet	\$2,000,000	n/a	n/a	n/a	n/a	n/a	Wil Chee presentation
Build restrooms	n/a	\$650,000	n/a	n/a	\$650,000	n/a	Task Force Meeting 1 minutes
Repair finishes (interior and exterior)	n/a	n/a		\$1,500,000	n/a		Wil Chee presentation
Complete the 1999 restoration/stabilization plan				, , , , , , , , , , , , , , , , , , , ,			Note= \$5.8 million is 2004, inflation
as revised 2004	n/a	n/a	\$5,800,000	n/a	n/a	\$5,800,000	adjustment below
Construct cleanable sides and bottom (DOH	,					\$5,000,000	adjustificité soloté
rules)	n/a	n/a	n/a	included	n/a	\$20,000,000	C&C of Honolulu; range \$15M-\$20M
Pumps and Circulation (DOH rules)	n/a	n/a	n/a		n/a		C&C of Honolulu
Floating Dock	n/a	n/a			n/a		C&C of Honolulu
Pool equipment for accessibility	n/a	n/a			n/a		C&C of Honolulu
Seawall Diving barrier	n/a	n/a			n/a		C&C of Honolulu
	•		, , , , , , , , , , , , , , , , , , , ,		.,,,,	7200,000	cae of Honolaia
Duild a redectored Deal & Deal (DOM - L.)							\$250 per square foot, 15,000 sq feet x 250 =
Build a redesigned Pool & Deck (DOH rules) Mobilization		4		\$3,750,000			\$3,750,000 Source: Aquatic Design Group
	minimal	\$1,200,000			\$1,200,000		Task Force meeting #2
EIS	\$ 250,000				\$ 250,000		C&C of Honolulu
Permitting	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	C&C of Honolulu
Mitigation (for demo of historic site, environ.			.	. •			Only "Stabalize" completed historic, environ.
damage)	Unknown	Unknown	\$0	Unknown	Unknown		review – no mitigation req.
Subtotal	\$ 3,055,637	\$ 6,640,000	\$ 7,920,637	\$ 11,874,000	\$ 12,127,000		Construction costs
Phasing premium	4005	7	4				Phased implementation w/ stabilize=20%
Engineering and architectural design	\$305,564	\$996,000			\$1,81 9 ,050		General Guidelines
Contingency	\$ 672,240	\$ 1,527,200					20%
TOTAL	\$ 4,033,441	\$ 9,163,200		\$ 16,386,120	\$ 16,735,260		
Adjusted for inflation			\$ 12,532,479			\$ 50,123,800	
Operations & Maintenance	Low	Low	Medium	High	M edium	High	
Optional Add ons						•	
Optional Add Dils							

Handicap accessible sidewalk and ramp \$1,300,000 \$140,000 n/a n/a \$1,300,000 \$140,000 n/a Landscape and lighting improvements n/a n/a n/a Volleyball Court Improvements n/a \$50,000 n/a \$50,000 \$100,000 n/a Repave parking lot n/a n/a \$100,000 n/a

Appendix

Task Force Meeting, September 24, 2009

Minutes and Handouts

MEETING

Natatorium Task Force Thursday, September 24, 2009 1:00 – 3:00 PM Mayor's Conference Room Honolulu Hale

AGENDA

SPEAKER REGISTRATION AND WRITTEN TESTIMONY

Persons wishing to testify on items listed on the agenda are requested to fill out the registration form in person. Public testimony will be taken after each agenda item. Each speaker is limited to two minutes. Persons who have not registered to speak should raise their hands at the time the item is announced and they will be given the opportunity to speak following oral testimonies of the registered speaker. Written testimony can be provided to the task force by filling out the written testimony form and submitting to the chair.

- 1. Call to Order (5 min)
- Approval of Minutes (5 min)
- Cost (20 min)
 - Kiersten Faulkner provided a cost estimate during her presentation that had not been reviewed by the City. The City staff and its consultants will review prior to the meeting and will distribute with corrections.
- Voting on Options (60 min)
 - Taskforce members will be asked to vote on their preferred options.
- Closing Remarks (30 min)
 - A report that includes the options not selected by the majority of the task force members may be submitted along with the recommendation to the Mayor.
- Adjournment

Final Minutes, Natatorium Task Force Meeting, September 24, 2009

Ta	sk Force Members		
	Ms. Hannie Anderson	1	Mr. Tim Guard
J	Mr. Fred Ballard	1	Mr. Edgar Hamasu
1	Mr. Rick Bernstein	1	State Rep. Ken Ito
	Mr. Art Caleda		Mr. Brian Keaulana
J	Mr. Jean Pierre Cercillieux	1	Ms. Donna Ching (in place of Mr. Linuce Pang)
J	Mr. Rick Egged	1	Dr. Andrew Rossiter
1	Ms. Kiersten Faulkner		Mr. Jimmy Shin
1	Dr. Charles "Chip" Fletcher	1	Lt. Gen. (Ret.) H.C. Stackpole
C&	&CH Department of Design and Co	nst	
J	Mr. Terry Hildebrand		Mr. Clifford Lau
1	Mr. Collins Lam (Task Force Chair)	1	Mr. Craig Nishimura
W	il Chee - Planning, Inc.		
J	Mr. Ken Banks	1	Ms. Judy Mariant
	Mr. Wil Chee		
1	Angelyn Davis		
Te	chnical Advisors		
J	Mr. Bruce Barnes (Facilitator)		
Pu	blic		
	Mary Voisno		Cory Kot
	Adrian La France		Fred Trask
	Johnny Brannon		Carla Von Wiegant,
	Peter Apo		Dylan Nanaka
	Don Dymacea		

Call to Order

The meeting was called to order at approximately 1:15p.m.

The Task Force approved the amended minutes from the previous meeting.

Costs

At the previous meeting, August 27, 2009, Task Force member Ms. Kiersten Faulkner, of the Historic Hawai'i Foundation (HHF), presented a cost matrix with estimates for the various alternative actions to the rest of the Task Force. The City deferred comment at that time, stating that it had not had an opportunity to review the figures she presented.

Since that meeting, the City had examined the cost estimates presented in Ms. Faulkner's spreadsheet and adjusted them. At the (September 24, 2009) meeting, a revised spreadsheet was distributed to the Task Force for review. A representative from Wil Chee - Planning (WCP) briefly explained which figures had been adjusted and why.

A member from the public seating area asked who created the cost estimates.

The WCP representative answered that a cost estimator had updated the original Healy Tibbits estimates to reflect 2011 dollars. It was also explained that all costs on the spreadsheet, and those presented in previous Task Force meetings, were not hard numbers, but were "planning and budgeting" numbers meant to demonstrate orders-of-magnitude for the costs for the various options. Without construction plans for any of the alternative options, exact costs cannot be determined.

Ms. Faulkner commented that it was inaccurate to state that the City had not had enough time to review the cost estimates she presented at the previous meeting. The HHF had submitted the cost matrix to the City for review two months previously, a full month before the previous Task Force Meeting. Ms. Faulkner also stated that the HHF had already sat down with the City engineers and reviewed the cost estimates line by line. The final cost estimate was then sent to the City to be distributed to the Task Force the day before the previous meeting.

Ms. Faulkner also said that the City had never examined a full rehabilitation option, with modern, state-of-the-art, best management practices and new engineering schematics. The City had looked at ten-year-old plans and given an estimate of the cost to upgrade them to meet current standards. Ms. Faulkner noted that the discrepancy between the HHF cost estimate and that of the City for rehabilitating the Natatorium existed because HHF is proposing a newly engineered and designed plan for restoring the Natatorium, and the City is not. She noted that, nonetheless, an option to stabilize the Natatorium is still potentially the cheapest of the alternatives, cheaper than demolition.

The City noted that the condition of the Natatorium would require a significant amount of demolition before any restoration work could be done and that it was not simply a matter of making repairs to what is there. Ms. Faulkner agreed with the City, but noted that the goal is to salvage as much of the historic fabric of the structure as possible, and that under the HHF preferred alternative, much of the Natatorium would be saved.

It was noted that for that price, \$14 million, although potentially the cheapest option, the resulting structure would not have a functioning pool, only functioning bleachers and bathrooms, and a functional structure, which would provide time to reengineer the design of the pool. However, at some later time it would still be necessary to spend another \$42 million to redesign the pool. HHF is, however, challenging the City's estimate of the cost of the reengineered pool, noting that with modern best management practices and better engineering, it would cost substantially less.

The City said that without plans and specs for a reengineered pool, there was no way to know that the costs would be lower, and no way to prove that the Natatorium pool could be restored for the \$5.8 million that the HHF presented on their cost estimate. Ms. Faulkner explained that the \$5.8 million dollar cost was taken from restoration costs for a salt water pool, similar to the Natatorium that was restored in California.

It was noted by another member of the Task Force that the pool in California that the HHF had used as a basis for its cost estimates for a reengineered salt water pool was actually a state-of-the-art freshwater pool, not a salt water pool. It was also noted that costs in California are not the same as costs in Hawai'i.

September 24, 2009

Another Task Force member noted that, without getting bogged down in the costs, because not everyone will agree on them, stabilizing the Natatorium is an affordable and sensible choice.

Another Task Force member then commented that the Task Force has been arguing about costs for a long time and that opposing sides have already had several chances for rebuttal. Constant rebuttal is an endless task, and it is time to put costs aside and move forward.

It was noted again that without definite plans, all the numbers are for planning and budgeting purposes only. There is no way of knowing precise costs at this time.

Another Task Force member asked the rest of the Task Force to acknowledge that the beach creation options are construction options as well, and that the costs of that option are also unknown. The Task Force member continued by stating that a man-made beach is not a natural option, but is an artificial beach. Therefore, we are comparing one construction option to another construction option.

A Task Force member asked to discuss the previously proposed entrance fees to the Natatorium that would be implemented to help pay for the costs of construction, and maintenance, and operation. The Task Force member stated that the majority of the community in Hawai'i would not be willing or able to pay an entrance fee to use the Natatorium, particularly with so many cost-free options available to them, including the beach next door. The Task Force member stated they feel a public beach would be a more viable option for the community as well as for the Waikiki District, and that a sandy beach would be the most valuable asset for the community.

Another Task Force member questioned whether there would be enough dedication and support in the future to keep the rehabilitated Natatorium in open and in good condition. The Task Force member noted that a restored Natatorium would in the future inevitably need maintenance and another group of people might be sitting around a table debating over what to do about it, just like what has happened on two other occasions already. The Task Force member asked everyone to consider who would benefit the most from whatever action the Task Force decided to recommend, and reminded the Task Force that it was necessary to set aside personal interests and to consider what the community as a whole would most benefit from.

One of the Task Force members then responded to the concerns raised about implementing entrance fees to the Natatorium by stating that the last business plan developed to operate the Natatorium did not include user fees and that to their knowledge there are no plans to implement user fees should the Natatorium be rehabilitated. The Task Force member also commented that the Friends of the Natatorium are promoting a public-private partnership in which stewardship and maintenance of the structure would be contracted to an institution or nonprofit organization. Another Task Force member stated that the idea of a public-private partnership had been talked about for years but that he had never seen a specific proposal.

One of the Task Force members asked why cost estimates for the aquarium option were not presented along with the other options in the cost matrix.

The City explained that the cost estimate that was distributed to Task Force members at the meeting was created by HHF, therefore the City did not add any information to it. The City only changed or updated costs presented by HHF.

One of the Task Force members noted that the aquarium option was an excellent option and that they would like to see something like that in Hawai'i; however they felt that it was an unaffordable option.

One of the Task Force members commented that a public-private partnership to support any of the alternative options would be feasible only if an entity from the private sector was willing to expend the money to support the construction of that option. The Task Force member went on to say that with a beach creation option, the options of creating an aquarium or rebuilding the Natatorium could still be available. They also noted that if the beach creation option does not work, there is still the opportunity to build an aquarium or rebuild the Natatorium through a public-private partnership, should the funds become available to do so. They commented that in the best interest of the community, the best community, and that a new Memorial Beach in Waikiki would be another icon for the community and Hawaii at a very low cost.

One of the other Task Force members said that coming to a decision on this matter has been difficult and that there are great arguments on both sides. However, it was important to include the community's perspective on the matter, not to make decisions in a vacuum, and that the community seems to overwhelmingly support a decision to remove the pool, keep the memorial, and do it in the most cost-effective manner possible. The Task Force member stressed that is inappropriate to spend millions of taxpayer dollars to restore the Natatorium to its 1927 condition when the project can be done with reverence, good taste, and good judgment for considerably less.

A Task Force member reminded the group of an online *Honolulu Advertiser* poll from 2009 that showed that 56% of poll participants voted to restore the Natatorium, which shows community support for a restoration option, not a demolition option.

Several Task Force members noted that an online poll is not a scientific survey and can easily be manipulated by one person voting for the same option hundreds of times.

Another Task Force member commented that the Task Force has been discussing cost at length, but what about the costs to the 101 families who have paid and whose names are on the memorial stone? The Task Force member noted that there are fewer than 150 WWI memorials in the United States, and only 34 are national monuments, and that the Task Force is discussing destroying one of them. The Task Force member said that the Oahu Veterans Council supports the full restoration of the Natatorium as a war memorial.

At this time the public was given the opportunity to comment on the costs of the proposed options.

A member of the public, State Representative Corrine Ching, gave testimony to the Task Force.Representative Ching supports the option to stabilize the Natatorium because it appears to be the least costly. Ms. Ching also stated that, from her experience, cities that

withstand financial strain over time are the ones that protect their historic structures, and that Hawai'i should protect the Natatorium because of its historical importance. Ms. Ching also feels that historic structures are important to helping younger generations relate to their culture.

A member of the public, Mr. Cory Kot, gave testimony to the Task Force. Mr. Kot expressed his concern that the costs seemed inflated and that he supports restoration of the Natatorium, with perhaps a public-private partnership.

A member of the public, Ms.Carla Von Wiegant, then provided testimony to the Task Force. Ms. Von Wiegant testified that she supports restoration of the Natatorium. She stated that she grew up swimming in the Natatorium with her father, who was a WWII veteran, and that she feels the Natatorium represents the pain and suffering the world experienced because of a world war, and all the servicemen who are currently fighting today. Ms. Von Wiegant believes that finding a private citizen to donate the money to restore the Natatorium is the best option. She feels that the costs of restoring the Natatorium would be mitigated by what the Natatorium can be, and asked Task Force members to look at the Natatorium as an opportunity, not a liability.

A member of the public, Mr. Peter Apo, President of the Friends of the Natatorium, gave testimony to the Task Force. Mr. Apo supports the full restoration of the Natatorium and stated that the Friends of the Natatorium, as well as the Veterans Association, will resist any attempt to demolish the Natatorium. Mr. Apo feels that the Natatorium is a spiritual place that lacks the legislative protection that other sacred spaces, such as Hawaiian heiau, have to protect them. Mr. Apo stated that he would personally prefer to see the Natatorium deteriorate and slip back into the sea with dignity, like the warriors it represents, rather than suffer the indignity of a wrecking ball or dynamite. Mr. Apo also stated that there has never been a serious attempt to raise money in the private sector to restore the Natatorium.

A member of the Task Force then commented that this argument has been going on for decades and that there have been many delays that have disrupted progress. The Task Force member noted that both the *Honolulu Advertiser* and the *Honolulu Star Bulletin* both appear to support full restoration, and he said that he has asked the two media sources to be at the forefront of an effort to find a private sector, nonprofit entity to which to transfer the stewardship of the Natatorium from the state. However, he has since learned that this is a very difficult task. The Task Force member asked Mr. Apo whether he would support the move to do this.

Mr. Apo asked the Task Force to make a decision that gives supporters of full restoration of the Natatorium one more year to attempt to raise the funds to restore the Natatorium and to find an entity to accept a transfer of stewardship. Mr. Apo said that it is unfortunate that an option to make an arrangement of this type was not presented to the

A member of the public, Mr. Fred Trask, gave testimony to the Task Force. Mr. Trask, a retired civil engineer and member of the Waikiki Swim Club, stated that he swam in some of the first swim meets at the Natatorium. Mr. Trask, however, feels that restoring

the Natatorium is an unrealistic option, and that creating a memorial beach is the option he supports. Mr. Trask feels that supporters of the beach option are a silent majority in the community.

Voting on Options

At this time ballots were distributed to Task Force members to be used to cast their vote for their preferred option.

The ballot listed four options, some of which were broken down into alternative variations of that option. Before voting for their preferred alternative, the Task Force motioned to remove option (3A) from the ballot.

The following table shows the amended ballot as it appeared to the Task Force, as well as how many votes were cast for each option.

Option Number	Description	Details	Number of Votes Received
1	Status Quo	Do Nothing, Implement Contingency Plan	0
		A) Build a beach and relocate the arches at Central Oahu Regional Park	1
2	Memorial Beach Options (demolish all structures, build two groins for a beach)	B) Build a beach and relocate the arches at a site near the hao tree arbor	6
		C) Build a beach and relocate the arches; rebuild the natatorium when/if private funding becomes available	0
		Build a beach and relocate the arches, build an Aquarium when/if private funding is available and feasibility study is complete	2
3	Pool Reconstruction Restoration Options	Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (*free to residents and perhaps a charge to tourists). Keep the restrooms open. Rebuild the pool when/if private	3
4	Other Options	funding becomes available in the future A) Build the world's largest aquarium on site	0
•	Omer Options	B) Restore the 1927 shoreline (this option will cause Kaimana Beach to erode away	0

^{*} Note: Collins Lam also voted for option 2B, however his vote was not counted in the total number of votes cast for this option. His vote would only have been included in the event of a tie.

Mr. Rick Egged voted in favor of option 2D.

Mr. Tim Guard voted in favor of option 2B.

Mr. Andy Rossiter voted in favor of option 2D.

Mr. Ken Ito voted in favor of option 2B.

Ms. Donna Ching voted in favor of option 3.

Ms. Kiersten Faulkner voted in favor of option 3.

Mr. Charles Fletcher voted in favor of option 2B.

Mr. Edgar Hamasu voted in favor of option 2A.

Mr. Jean-Pierre Cercillieux voted in favor of option 2B.

Mr. Fred Ballard voted in favor of option 3.

General H.C. Stackpole voted in favor of option 2B.

Mr. Rick Bernstein voted in favor of option 2B.

Votes cast for Option 1, Status Quo, totaled 0.

Votes cast for Option 2, Memorial Beach Options, totaled 9.

Votes cast for Option 3, Pool Reconstruction/Restoration Options, totaled 3

Votes cast for Option 4, Other Options, totaled 0.

Task Force members were also given a list of the criteria they had mentioned using to determine their preferred option in the previous two meetings. Task Force members were asked to circle the criteria they used to make their decision and hand in the sheet along with their ballots.

The following table shows the list of criteria presented to Task Force members, as well as how many times each criterion was circled.

Criterion	Number of times circled
Veterans Memorial in the area	9
2. Cost, economically feasible, fiscally sustainable, not	10
wasting tax payer's money	
3. Preserve Sans Souci Beach (Kaimana Beach)	10
4. Environmentally friendly, natural, shoreline resources	6
5. Meeting the needs of many people in the community	7
6. Long-term sustainability (Planning for future	8
generations)	
7. Preservation	4
8. Likelihood of success	7
9. Not commercial	4
10. Honoring the host culture	7
11. Public health and safety	7
12. Bathrooms & Parking	5
13. Negative environmental consequences	4
14. Public access to the ocean	8
15. A new Waikiki icon that would promote tourism, an	5
aquarium, or a beach	
16. A living memorial	9
17. Legal feasibility	3
18. Most affordable (cost and fundraising potential.	4
19. Do no harm, least harmful (to environment and the	6
beach)	
20. Most feasible (permits and regulations)	4
21. Add a beach to Waikiki	5
22. Potential feasibility	4

^{*}Note: Collins Lam used criteria items 2, 3, and 5; however his criteria were not added to the total for each criterion because his vote was to be used only in the event of a tie.

Closing Remarks

Task Force member Mr. Hamasu commented that he is thankful to the members of the Task Force and stated that the meetings have been a very stimulating experience. Mr. Hamasu said that he is a Korean War veteran and had decided to serve on the Task Force to learn more about the Natatorium. Mr. Hamasu shared that in his 78 years of life, he has found that he can learn more by listening, and that he listens very carefully. Mr. Hamasu noted that he had attended every meeting, listened to every presentation, and reviewed the material on the informational CD before making his decision. Mr. Hamasu then shared six letters that were written to the editorial section of the *Star Bulletin* in response to their two articles published in favor of Natatorium restoration. All six letters that Mr. Hamasu shared with the Task Force supported demolition of the Natatorium.

Task Force member Ms. Donna Ching said that, along with the organization Friends of the Natatorium, she still supports stabilization of the Natatorium as an interim step toward restoration. This is because it is financially, environmentally, and morally sensible. Ms. Ching also stated that she and Friends of the Natatorium will continue to avidly pursue the preservation of the structure, including whatever fundraising and legal steps are necessary to protect the monument.

Task Force member Mr. Rick Bernstein voiced his appreciation to the Task Force members for giving such heartfelt consideration to all aspects of this difficult question. He wants the people who support restoration of the Natatorium to know that he understands their commitment and purpose, and gets their patriotism and love of the aina. Mr. Bernstein said that he moved to Hawai'i in 1965 and has gone to Kaimana Beach 6 days per week since then and routinely swims from Kaimana Beach to St. Augustine's Church and back. He started the Kaimana Beach Coalition 20 years ago to help protect the area from commercial development. He chose to be involved with the Natatorium Task Force to ensure that future attempts at commercialization of the area are prevented. He feels that it is impossible to rebuild a structure like the Natatorium with a publicprivate partnership without commercialization occurring. He said that previous discussions on restoring the Natatorium included hosting commercial events to raise funds and the number of users. Including statements by the former Mayor Harris during his attempt to restore the Natatorium ten years ago that he would bring in entertainment to the Natatorium, host evening shows, and commercialize the space. Mr. Bernstein also said that he enjoys how several generations of people share the beach and will continue to do so in the future. Then he reiterated his belief that the time for action is now, that he has great reverence for the Natatorium. Several times in the past he had the opportunity to drive Duke Kahanamoku through Waikiki, and that he understands why people feel so passionately about the Natatorium; however, he feels that a memorial beach is a noble thing and the best option.

Task Force member Mr. Rick Egged said that he appreciates all the effort and time put in by fellow Task Force members, especially the Friends of the Natatorium, who did a great job of explaining their position. Mr. Egged shared that his major concern was to make this site, which has been closed for far too long, available to the community. Mr. Egged said that he is hopeful, though uncertain, that this is the end of the discussion about this site and that the Task Force decision results in moving the process forward.

Task Force member Mr. Jean-Pierre Cercillieux said that he felt the Task Force meetings were a great experience. Mr. Cercillieux said that he sees the condition of the Natatorium every day and that it is an eyesore in Waikiki, and that status quo is not an option. Mr. Cercillieux said that this is what democracy is about, and that the Task Force has to consider the community. The project must benefit the community.

Task Force member Mr. Andy Rossiter commented that a beach must be made available to a large portion of the community and that there is already a shortage on parking in this part of Waikiki. Mr. Rossiter said that one of the things that makes Kaimana Beach so nice is that it is not crowded, particularly for a beach in Waikiki, but this is because there is not enough parking. A beach creation option that removes the parking lot at the Natatorium would remove even more parking, making it harder for people to enjoy the new beach. He said that removing those few parking spaces will be great for people who live close enough to be able to walk to the new beach, but the new beach won't affect the rest of the community because they won't be able to go there.

Task Force member General Stackpole shared that he appreciates the passionate aspects of the process that came from the public, as well as from those of you around the table. General Stackpole said that he came to the table with an open mind and that it was a good experience. Being a marine, he understands the importance of monuments and that it is important to maintain the monument element at the site. However, he feels that a veterans' memorial beach can serve the same purpose and keep intact historical importance that monuments serve

Task Force member Mr. Fred Ballard thanked the City and the other Task Force members and stated that this was an interesting process. Mr. Ballard commented that emphasis was given to the preciousness of a beach, but that the lives that were lost in WWI are precious as well. Mr. Ballard said that he feels that moving the memorial is disrespectful and that he knows other veterans who feel that same way. Mr. Ballard feels blessed to have the Natatorium and feels it needs to be restored, and he will continue to work toward that goal.

Task Force member Mr. Tim Guard said that he knows that every member of the Task Force has a deep passion about the direction to take with the Natatorium. He regrets that the Task Force was unable to come to a consensus, but it seemed to him at the beginning of the meetings that this would be the outcome. However, Mr. Guard feels that the decision made reflects the view of a majority of island residents. Mr. Guard said that he remembers coming to Waikiki as a kid, having Duke as a mentor, swimming with some of the great swimmers in the Natatorium, jumping off the tower as a child, and so he feels a connection to the Natatorium. Mr. Guard also said that he is a Viet Nam veteran, who did two tours and feels he also brings a veteran's perspective to the table. Mr. Guard thanked evervone and the City for his opportunity to serve.

Task Force member Ms. Kiersten Faulkner commented that she has no doubts about the good will of each of the members of the Task Force and that she knows each of them approached the meetings in a thoughtful and deliberate way. Ms. Faulkner shared that she is disappointed with the recommendation that the Task Force will be making, to demolish an icon of Waikiki, although she does not doubt the thoughtfulness or goodwill of the other Task Force members.

Task Force Chair Collins Lam, expressed his appreciation for each of the Task Force members. Mr. Lam appreciates the thoughtfulness each member brought to the group, which provided the City with a lot of insight. Mr. Lam said that Ms. Faulkner and Ms. Ching provided a lot of good points from their perspective during the meetings. Mr. Lam also said that it may be possible for the City to implement some of their ideas. Mr. Lam said that it has been a pleasure working with everyone, and despite not everyone gaining what they had hoped for from the meetings, everyone had been able to work together. Mr. Lam also said that the City intends to keep each member informed of the next steps the City takes regarding the Natatorium, and invited each member to participate in the process.

City and County of Honolulu Managing Director, Kirk Caldwell, provided closing remarks from Mayor Hanneman's office. Mr. Caldwell thanked all of the Task Force members on behalf of Mayor Hanneman, who was unable to attend due to a conflict with another meeting. Mr. Caldwell said that he appreciates that everyone present volunteered their time to work on this project and acknowledged that each member took time out of their personal lives, away from work or relaxation, to come to the meetings. Mr. Caldwell said that he appreciates that each member brought their perspective to the table, acknowledging that every member came from a different background, and that everyone took part in the process. Mr. Caldwell said that the nature of a democratic society is that not everyone gets what they want, but that the Task Force represented the first step in a larger process that will hopefully lead to a resolution and a better Waikiki for everyone. Mr. Caldwell said that the City feels that the Task Force was run transparently and that the City will keep the process as transparent and open as possible as it moves forward. Mr. Caldwell asked for a round of applause for Task Force members and then thanked the City staff and Wil Chee Planning for making sure the meetings ran smoothly and for ensuring that everyone's voice was heard.

Members of the public interrupted the proceedings and began to give final comments. Since their comments were not solicited by the task force Chair at that time they are not included

At this time, Mr. Hamasu shared a publication announcing a party honoring Task Force member General Stackpole. The Navy League of the United States, Honolulu Council will honor retired Marine Lt. General Hank Stackpole at the sixth annual American Patriot Awards dinner on September 25th, at the Sheraton Waikiki Hotel. Stackpole is a highly decorated Vietnam combat veteran, retired from the Marine Corps in 1994. His 36 years of distinguished service included command of Marine Forces Pacific and the joint task force Sea Angle in Bangladesh. Upon retirement, General Stackpole served in the space and telecommunications industry, and led the Asia-Pacific Center for Security Studies. Members of the Task Force gave a round of applause in congratulations to General Stackpole.

The meeting was adjourned at approximately 3:15pm.

Waikiki War Memorial Natatorium Alternatives Cost Comparisons August 27, 2009 revised by City September 22, 2009

					Phase 2 (the costs in			
					the future year			
					would be higher			
				Phase 1	than these numbers			
		Status Quo/		Stabilize Structure	in 2011 dollars)		Rehab structure +	
		Collapse	Restore to 1927	(1999 modified	Rehab structure +	Demo + Build Beach	1999 Plans + DOH	
	Main Component Cost	Containment	Natural Shoreline	plan)	Redesign new pool	(Scenario 3a)	pool	Notes on Sources
1	Demo pool, piles & debris	n/a	\$1,440,000	Included	\$1,440,000	\$1,440,000	Included	Included in the "complete the restoration" line 18 below
2	Demo bleachers, parking lot, volleyball court	n/a	\$400,000	n/a	n/a	\$400,000	n/a	C&C of Honolulu
3	Construct Diamond Head & Ewa Groins	n/a	n/a	n/a	n/a	\$970,000	n/a	ACE
4	Quarry Run	n/a	n/a	Included	\$234,000	\$270,000	Included	ACE
5	Sand fill, new beach	n/a	n/a	n/a	n/a	\$3,150,000		ACE
6	Sand fill, Kaimana Beach	n/a	n/a	n/a	\$300,000	\$300,000	\$300,000	Wil Chee presentation
7	Repair Kapi'olani Park construction staging area	?	\$700,000	n/a	n/a	\$700,000		Wil Chee presentation
8	Rebuild the arch	n/a	n/a	n/a	n/a	\$1,400,000	n/a	Wil Chee presentation
9	Erosion Control & Barriers		\$400,000		\$400,000	\$400,000		Wil Chee presentation (missing from original table)
10	Dredge silt from the pool area	n/a	\$1,800,000	n/a	\$1,800,000	\$1,800,000		Silt to be encapsulated with restoration, for others: source wil chee
11	Remove part of wall	\$300,000	n/a	n/a	n/a	n/a		Wil Chee presentation
12		\$270,637	n/a	\$270,637	n/a	n/a		Wil Chee - Emergency Preparedness Report
13	Warning signs	\$5,000	n/a	n/a	n/a	n/a		Wil Chee presentation
14	Fence Pool	\$30,000	n/a	n/a	n/a	n/a		Wil Chee presentation
15	Geonet	\$2,000,000	n/a	n/a	n/a	n/a		Wil Chee presentation
16	Build restrooms	n/a	\$650,000	n/a	n/a	\$650,000		Task Force Meeting 1 minutes
17	Repair finishes (interior and exterior) Complete the 1999 restoration/stabilization plan as revised 2004 Demolish pool structure	n/a	n/a		\$2,200,000	n/a	\$2,200,000	Wil Chee presentation
10	except for bottom half of seawall, reconstruct top half of seawall, install new piles and pool deck.	2/0	n/a	\$8,160,000	2/0	n/a	¢0.460.000	Note: 65 G william in 2006 conducted to 2014 (inflation of 50) recovered in 60 450 000
18	aeck.	n/a	II/a	\$6,100,000	n/a	II/a	\$6,100,000	Note: \$5.8 million in 2004 escalated to 2011 (inflation of 5% per year) is \$8,160,000 C&C of Honolulu; range \$15M-\$20M The \$3,750,000 number is not reasonable based on a cost of \$250 per square foot, 15,000 sq feet x 250 = \$3,750,000. The
								pool deck is approximately 20,000 SF at a cost of \$8,160,000 which is equal to \$408 per square foot. A pool structure would be approximately 47,000 SF. Using
10	Construct cleanable sides and bottom (DOH rules)	n/a	n/a	n/a	\$20.000.000	n/a	\$20,000,000	\$408 per square foot the cost for the pool structure would be approximately \$20,000,000.
15	Construct cleanable sides and bottom (borridles)	Π/α	11/a	11/4	Ψ20,000,000	Π/α	Ψ20,000,000	C&C of Honolulu In 2002 the City's consultant estimated the cost for two pumps with out any filtration system at approximately \$1,000,000. For planning costs
20	Pumps and Circulation (DOH rules)	n/a	n/a	n/a	\$2,000,000	n/a	\$2,000,000	the City feels that the number should be doubled to provide for escalation and a filtration system.
20	Tumps and circulation (Dorrraics)	11/4	11/4	11/4	Ψ2,000,000	TI/ CI	ΨΣ,000,000	the city jeers that the number should be doubled to provide for established a juntation system.
21	Floating Dock	n/a	n/a	n/a	\$200,000	n/a	\$200,000	C&C of Honolulu For a pool to be operated as a public pool the floating dock system would be required whether the pool is constructed in one or two phases.
	Trouting 200K	11/0	, «	.,,	*	.,,	\$200,000	C&C of Honolulu 22. For a pool to be operated as a public pool the pool equipment for accessibility would be required whether the pool is constructed in one or
22	Pool equipment for accessibility	n/a	n/a	\$0	\$60,000	n/a	\$60,000	two phases.
	Seawall Diving barrier	n/a	n/a	\$200,000	\$200.000	n/a		C&C of Honolulu
				, ,	, ,		, ,	\$250 per square foot, 15,000 sq feet x 250 = \$3,750,000 Source: Aquatic Design Group City disagrees with this item. \$20,000,000 for a pool structure should be
								used instead. The pool deck is approximately 20,000 SF @ \$8,160,000(\$408/SF). A pool structure would be approximately 47,000 SF @ \$19,200,000 using the
24	Build a redesigned Pool & Deck (DOH rules)				\$3,750,000			\$408/SF.
								Task Force meeting #2 25. The total mobilization should be based on Healy Tibbitts' 2005 breakdown for General Conditions & Field Overhead of \$2,000,000 with
								escalation to 2011 (inflation of 5% per year). For Demo & Build Beach there is mobilization cost in the prices for groin and beach construction so the total which
								reduces this line cost for that option. The previous number was the mobilization cost for the bleacher repair portion of the previous HT contract without any
25	Mobilization	minimal	\$2,680,000	\$2,680,000	\$2,680,000	\$1,000,000	\$2,680,000	
								The only scenario to complete historic, environmental review was Stabilize - and no mitigation was needed. Because of numerous historic and environmental
								issues various mitigation will be required. Under original project special monitoring for environmental impacts was required. Because the project was not
26	Mitigation (for demo of historic site, environ. damage)	Unknown	Unknown		Unknown	Unknown		undertaken the work was not done.
27	Subtotal	\$2,605,637	\$8,070,000	\$11,310,637	\$29,340,000	\$12,180,000	\$37,300,000	
28	Phasing premium				\$5,868,000			Phased implementation w/ stabilize=20%
29	Subtotal Total Construction Costs	\$2,605,637	\$8,070,000	\$11,310,637	\$35,208,000	\$12,180,000	\$37,300,000	
30	Contingency (5%)	\$130,282	\$403,500	\$565,532	\$1,760,400	\$609,000	<i>ϕ</i> .,,	City reducing the contingency from 20% to 5% because the numbers used above are already conservative. 5% is appropriate for a job of this size.
31	Total Construction Costs	\$2,735,919	\$8,473,500	\$11,876,169	\$36,968,400	\$12,789,000	\$39,165,000	
		_	4.	.	4-	_	4-	
	Engineering and architectural design (15% of total construction costs)	\$410,388	\$1,271,025	\$1,781,425	\$5,545,260	\$1,918,350		General Guidelines City recommends that 15% of construction cost for engineering costs versus 20% used before is more appropriate for project of this size.
33	EIS	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000		C&C of Honolulu
34	Permitting	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000		C&C of Honolulu
35	TOTAL EIS, Permitting, Design, and Construction Costs	\$3,596,307	\$10,194,525	\$14,107,594	\$42,963,660	\$15,157,350	\$45,489,750	

Total Ph 1 & 2 = \$57,071,254

Operations & Maintenance	Low	Low	Medium	High	Medium	High	
Optional Add ons							
Handicap accessible sidewalk and ramp	n/a	n/a		\$1,300,000	n/a	\$1,300,000	
Landscape and lighting improvements	n/a	n/a		\$140,000	n/a	\$140,000	
Volleyball Court Improvements	n/a	n/a		\$50,000	n/a	\$50,000	
Renave parking lot	n/a	n/a		\$100,000	n/a	\$100,000	

City Revisions to the Alternatives Cost Comparison Table given by Kiersten Faulkner at the August 26, 2009 Task Force Meeting (Note that all figures are **preliminary planning estimates for comparison only** and is not engineering cost estimate based on detailed design plans)

The following are the major revisions:

Line Item	
No.	Revision

- 9. Cost for erosion control and other protective measures missing from 3 of the options. \$400,000 added as presented in previous Will Chee presentation.
- 18. The previous number used based on 2004 dollars. Escalated to 2011 (inflation of 5% per year) this cost should be \$8,160,000
- 19. For Phase 2 of Rehab structure + redesign pool the construction cost to build a pool structure should be \$20,000,000. The \$3,750,000 number is not reasonable based on a cost of \$250 per square foot, 15,000 sq feet x 250 = \$3,750,000. The pool deck is approximately 20,000 SF at a cost of \$8,160,000 which is equal to \$408 per square foot. A pool structure would be approximately 47,000 SF. Using \$408 per square foot the cost for the pool structure would be approximately \$20,000,000.
- 20. The \$1,000,000 cost for pumps and circulation system used for Phase 2 Rehab Structure + Redesign new pool and Rehab structure + 1999 Plans + DOH pool is too low. In 2002 the City's consultant estimated the cost for two pumps with out any filtration system at approximately \$1,000,000. For planning costs the City feels that the number should be doubled to provide for escalation and a filtration system.
- 21. For a pool to be operated as a public pool, the floating dock system would be required whether the pool is constructed in one or two phases. This item was missing from the Phase 2 option.
- 22. For a pool to be operated as a public pool, the pool equipment for accessibility would be required whether the pool is constructed in one or two phases. This item was missing from the Phase 2 option.
- 24. City disagrees with this item. See note for item 18 above.
- 25. The total mobilization should be based on Healy Tibbitts' 2005 breakdown for General Conditions & Field Overhead of \$2,000,000 with escalation to 2011 (inflation of 5% per year). For Demo & Build Beach there already is mobilization cost in the prices for groin and beach construction so the total which reduces this line cost for that option. The previous number was the mobilization cost for the bleacher repair portion of the previous HT contract without any escalation.
- 30. City reducing the contingency from 20% to 5% because the numbers used above are already conservative. 5% is appropriate for a job of this size.
- 32. City recommends that 15% of construction cost for engineering costs versus 20% used before is more appropriate for project of this size.

Ballot Natatorium Task Force Meeting

One vote per task force member

Print Name

COLLINS LAM

Signature

September 24, 2009

Put your one X in the box next to your choice in the vote column below

one box Below Vote one X in (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea D) Build beach and relocate the arches, build an Aquarium when/if private funding is available A) Stabilize structures. Then redesign and rebuild the pool when/if private funding becomes Build a Beach and relocate the arches, rebuild the natatorium when/if private funding becomes available in the future B) Restore 1927 Shoreline (This option will cause Kaimana Beach to erode away) Build a beach and relocate the arches at a site near the hao tree arbor A) Build a beach and relocate the arches at Central Oahu Regional Park pool when/if private funding becomes available in the future. Details Do Nothing, Implement the Contingency Plan A) Build the world's largest aquarium on site and feasibility study is complete available in the future. િ â Reconstruction Structures, build **Beach Options** two groins for a Other Options **Description** (Demolish all Restoration Status Quo Memorial Options beach) Number Option ന 2

Collins Lam

Modified Criteria List

Included are all criterion added at the Task Force Meeting on Aug. 27, 2009 Each individual is free to apply their own criteria when voting.

Please circle the criterion you used and add your own criteria if it is not on the list.

- 1. Veterans Memorial in the area
- (2) Cost, economically feasible, fiscally sustainable, not wasting tax payer's money
- (3) Preserve Sans Souci beach (Kaimana Beach)
- 4. Environmentally friendly, natural, shoreline resources
- (5) Meeting the needs of many people in the community
- 6. Long-term sustainability (Planning for the future generations)
- 7. Preservation
- 8. Likelihood of success
- 9. Not commercial
- 10. Honoring the host culture
- 11. Public health and safety
- 12. Bathrooms & Parking
- 13. Negative environmental consequences
- 14. Public access to the ocean
- 15. A new Waikiki icon that would promote tourism an aquarium or a beach
- 16. A living memorial
- 17. legal feasibility
- 18. Most Affordable (cost and fundraising potential)
- 19. Do no Harm, least Harmful (to environment and the beach)
- 20. Most feasible (permits and regulations)
- 21. Add a beach to Waikiki
- 22. Potential Feasibility

Ballot Natatorium Task Force Meeting

One vote per task force member Print Name

Print Name X AICK Bernsteln

Put your one X in the box next to your choice in the yote column below Signature

September 24, 2009

Option	Description	Details	Vote one X in
Number	•		one box Below
-	Status Quo	Do Nothing, Implement the Contingency Plan	
•			
		A) Build a beach and relocate the arches at Central Oahu Regional Park	
			7 4
	Memorial Beach Options	B) Build a beach and relocate the arches at a site near the hao tree arbor	×
8	(Demolish all Structures, build	C) Build a Beach and relocate the arches, rebuild the natatorium when/if private funding becomes available in the future	
	beach)		
		D) Build beach and relocate the arches, build an Aquarium when/if private funding is available and feasibility study is complete	
		 Stabilize structures. Then redesign and rebuild the pool when/if private funding becomes available in the future. 	
	Pool		
ო	Restoration	B) Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the pool when/if private funding becomes available in the future.	
		A) Build the world's largest aquarium on site	
٦	Other Ontions		·
r		B) Restore 1927 Shoreline (This option will cause Kaimana Beach to erode away)	and the state of t

Rick Bernstein

Modified Criteria List

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Each individual is free to apply their own criteria when voting.

Please circle the criterion you used and add your own criteria if it is not on the list.

1.	Veterans Memorial in the area
D	Cost, economically feasible, fiscally sustainable, not wasting tax payer's money
37	Preserve Sans Souci beach (Kaimana Beach)
10.	Environmentally friendly, natural, shoreline resources
(5)	Meeting the needs of many people in the community
6,	Long-term sustainability (Planning for the future generations)
(7.	Preservation
<u>(8.)</u>	Likelihood of success
9	Not commercial
10.	Honoring the host culture
11).	Public health and safety
(12,	Bathrooms & Parking
13	Negative environmental consequences
(14)	Public access to the ocean
15.	A new Waikiki icon that would promote tourism an aquarium or a beach
16.	A living memorial
17.	legal feasibility
18.	Most Affordable (cost and fundraising potential)
19	Do no Harm, least Harmful (to environment and the beach)
20.	Most feasible (permits and regulations)
(21)	Add a beach to Waikiki
f 22!	Potential Feasibility

Ballot Natatorium Task Force Meeting

One vote per task force member

Print Name

Put your one X in the box next to your choice in the vote column below

September 24, 2009

Signature

Option Number	Description	Details ————————————————————————————————————	Vote one X in one box Below
-	Status Quo	Do Nothing, Implement the Contingency Plan	
		A) Build a beach and relocate the arches at Central Oahu Regional Park	
	Memorial Beach Options	B) Build a beach and relocate the arches at a site near the hao tree arbor	X
N	(Demolish all Structures, build two groins for a	C) Build a Beach and relocate the arches, rebuild the natatorium when/if private funding becomes available in the future	
	beach)	D) Build beach and relocate the arches, build an Aquarium when/if private funding is available	
		and feasibility study is complete	
	<u> </u>	A) Stabilize structures. Then redesign and rebuild the pool when/if private funding becomes available in the future.	
က	Reconstruction Restoration Options	B) Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the	
		pool when/if private funding becomes available in the future.	
		A) Build the world's largest aquarium on site	
4	Other Options		
•		B) Restore 1927 Shoreline (This option will cause Kaimana Beach to erode away)	

#1C Stackpole

Modified Criteria List

Included are all criterion added at the Task Force Meeting on Aug. 27, 2009

Each individual is free to apply their own criteria when voting.

Please circle the criterion you used and add your own criteria if it is not on the list.

- (1) Veterans Memorial in the area
- (2.) Cost, economically feasible, fiscally sustainable, not wasting tax payer's money
- (3) Preserve Sans Souci beach (Kaimana Beach)
- (4) Environmentally friendly, natural, shoreline resources
- (3) Meeting the needs of many people in the community
- 6. Long-term sustainability (Planning for the future generations)
- 7. Preservation
- (%) Likelihood of success
- 9. Not commercial
- (1) Honoring the host culture
- (1) Public health and safety
- 12. Bathrooms & Parking
- 13. Negative environmental consequences
- (14) Public access to the ocean
- 15. A new Waikiki icon that would promote tourism an aquarium or a beach
- (16.) A living memorial
- 17. legal feasibility
- 18. Most Affordable (cost and fundraising potential)
- (19) Do no Harm, least Harmful (to environment and the beach)
- 20. Most feasible (permits and regulations)
- 21. Add a beach to Waikiki
- 22. Potential Feasibility

Ballot Natatorium Task Force Meeting

One vote per task force member

Print Name X FRED W. BALLARD

Signature

Put your one X in the box next to your choice in the vote column below

September 24, 2009

Option Number	Description	Details	Vote one X in one box Below
-	Status Quo	Do Nothing, Implement the Contingency Plan	
		A) Build a beach and relocate the arches at Central Oahu Regional Park	
	Memorial	B) Build a beach and relocate the arches at a site near the hao tree arbor	
	Beach Options		
7	Structures, build	C) Build a Beach and relocate the arches, rebuild the natatorium when/if private funding becomes available in the future	
	beach)		
		D) Build beach and relocate the arches, build an Aquarium when/if private funding is available and feasibility study is complete	
		A) Stabilize structures. Then redesign and rebuild the pool when/if private funding becomes available in the future.	
	Pool		
m	Restoration Options	B) Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the pool when/if private funding becomes available in the future.	X
		A) Build the world's largest aquarium on site	
4	Other Ontions		
r		B) Restore 1927 Shoreline (This option will cause Kaimana Beach to erode away)	

Modified Criteria List

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Please circle the criterion you used and add your own criteria if it is not on the list.

1 Veterans Memorial in the area

2. Cost, economically feasible, fiscally sustainable, not wasting tax payer's money

(3.) Preserve Sans Souci beach (Kaimana Beach)

4. Environmentally friendly, natural, shoreline resources

5. Meeting the needs of many people in the community

6. Long-term sustainability (Planning for the future generations)

(f). Preservation

8. Likelihood of success

9. Not commercial

10. Honoring the host culture

11. Public health and safety

12. Bathrooms & Parking

13. Negative environmental consequences

14. Public access to the ocean

15. A new Waikiki icon that would promote tourism an aquarium or a beach

(16) A living memorial

17. legal feasibility

18. Most Affordable (cost and fundraising potential)

19. Do no Harm, least Harmful (to environment and the beach)

20. Most feasible (permits and regulations)

21. Add a beach to Waikiki

22. Potential Feasibility

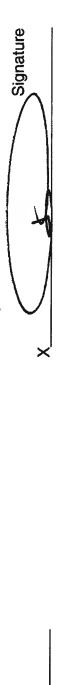
September 24, 2009

Ballot Natatorium Task Force Meeting

One vote per task force member

Print Name

Put your one X in the box next to your choice in the vote column below



Option Number	Description		
•		Details	Vote one X in one box Below
	Status Quo	Do Nothing, Implement the Contingency Plan	
		A) Build a beach and relocate the arches at Central Oahu Regional Park	
	Memorial Beach Options	B) Build a beach and relocate the arches at a site near the hao tree arbor	×
8	(Demolish all Structures, build two groins for a	C) Build a Beach and relocate the arches, rebuild the natatorium when/if private funding becomes available in the future	
	beach)	D) Build beach and relegate the arches, build an Aquarium when/if private funding is available and feasibility study is complete	700
	Pool	A) Stabilize structures. Then redesign and rebuild the pool when/if private funding becomes available in the future.	
ო	Reconstruction Restoration Options	B) Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the pool when/if private funding becomes available in the future.	
4	Other Options		
		b) Restore 1927 Shoreline (This option will cause Kaimana Beach to erode away)	

Modified Criteria List

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- 20. Most feasible (permits and regulations)
- 21) Add a beach to Waikiki
 - 22. Potential Feasibility

Ballot Natatorium Task Force Meeting

One vote per task force member

Print Name X Edgar A. Hamasy

pendan Put your one X in the box next to your choice in the vote column below Signature

September 24, 2009

2	:		
Option Number	Description	Details	Vote one X in one box Below
-	Status Quo	Do Nothing, Implement the Contingency Plan	
		A) Build a beach and relocate the arches at Central Oahu Regional Park	X
	Memorial Beach Options	B) Build a beach and relocate the arches at a site near the hao tree arbor	
N	Structures, build two groins for a	C) Build a Beach and relocate the arches, rebuild the natatorium when/if private funding becomes available in the future	
	beach)	D) Build beach and relocate the arches, build an Aquarium when/if private funding is available and feasibility study is complete	
	Pool	A) Stabilize structures. Then redesign and rebuild the pool when/if private funding becomes available in the future.	
ო	Reconstruction Restoration Options	B) Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the pool when/if private funding becomes available in the future.	
		A) Build the world's largest aquarium on site	
4	Other Options	R) Restore 1927 Shoreline (This ontion will cause Kaimana Boach to grode aurou)	
		D) restore 1927 Grotellie (1111s option will cause nailifailla beach to eroue away)	

Edgar Hamasy

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F	Please circle the criterion you used and add your own criteria if it is not on the
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(5,	Meeting the needs of many people in the community
6.	Long-term sustainability (Planning for the future generations)
7.	Preservation
(8)) Likelihood of success

- Not commercial
- 10. Honoring the host culture
- Public health and safety
- 12. Bathrooms & Parking
- 13. Negative environmental consequences
- 14) Public access to the ocean
- 15. A new Waikiki icon that would promote tourism an aquarium or a beach
- (16) A living memorial
 - 17. legal feasibility
 - 18. Most Affordable (cost and fundraising potential)
 - 19. Do no Harm, least Harmful (to environment and the beach)
- (20) Most feasible (permits and regulations)
- 21. Add a beach to Waikiki
- 22. Potential Feasibility

One vote per task force member

Print Name

V Charles Fletcher

Put your one X in the box next to your choice in the vote column below

September 24, 2009

Signature

one box Below Vote one X in (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea Build beach and relocate the arches, build an Aquarium when/if private funding is available Stabilize structures. Then redesign and rebuild the pool when/if private funding becomes Build a Beach and relocate the arches, rebuild the natatorium when/if private funding B) Restore 1927 Shoreline (This option will cause Kaimana Beach to erode away) B) Build a beach and relocate the arches at a site near the hao tree arbor A) Build a beach and relocate the arches at Central Oahu Regional Park pool when/if private funding becomes available in the future. Details Do Nothing, Implement the Contingency Plan A) Build the world's largest aquarium on site and feasibility study is complete becomes available in the future available in the future. 6 O 8 â Structures, build Reconstruction two groins for a Other Options Description Beach Option (Demolish all Restoration Status Quo Memorial Options beach) Pool Number Option N က

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September 24, 2009

Ballot Natatorium Task Force Meeting

One vote per task force member

Print Name

X KIEDSTEN FAULCHER

Put your one X in the box next to your choice in the vote column below Signature

Option Number	Description	Details	Vote one X in one box Below
-	Status Quo	Do Nothing, Implement the Contingency Plan	
		A) Build a beach and relocate the arches at Central Oahu Regional Park	
	Memorial Beach Options	B) Build a beach and relocate the arches at a site near the hao tree arbor	
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	Pool	A) Stabilize structures. Then redesign and rebuild the pool when/if private funding becomes available in the future.	
ო	Reconstruction Restoration Options	(B) Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the pool when/if private funding becomes available in the future.	X
		A) Build the world's largest aquarium on site	
4	Other Options	B) Restore 1927 Shoreline (This option will cause Kaimana Beach to erode away)	

Kraketen Faulknen

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- Q. Veterans Memorial in the area
- 2 Cost, economically feasible, fiscally sustainable, not wasting tax payer's money
- (3). Preserve Sans Souci beach (Kaimana Beach)
- (A) Environmentally friendly, natural, shoreline resources
- (5) Meeting the needs of many people in the community
- 6 Long-term sustainability (Planning for the future generations)
- (7) Preservation
- (8) Likelihood of success
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- (1). Public health and safety
- (1)2. Bathrooms & Parking
- 13. Negative environmental consequences
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- (13). A new Waikiki icon that would promote tourism an aquarium or a beach
- 16. A living memorial
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- (18) Most Affordable (cost and fundraising potential)
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- (20). Most feasible (permits and regulations)
- 21. Add a beach to Waikiki
- (22) Potential Feasibility

September 24, 2009

Put your one X in the box next to your choice in the vote column below

Ballot Natatorium Task Force Meeting

One vote per task force member
Print Name
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	2		
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		A) Build a beach and relocate the arches at Central Oahu Regional Park	
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	beach)	D) Build beach and relocate the arches, build an Aquarium when/if private funding is available	
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	Pool Reconstruction		
m	Restoration Options	B) Stabilize pool deck and walls. Open the bleachers to visitors for sitting and viewing the sea (* free to residents and perhaps a charge for tourists). Keep the restrooms open. Rebuild the pool when/if private funding becomes available in the future.	×
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4	Other Options		
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- (2) Cost, economically feasible, fiscally sustainable, not wasting tax payer's money
- (Aimana Beach)
- 4. Environmentally friendly, natural, shoreline resources
- 5. Meeting the needs of many people in the community
- (6.) Long-term sustainability (Planning for the future generations)
- (7.) Preservation
- 8.) Likelihood of success
- 9. Not commercial
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- Public health and safety
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- 14. Public access to the ocean
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- (8) Most Affordable (cost and fundraising potential)
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- 21. Add a beach to Waikiki
- 22.)Potential Feasibility

September 24, 2009

Signature

Put your one X in the box next to your choice in the vote column below

One vote per task force member

Print Name

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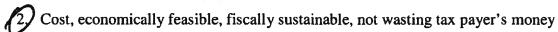
Ken Isto

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- 3. Preserve Sans Souci beach (Kaimana Beach)
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Add a beach to Waikiki

22. Potential Feasibility

One vote per task force member Print Name

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Andrew Rossitch

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G,	Long-term sustainability (Planning for the future generations)	1		
7.	Preservation			
0	Likelihood of success			
9.	Not commercial			
0	Honoring the host culture			
11.	Public health and safety			
0	Bathrooms & Parking			

- (i). Negative environmental consequences
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One vote per task force member SUN GUNES Print Name

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One vote per task force member

Print Name

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Put your one X in the box next to your choice in the vote column below

September 24, 2009

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Appendix

Task Force

Minority Report (Dissenting Opinion)



Mayor's Natatorium Task Force Dissenting Opinion

Stabilizing the pool is the most fiscally, environmentally and morally sensible course of action.

COST: Stabilizing is cheaper than demolishing

The City estimates it will cost \$14 million to stabilize the Natatorium and preserve long-term options. Furthermore, stabilization would retain the use of essential restrooms and parking and add access to the now-closed bleachers where people could sit and enjoy a panoramic view of Mamala Bay and Waikīkī.

Demolition of the entire structure, including loss of the restrooms, bleachers, parking and volleyball courts, is conservatively estimated at more than \$15 million. Repairing damage to the reef, replacing the demolished restrooms and showers would add another \$2 million to that for a total of over \$17 million. The loss of parking would most likely be unrecoverable.

REGULATORY AND LEGAL CHALLENGES: Stabilizing would have the most expedited permitting process. Demolition could face a protracted legal battle.

Proposals to demolish the historic structure will face regulatory, permitting and legal challenges that will be unpredictable, time-consuming, and expensive and cause additional delays.

In August, legal counsel from the National Trust for Historic Preservation issued a letter summarizing a lengthy list of state and federal laws and regulations that would have to be observed and approvals that would need to be obtained before demolition could begin. Among the applicable measures are the federal Rivers and Harbors Act, Clean Water Act, National Historic Preservation Act, National Environmental Policy Act, EPA regulations, and the Magnuson-Stevens Act. Additional discretionary permits include State Historic Preservation review, Coastal Zone Management, Environmental Impact Statement, Special Management Area Use Permit, Shoreline Setback Variance, and Special District Permit. Preservation advocates and veterans groups have pledged to steadfastly resist any attempts to demolish the war monument. Legal battles could add years to any demolition process and, in fact, might never result in final approval.

ENVIRONMENTAL RISKS: Stabilizing is safer than demolishing

Demolition of the Natatorium and creation of an artificial new beach risks destabilizing the existing Sans Souci beach; altering the sedimentation patterns on near-shore reefs, harming marine life and surf breaks; and causing beach erosion.

The debris from the demolition would take space in a landfill, and such demolition would cause the loss of embedded energy inherent in existing structures, as well as the expenditure of new energy for the conveyance of materials.

REDUCES LIABILITY: Stabilizing the Natatorium reduces the City's liability from the deteriorating structure.

Because it can be done quickly and without a protracted legal battle, stabilization would be the most efficient way to mitigate the city's exposure to liability created by the deteriorating pool.

MORAL CHOICES: Demolition destroys a war memorial on the State and National Historic Registers.

Act 15 specifically states the "living" War Memorial is intended as a swimming pool. Demolishing the pool is demolishing the memorial itself. Reconstructing the arched façade elsewhere does nothing to preserve a memorial dedicated to the sacrifices of Hawai'i's citizens who gave all in service to their communities, nation, and world.

Stabilizing preserves the option to restore the living war memorial to use, thereby properly honoring 102 servicemen from Hawai'i killed in World War I. It also preserves a piece of the history, architecture and culture of Hawai'i and the nation.

Stewardship of the historic, cultural and natural resources of Hawai'i is the ethical and moral obligation of the people of Hawai'i.

TOURISM IMPACTS: The Natatorium could be a major tourism asset.

A preserved and eventually restored Waikīkī War Memorial Natatorium would be a vital part of Waikīkī's "sense of place." It is in the best interest of Hawai'i to preserve its uniqueness and identity for the benefit of all its residents as well as its visitors.

RECOMMENDATION:

1

We, the undersigned members of the Mayor's Task Force, support the immediate stabilization of the Waikīkī War Memorial Natatorium.

2

We recommend immediate completion of the abandoned 2005 plan to strengthen, repair and stabilize the structure's frame (the sea walls and pool deck) and reopening of the bleacher area in order that residents and visitors have access to the War Memorial and spectacular makai vista.

We further recommend that the city engage in dialogue with state and federal agencies, non-profit organizations, business organizations and other stakeholders to craft a public-private partnership for the long-term rehabilitation, maintenance and operation of the facility.

Respectfully,

Hannie H. Anderson, Na Wahine O Ke Kai Co-Founder and Race Director Fred W. Ballard, Oahu Veterans Council Executive Director Art A. Caleda, WWII Filipino-American Veterans of Hawai'i President Donna L. Ching, Friends of the Natatorium Vice President Kiersten Faulkner, Historic Hawai'i Foundation Executive Director Brian L. Keaulana, Ocean Safety Expert