

JOSH GREEN, M.D.  
GOVERNOR



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

EDWIN H. SNIFFEN  
DIRECTOR

Deputy Directors  
DREANALEE K. KALILI  
TAMMY L. LEE  
ROBIN K. SHISHIDO  
JAMES KUNANE TOKIOKA

IN REPLY REFER TO:

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

ISSUANCE OF A LEASE FOR ADMINISTRATIVE PURPOSES  
U.S. GENERAL SERVICES ADMINISTRATION ON BEHALF OF  
THE U.S. DEPARTMENT OF HOMELAND SECURITY,  
TRANSPORTATION SECURITY ADMINISTRATION  
LIHUE AIRPORT  
TAX MAP KEY: (4) 3-5-001: PORTION OF 135

KAUAI

APPLICANT:

U.S. General Services Administration on behalf of the U.S. Department of Homeland Security, Transportation Security Administration (GSA/TSA), whose mailing address is 333 W. Broadway, Suite 1001, San Diego, California 92101.

LEGAL REFERENCE:

Section 171-59 (b), and other applicable sections of Chapter 171, Hawaii Revised Statutes (HRS), as amended.

LOCATION AND TAX MAP KEY:

Portion of Lihue Airport (LIH), Lihue, Island of Kauai, State of Hawaii, identified by Tax Map Key: 4<sup>th</sup> Division, 3-5-001: Portion of 135.

AREAS:

Building/Room No. 306-246A, containing an area of approximately 95 square feet, as shown, and delineated on the attached map labeled Exhibit A.

Building/Room No. 306-305, containing an area of approximately 867 square feet, as shown, and delineated on the attached map labeled Exhibit B.

**ITEM M-9**

ZONING:

State Land Use District: Urban  
County of Kauai: Industrial General/Special Treatment-Public Use (IG/ST-P)

LAND TITLE STATUS:

Section 5(a) lands of the Hawaii Admission Act: Non-Ceded  
DHHL 30% entitlement lands pursuant to Hawaii Admission Act: YES \_\_\_ NO X

CURRENT USE STATUS:

Land presently encumbered by Governor's Executive Order No. 4614, dated October 28, 2019, setting aside 883.583 acres designated as Lihue Airport to be under the control and management of the State of Hawaii, Department of Transportation for Airport Purposes.

CHARACTER OF USE:

GSA/TSA will use the spaces for administrative purposes as storage and an office/breakroom to support the Transportation Security Administration's (TSA) operation at LIH.

TERM OF LEASE:

Five (5) years.

COMMENCEMENT DATE:

Upon execution of the Lease.

ANNUAL RENTAL:

\$26,913.24 per annum (\$19,823.40, as determined from the DOTA schedule of rates and charges established by appraisal of Airports property statewide, plus \$4,506.84 for utilities and \$2,601.00 for air conditioning for Building/Room No. 306-305).

CHAPTER 343, HRS - ENVIRONMENTAL ASSESSMENT:

The State of Hawaii, Department of Transportation, Airports Division, has determined that the environmental impacts of the proposed tenant use for the subject land use is covered by the Lihue Airport Master Plan Environmental Impact Statement, published by the Environmental Quality Commission (EQC) in the August 8, 1976 and August 23, 1976, issues of EQC Bulletin and accepted by the Governor on April 26, 1977. Accordingly, all relevant mitigation from the EIS and best management practices will be implemented to address the minimum impacts of this action.

REMARKS:

In accordance with Sections 171-59 (b), and other applicable sections of Chapter 171 HRS, as amended, relating generally to Management and Disposition of Public Lands, and relating specifically to the Disposition by Negotiation, the Department of Transportation (DOT) proposes to issue a directly negotiated lease to GSA/TSA for storage space and an office/breakroom to support TSA operations at LIH.

RECOMMENDATION:

That the Board authorize the DOT to issue a directly negotiated lease to GSA/TSA, subject to: (1) terms and conditions herein outlined, which are by reference incorporated herein; and (2) such additional 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 of the Department of the Attorney General as to the lease form and content.

Respectfully submitted,



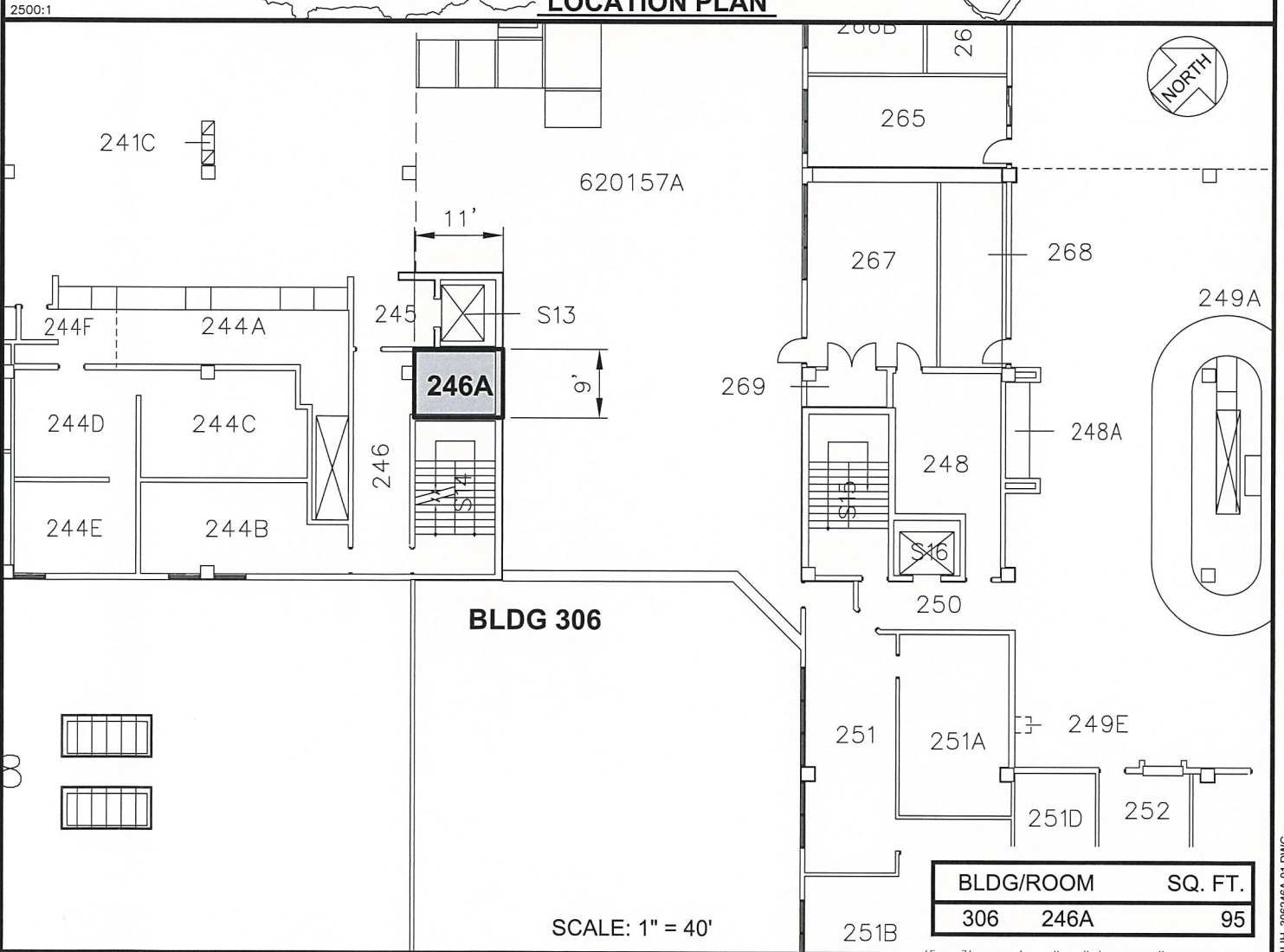
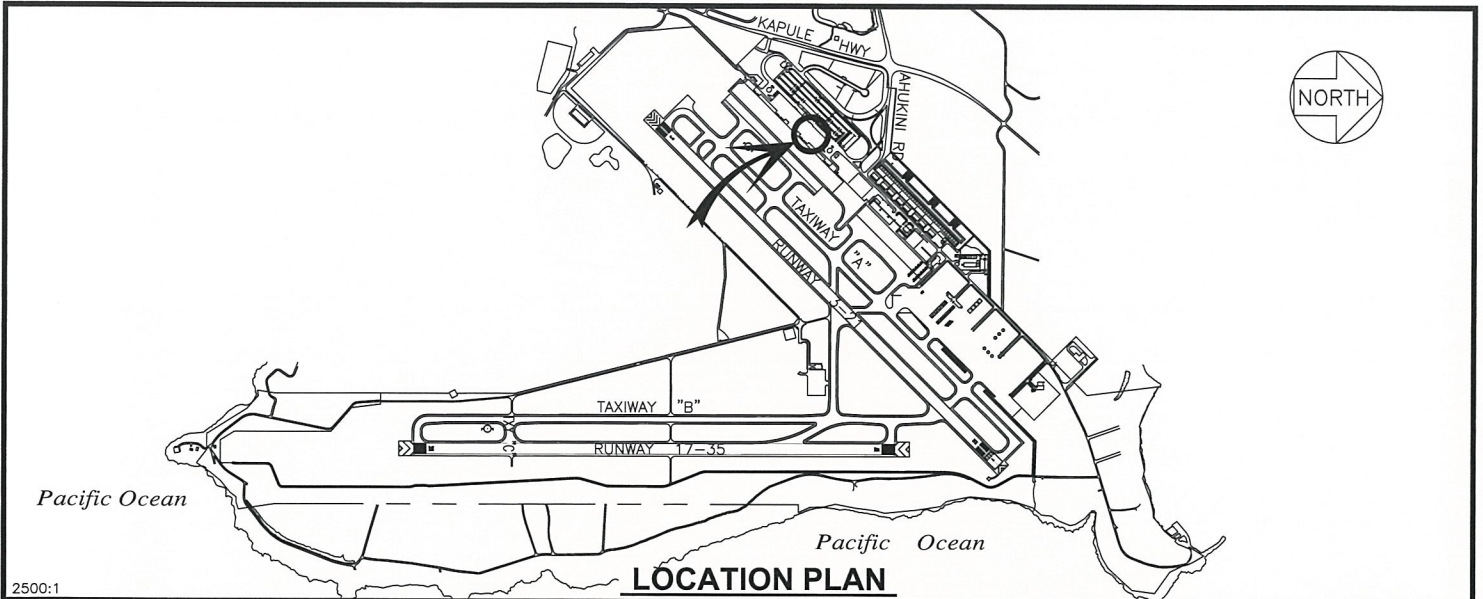
EDWIN H. SNIFFEN  
Director of Transportation

APPROVED FOR SUBMITTAL:



DAWN N. S. CHANG  
Chairperson  
Board of Land and Natural Resources





DATE : OCTOBER 2022 EXHIBIT: **A**



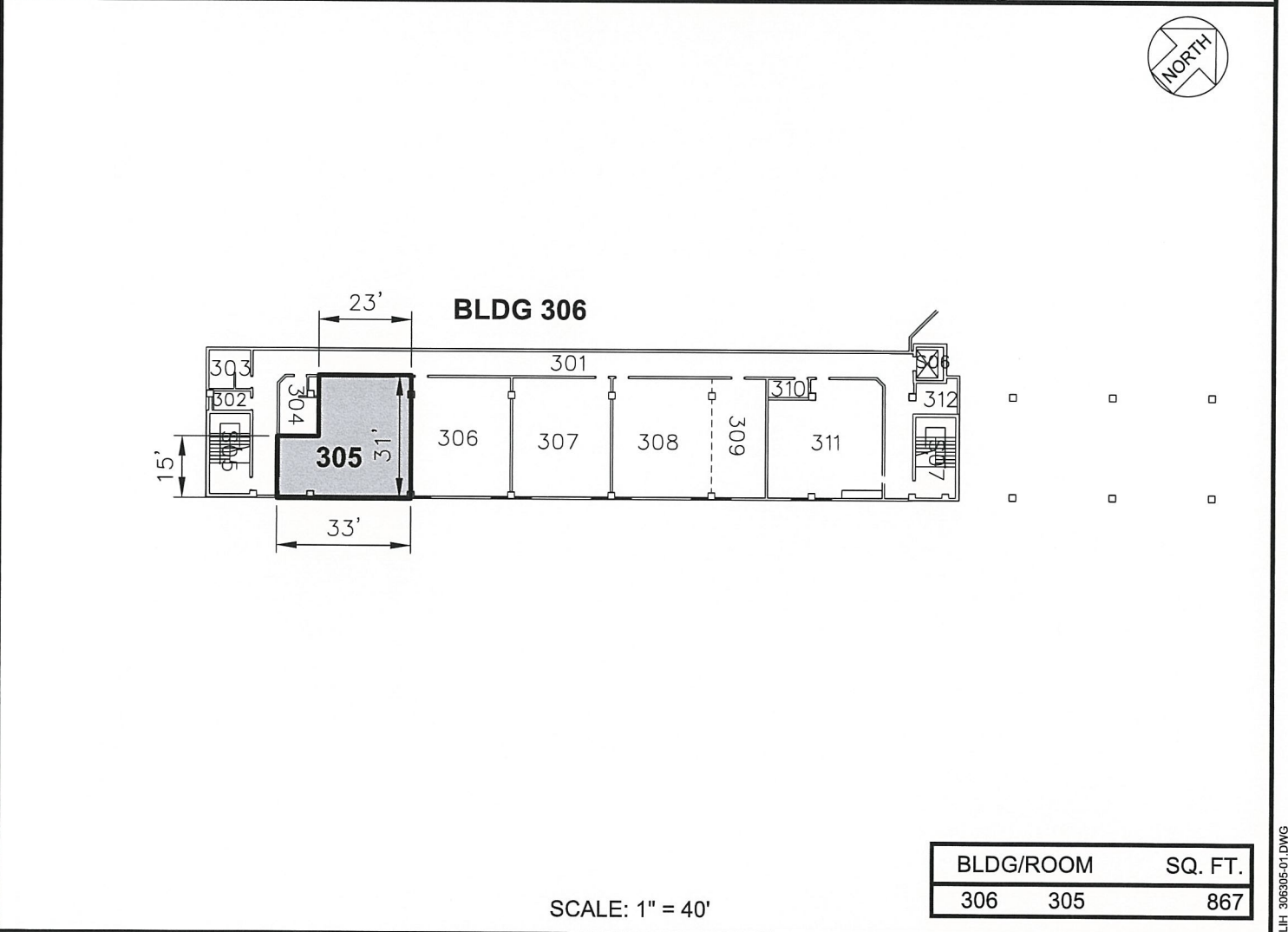
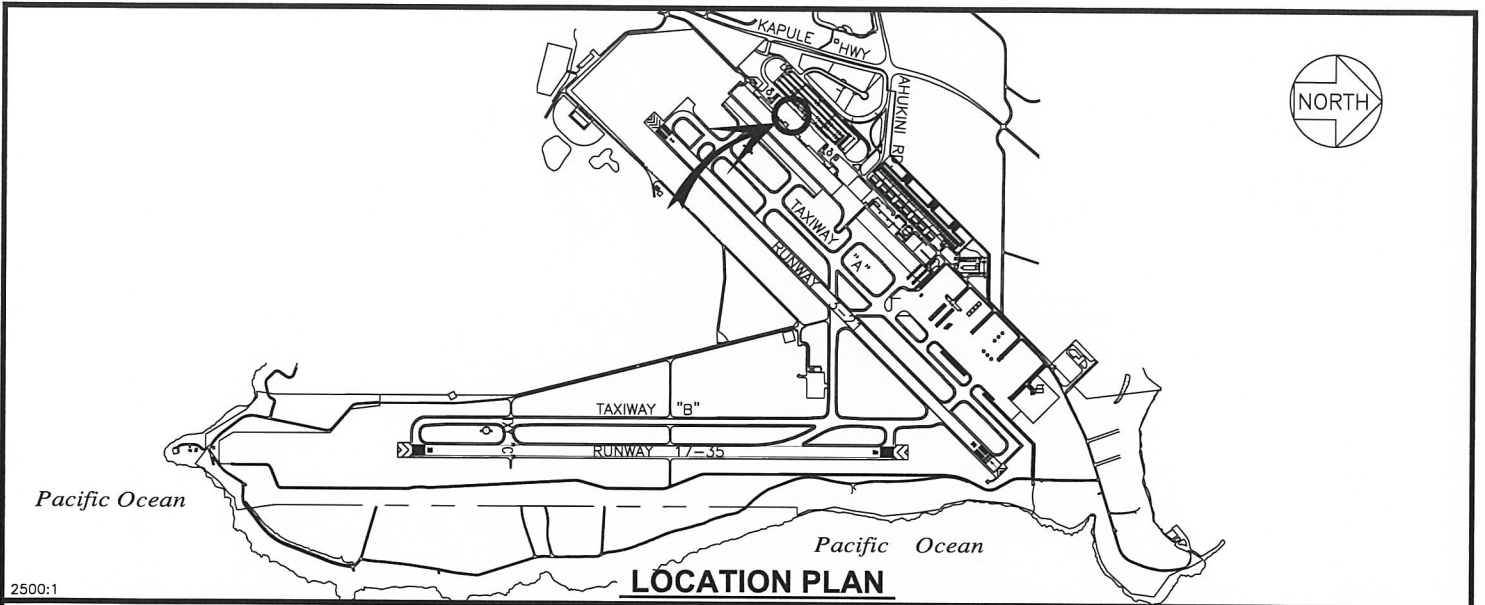
US GENERAL SERVICES  
ADMIN / TSA

BLDG 306  
MAIN TERMINAL  
SECOND LEVEL

306246A  
PLAT A2

LIHUE AIRPORT

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DATE : OCTOBER 2022

EXHIBIT: **B**



US GENERAL SERVICES  
ADMIN / TSA

BLDG 306  
MAIN TERMINAL  
MEZZANINE LEVEL

306305  
PLAT A3

LIHUE AIRPORT

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