



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

Board of Land and Natural Resources
State of Hawaii
Honolulu, Hawaii

OAHU

ISSUANCE OF A MONTH-TO-MONTH PERMIT TO OCEANIC KAIMAMALA CORP., FOR OFFICE SPACE AND AN AREA FOR THEIR COMMERCIAL FISHING FACILITY, SITUATED AT PIER 18, HONOLULU HARBOR, OAHU, TAX MAP KEY NOS. (1) 1-5-039:065 (P) AND (1) 1-5-039:007 (P), GOVERNOR'S EXECUTIVE ORDER NO. 2903

LEGAL REFERENCE:

Sections 171-6, 171-13, 171-17, 171-55, and 171-59, Hawaii Revised Statutes (HRS), as amended.

APPLICANT:

Oceanic Kaimamala Corp., (Applicant) is a domestic profit corporation whose business registration and mailing address is P. O. Box 37009, Honolulu, Hawaii 96837.

CHARACTER OF USE:

Administrative offices and commercial fishing facility for their commercial fishing business.

LOCATION:

Portion of governmental lands at Pier 18, Honolulu Harbor, Oahu, Tax Map Key Nos. (1) 1-5-039:065 (P) and (1) 1-5-039:007 (P), as shown on the attached map labeled Exhibit A.

AREA: See attached Exhibit A

AREA	DESCRIPTION	TYPE	SQ. FT.	QUARTERLY RENT	ANNUAL RENT
1	Open paved land with existing improvements	Improved Paved Land	4,686	\$11,586.25	\$46,345.00
2	Quarterly Electricity charge	Electricity	N/A	\$ 733.44	\$ 2,933.76

CONSIDERATION:

Determined by Rental Reopening Appraisal by Hastings, Conboy & Associates, Ltd., for Harbor Lease No. H-99-3: Leo Ohai, on February 17, 2017.

ZONING:

State Land Use Commission: Urban
City and County of Honolulu: I-3, Waterfront Industrial District

COMMENCEMENT DATE:

To be determined by the Director of Transportation.

TRUST LAND STATUS:

Land acquired after Statehood (non-ceded).

CURRENT USE STATUS:

The Applicant is a commercial fishing corporation involved in various stages in the commercial fishing business, including producing, raising, catching, and selling seafood and maritime products. The Applicant uses the current area for office space and as a facility to support their commercial fishing operation.

LAND TITLE STATUS:

Acquired by the Department of Transportation, Harbors Division (DOT Harbors), through eminent domain proceedings; issuance of Governor's Executive Order No. 2903.

CHAPTER 343 - ENVIRONMENTAL ASSESSMENT:

This action is exempt from Office of Environmental Quality Control (OEQC) requirements pursuant to Sub-Chapter 11-200.1, Hawaii Administrative Rules, that exempts the following:

“Exemption Class 1: Operations, repairs or maintenance of existing structures, facilities, equipment or topographical features, involving minor expansion or minor change of use beyond that previously existing.”

The DOT Harbors will submit its publication request of this Exemption Notice to the OEQC for publication on the 8th of each month.

REMARKS:

Harbor Lease No. H-99-3 was issued by DOT Harbors to Mr. Leo Ohai on September 1, 1999. DOT Harbors learned about Mr. Leo Ohai's passing, consulted with the office of the Attorney General (AG) regarding the assumption of the lease by Mr. Leo Ohai's son, Mr. Nephi Ohai, and the AG determined that the Lease was no longer valid because it was issued to Mr. Leo Ohai personally. DOT Harbors requests issuing a month-to-month permit for twelve (12) months to the Applicant to give the Applicant time to relocate their fishing business, vacate the premises, and restore the site back to its condition before the issuance of the Lease. The quarterly rent and electricity charge are based on the rent set forth by Harbor Lease No. H-99-3.

The DOT Harbors has been reviewing all month-to-month permits to ensure compliance and applicability to Section 171-55, HRS. This submittal will update the month-to-month permit which is compliant with Chapter 171, HRS.

RECOMMENDATION:

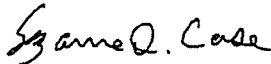
That the Board authorize the DOT Harbors to issue the Applicant a month-to-month permit for one (1) year for the above-stated purposes, subject to the terms and conditions outlined above and incorporated herein by reference, and such terms and conditions as may be prescribed by the Director of Transportation to best serve the interests of the State.

Respectfully submitted,



JADE T. BUTAY
Director of Transportation

APPROVED FOR SUBMITTAL:



SUZANNE D. CASE
Chairperson and Member
Board of Land and Natural Resources

Attachment: Exhibit A

