

**MINUTES FOR THE
MEETING OF THE
BOARD OF LAND OF NATURAL RESOURCES**

DATE: THURSDAY JULY 08, 2016
TIME: 9:00 A.M.
PLACE: KALANIMOKU BUILDING
LAND BOARD CONFERENCE ROOM 132
1151 PUNCHBOWL STREET
HONOLULU, HAWAII 96813

Chair Suzanne Case called the meeting of the Board of Land and Natural Resources to order at 9:00 a.m. The following were in attendance:

MEMBERS

Suzanne Case
Chris Yuen
Stanley Roehrig
Keone Downing

James Gomes
Thomas Oi
Ulalia Woodside

STAFF

Samuel Lemmo/OCCL
Alan Carpenter/SP
David Smith/DOFAW

Russell Tsuji/LAND
Jason Redulla/DOCARE

OTHERS

Bill Wynhoff/AG
Dustin Goto/K-1
Jade Ching/D-3

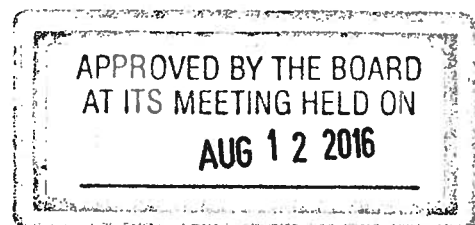
Lyle Tabata/K-1
Robert Stellmacher/D-5
Ron Green/D-4

ITEM K-1 Time Extension Request for Conservation District Use Permit (CDUP) KA-3625 Regarding Initiation and Completion of Work Deadlines for the County of Kaua'i Kekaha Landfill, Phase II Expansion, at Kekaha Waimea District, Island of Kaua'i, Tax Map Key(s) (4) 1-2-002:009 & (4) 1-2-0002:001.

Sam Lemmo Administrator for the Office of Conservation and Coastal Lands-OCCL presented item K-1.

Lyle Tabata, County Engineer for the County of Kauai introduced himself.

Member Gomes asked what the hold up was from 2012 to 2016. Tabata explained that the area where they wanted to expand was complicated and did the vertical first and held off on the lateral expansion. Tabata added that they went vertical on what was existing first.



Member Oi asked what stage they were in. Tabata indicated that they are in the process of completing their EIS and they had to renew their traffic study.

Member Oi asked if Kekaha land fill would be abandoned. Tabata responded that eventually it would be and this would give them the amount of space to site the new landfill.

Dustin Goto an Engineering Consultant working with the County, introduced himself.

Member Roehrig asked what was the hold up with DOH and why they could not get a permit. Goto disclosed that they had not applied for the portion of the land fill expansion, they selected to go vertical first while working on the engineering solution for the lateral.

Member Roehrig asked what problems they anticipate with DOH. Tabata said they had problems with the structural stability with the lateral expansion.

Member Roehrig asked what structural stability meant. Tabata detailed that it was regarding the settling of the land fill that they believed that it was addressed.

Unanimously approved as submitted (Oi, Woodside)

ITEM D-5 Cancellation of Revocable Permit No. S-7596 and the Issuance of Two (2) Perpetual Non-Exclusive Easements to Hawaiian Electric Company, Inc. for Utility Purposes, Aiea, 'Ewa, O'ahu; Tax Map Key: (1) 9-9-044:022 and 070 portions.

Russell Tsuji, administrator for Land Division-LAND, introduced himself and Item D-5. Tsuji recommended amendments to Item D-5 as follows:

- a. Amending recommendation no. 3 by adding Hawaiian Telcom, Inc. as a grantee to the two (2) nonexclusive perpetual easements for utility and communication purposes; and
- b. Adding a recommendation no. 4 to state that the character of use for the two (2) nonexclusive perpetual easements to Hawaiian Electric Company, Inc. and Hawaiian Telcom, Inc. shall read as follows:

“Right, privilege and authority to construct, reconstruct, use, maintain and repair electric and communication transmission and distribution lines, poles, guy wires and anchors over, under and across State-owned land for utility and communication purposes, including the right to trim and keep trimmed any trees in the way of any appliances and equipment.”

Robert Stellmacher, land agent with HECO, introduced himself. Stellmacher added that the RP was for HECO and Hawaiian Telcom.

Unanimously approved as amended (Gomes, Woodside)

ITEM D-4 Issuance of Right-of-Entry Permit to United States Coast Guard for Rescue Training Purposes on Unencumbered Lands, Mā‘ili, Waiānae, Oahu, Tax Map Key: (1) 8-7-006:portion of 002.

Russell Tsuji-LAND presented item D-4. A representative from the Coast Guard was present to answer questions. The representative thanked the Board for their consideration.

Unanimously approved as submitted (Gomes, Woodside)

ITEM D-3 Amend Land Patent Grant No. S-13,720 by Revising the Easement Language in the Grant; ‘Auwaiolimu, Honolulu, O‘ahu, Tax Map Key (1) 2-2-014:020 and 031.

Tsuji-LAND explained that the land patent grant that was issued had an error in the language so they are asking to amend the land patent grant.

Jade Ching on behalf of the title insurance company, Old Republic commented that they caught this error in transaction and believed that the parking should be conveyed with the easement.

Unanimously approved as submitted (Gomes, Oi)

ITEM D-2 Grant of Perpetual, Non-Exclusive Easement to the County of Hawai‘i, Department of Water Supply for Waterline Purposes, on State Lands Encumbered by Governor’s Executive Order No. 4113 to the State of Hawai‘i, Department of Accounting and General Services, and

Consent to the Department of Accounting and General Services issuing 1) a Bill of Sale for Existing Waterline and 2) a Right- of Entry for Construction and Maintenance Purposes to the County of Hawai‘i, Department of Water Supply, Waiākea, South Hilo, Hawai‘i, Tax Map Key: (3) 2-1-012:078.

Tsuji- LAND presented item D-2. No changes, no public testimony.

Unanimously approved as submitted (Roehrig, Gomes)

ITEM D-1 Sale of Portions of Remnant State Parcels to Stephen P. Rapozo, Sr. Trustee of the Stephen P. Rapozo, Sr. Trust, Mervin L. & Fay T. Rapozo, Trustees of the Mervin L. & Fay T. Rapozo Trust, Doreen A. Rita and Madeline M. Yamaguchi, Castro Tract, Kapa‘a Homesteads, 4th Series, Kawaihau, Kaua‘i, Tax Map Keys: (4) 4-6-010:004 & 005 portions.

Issuance of Immediate Right-of-Entry Permit to Stephen P. Rapozo, Sr. Trustee of the Stephen P. Rapozo, Sr. Trust, Mervin L. & Fay T. Rapozo Trustees of the Mervin L. & Fay T. Rapozo Trust, Doreen A. Rita and Madeline M. Yamaguchi for Access and Utility Purposes, Castro Tract,

Kapa'a Homesteads, 4th Series, Kawaihau, Kaua'i, Tax Map Keys: (4) 4-6-010:004 & 005 portions.

Tsuji-LAND explained that all four owners hold the title and they all own both parcels and they are asking to sell the remnant properties to them. Tsuji said they were small, only a few square feet.

Unanimously approved as submitted (Oi, Gomes)

ITEM E-1 Request for Approval of the Final Environmental Assessment for the Malaekahana State Recreation Area, Kahuku Section Park Improvements, Tax Map Keys: (1) 5-6-001: 024, 025, 045 to 047, 049, 051, and 053 to 065, Lā'ie, Ko'olauloa, O'ahu; and

Request for Authorization to the Chairperson to Issue a Finding of No Significant Impact (FONSI).

Alan Carpenter Assistant Administrator for State Parks-PARKS conveyed item E-1.

Member Downing asked why there was no investment put in after the state took over and why they went to a lessee rather than managing themselves. Carpenter responded that they have been aware with the quality of facilities there and internally discussed whether to invest in the facilities; each agreement required the tenants to maintain the structure, a provision in the lease. Member Downing asked why the PARKS is not running it versus sending it out to bid. Carpenter explained that it due to their capacity to manage the new areas. Carpenter added that they would want to manage it themselves if they were to get additional staffing.

Member Woodside asked what it would take to operate and how the different types of lease and revenue streams could help the park. Carpenter said that when Parks puts out the request for proposals, an economic statement must be explained and the lessee must be able to economically survive.

Member Woodside asked if there were examples of private public partnerships at other state parks. Carpenter explained that they had several locations. Ex. Heeia state park is privately operated through commercial operations, banquet halls, and rentals, a different model due to not having over-night use, which local's desire.

Member Roehrig asked if they talked to any of the locals that own surf schools and the possibility about more competition. Carpenter said that there are a few surf schools there, but have not received complaints from them.

Chair Case commented on this request and the contention of resource request and the request before the board. Carpenter added that they were proposing on capping the use capacity of the park.

Member Downing asked if everything functions fine on their current cap. Carpenter acknowledged that it did.

Member Downing asked how much the lessee was currently paying. Carpenter responded that it was off of a base rent versus percentage, 5% but currently did not have the lease terms present.

Chair Case noted that there was no more public testimony.

Unanimously approved as submitted (Roehrig, Woodside)

ITEM B-1 Request Board Approval to Enter into Contract for Vehicle Purchase Between the Department of Land and Natural Resources, Division of Conservation and Resources Enforcement (DOCARE), and Rainbow Chevrolet, Inc. dba Cutter Chevrolet.

Jason Redulla Acting Enforcement Chief from the Division of Conservation and Resources Enforcement-DOCARE reviewed item B-1. Redulla added that these vehicles were to replace vehicles that are currently in DOCARE's inventory and are either meeting or over service dates, resulting in higher maintenance cost.

Member Oi asked if the board had approved the purchasing of ten vehicles from the previous board, this submittal sounds familiar. Redulla responded that the previous submittal was for seven vehicles and utilizing federal funds.

Member Oi felt that the funds could be used to fill in vacancies rather than purchasing vehicles. Chair Case added that the recruitment process can take a while to find qualified applicants.

Member Downing asked where the old vehicles go. Redulla responded that they dispose them through the state disposal process, first contacting DAGS to determine if other agencies need them and other divisions in our department have taken them.

Member Yuen did not have a problem with purchasing vehicles but was hoping that the hiring process was not prolonged.

Chair Case added that the hiring process is long and is a multi-tiered challenge.

Unanimously approved as submitted (Gomes, Roehrig)

ITEM C-1 Request Approval for Selection of the Competitive Sealed Proposal Process and Authorize the Chairperson to Award, Execute, and Extend Contracts for the Implementation of Watershed Management Plans Negotiated with Private Landowners for Fiscal Year 2017.

David Smith Administrator for the Division of Forestry and Wildlife- DOFAW conveyed item C-1.

Member Yuen recused himself from the discussion.

There were no changes.

Unanimously approved as submitted (Gomes, Roehrig)

ITEM C-2 Request to Conduct a Public Hearing Regarding the Draft Kamehameha Schools Safe Harbor Agreement, Keauhou, Ka'ū, Hawai'i Island, Tax Map Key Nos. (3) 9-9-001:004, (3) 9-9-001:007, (3) 9-9-001:024, (3) 9-9-001:034, (3) 9-9-001:020, (3) 9-9-001:019, (3) 9-9-001:021, (3) 9-9-001:027, (3) 9-9-001:018, (3) 9-9-001:017, and (3) 9-9-001:035.

Member Woodside disclosed that she was a former employee of Kamehameha schools but had no conflict.

There were no changes.

Unanimously approved as submitted (Woodside, Gomes)

ITEM C-3 Request to Conduct a Public Hearing Regarding the Draft Lālānilo Habitat Conservation Plan, South Kohala District, Hawai'i Island, Tax Map Key Nos. (3) 6-6-001:071, (3) 6-6-001:076, (3) 6-8-001:001 (portion), and (3) 6-6-001:002 (portion).

ITEM WITHDRAWN

ITEM C-4 Request to Conduct a Public Hearing Regarding the Draft Pakini Nui Habitat Conservation Plan, South Point, Ka'ū District, Hawai'i Island, Tax Map Key Nos. (3) 9-3-002:025, (3) 9-3-002:006, (3) 9-3-002:023, (3) 9-3-001:006 (portion), (3) 9-3-004:001 (portion), (3) 9-3-002:999 (portion).

ITEM WITHDRAWN

10:01 AM RECESS

10:10 AM RECONVENE

ITEM M-1 Issuance of a Request for Proposals to Operate an On-Demand Airport-Based Shuttle Bus Concession, Honolulu International Airport, Tax Map Key: (1) 1-1-003: Portion of 1.

ITEM WITHDRAWN

ITEM M-2 Issuance of a Revocable Permit for Florist Concession Storage Space, Greeters of Hawaii, Ltd., Honolulu International Airport, Tax Map Key: (1) 1-1-03: 66 (Portion).

- ITEM M-3** Issuance of a Revocable Permit for Rental Car Overflow Parking, Avis Budget Car Rental, LLC, 2805 and 2815 Ualena Street, Honolulu International Airport, Tax Map Key: (1) 1-1-04: Portion of 01 and (1) 1-1-04: 02.
- ITEM M-4** Issuance of a Revocable Permit for Rental Car Vehicle Baseyards, Avis Budget Car Rental, LLC, Honolulu International Airport, Tax Map Key: (1) 1-1-70: 13, 14, 15, 29 & 30.
- ITEM M-5** Issuance of a Revocable Permit for Rental Car Vehicle Baseyards, Avis Budget Car Rental, LLC, Honolulu International Airport, Tax Map Key: (1) 1-1-70: 25, 26, 27B & 28B.
- ITEM M-6** Issuance of a Revocable Permit for Rental Car Vehicle Baseyards, DTG Operations, Inc., Honolulu International Airport, Tax Map Key: (1) 1-1-70: 16, 17 & 18.
- ITEM M-7** Issuance of a Revocable Permit for Rental Car Vehicle Baseyards, The Hertz Corporation, Honolulu International Airport, Tax Map Key: (1) 1-1-70: 20, 21, 22, 23 & 24.
- ITEM M-8** Issuance of a Direct Lease to Barbers Point Aviation Services, LLC, Kalaeloa Airport, Island of O‘ahu, State of Hawai‘i, Tax Map Key: (1) 9-1-13: Portion of 32.
- ITEM M-9** Issuance of a Revocable Permit for Aircraft Parking, Steven E. Prindle, Kalaeloa Airport, Tax Map Key: (1) 9-1-13: Portion of 32.
- ITEM M-10** Issuance of a Revocable Permit for Storage, Kuwaye Trucking, Inc., Hilo International Airport, Tax Map Key: (3) 2-1-12: Portion of 90.
- ITEM M-11** Issuance of an Industrial Land Lease by Notice at Public Auction (Space No. 800-119C), Hilo International Airport, Tax Map Key: (3) 2-1-12: Portion of 90.
- ITEM M-12** Issuance of a Revocable Permit for Aircraft Parking, K & S Helicopters, Inc., Kona International Airport at Keāhole, Tax Map Key: (3) 7-3-43: Portion of 40.
- ITEM M-13** Issuance of a Revocable Permit for Equipment Storage, K & S Helicopters, Inc., Kona International Airport at Keāhole, Tax Map Key: (3) 7-3-43: Portion of 40.
- ITEM M-14** Amend Prior Board Action of April 8, 2016, Item M-10, Replace Space No. 410-106 with Space No. 411-106, Issuance of a Revocable Permit, Civil Air Patrol, Līhu‘e Airport, Tax Map Key: (4) 3-5-01: Portion of 8.

Ross Smith Property Manager for the Department of Transportation-Airports Division-DOT-AIR reviewed items M2-M14.

Member Yuen asked if there were other interested parties that were interested in Item M-8. Smith responded that he was not aware of anyone else interested.

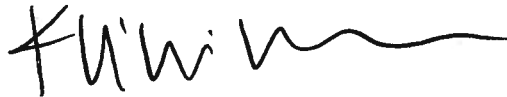
Member Gomes asked who DTG was. Smith responded that DTG is the parent company of Dollar Thrifty Rental car, their official name is DTG operations.

Chair Case asked if they had renewals of RP's or if they re-issue new ones. Smith responded that they do it as a renewal.

Unanimously approved as submitted (Roehrig, Gomes)

There being no further business, Chair Suzanne D. Case adjourned the meeting at 10:32 a.m. Recording(s) of the meeting and all written testimonies submitted at the meeting are filed in the Chairperson's Office and are available for review. Certain items on the agenda were taken out of sequence to accommodate applicants or interested parties present.

Respectfully submitted,



Ku'ulei Moses
Land Board Secretary

Approved for submittal:



Suzanne D. Case
Chairperson
Department of Land and Natural Resources