

DAVID Y. IGE
GOVERNOR



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

JADE T. BUTAY
DIRECTOR

Deputy Directors
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 AMENDMENT NO. 2 TO CONCESSION AGREEMENT
NO. DOT-A-16-0001 FOR ADDITIONAL AUTOMOBILE PARKING FACILITIES
SP PLUS CORPORATION
ELLISON ONIZUKA KONA INTERNATIONAL AIRPORT AT KEĀHOLE
TAX MAP KEY: (3) 7-3-43: 003 (PORTION) HAWAI'I

PURPOSE:

To amend the existing Concession Agreement No. DOT-A-16-0001 at the Ellison Onizuka Kona International Airport at Keāhole for additional Automobile Parking Facilities. Under Article IV. (Premises and Use) of the Agreement, the specific areas assigned or provided for the concession activity may be changed at the discretion of the State.

LEGAL REFERENCE:

Chapter 102 and Section 261-7, Hawai'i Revised Statutes, as amended.

APPLICANT:

SP Plus Corporation (SP Plus), whose business address is 1301 East Ninth Street, Suite #1050, Cleveland, Ohio 44114.

LOCATION AND TAX MAP KEY:

Portion of Ellison Onizuka Kona International Airport at Keāhole (KOA), Kailua-Kona, Island of Hawai'i, identified by Tax Map Key: 3rd Division, 7-3-43:003 (Portion).

ZONING:

State Land Use District:
County of Hawai'i:

Urban & Conservation
Industrial (MG-1a) and Open

ITEM M-11

BLNR – ISSUANCE OF AMENDMENT NO. 2 TO CONCESSION AGREEMENT
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CORPORATION

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LAND TITLE STATUS:

Section 5(a) lands of the Hawai‘i Admission Act: Ceded
DHHL 30% entitlement lands pursuant to Hawai‘i Admission Act YES ___ NO X

TERM:

To run for the balance of the term of the existing Concession Lease that expires on
January 1, 2023.

ADDITIONAL PREMISES:

Area 004, Space 107, containing an area of approximately 25,719 square feet total, as
delineated on the attached map labeled Exhibit D; and
Area 006, Space 104B, containing an area of approximately 2,000 square feet total, as
delineated on the attached map labeled Exhibit D; and
Area 600, Space 130B, containing an area of approximately 8,160 square feet total, as
delineated on the attached map labeled Exhibit D; and
Area 820, Space 106B, containing an area of approximately 21,519 square feet total, as
delineated on the attached map labeled Exhibit D; and
Area 610, Space 153, containing an area of approximately 1,620 square feet total, as
delineated on the attached map labeled Exhibit E; and
Area 610, Space 177, containing an area of approximately 2,614 square feet total, as
delineated on the attached map labeled Exhibit E.

IMPROVEMENTS:

SP Plus at its own cost and expense shall be responsible for any renovation, upgrade,
remodeling and improvements to the additional Parking Facilities.

RENTAL:

All revenue generated by the additional Parking Facilities shall be reported as Gross
Receipts under the Concession Agreement.

DCCA VERIFICATION:

Place of business registration confirmed:	YES <u>X</u>	NO ___
Registered business name confirmed:	YES <u>X</u>	NO ___
Good standing confirmed:	YES <u>X</u>	NO ___

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CHAPTER 343, HRS – ENVIRONMENTAL ASSESSMENT:

The Department of Transportation (DOT) has determined that the minimal impacts of this action is exempt, pursuant to Hawaii Administrative Rules, Section 11-200.1-16 (b); the impact of leasing space on an existing paved area are de minimis.

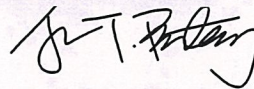
REMARKS:

The Department of Transportation and SP Plus entered into that certain Concession Agreement No. DOT-A-16-0001, effective September 1, 2016, for the Management and Operation of the Automobile Parking Facilities at the Ellison Onizuka Kona International Airport at Keāhole. The additional Parking Facilities are integral to SP Plus' operational capabilities and the Airport will benefit from higher revenue and enhance service to the traveling public.

RECOMMENDATION:

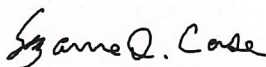
That the Board approve and authorize: (1) the Department of Transportation to amend Article IV. (Premises and Use) of the subject Agreement as herein outlined, which are by reference incorporated herein; (2) such other terms and conditions as may be prescribed by the Director of Transportation to best serve the interests of the State; and (3) review and approval by the Department of the Attorney General.

Respectfully submitted,



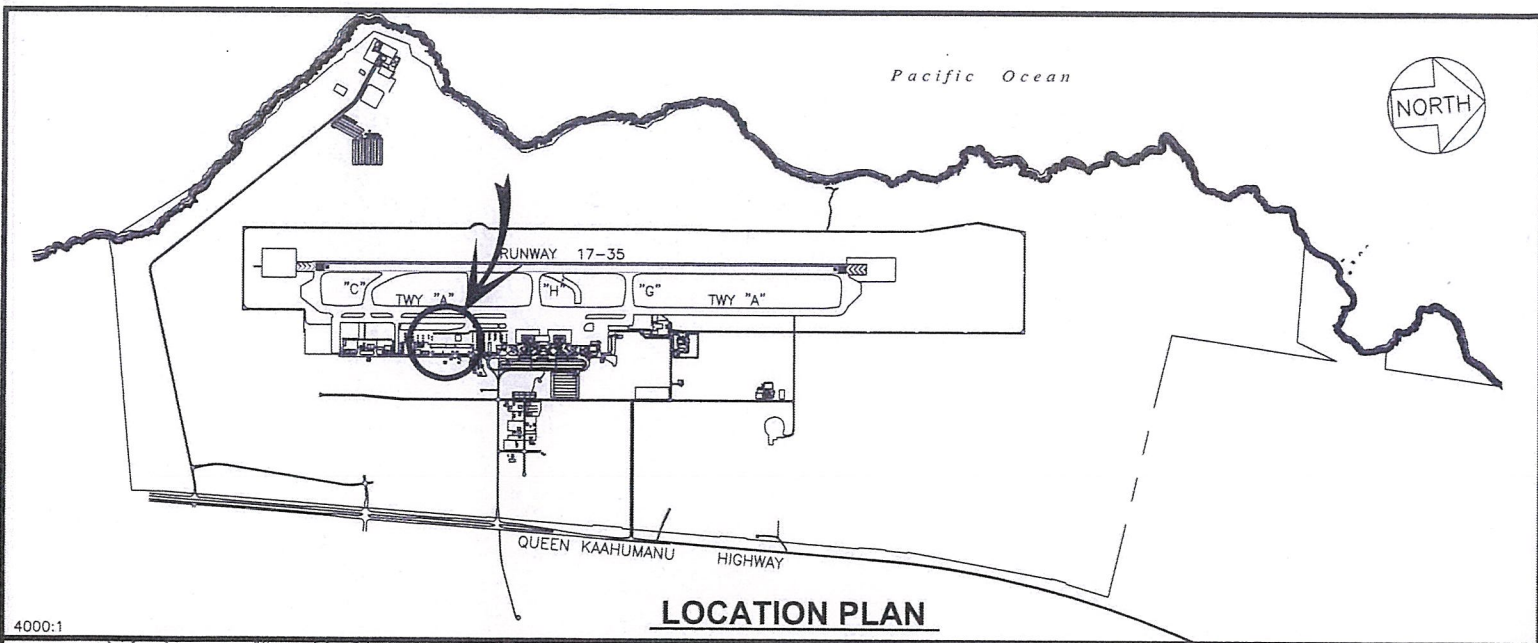
JADE T. BUTAY
Director of Transportation

APPROVAL FOR SUBMITTAL:



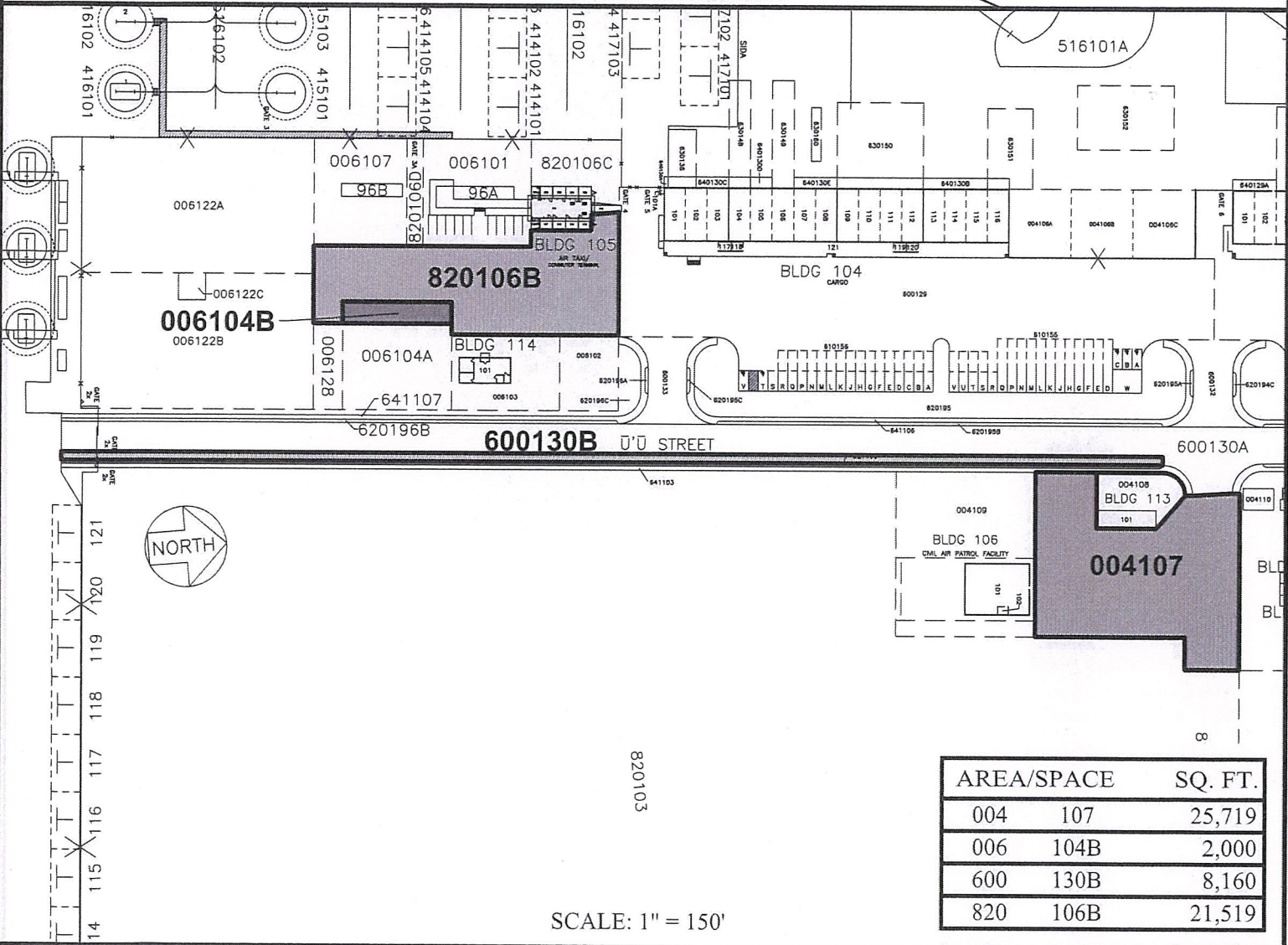
SUZANNE D. CASE
Chairperson and Member

Pacific Ocean



LOCATION PLAN

4000:1



AREA/SPACE	SQ. FT.
004 107	25,719
006 104B	2,000
600 130B	8,160
820 106B	21,519

SCALE: 1" = 150'

DOTA-16-0001, Amend #1

DATE : OCTOBER 2021

EXHIBIT: **D**

Airports Division
Adobe Sign Transaction Number CBJCHBCAABAAPyW1bSAILv2AZyGf1K-2NAyjJvNO359

SP PLUS CORPORATION

PARKING

004107,
006104B,
600130B,
820106B
PLAT C1, 59