



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

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IN REPLY REFER TO:

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

**OAHU**

ISSUANCE OF SIX MONTH-TO-MONTH REVOCABLE PERMITS TO ALASKA MARINE LINES, INC., FOR A NON-EXCLUSIVE SURFACE EASEMENT, OFFICE TRAILERS, STORAGE SPACES, AND PARKING AREA SITUATED AT PIER 5, KALAELOA BARBERS POINT HARBOR, ISLAND OF OAHU, TAX MAP KEY NOS. (1) 9-1-074:037 (P) AND (1) 9-1-014:024 (P), UNDER GOVERNOR'S EXECUTIVE ORDER NOS. 3383 AND 3644

**LEGAL REFERENCE:**

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

**APPLICANT:**

Alaska Marine Lines, Inc. (Applicant), is a foreign profit corporation whose mailing address is Lynden Incorporated, 18000 International Boulevard, Suite 800, Seattle, Washington 98188.

**CHARACTER OF USE:**

For a non-exclusive surface easement (pier modification and cleat), office trailers, storage spaces, and parking area to support its marine transportation business.

**LOCATION:**

Portion of governmental lands at Pier 5, Kalaeloa Barbers Point Harbor, island of Oahu, Tax Map Key Nos. (1) 9-1-074:037 (P) and (1) 9-1-014:024 (P), under Governor's Executive Order Nos. 3383 and 3644, as shown on the attached map labeled Exhibit A.

**AREA: See attached Exhibit A**

AREA	DESCRIPTION	TYPE	SQ. FT.	RATE PER SQ. FT.	MONTHLY RENTAL CHARGE	SECURITY DEPOSIT
1	Parking (eight stalls)	Industrial Warehouse	1,296	\$1.32	\$1,710.72	\$3,421.44
2	Storage Container	Industrial Warehouse	160	\$1.32	\$211.20	\$422.40
3	Office Trailer	Improved Land-paved	632	\$0.35	\$221.20	\$442.40
4	Storage area in yard	Improved Land-paved	9,000	\$0.35	\$3,150.00	\$6,300.00
5	Two story Office Trailer with stairs	Improved Land-paved	1,344	\$0.35	\$470.40	\$940.80
6	Area of Pier 5 for modification and non-exclusive use of surface easement and cleat	Improved Land-paved	2,298	\$0.26	\$597.48	\$1,194.96
					<u>\$6,361.00</u>	<u>\$12,722.00</u>
					<b>Total Monthly Rental</b>	<b>Total Security Deposit</b>

**CONSIDERATION:**

Determined by appraisal as of January 1, 2021, for Revocable Permits in Kalaeloa Barbers Point Harbor.

**ZONING:**

State Land Use Commission:	Urban
City and County of Honolulu:	I-3 (Waterfront Industrial District)
	P-2 (General Preservation District)

**COMMENCEMENT DATE:**

To be determined by the Director of Transportation.

**TRUST LAND STATUS:**

Public Land Trust Information System lists status as multiple for Tax Map Key No. (1) 9-1-014:024 (P) and as acquired after statehood for Tax Map Key No. (1) 9-1-074:037 (P).

**CURRENT USE STATUS:**

Currently, the Applicant uses the areas for its non-exclusive surface easement (pier modification and cleat), office trailers, storage areas, and parking.

**LAND TITLE STATUS:**

Acquired by the Department of Transportation, Harbors Division (DOTH), through eminent domain proceedings by issuance of Governor's Executive Order Nos. 3383 and 3644.

**CHAPTER 343 - ENVIRONMENTAL ASSESSMENT:**

This use is exempt from the Office of Environmental Quality Control requirements pursuant to Section 11-200.1, Hawaii Administrative Rules (HAR), which 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 DOTD deems the action as de minimis and exempts it from the preparation of an exemption notice in accordance with Section 11-200.1-16(b), HAR.

The exemption declaration for the action described above is based on the Exemption List for the DOTD, reviewed and concurred to by the Environmental Council on February 1, 2022.

**REMARKS:**

The Applicant is a full-service marine cargo transportation company with barge service that includes Hawaii, Alaska, and Canada. The Applicant offers bi-weekly service to and from Hawaii. The Applicant moves all types of freight including everyday items like groceries, cars, and building materials to oversized bulky equipment for specialized construction projects. It also has specialized containers made specifically to transport refrigerated, dry, bulk liquid, and standard cargo.

**RECOMMENDATION:**

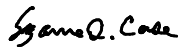
That the Board authorize the DOTH to issue the Applicant six Month-to-Month Revocable Permits for the above-stated purposes, subject to the terms and conditions outlined above and incorporated herein by reference, and such terms and conditions as may be prescribed by the Director of Transportation to best serve the interest of the State.

Respectfully submitted,



JADE T. BUTAY  
Director of Transportation

APPROVED FOR SUBMITTAL:



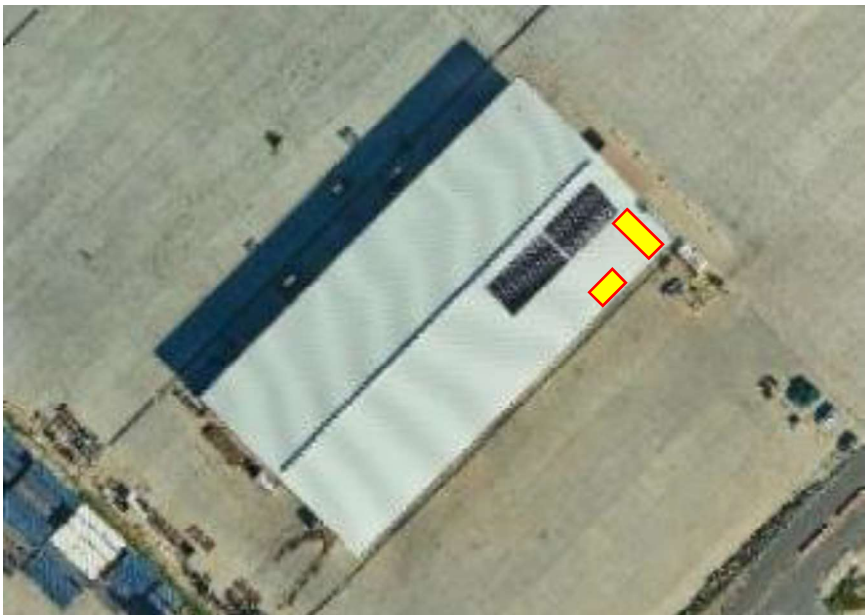
SUZANNE CASE  
Chairperson and Member  
Board of Land and Natural Resources



**AML Revocable Permit Areas:**

1. Parking (8 stalls)
2. Storage Container
3. Office Trailer
4. Container Storage Area
5. Two Story Office Trailer with stairs
6. Area of Pier 5 for modification and non-exclusive use of surface easement and cleat

Area 1 - Parking (8 stalls)

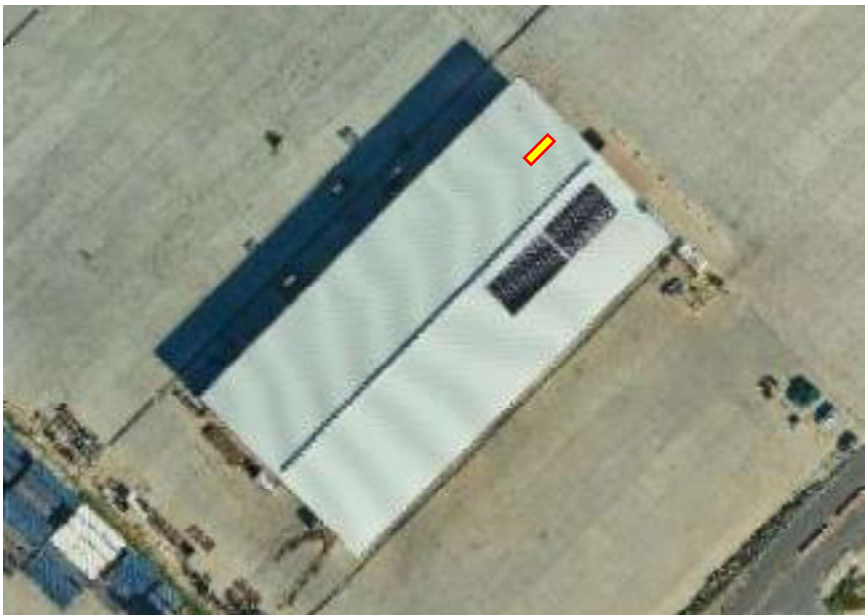


AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ.FT.
1	Parking (8 stalls)	Warehouse	72'	18'	1,296





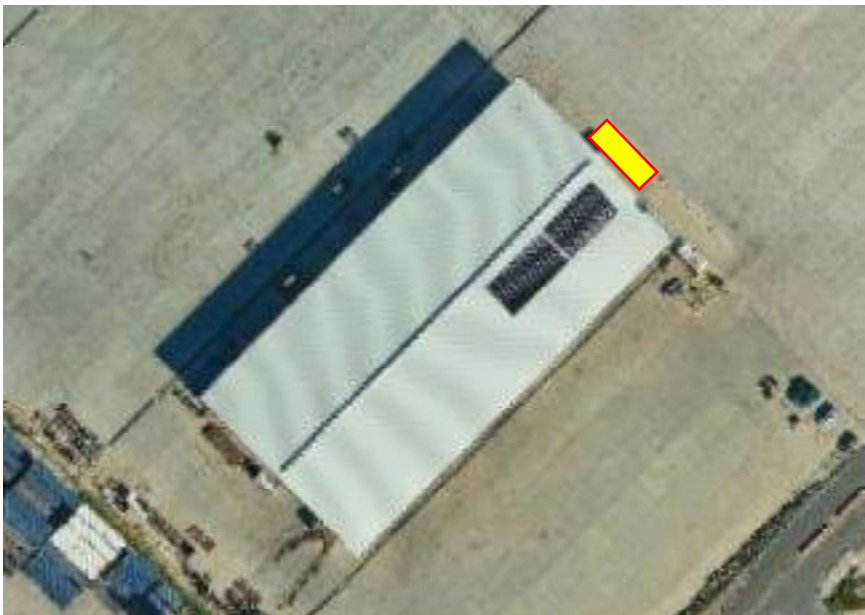
Area 2 - Storage Container



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ.FT.
2	Storage Container	Warehouse	8'	20'	160



Area 3 - Office Trailer



AREA	DESCRIPTION	TYPE	DIMENSIONS	SQ.FT.
3	Office Trailer	Improved Land-paved	44' x 12' = 528' 4' x 26' = 104' (2 staircases)	632

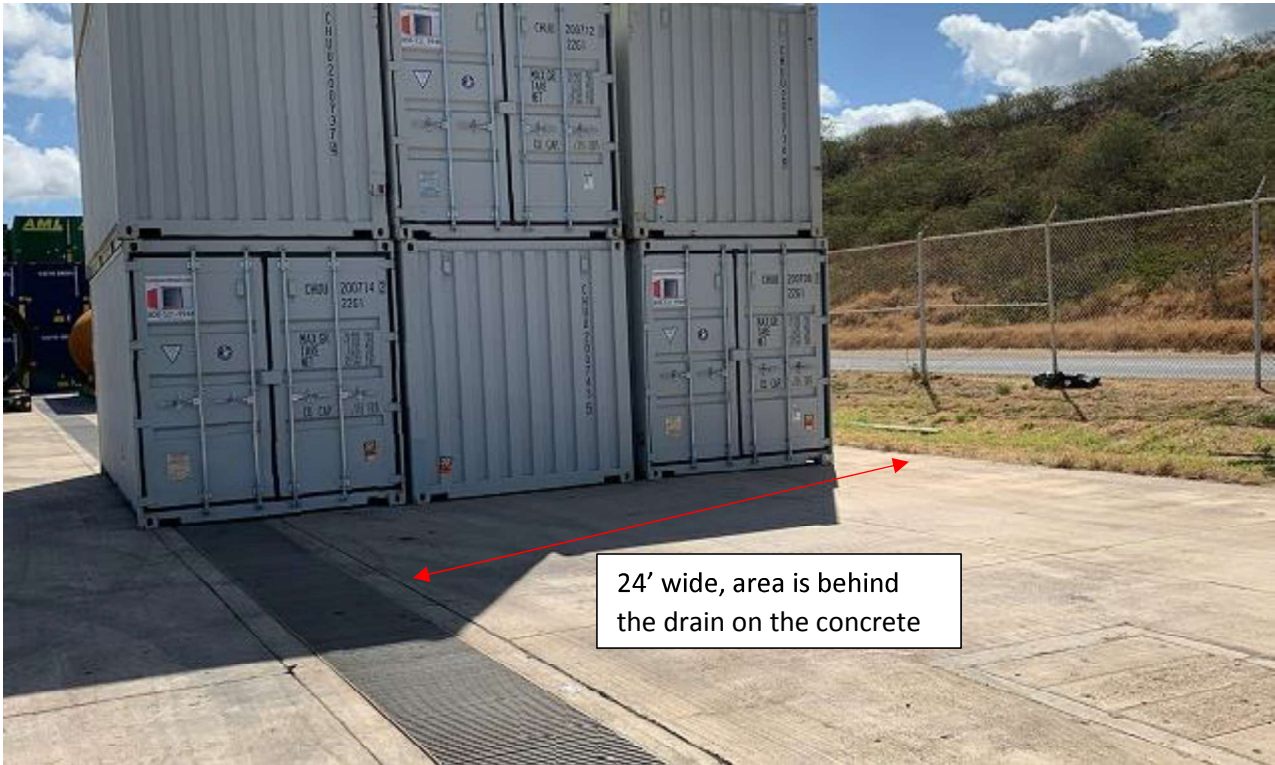




Area 4 - Container Storage Area

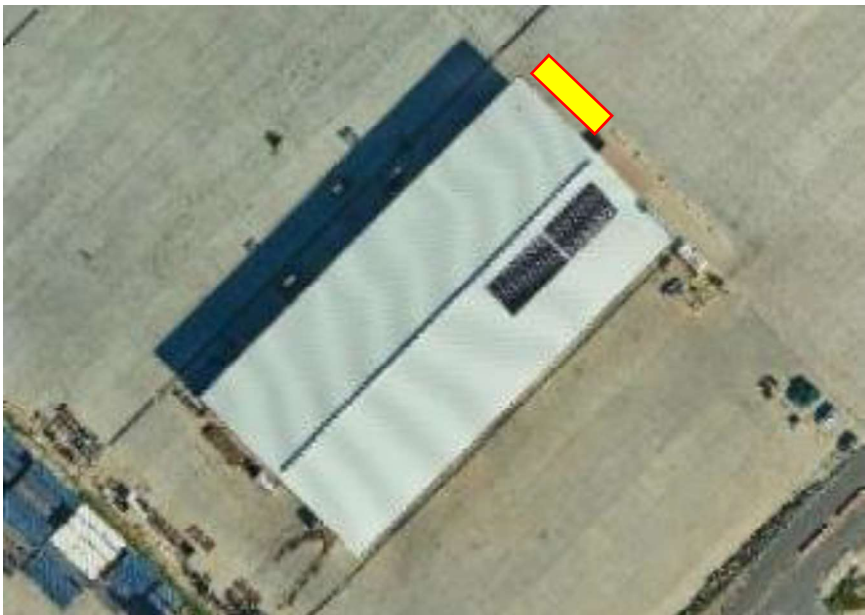


AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ.FT.
4	Storage area in yard	Improved Land-paved	24'	375'	9,000



24' wide, area is behind  
the drain on the concrete

Area 5 – Two-story Office Trailer with stairs

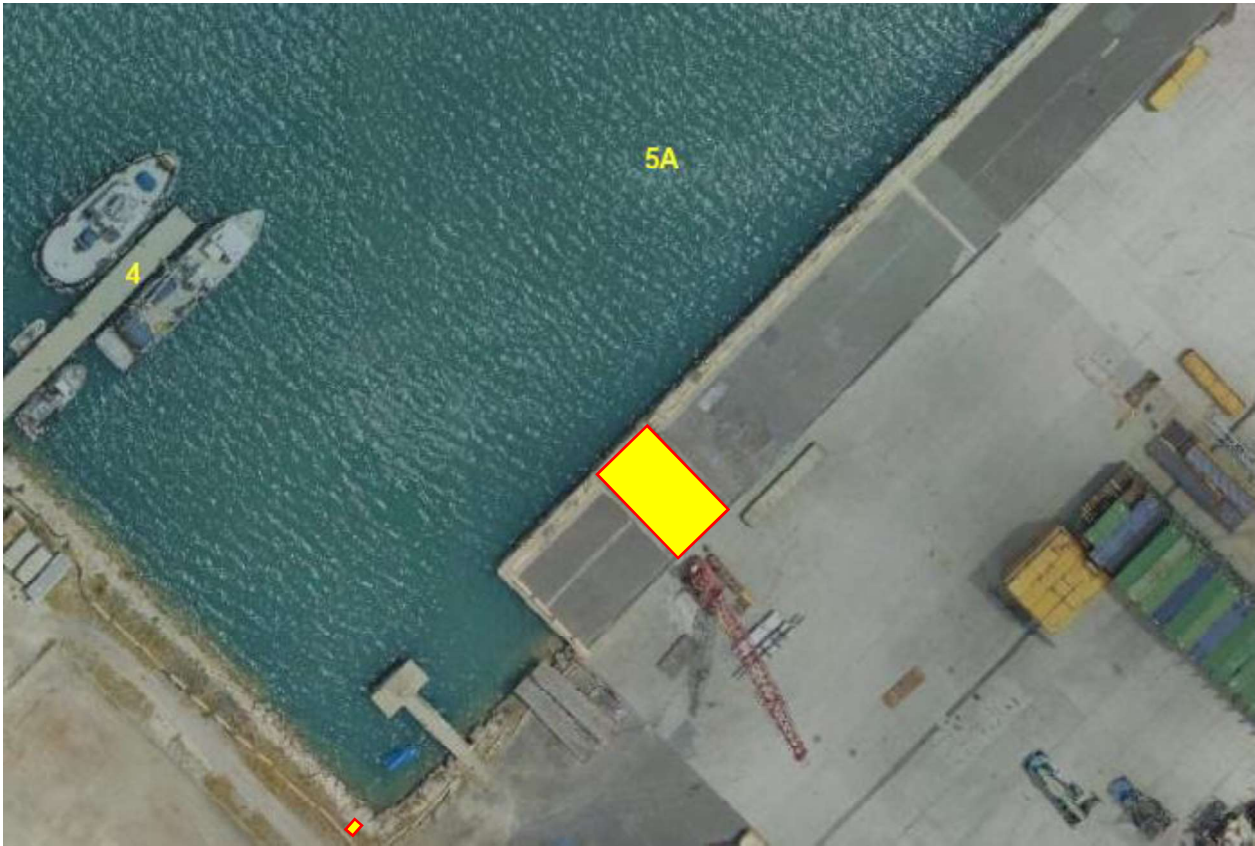


AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ.FT.
5	Two-story Office Trailer with stairs	Improved Land-paved	24'	56'	1,344





**Area 6 – Area of Pier 5 for modification and non-exclusive use of surface easement and cleat**



AREA	DESCRIPTION	TYPE	DIMENSIONS	SQ.FT.
6	Area of Pier 5 for modification and non-exclusive use of surface easement and cleat	Improved Land-paved	(58' x 39' = 2,262) (6' x 6' = 36)	2,298

