

JOSH GREEN, M.D.
GOVERNOR
KE KIA'ĀINA



EDWIN H. SNIFFEN
DIRECTOR
KA LUNA HO'OKELE

Deputy Directors
Na Hope Luna Ho'okele
DREANALEE K. KALILI
TAMMY L. LEE
ROBIN K. SHISHIDO

IN REPLY REFER TO:

STATE OF HAWAII | KA MOKU'ĀINA 'O HAWAII'
DEPARTMENT OF TRANSPORTATION | KA 'OIHANA ALAKAU
869 PUNCHBOWL STREET
HONOLULU, HAWAII 96813-5097

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

ISSUANCE OF A REVOCABLE PERMIT FOR A GENERAL AVIATION
HANGAR AND LAND TO SUPPORT ITS HELICOPTER TOUR OPERATIONS
ALEXAIR, INC.
KAHULUI AIRPORT
TAX MAP KEY: (2) 3-8-001: PORTION OF 215

MAUI

LEGAL REFERENCE:

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

APPLICANT:

Alexair, Inc., (AAI) whose business address is 1620 Jetstream Drive,
Henderson, Nevada 89074.

LOCATION AND TAX MAP KEY:

Portion of Kahului Airport (OGG), Kahului, Island of Maui, identified by
Tax Map Key: 2nd Division, 3-8-001: Portion of 215.

AREAS:

Building/Room No. 241-101, containing an area of approximately 5,270 square feet, and
Area/Space No. 517-109, containing an area of approximately 4,730 square feet of
improved, paved land, and as shown and delineated on the attached Exhibit A.

ZONING:

State Land Use District: Urban
County of Maui: Airport

ITEM M-5

BLNR – ISSUANCE OF A REVOCABLE PERMIT FOR A GENERAL AVIATION
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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. 2427, dated February 12, 1969, setting aside 1,268.938 acres designated as OGG to be under the control and management of the State of Hawaii, Department of Transportation (HDOT) for Airport purposes.

CHARACTER OF USE:

AAI will use the Building/Room No. 241-101 for helicopter maintenance, offices and parts storage and surrounding land, Area/Space No. 517-109 for storage space to support its helicopter tour operation at OGG.

COMMENCEMENT DATE:

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

MONTHLY RENTAL:

\$9,442.84 (based on a rate of \$15.60 per square foot, per annum for Building No. 241 and \$4.57 per square foot per annum for improved, paved land as determined from the HDOT schedule of rates and charges established by appraisal of Airports property statewide, plus \$790.50 for maintenance).

SECURITY DEPOSIT:

\$28,328.52, or three 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:

The HDOT has determined that the environmental impacts for the subject land use is covered by the Kahului Airport Improvements Final Environmental Impact Statement (EIS), published by the Office of Environmental Quality Control (OEQC) in the October 23, 1997, issue of The Environmental Notice. The EIS was accepted by the Governor on February 18, 1998. 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 Section 171-55, HRS, relating to Permits, the HDOT proposes to issue a month-to-month revocable permit to AAI for a helicopter maintenance hangar and surrounding land for storage to support its Commercial Helicopter Tour Operation at OGG.

RECOMMENDATION:

Based on this submittal, and testimony and facts presented, the HDOT recommends the Board finds that approving the issuance of a month-to-month revocable permit to AAI, including its conditions and rent, will serve the best interests of the State.

Respectfully submitted,

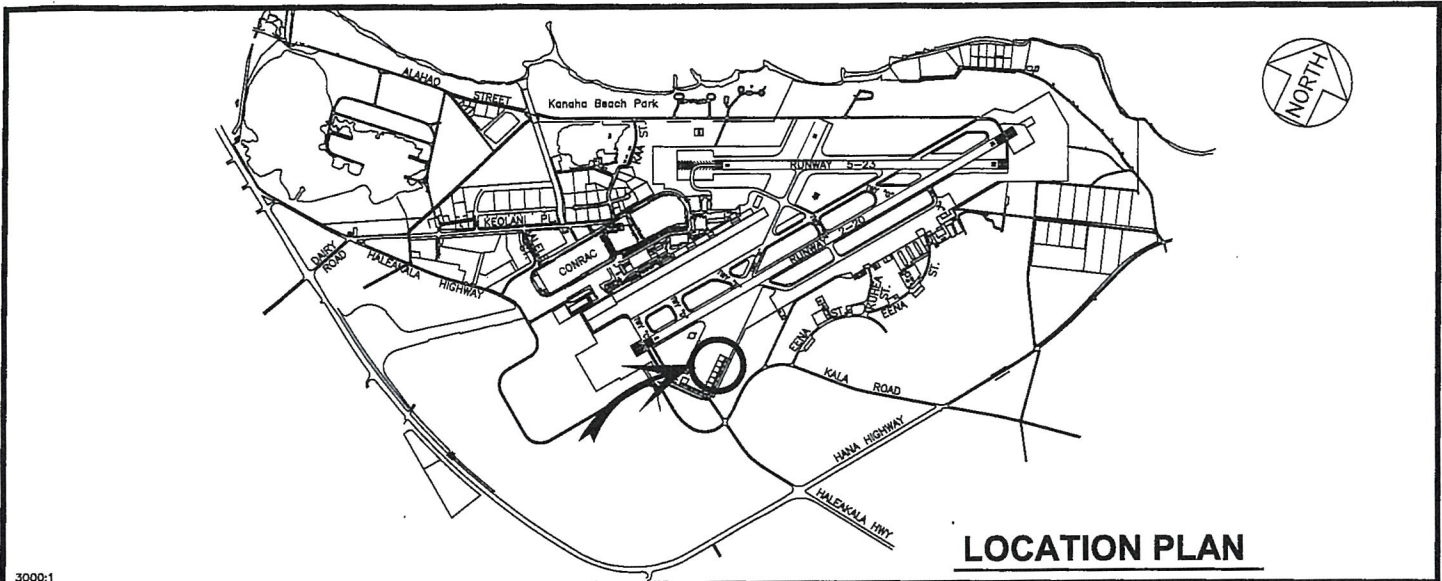


EDWIN H. SNIFFEN
Director of Transportation

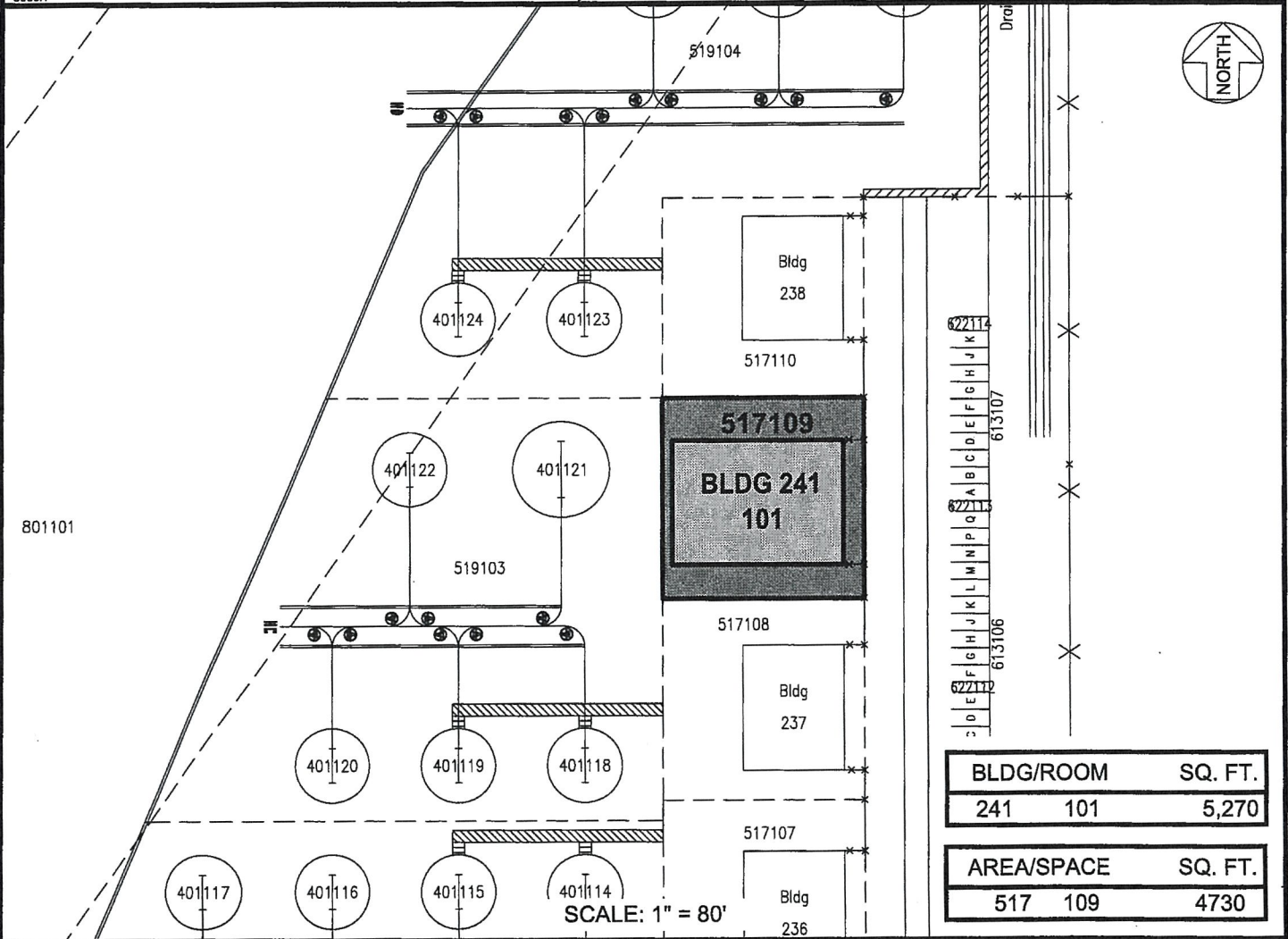
APPROVED FOR SUBMITTAL:



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



LOCATION PLAN



BLDG/ROOM	SQ. FT.
241 101	5,270
AREA/SPACE	SQ. FT.
517 109	4730

SCALE: 1" = 80'

DATE : OCTOBER 2023

EXHIBIT: **A**



ALEXAIR, INC.

**BUILDING 241 & HELIPADS
GROUND LEVEL**

**241101
517109**

KAHULUI AIRPORT

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