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

IN REPLY REFER TO:

February 6, 2024

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

Dear Ms. Chang:

MAUI

Authorize the issuance of a month-to-month Revocable Permit (RP) to the State of Hawaii, Department of Human Services (DHS), for office space situated at Kahului Harbor, island of Maui, Tax Map Key (TMK) No. (2) 3-7-010:036 (P)

LEGAL REFERENCE:

Hawaii Revised Statutes, Sections 171-6, 171-11, 171-13, 171-17, 171-55, 171-59, and 171-95, as amended.

APPLICANT:

The DHS whose mailing address is P.O. Box 339, Honolulu, Hawaii, 96809.

CHARACTER OF USE:

Use of an office space to provide and support disaster case management supporting those affected by the Maui Wildfires at Kahului Harbor, island of Maui.

LOCATION:

Portion of Governmental lands at Kahului Harbor, island of Maui, TMK No. (2) 3-7-010:036 (P), as shown on the enclosed map labeled Exhibit A.

ITEM M-HAR-1

AREA: See enclosed Exhibit A

AREA	DESCRIPTION	TYPE	SQ. FT.	RATE PER SQ. FT.	MONTHLY RENTAL CHARGE	SECURITY DEPOSIT
1	Office Space in Building C (Rooms 130 and 131)	Office	720	\$1.57	\$ 1,130.40	\$ 2,260.80
	Common Area Maintenance for office space	CAM	720	\$0.79	\$ 568.80	\$ 1,137.60
					\$ 1,699.20	\$ 3,398.40
					Total Monthly Rental	Total Security Deposit

CONSIDERATION:

Determined by appraisal as of June 1, 2022, for RPs in Kahului Harbor.

ZONING:

State Land Use Commission: Urban
 County of Maui: M-2 (Heavy Industrial)

COMMENCEMENT DATE:

To be determined by the Director of Transportation.

TRUST LAND STATUS:

Acquired after statehood (non-ceded).

CURRENT USE STATUS:

The area is currently vacant.

LAND TITLE STATUS:

Acquired via State acquisition and pending set aside by Governor’s Executive Order to the State of Hawaii, Department of Transportation (HDOT).

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, that 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: 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. A.1. “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. Actions include but not limited to the following:
 - a. General: repaint, reroof, repair/replace windows and doors, interior modifications: furnishings, space configuration, flooring and flooring cover, framework, roof sheathing and other similar actions.
 - b. Utility systems: electrical, interior lighting, plumbing, wastewater, information technology (IT) /communication and security systems, heating/ventilation/air conditioning units and other similar systems.”

Exemption Type 8, Part 1:

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

REMARKS:

The DHS provides a wide range of social services and programs for qualifying residents living in the State of Hawaii. This office will be used specifically to support and provide disaster case management for those directly affected by the Maui Wildfires.

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They are working with many community-based organizations to ensure long term housing solutions and social services that are available to all fire survivors.

RECOMMENDATION:

Based on this submittal, testimony and facts presented, the HDOT recommends that the Board finds that the issuance of a month-to-month RP to the Applicant including its conditions and rent, under the terms and conditions cited above and other terms and conditions as may be prescribed by the Director of Transportation to best serve the interest of the State.

Sincerely,



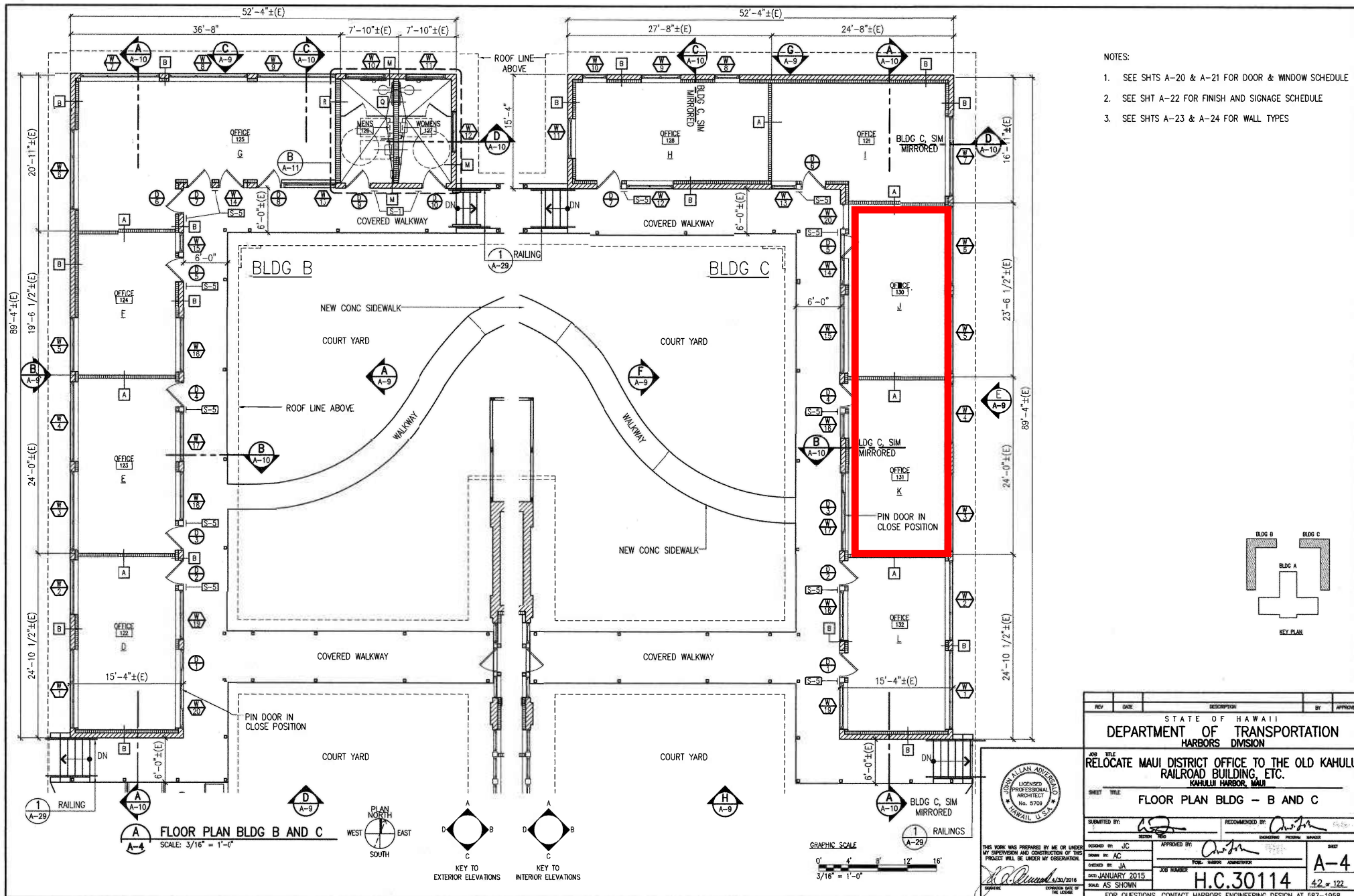
EDWIN H. SNIFFEN
Director of Transportation

APPROVED FOR SUBMITTAL:



DAWN N. S. CHANG, Chairperson

Enclosures

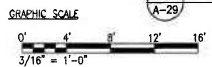


- NOTES:
1. SEE SHTS A-20 & A-21 FOR DOOR & WINDOW SCHEDULE
 2. SEE SHT A-22 FOR FINISH AND SIGNAGE SCHEDULE
 3. SEE SHTS A-23 & A-24 FOR WALL TYPES

REV	DATE	DESCRIPTION	BY	APPROVED
STATE OF HAWAII DEPARTMENT OF TRANSPORTATION HARBORS DIVISION				
JOB TITLE RELOCATE MAUI DISTRICT OFFICE TO THE OLD KAHULUI RAILROAD BUILDING, ETC. KAHULUI HARBOR, MAUI				
SHEET TITLE FLOOR PLAN BLDG - B AND C				
SUBMITTED BY: <i>[Signature]</i>		RECOMMENDED BY: <i>[Signature]</i>		
DESIGNED BY: <i>[Signature]</i>		ENGINEER: <i>[Signature]</i>		
CHECKED BY: <i>[Signature]</i>		SCALE: H.C.30114		
DATE: JANUARY 2015		SHEET: 42 of 122		
FOR QUESTIONS, CONTACT HARBORS ENGINEERING DESIGN AT 587-1958				



THIS WORK WAS PREPARED BY ME OR UNDER MY SUPERVISION AND CONSTRUCTION OF THIS PROJECT WILL BE UNDER MY OBSERVATION.
[Signature]
DATE: 1/20/2015
SCALE: AS SHOWN



FLOOR PLAN BLDG B AND C
SCALE: 3/16" = 1'-0"

