



**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:

June 14, 2024

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

ISSUANCE OF A REVOCABLE PERMIT FOR TICKET  
COUNTER SPACE FOR PASSENGER CHECK-IN  
SOUTHERN AIRWAYS EXPRESS, LLC DBA MOKULELE AIRLINES  
LANAI AIRPORT  
TAX MAP KEY: (2) 4-9-002: PORTION OF 041

MAUI

APPLICANT:

Southern Airways Express, LLC dba Mokulele Airlines, whose mailing address is  
2875 South Ocean Boulevard, Suite #201, Palm Beach, Florida 33480.

LEGAL REFERENCE:

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

LOCATION AND TAX MAP KEY:

Portion Lanai Airport (Airport), Lanai, County of Maui, identified by  
Tax Map Key: 2<sup>rd</sup> Division, 4-9-002: Portion of 041.

AREA:

Bldg/Room No. 302-104B, containing an area of approximately 101 square feet,  
as shown and delineated on the attached Exhibit A.

ZONING:

State Land Use District:	Urban
County of Maui:	Airport

BLNR – ISSUANCE OF A REVOCABLE PERMIT FOR TICKET COUNTER SPACE FOR PASSENGER CHECK-IN, SOUTHERN AIRWAYS EXPRESS, LLC DBA MOKULELE AIRLINES

Page 2

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. 4568, dated November 30, 2018, setting aside 507.795 acres designated as the Airport to be under the control and management of the State of Hawaii, Department of Transportation (HDOT) for Airport Purposes.

CHARACTER OF USE:

Southern Airways Express, LLC dba Mokulele Airlines will use the ticket counter for passenger check-in, in support of its Commercial Airline Carrier Operations at the Airport.

COMMENCEMENT DATE:

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

MONTHLY RENTAL:

\$251.49 (\$196.95 based on a rate of \$23.40 per square foot per annum for ticket counter space as determined from the HDOT schedule of rates and charges established by appraisal of Airports property statewide, plus \$39.39 electricity and \$15.15 for maintenance).

SECURITY DEPOSIT:

\$754.47, 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:

HDOT has determined that the subject land areas are covered by the Airport Master Plan Improvements Final Environmental Impact Statement (EIS), published by the Office of Environmental Quality Control (OEQC) in the January 23, 1991, issue of the OEQC

BLNR – ISSUANCE OF A REVOCABLE PERMIT FOR TICKET COUNTER SPACE FOR PASSENGER CHECK-IN, SOUTHERN AIRWAYS EXPRESS, LLC DBA MOKULELE AIRLINES

Page 3

Bulletin and accepted by the Governor on May 7, 1991. 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 Southern Airways Express, LLC dba Mokulele Airlines for ticket counter space for passenger check-in, in support of its Commercial Airline Carrier Operations at the Airport.

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 Southern Airways Express, LLC dba Mokulele Airlines, including its conditions and rent, will serve the best interests of the State.

Respectfully submitted,



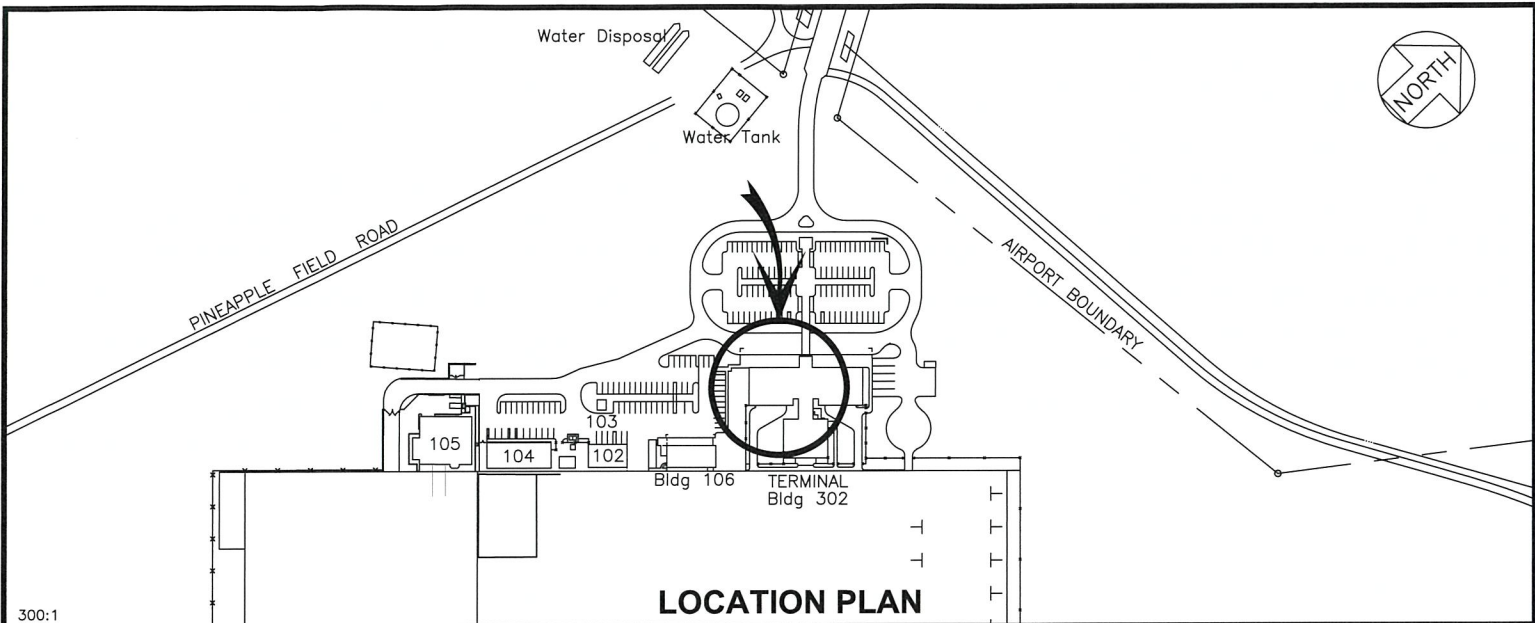
EDWIN H. SNIFFEN  
Director of Transportation

APPROVED FOR SUBMITTAL:



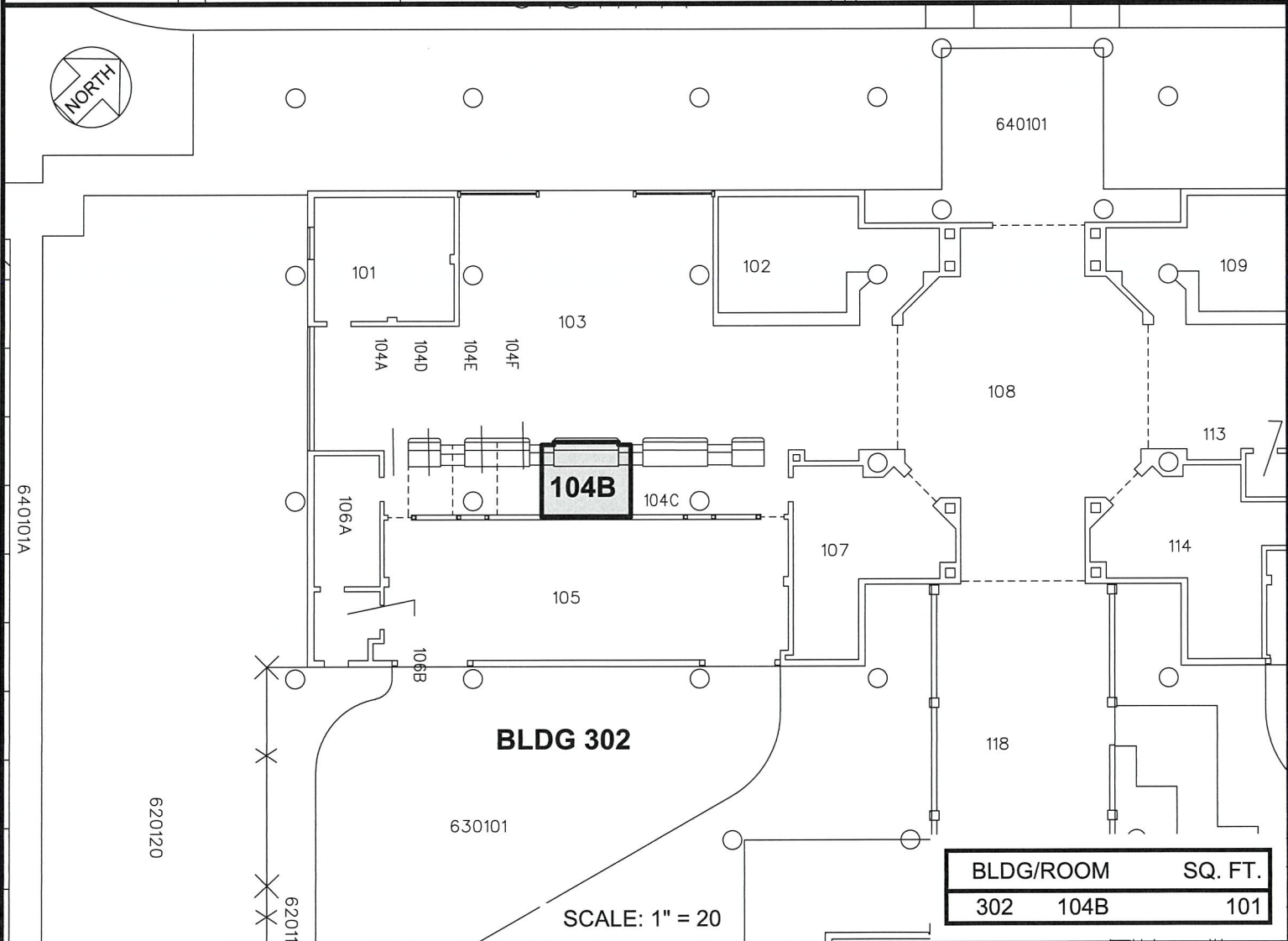
DAWN N. S. CHANG  
Chairperson  
Board of Land and Natural Resources

Attachment



300:1

**LOCATION PLAN**



**BLDG 302**

SCALE: 1" = 20

BLDG/ROOM	SQ. FT.
302 104B	101

DATE : FEBRUARY 2024

EXHIBIT: **A**

**SOUTHERN AIRWAYS EXPRESS, LLC**

**BUILDING 302  
NEW TERMINAL  
GROUND LEVEL**

**302104B**

**LANAI AIRPORT**

N:\AIRPORTS\LANAI\CAD\PLAN\302104B-02.DWG