

**STATE OF HAWAII**  
**DEPARTMENT OF TRANSPORTATION**  
869 PUNCHBOWL STREET  
HONOLULU, HAWAII 96813-5097

JADE T. BUTAY  
DIRECTOR

Deputy Directors  
LYNN A. S. ARAKI-REGAN  
DEREK J. CHOW  
ROSS M. HIGASHI  
EDWIN H. SNIFFEN

IN REPLY REFER TO:

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

ISSUANCE OF A HANGAR FACILITIES LEASE  
BY NOTICE OF PUBLIC AUCTION  
DANIEL K. INOUE INTERNATIONAL AIRPORT  
TAX MAP KEY: (1) 1-1-72: 23

O'AHU

REQUEST:

Issuance of a Hangar Facilities Lease for the use, operation and maintenance of a hangar facility for private or commercial aeronautical operations at the Daniel K. Inouye International Airport (Airport) by Notice of Public Auction.

LEGAL REFERENCE:

Sections 171-14, -16, -17, -41, and other applicable sections of Chapter 171, Hawai'i Revised Statutes (HRS), as amended.

LOCATION AND TAX MAP KEY:

Located on the South Ramp of the Airport, Island of O'ahu, State of Hawai'i, identified by Tax Map Key: 1<sup>st</sup> Division, 1-1-72: 23

PREMISES:

Building/Room No. 212-100, consisting an area of approximately 6,636 square feet; and Area/Space No. 009-116, consisting an area of approximately 19,241 square feet, of improved, paved land, as shown and delineated on the attached map labeled Exhibit B.

ZONING:

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

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LAND TITLE STATUS:

Section 5(b) lands (ceded) of the Hawai‘i Admissions Act  
DHHL 30% entitlement lands pursuant to the Hawai‘i State Constitution: YES \_\_\_ NO X

CURRENT USE STATUS:

Land presently encumbered by Governor’s Executive Order No. 3201, setting aside a portion of the Airport under the control and management of the Department of Transportation, Airports Division, State of Hawai‘i, for Airport Purposes.

CHARACTER OF USE:

Private or commercial aeronautical purposes.

TERM OF LEASE:

Five (5) years.

LEASE COMMENCEMENT DATE:

Upon execution of the Lease.

MINIMUM UPSET:

Annual Building and Ground Rental for the First Five (5)-Year Period (Years 1-5):  
\$192,992.25 per annum, based on the fair market rental rates established in the Airports Division Procedures No. 4.5 (Schedule of Rates and Charges) for the Airport.

PERFORMANCE BOND:

The sum equal to three (3) times the monthly building and ground rental in effect.

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, HRS, 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 (DOT), 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

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topographical features involving negligible or no expansion or change of use beyond that previously existing.

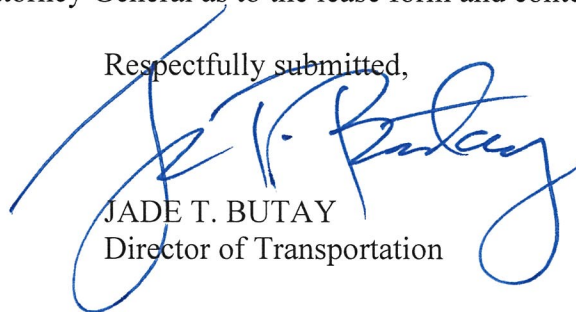
REMARKS:

In accordance with Section 171-14, -16, -17, -41 and other applicable sections of Chapter 171, HRS, relating generally to Management and Disposition of Public Lands and relating specifically to Disposition by notice of public auction, the DOT proposes to issue a hangar facilities lease for private or commercial aeronautical operations by notice of public auction.

RECOMMENDATION:

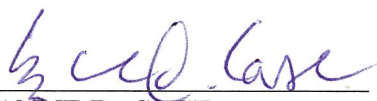
That the Board authorize the DOT issue a hangar facilities lease by notice of public auction, subject to: (1) terms and conditions herein outlined, which are by reference incorporated herein; (2) such other terms and conditions as may be prescribed by the Director of Transportation to best serve the interests of the State; and (3) review and approval of the Department of the Attorney General as to the lease form and content.

Respectfully submitted,

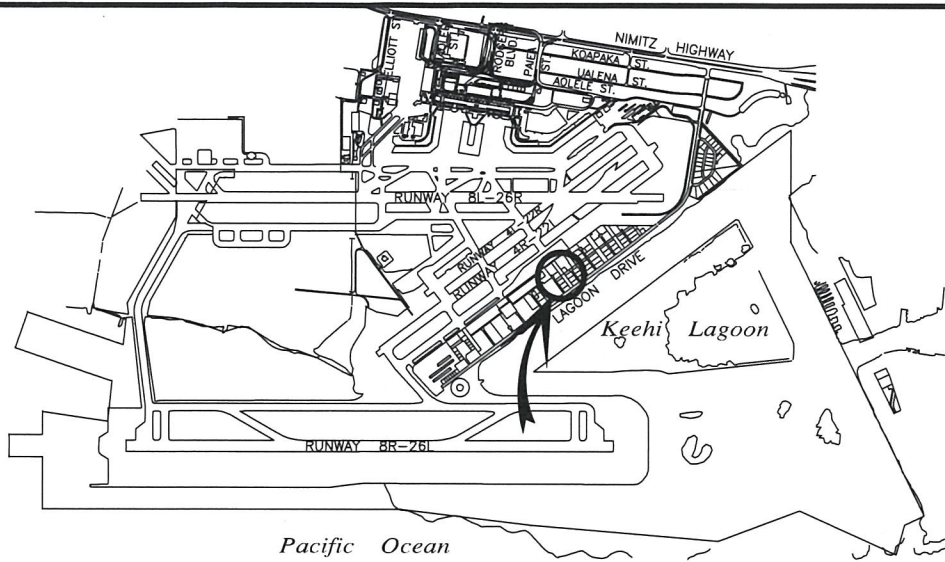


JADE T. BUTAY  
Director of Transportation

APPROVED FOR SUBMITTAL:

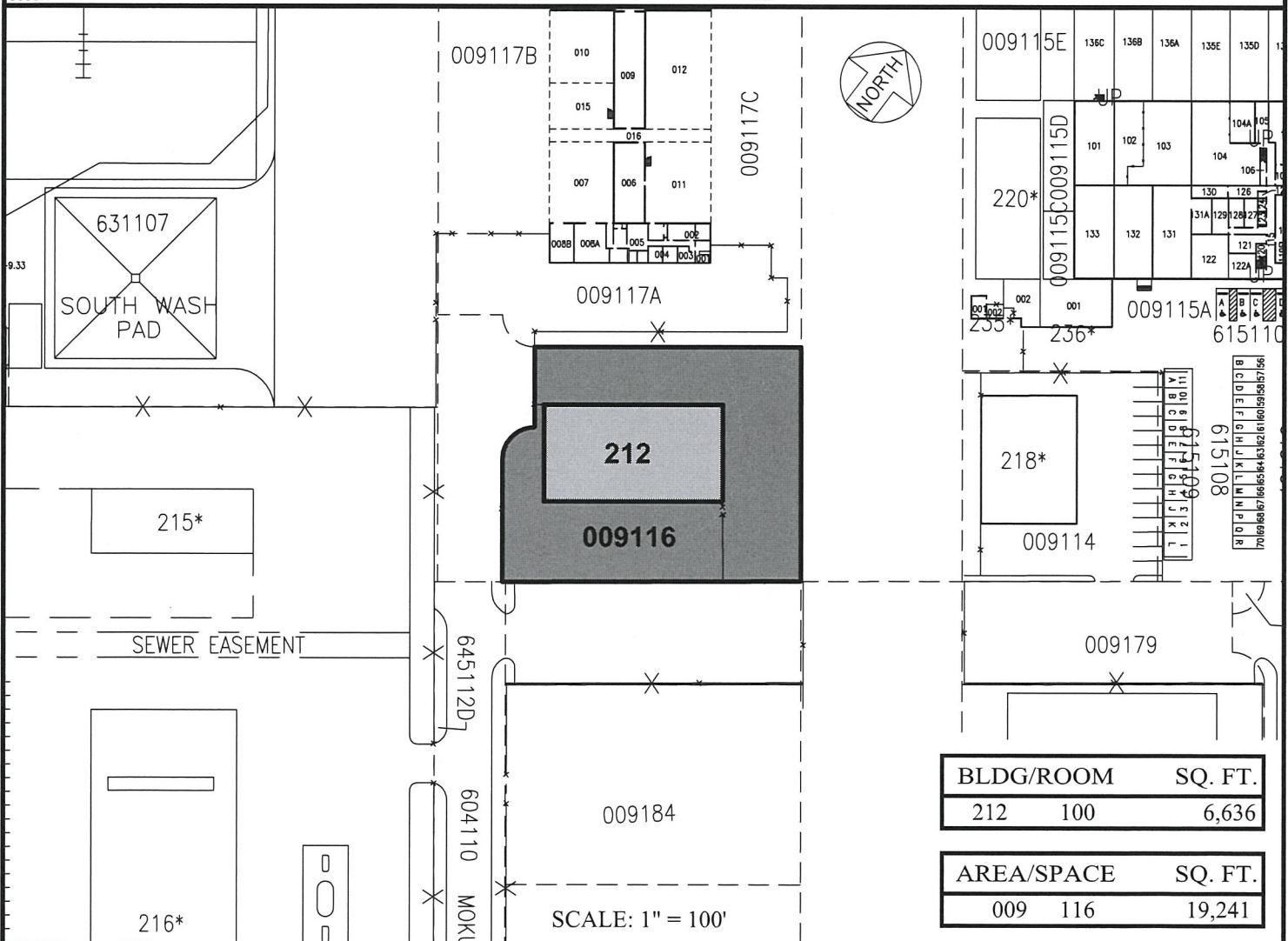


SUZANNE D. CASE  
Chairperson and Member



**LOCATION PLAN**

5000:1



BLDG/ROOM	SQ. FT.
212 100	6,636

AREA/SPACE	SQ. FT.
009 116	19,241

SCALE: 1" = 100'

DATE : MAY 2019

EXHIBIT: B



HANGAR FACILITIES LEASE

LOT SOUTH RAMP

212100  
009116  
PLAT 36