



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 Hawai'i
Honolulu, Hawai'i

ISSUANCE OF A REVOCABLE PERMIT FOR WAREHOUSE SPACE FOR A
LICENSED LIVE TROPICAL FISH IMPORT/EXPORT BUSINESS AND A
WHOLESALE MADE-IN-HAWAII PRODUCTS DISTRIBUTION BUSINESS
HAWAIIAN SEALIFE INC.
DANIEL K. INOUE INTERNATIONAL AIRPORT
TAX MAP KEY: (1) 1-1-004: 021 (PORTION)

O'AHU

APPLICANT/LESSEE:

Hawaiian Sealife Inc. (HSI), a Hawai'i corporation, whose business address is 3239
Ualena Street, Ground Floor, Honolulu, Hawai'i 96819.

LEGAL REFERENCE:

Sections 171-55 and 261-7, Hawai'i Revised Statutes (HRS).

LOCATION AND TAX MAP KEY:

3239 Ualena Street, portion of Daniel K. Inouye International Airport (Airport), Island of
O'ahu, State of Hawai'i, identified by Tax Map Key: 1st Division, 1-1-004: 021 (Portion).

AREA:

Bldg/Room No. 184-102A, containing an area of approximately 3,549 square feet,
as shown and delineated on the attached map labeled Exhibit A.

ZONING:

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

ITEM M-19

BLNR – ISSUANCE OF A REVOCABLE PERMIT FOR WAREHOUSE SPACE FOR A
LICENSED LIVE TROPICAL FISH IMPORT/EXPORT BUSINESS AND A WHOLESALE
MADE-IN-HAWAII PRODUCTS DISTRIBUTION BUSINESS, HAWAIIAN SEALIFE INC.
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LAND TITLE STATUS:

Non-ceded – Direct purchase from private land owner.

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. 3894, setting aside a portion of the Airport under the control and management of the State of Hawai‘i, Department of Transportation, Airports Division (DOTA), for Airport purposes.

The DOTA acquired the subject property together with most of the remaining properties (except one) along the ocean (makai) side of Ualena Street, between Lagoon Drive and Paiea Street, in the mid 1990’s from Loyalty Enterprises, Ltd.

CHARACTER OF USE:

HSI will use the space as a warehouse for a licensed tropical fish import/export business and wholesale Made-In-Hawaii products distribution business. HSI will use a portion of the warehouse to house fish tanks for live tropical fish as part of an import/export business servicing the Cook and Fiji Islands. HSI will also use a portion of the warehouse to store licensed, Made-In-Hawaii products and delivery service of the products to various local grocery stores.

COMMENCEMENT DATE:

Upon execution of the revocable permit.

MONTHLY RENTAL:

\$5,997.81 (as determined from the DOTA schedule of rates and charges established by appraisal of Airports property statewide plus \$1,384.11 for utilities).

SECURITY DEPOSIT:

\$17,993.43, or three (3) times the monthly rent in effect.

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 ___

CHAPTER 343, HRS - ENVIRONMENTAL ASSESSMENT:

The DOTA has determined that the subject land areas are covered by the Honolulu International Airport Ualena Street Industrial Lots Acquisition and Chevron Property Acquisition Environmental Assessment (EA) dated October 1990. The EA is published by the Office of Environmental Quality Control (OEQC) in the November 8, 1990 issue of the Environmental Notice. Accordingly, the actions have been determined to have little or no impact upon the environment.

REMARKS:

In accordance with Sections 171-55, HRS, relating to Permits, and 261-7, HRS, relating to Operation and Use Privileges, the Department of Transportation proposes to issue a month-to-month revocable permit to HSI for warehouse space to operate a licensed live tropical fish import/export business and a wholesale Made-In-Hawaii products warehouse and product delivery service at the Airport.

RECOMMENDATION:

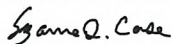
Based on this submittal, testimony and facts presented, the Department of Transportation recommends the Board finds that approving the issuance of a month-to-month Revocable Permit to HSI, including its conditions and rent, will serve the best interests of the State.

Respectfully submitted,

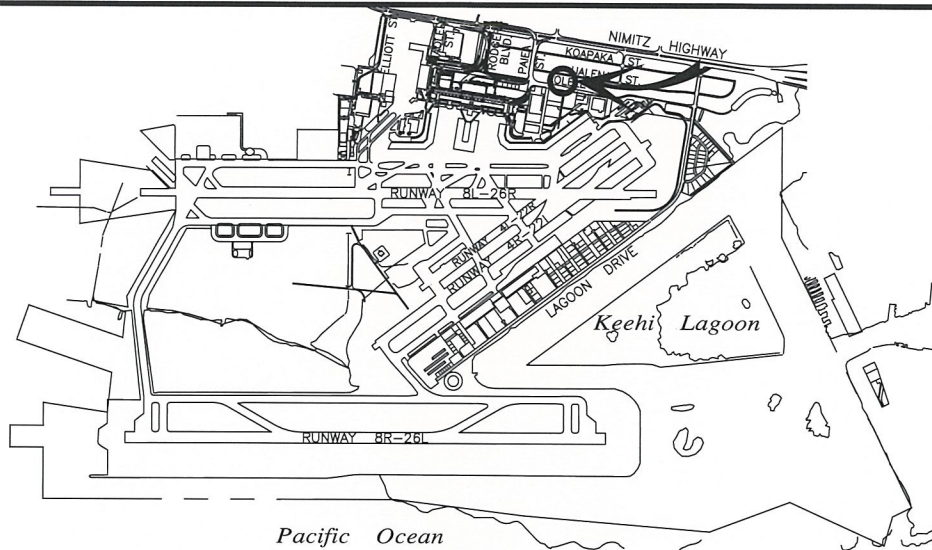


EDWIN H. SNIFFEN
Director of Transportation

APPROVED FOR SUBMITTAL:

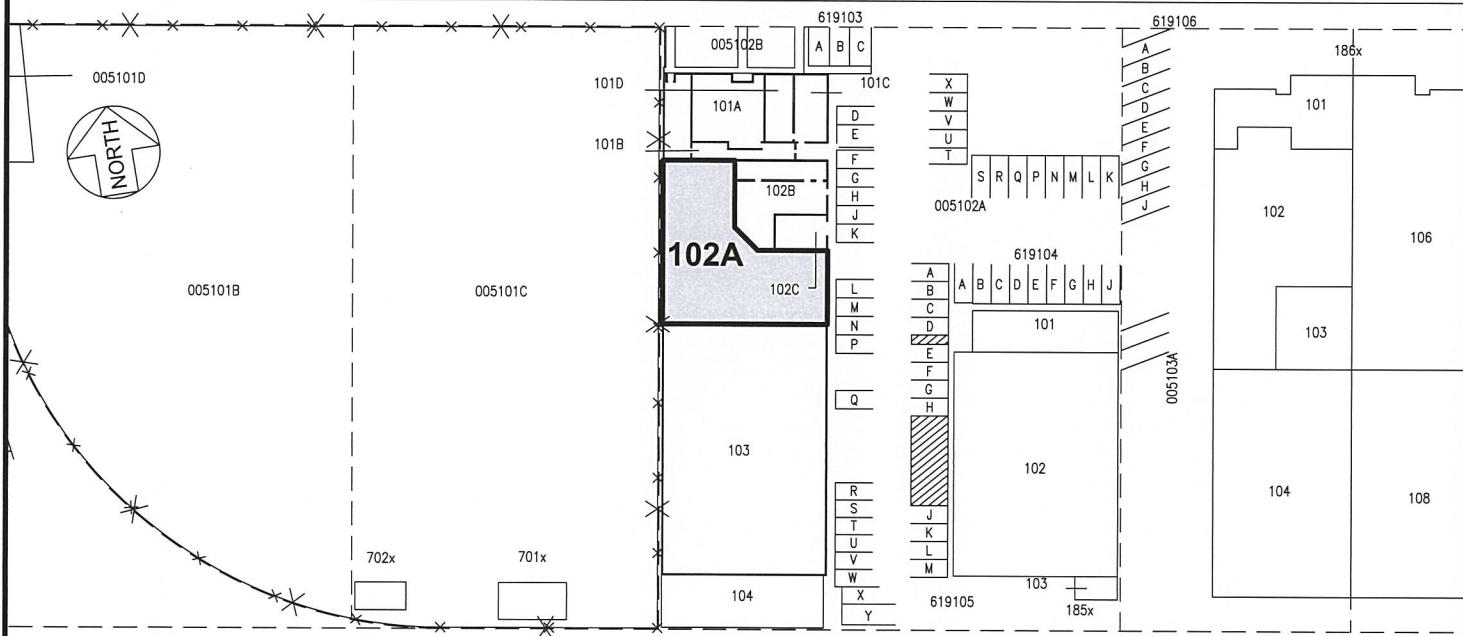


SUZANNE D. CASE
Chairperson
Board of Land and Natural Resources



LOCATION PLAN

5000:1



651102

OPEN DITCH

SCALE: 1" = 60'

AREA/SPACE	SQ. FT.
184 102A	3,549

RP-9362

DATE : DECEMBER 2022

EXHIBIT: **A**



Airports Division

HAWAIIAN SEALIFE, INC.

LOT
ALONG UALENA STREET

184102A

PLAT 49

DANIEL K. INOUE INTERNATIONAL AIRPORT