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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:

March 14, 2024

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 Marisco, Ltd., for drydock mooring, situated at Pier 9, 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, Sections 171-6, 171-11, 171-13, 171-17, 171-55, and 171-59, as amended.

APPLICANT:

Marisco, Ltd. (Applicant), is a domestic profit corporation whose mailing address is 91-607 Malakole Street, Kapolei, Hawaii 96707.

CHARACTER OF USE:

Drydock mooring.

LOCATION:

Portion of Government lands at Pier 9, 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)
P-2 (General Preservation District)

ITEM M-HAR-2

AREA: See enclosed Exhibit A

AREA	DESCRIPTION	TYPE	SQ. FT.	RATE	RENTAL	SECURITY DEPOSIT
1	Drydock mooring	Submerged Land	33,065	\$ 0.10	\$ 3,306.50	\$ 6,613.00

CONSIDERATION:

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

LAND TITLE STATUS:

Governor’s Executive Order No. 3383 for Piers and Shoreside Facilities Purposes, to be under the control and management of the State of Hawaii, Department of Transportation (HDOT).

TRUST LAND STATUS:

Subsection 5 (b)

CURRENT USE STATUS:

The premises is currently occupied by the Applicant to support its dry dock and ship repair services business.

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. A6. “Repair or maintain existing structures or facilities located in or above the water necessary for the continued function and use, and to meet current local, state, and federal standards and regulations, and as permitted by the United States (U.S.) Army Corps of Engineers and U.S. Coast Guard.”

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 is a marine and industrial services company operating in Hawaii since 1972. The Applicant provides dry dock and ship repair services to governmental and commercial marine users including the U.S. Navy, Coast Guard, Army, and the industrial Sectors of Hawaii. The Applicant also provides premier marine and industrial services such as machining, pipefitting, welding, mechanical, industrial and preservation services.

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

Enclosure

Area 1 – Drydock Mooring



Area 1 – 33,065 square feet of submerged land for drydock mooring.

AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
1	Drydock mooring	Submerged Land	85'	369'	33,065