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IN REPLY REFER TO:

HAR-PM.0002082.23

October 6, 2023

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

Dear Ms. Chang:

OAHU

Request for Authorization to issue a month-to-month Revocable Permit (RP) to Matson Terminals, Inc., for storage of a stationary crane, situated at Pier 6, Kalaeloa Barbers Point Harbor (KBPH), island of Oahu, Tax Map Key (TMK) No. (1) 9-1-014:024 (P), Governor's Executive Order No. 3383.

LEGAL REFERENCE:

Hawaii Revised Statutes (HRS), Sections 171-6, 171-11, 171-13, 171-17, 171-55, and 171-59, as amended.

APPLICANT:

Matson Terminals, Inc. (Applicant), is a domestic profit corporation whose mailing address is 555 12th Street, Suite 700, Oakland, California 94607.

CHARACTER OF USE:

Storage of a stationary crane.

LOCATION:

Portion of Government lands at Pier 6, KBPH, island of Oahu, TMK No. (1) 9-1-014:024 (P), as shown on enclosed Exhibit A.

ZONING:

State Land Use Commission:
City and County of Honolulu:

Urban
I-3 (Waterfront Industrial District)
P-2 (General Preservation District)

AREA: See enclosed Exhibit A

AREA	DESCRIPTION	TYPE	SQ. FT.	RATE	RENTAL	SECURITY DEPOSIT
1	Storage of a stationary crane	Paved -Improved Land	13,500	\$ 0.36	\$ 4,860.00	\$ 9,720.00
					\$ 4,860.00	\$ 9,720.00
					Total Monthly Rental	Total Security Deposit

CONSIDERATION:

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

LAND TITLE STATUS:

Governor’s Executive Order No. 3383 for piers and shoreside facilities purpose to be under the control and management of the State of Hawaii, Department of Transportation, Harbors (HDOT).

TRUST LAND STATUS:

Public Land Trust Information System lists status as multiple for TMK No. (1) 9-1-014:024.

CURRENT USE STATUS:

The Applicant currently occupies a portion of Pier 6 of KBPH for storage of a stationary crane. The HDOT has been reviewing all month-to-month RPs to ensure compliance with and applicability to HRS, Sections 171-17 and 171-55. The HDOT is updating the Applicant’s permit with current appraised rates and updated permit terms as applicable.

CHAPTER 343 - ENVIRONMENTAL ASSESSMENT:

This use is exempt from the 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.”

The HDOT deems the action as de minimis and exempts it from the preparation of an exemption notice in accordance with HAR, Subchapter 11-200.1-16(b). The exemption declaration for the action described above, 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. B2. "Temporary storage and staging of equipment and materials on State lands as necessary to support exempted and planned repair or maintenance activities."

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 was established in 1921 as a subsidiary to Matson, Inc., to provide container maintenance, stevedoring and other terminal services, supporting its ocean shipping operations in Hawaii and Alaska. The Applicant is part of a leader in the Pacific shipping with an extensive network reach that provides a vital lifeline to economies of Hawaii, Alaska, Guam, Micronesia, and the South Pacific.

RECOMMENDATION:

Based on this submittal, testimony, and facts presented, the HDOT recommends that the Board finds that approving the issuance of a month-to-month RP to the Applicant, including its 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

Area 1 – Storage of Stationary Crane



DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
Storage of stationary crane	Improved Land - paved	60'	225'	13,500

