

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:

HAR-PM.0001991.23

September 5, 2023

Ms. Dawn N. S. Chang, Chairperson  
Board of Land and Natural Resources  
Kalanimoku Building  
1151 Punchbowl Street  
Honolulu, Hawaii 96813

Dear Ms. Chang:

HAWAII

Issuance of 15 month-to-month Revocable Permits (RP) to Young Brothers, LLC, for a container check-in facility, break room, clerk trailer, guard shack, electrical conduits and transformers, office trailer, various storage areas, area for fueling, first aid station, and coning station, situated at Pier 2, Kawaihae Harbor, island of Hawaii, Tax Map Key Nos. (3) 6-1-003:023 (P) and (3) 6-003:036 (P), Governor's Executive Order Nos. 1988 and 1862

LEGAL REFERENCE:

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

APPLICANT:

Young Brothers, LLC (Applicant), is a domestic limited liability company whose mailing address is 1331 North Nimitz Highway, Pier 40, Honolulu, Hawaii, 96817.

CHARACTER OF USE:

Provide a container check-in facility, break room, clerk trailer, guard shack, electrical conduits, electrical transformers, various storage areas, area for fueling, first aid station, and coning station to support their inter-island barge operations at Kawaihae Harbor.

LOCATION:

Portion of Governmental lands at Pier 2, Kawaihae Harbor, Hawaii, Tax Map Key (TMK) Nos. (3) 6-1-003:023 (P) and (3) 6-1-003:036 (P), Governor's Executive Order Nos. 1988 and 1862, as shown on the enclosed map labeled Exhibit A.

**ITEM M-13**

AREA: See enclosed Exhibits A and B

AREA	DESCRIPTION	TYPE	SQ. FT.	RATE PER SQ. FT.	MONTHLY RENTAL CHARGE	SECURITY DEPOSIT
1	Container check-in facility	Improved-Paved Land	180	\$0.21	\$37.80	\$75.60
2	Break room	Improved-Paved Land	640	\$0.21	\$134.40	\$268.80
3	Portable clerk trailer with customer waiting area	Improved-Paved Land	975	\$0.21	\$204.75	\$409.50
4	Guard Shack	Improved-Paved Land	160	\$0.21	\$33.60	\$67.20
5	Storage area for office supplies and water	Improved-Paved Land	672	\$0.21	\$141.12	\$282.24
6	Electrical conduit lines and transformer	Improved-Paved Land	244	\$0.21	\$51.24	\$102.48
7	Electrical transformer	Improved-Paved Land	486	\$0.21	\$102.06	\$204.12
8	Electrical transformer	Improved-Paved Land	1,350	\$0.21	\$283.50	\$567.00
9	Office trailer, covered walkway, and stairs	Improved-Paved Land	992	\$0.21	\$208.32	\$416.64
10	Storage container with tires and flat rack	Improved-Paved Land	184	\$0.21	\$38.64	\$77.28
11	Storage containers with equipment and work area	Improved-Paved Land	184	\$0.21	\$38.64	\$77.28
12	Storage container with tires	Improved-Paved Land	160	\$0.21	\$33.60	\$67.20
13	Storage area for tires and equipment	Improved-Paved Land	320	\$0.21	\$67.20	\$134.40
14	Fueling area	Improved-Paved Land	192	\$0.21	\$40.32	\$80.64
15	First Aid Station and Coning Station	Improved-Paved Land	320	\$0.21	\$67.20	\$134.40

<b>\$1,482.39</b>	<b>\$2,964.78</b>
<b>Total Monthly Rental</b>	<b>Total Security Deposit</b>

CONSIDERATION:

Month-to-month rent determined by appraisal as of January 1, 2021, for RPs in Kawaihae Harbor.

ZONING:

State Land Use Commission: Urban  
 County of Hawaii: MG-1a

COMMENCEMENT DATE:

To be determined by the Director of Transportation.

TRUST LAND STATUS:

Public Land Trust Information System lists TMK No. (3) 6-1-003:023 (P) as subsection 5 (b) of the Hawaii Admission Act (ceded lands) and (3) 6-1-003:036 (P) as undetermined.

CURRENT USE STATUS:

Currently, the Applicant uses the check-in facility, break room, clerk trailer, guard shack, electrical conduits, electrical transformers, various storage areas, an area for fueling, first aid station, and coning station to support their interisland cargo business in Kawaihae Harbor.

LAND TITLE STATUS:

Acquired by the Hawaii Department of Transportation (HDOT), through eminent domain proceedings; issuance of Governor's Executive Order Nos. 1988 and 1862.

CHAPTER 343 - ENVIRONMENTAL ASSESSMENT:

This action is exempt from Office of Planning and Sustainable Development, and Environmental Review Program requirements pursuant to Hawaii Administrative Rules (HAR), Subchapter 11-200.1, which exempts the following:

“Exemption Type 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.”

“Exemption Type 8, Part 1: Continuing administrative activities.”

The HDOT deems the action as de minimis and exempts it from the preparation of an exemption notice in accordance with HAR, Section 11-200.1-16 (b). The exemption declaration for the action described above, is based on the Exemption List for the HDOT reviewed and concurred, to by the Environmental Advisory Council on February 1, 2022 is as follows:

Exemption Type 1, Part 1:

- No. A1. “Repair or maintain buildings, office space, sheds, parking structures, warehouses, utility systems, aircraft aprons and hardstands, hangars, tunnels and other similar structures or facilities necessary for the continued function and use, and to meet current local, state and federal standards and regulations.”
- No. B1. “Repair or maintain vehicles, trucks, vessels, machinery, maintenance and construction equipment, and other similar equipment necessary to support operations.”

Exemption Type 8, Part 1:

- No. 8g. "Creation or extension of leases, revocable permits or easements involving negligible or minor expansion or change of use beyond that previously existing."

REMARKS:

The Applicant has been servicing the Hawaiian Islands for over 100 years. The Applicant is also the only regularly scheduled common carrier that transports goods to all of the main Hawaiian Islands. They have a fleet of eight barges and are committed to investing in new vessels and shoreside technologies to lessen the impact on the environment. The Applicant regularly gives back to the community by donating its shipping services to benefit local non-profits.

RECOMMENDATION:

Based on this submittal, testimony and facts presented, the HDOT recommends that the Board finds that approving the issuance of 15 month-to-month RPs to the Applicant, including their conditions and rent, will serve the best interest of the State.

Sincerely,



EDWIN H. SNIFFEN  
Director of Transportation

APPROVED FOR SUBMITTAL:



DAWN N. S. CHANG, Chairperson

Enclosures



1. Container check-in facility
2. Break room
3. Portable clerk trailer with customer waiting area
4. Guard Shack
5. Storage area for office supplies and water
6. Electrical conduit lines and transformer
7. Electrical transformer
8. Electrical transformer
9. Office trailer, covered walkway, and stairs

10. Storage container with tires and flat rack
11. Storage containers with equipment and work area
12. Storage container with tires
13. Storage area for tires and equipment
14. Fueling area
15. First Aid Station and Coning Station

**Area 1 – Container check-in facility**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
1	Container check-in facility	Improved Land-paved	18'	10'	180



**Area 2 – Break room**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
2	Break room	Improved Land-paved	32'	20'	640



**Area 3 – Portable clerk trailer with customer waiting area**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
3	Portable clerk trailer with customer waiting area	Improved Land-paved	25'	39'	975





**Area 4 – Guard Shack**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
4	Guard Shack	Improved Land-paved	20'	8'	160



**Area 5 – Storage area for office supplies and water**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
5	Storage area for office supplies and water	Improved Land-paved	28'	24'	672



**Area 6 – Electrical conduit lines and transformer**



AREA	DESCRIPTION	TYPE	DIMENSIONS	SQ. FT.
6	Electrical conduit lines and transformer	Improved Land-paved		244



**Area 7 – Electrical transformer**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
7	Electrical transformer	Improved Land-paved	27'	18'	486



**Area 8 – Electrical transformer**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
8	Electrical transformer	Improved Land-paved	75'	18'	1,350



**Area 9 – Office trailer, covered walkway, and stairs**



AREA	DESCRIPTION	TYPE	DIMENSIONS	SQ. FT.
9	Office trailer, covered walkway, and stairs	Improved Land-paved		992



**Area 10 – Storage container with tires and flat rack**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
10	Storage container with tires and flat rack	Improved Land-paved			184



**Area 11 – Storage containers with equipment and work area**



AREA	DESCRIPTION	TYPE	DIMENSIONS	SQ. FT.
11	Storage containers with equipment and work area	Improved Land-paved		184





**Area 12 – Storage container with tires**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
12	Storage container with tires	Improved Land-paved	8'	20'	160



**Area 13 – Storage area for tires and equipment**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
13	Storage area for tires and equipment	Improved Land-paved	8'	40'	320



**Area 14 – Fueling area**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
14	Fueling area	Improved Land-paved	24'	8'	192



**Area 15 – First Aid Station and Coning Station**



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
15	First Aid Station and Coning Station	Improved Land-paved	16'	20'	320

