AMENDMENT NO. 3 TO CONCESSION AGREEMENT NO. DOT-A-18-0004
FOR THE MANAGEMENT OF ADDITIONAL SPACE AS PART OF THE
AUTOMOBILE PARKING FACILITIES
ABM AVIATION, INC.
DANIEL K. INOYUE INTERNATIONAL AIRPORT
TAX MAP KEY: (1) 1-1-14: 21 (PORTION)

REQUEST:

ABM Aviation, Inc. (ABM) requests to amend the existing Concession Agreement
No. DOT-A-18-0004 (Lease) at the Daniel K. Inouye International Airport (HNL) for the
management of additional space as part of the Automobile Parking Facilities.

APPLICANT:

ABM, incorporated in the State of Hawaii‘i, authorized to do business in the State of
Hawaii‘i, whose business address is 3049 Ualena Street, 8th Floor, Honolulu, Hawaii‘i
96819.

LEGAL REFERENCE:

Chapter 102 and Section 261-7, Hawaii‘i Revised Statutes (HRS), as amended.

LOCATION AND TAX MAP KEY:

3239 Ualena Street, City and County of Honolulu, Island of O‘ahu, State of Hawaii‘i,
identified by Tax Map Key: 1st Division, 1-1-14: 21 (Portion).

ZONING:

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

Section 5(a) lands of the Hawai‘i Admissions Act: **Non-Ceded**
DHHL 30% entitlement lands pursuant to the Hawai‘i State Constitution: **No**

TERM OF LEASE:

June 1, 2018 through May 31, 2026.

COMMENCEMENT DATE:

Upon execution of Amendment No. 3 to the Lease.

ADDITIONAL PREMISES:

Area/Space No. 3281-A, containing an area of approximately 68,584 square feet, as delineated on the attached map labeled Exhibit B-5 dated November 2020.

CONCESSION FEE:

Under Article VI of the Concession Agreement, additional space from or on which the State requires the Concessionaire to operate the Concession shall be provided free of rent; provided, however, that all revenue generated by the additional space shall be reported as gross receipts.

IMPROVEMENTS:

The Concessionaire, at its own cost and expense, shall be responsible for any renovation, upgrade, remodeling, and improvement to the additional space.

CHAPTER 343, HRS – ENVIRONMENTAL ASSESSMENT

The subject areas are confined to existing paved parcels designated for vehicle parking and curbside loading within the HNL property and within the footprint of existing terminal buildings constructed in the 1960s, 1970s and 1980s. There are no proposed construction improvements, therefore, no environmental impacts are anticipated.
BLNR – AMENDMENT NO. 3 TO THE CONCESSION AGREEMENT NO. DOT-A-18-0004
FOR THE MANAGEMENT OF ADDITIONAL SPACE AS PART OF THE AUTOMOBILE
PARKING FACILITIES, ABM AVIATION, INC.

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REMARKS:

The Department of Transportation (DOT) and ABM entered the Lease, effective
June 1, 2018, for the Management and Operation of the Automobile Parking Facilities at
HNL. The additional space to the Automobile Parking Facilities increases parking
concession revenue and is an integral part to HNL’s parking operations.

RECOMMENDATION:

That the Board approve and authorize the additional space to ABM as hereinabove
outlined and 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 DOT to best serve the interests of the State; and 3) review and approval by
the Department of the Attorney General.

Respectfully submitted,

\[ Signature \]

JADE T. BUTAY
Director of Transportation

APPROVED FOR SUBMITTAL:

\[ Signature \]

SUZANNE D. CASE
Chairperson and Member