

JOSH GREEN, M.D.
GOVERNOR



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

ISSUANCE OF A REVOCABLE PERMIT FOR MAINTENANCE
OF GROUND SERVICE EQUIPMENT
UNITED AIRLINES, INC.
ELLISON ONIZUKA KONA INTERNATIONAL AIRPORT AT KEAHOLE
TAX MAP KEY: (3) 7-3-43: PORTION OF 003 HAWAII

LEGAL REFERENCE:

Section 171-55, Hawaii Revised Statutes (HRS), as amended.

APPLICANT:

United Airlines, Inc. (United), whose mailing address is P.O. Box 66100, Chicago, Illinois 60666.

LOCATION AND TAX MAP KEY:

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

AREAS:

Building/Room No. 103-109, containing an area of approximately 1,000 square feet, and Building/Room No. 103-110, containing an area of approximately 1,025 square feet, as shown and delineated on the attached Exhibit A.

ZONING:

State Land Use District:	Urban & Conservation
County of Hawaii:	Industrial (MG-1a) and Open

ITEM M-6

BLNR – ISSUANCE OF A REVOCABLE PERMIT FOR MAINTENANCE OF GROUND SERVICE EQUIPMENT, UNITED AIRLINES, INC.

Page 2

LAND TITLE STATUS:

Section 5(a) lands of the Hawaii Admission Act: 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. 3074, dated August 20, 1981, setting aside 4,204.10 acres designated as KOA under the control and management of the State of Hawaii, Department of Transportation, Airports (DOTA) for Airport purposes.

CHARACTER OF USE:

United will use the space for the maintenance of ground service equipment in support of its signatory airline operation at KOA.

COMMENCEMENT DATE:

To be determined by the Director of Transportation at a later date.

MONTHLY RENTAL:

\$3,321.00 (\$2,227.50 based on a rate of \$13.20 per square foot per annum for cargo building space, as determined from the DOTA schedule of rates and charges, to be effective June 1, 2023, established by appraisal of Airports property statewide, plus \$789.75 for utilities and \$303.75 for maintenance).

SECURITY DEPOSIT:

\$9,963.00, or three (3) times the monthly rental 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:

Pursuant to HAR 11-200.1-16(b), the Department of Transportation (DOT) has determined that the environmental impacts of the proposed land use is exempted under DOT’s Exemption List, reviewed and concurred to by the Environmental Advisory

BLNR – ISSUANCE OF A REVOCABLE PERMIT FOR MAINTENANCE OF GROUND SERVICE EQUIPMENT, UNITED AIRLINES, INC.

Page 3

Council on February 1, 2022, under Type 8, Part 1, (8)h. Creation or extension of leases, revocable permits or easements of property for continuing aeronautical or maritime uses or complementary purposes.

REMARKS:

In accordance with Section 171-55, HRS, relating to Permits, the DOT proposes to issue a month-to-month revocable permit to United for the maintenance of ground service equipment in support of its signatory airline operation at KOA.

RECOMMENDATION:

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

Respectfully submitted,

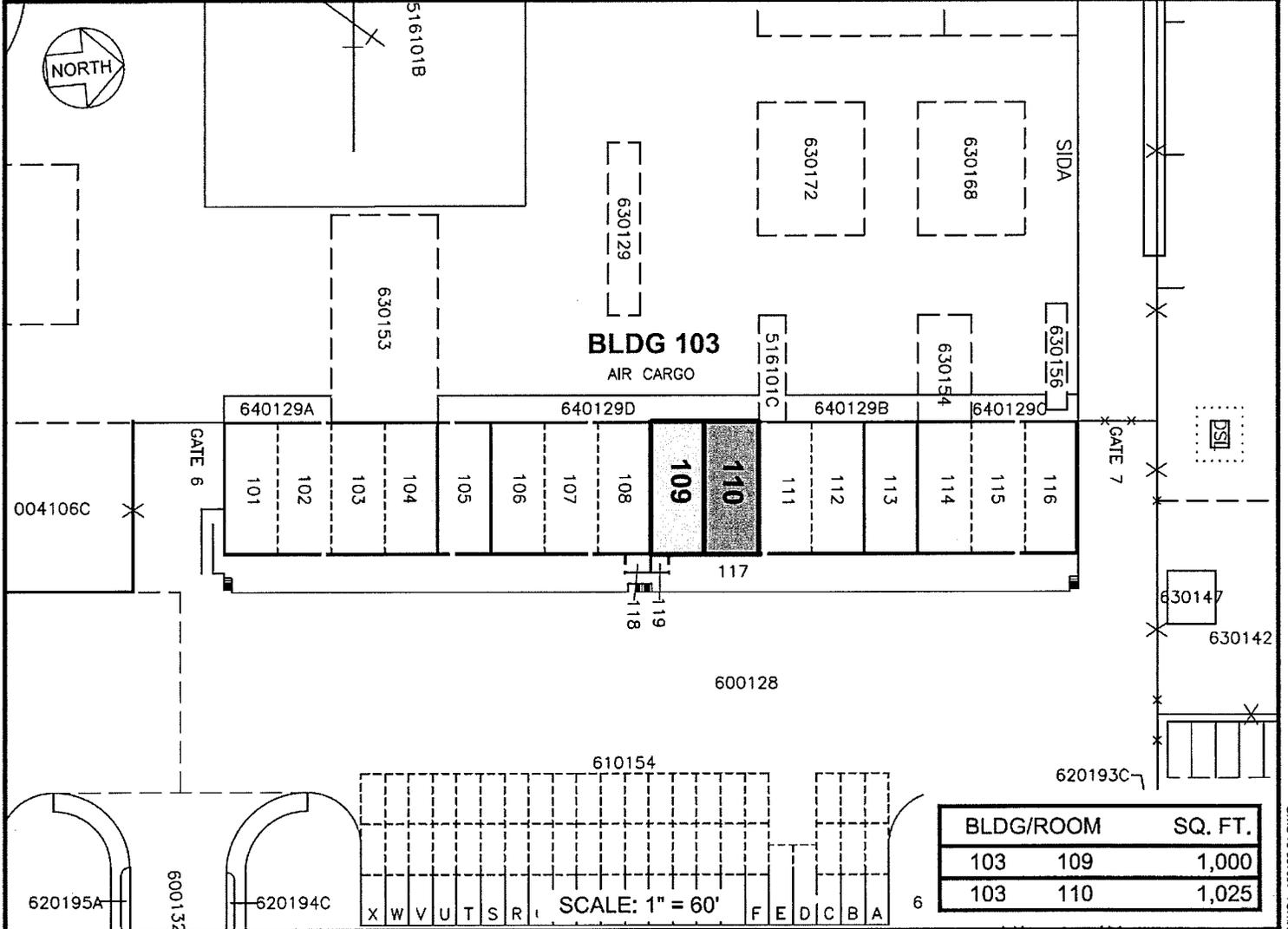
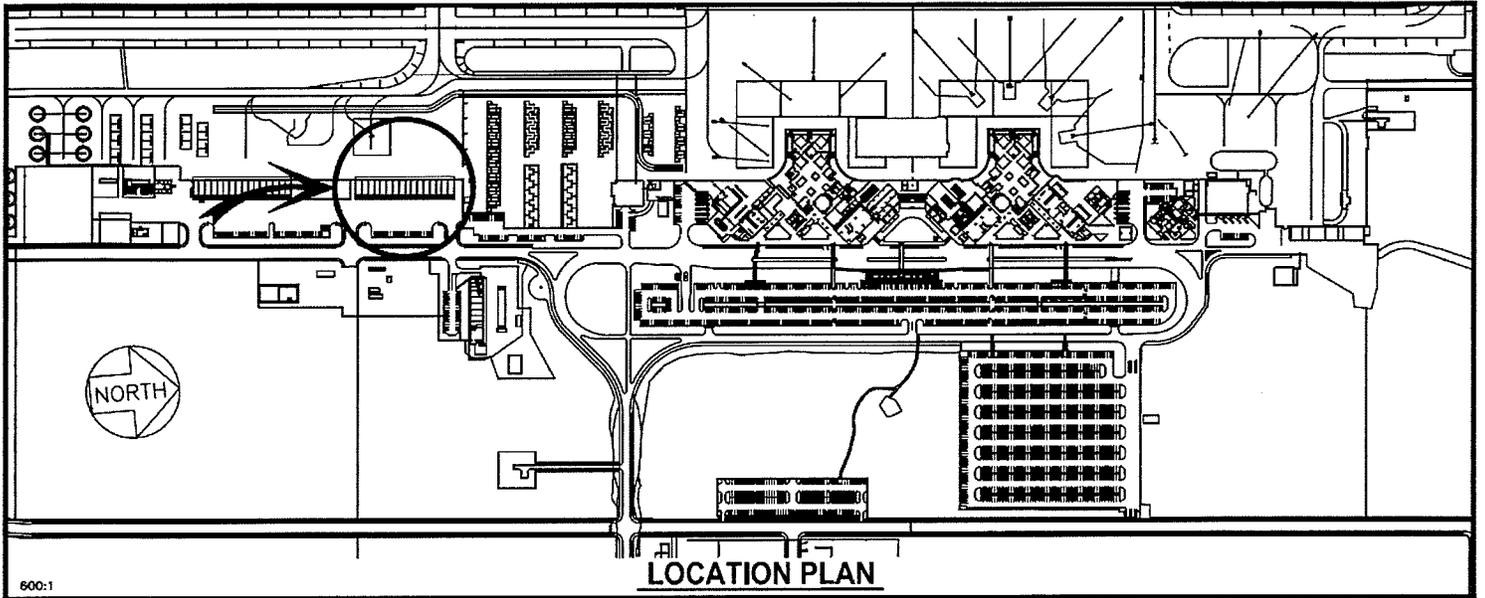


EDWIN H. SNIFFEN
Director of Transportation

APPROVED FOR SUBMITTAL:



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



RP-9377 DATE : NOVEMBER 2022 EXHIBIT: **A**

	UNITED AIRLINES, INC.	BUILDING 103 AIR CARGO BLDG GROUND LEVEL	103109-110
			PLAT C1,39

ELLISON ONIZUKA KONA INTERNATIONAL AIRPORT AT KEAHOLE

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