Board of Land and
Natural Resources
State of Hawai‘i
Honolulu, Hawai‘i

ISSUANCE OF A REVOCABLE PERMIT FOR
CONSTRUCTION MATERIAL STORAGE AND EQUIPMENT STAGING
WATTS CONSTRUCTORS, LLC
HONOLULU INTERNATIONAL AIRPORT
TAX MAP KEY: (1) 1-1-14: 15 (PORTION) O‘AHU

APPLICANT:

Watts Constructors, LLC, whose mailing address is 737 Bishop Street, Suite 2900, Honolulu, Hawai‘i 96813.

LEGAL REFERENCE:

Section 171-55, Hawai‘i Revised Statutes

LOCATION:

3159 Ualena Street, Honolulu International Airport
Tax Map Key: 1st Division, 1-1-14: 15 (Portion)

AREA:

Area/Space No. 005-104A, containing an area of approximately 2,500 square feet,
Area/Space No. 005-104D, containing an area of approximately 15,716 square feet, and
Area/Space No. 005-104E, containing an area of approximately 1,752 square feet,
as shown and delineated on the attached map labeled Exhibit “A”.

ZONING:

State Land Use District: Urban
City and County of Honolulu LUO: Industrial (I-2)
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LAND TITLE STATUS:

Non-ceded – Direct purchase from private land owner.
DHHL 30% entitlement lands pursuant to Hawai‘i Admission Act  YES ___ NO __

CURRENT USE STATUS:

Land presently encumbered by Governor’s Executive Order No. 3894, setting aside a
portion of Honolulu International Airport under the control and management of the State
of Hawai‘i, Department of Transportation, Airports Division (DOTA), for Airport
purposes.

The DOTA acquired the subject property together with most of the remaining properties
(except one) along the ocean (makai) side of Ualena Street, between Lagoon Drive and
Paiaea Street, in the mid 1990’s from Loyalty Enterprises, Ltd.

CHARACTER OF USE:

Watts Constructors, LLC will use the space for construction material storage and
equipment staging, at no charge, as specifically stated under State Project
No. AO1117-06, HNL Consolidated Car Rental Facility, Honolulu International Airport.

COMMENCEMENT DATE:

To be determined by the Director of Transportation at a later date.

MONTHLY RENTAL:

Not applicable (NA)

SECURITY DEPOSIT:

NA

HOLDOVER TENANCY:

NA

DCCA VERIFICATION:

Place of business registration confirmed:  YES X  NO ___
Registered business name confirmed:  YES X  NO ___
Good standing confirmed:  YES X  NO ___
CHAPTER 343. HRS - ENVIRONMENTAL ASSESSMENT:

Pursuant to Section 11-200-8(a), Environmental Impact Statement Rules of the Department of Health, State of Hawai‘i, this disposition is exempt from requirements regarding preparation of an environmental assessment, negative declaration, or environmental impact statement as required by Chapter 343, Hawai‘i Revised Statutes, as amended, relating to Environmental Impact Statements, because the proposed action falls within Exemption Class #1, Comprehensive Exemption List for the State of Hawai‘i, Department of Transportation, dated November 15, 2000, as approved by the Environmental Quality Council. Exemption Class #1 covers operations, repairs, or maintenance of existing structures, facilities, equipment, or topographical features involving negligible or no expansion or change of use beyond that previously existing.

REMARKS:

As stated under State Project No. AO1117-06, HNL Consolidated Car Rental Facility, Section 1.04 Provisions for Field Office/Storage Space: “Pending the availability of space on airport property, the State will issue a permit to the Contractor for the use of the space, at no charge, to be used specifically for a field office and/or storage of materials and equipment....”

RECOMMENDATION:

That the Board authorize the Department of Transportation to issue a month-to-month revocable permit to Watts Constructors, LLC, subject to: (1) terms and conditions herein outlined, which are by reference incorporated herein; and (2) such additional terms and conditions as may be prescribed by the Director of Transportation to best serve the interests of the State.

Respectfully submitted,

FORD N. FUCHIGAMI
Director of Transportation

APPROVED FOR SUBMITTAL:

SUZANNE D. CASE
Chairperson and Member