

JOSH GREEN, M.D.  
GOVERNOR



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

EDWIN H. SNIFFEN  
DIRECTOR

Deputy Directors  
FORD N. FUCHIGAMI  
DREANALEE K. KALILI  
TAMMY L. LEE  
ROBIN K. SHISHIDO

IN REPLY REFER TO:

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

ISSUANCE OF A REVOCABLE PERMIT FOR A T-HANGAR END ROOM  
FOR AN OFFICE TO SUPPORT FLIGHT SCHOOL OPERATIONS  
HAWAII PACIFIC AVIATION 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:

Hawaii Pacific Aviation Inc. (HPA), a Hawaii corporation, whose mailing address is  
73-310 Uu Street, Kailua-Kona, Hawaii 96740.

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.

AREA:

Building/Room No. 422-114, containing an area of approximately 515 square feet, as  
shown and delineated on the attached Exhibit A.

ZONING:

State Land Use District:  
County of Hawaii:

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

**ITEM M-7**

BLNR – ISSUANCE OF A REVOCABLE PERMIT FOR A T-HANGAR END ROOM FOR AN OFFICE TO SUPPORT FLIGHT SCHOOL OPERATIONS  
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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 Governors 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 for Airport Purposes.

CHARACTER OF USE:

HPA will use the T-hangar end room as an office in support of its flight school operation at KOA.

COMMENCEMENT DATE:

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

MONTHLY RENTAL:

\$227.00 (based on a rate of \$227.00 per month, as determined from the Department of Transportation, Airports Schedule of Rates and Charges established by appraisal of Airports property statewide to be implemented on June 1, 2023).

SECURITY DEPOSIT:

\$681.00, or three (3) times the monthly rental in effect.

DCCA VERIFICATION:

Place of business registration confirmed: YES X NO \_\_\_  
Registered business name confirmed: YES X NO \_\_\_  
Good standing confirmed: YES X NO \_\_\_

CHAPTER 343, HRS - ENVIRONMENTAL ASSESSMENT:

The State of Hawaii, Department of Transportation, Airports, has determined the subject land areas are covered by the Final Environmental Assessment (EA)/Finding of No Significant Impact (FONSI), Airfield, Terminal, and Facility Improvements for the Kona International Airport at Keahole, published by the Office of Environmental Quality Control (OEQC) in the March 23, 2013, issue of The Environmental Notice.

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Accordingly, all relevant mitigation from the EA and best management practices will be implemented to address the minimum impacts of this action.

REMARKS:

In accordance with Section 171-55, HRS, relating to Permits, the Department of Transportation (DOT) proposes to issue a month-to-month revocable permit to HPA for a T-hangar end room to use as an office in support of its flight school 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 HPA, including its conditions and rent, will serve the best interests of the State.

Respectfully submitted,

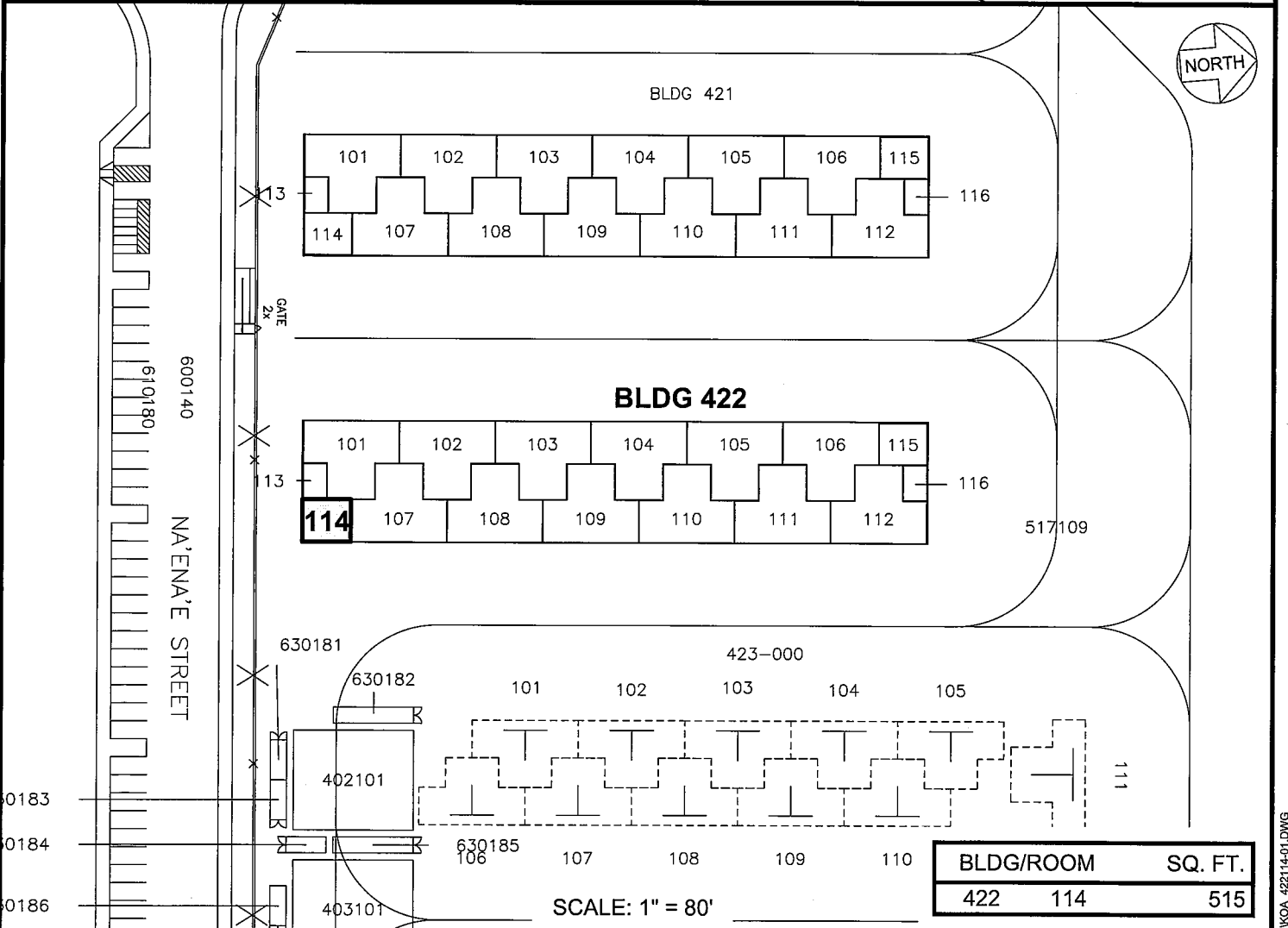
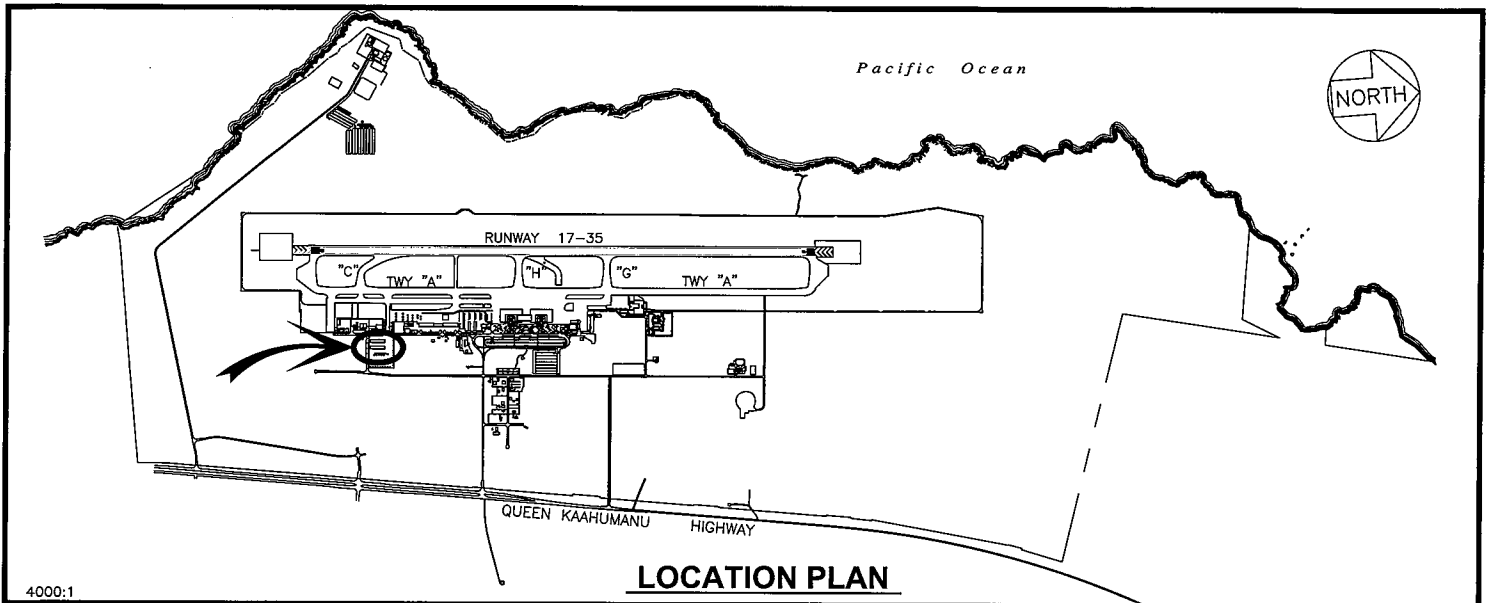


EDWIN H. SNIFFEN  
Director of Transportation

APPROVED FOR SUBMITTAL:



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



DATE : APRIL 2023

EXHIBIT: **A**



HAWAII PACIFIC AVIATION INC.

T-HANGAR

422114

ELLISON ONIZUKA KONA INTERNATIONAL AIRPORT AT KEAHOLE