

STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
Land Division
Honolulu, Hawaii 96813

June 13, 2025

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

PSF No.: 25MD-063

Maui

Issuance of Right-of-Entry Permit to MC&A, Inc., for One-Day Team Building Event
Purposes, Kihei, Maui; TMK (2) 3-8-013: Seaward of 011.

APPLICANT:

MC&A, Inc., a Hawaii profit corporation

LEGAL REFERENCE:

Section 171-13 and 55, Hawaii Revised Statutes, as amended.

LOCATION:

Portion of Government lands situated at Kihei Beach Lots, Maui identified by Tax Map
Key: (2) 3-8-013: Seaward of 011, as shown on the attached map labeled Exhibit A.

AREA:

5,000 square feet, more or less

ZONING:

State Land Use District: Conservation

TRUST LAND STATUS:

Section 5(b) lands of the Hawaii Admission Act
DHHL 30% entitlement lands pursuant to the Hawaii State Constitution: No

CURRENT USE STATUS:

Vacant and Unencumbered

CHARACTER OF USE:

One-Day Team Building Event Purposes.

TERM OF RIGHT-OF-ENTRY:

This is a one-day event scheduled for July 10, 2025, from 6:00 a.m. to 6:00 p.m.

CONSIDERATION:

Total Cost: \$500.00 (one-time payment based on 10¢ per square foot per day).

Total area of requested use: 5,000 sq. ft. x \$0.10 = \$500.00

CHAPTER 343 - ENVIRONMENTAL ASSESSMENT:

In accordance with Hawaii Administrative Rules ("HAR") §11-200.1-15 and -16 and the Exemption List for the Department of Land and Natural Resources reviewed and concurred on by the Environmental Council on November 10, 2020, the subject request is exempt from the preparation of an environmental assessment pursuant to General Exemption Type 1 for "[o]perations, repairs or maintenance of existing structures, facilities, equipment, or topographical features, involving negligible or no expansion or change of use beyond that previously existing." Specifically, the subject request is exempt under Part 1, Item 44, which applies to "[p]ermits, licenses, registrations, and rights-of entry issued by the Department that are routine in nature, involving negligible impacts beyond that previously existing."

The subject request is a de minimis action that will probably have minimal or no significant effect on the environmental and should be declared exempt from the preparation of an environmental assessment and the requirements of § 11-200.1-17, HAR, as a de minimis action.

DCCA VERIFICATION:

Place of business registration confirmed:	YES <u> X </u>	NO <u> </u>
Registered business name confirmed:	YES <u> X </u>	NO <u> </u>
Applicant in good standing confirmed:	YES <u> X </u>	NO <u> </u>

APPLICANT REQUIREMENTS:

1. Submit consideration of \$500.00 payable to the State of Hawaii;
2. Obtain Right-of-Entry permit from the Maui District Land Office signed by the

Chairperson;

3. Obtain Ocean Activities Permit from the DLNR Maui Division of Boating and Ocean Recreation for water based activities, and
4. Supply Certificate of Insurance naming the State of Hawaii as additional insured.

REMARKS:

MC&A, Inc., on behalf of Prudential, a foreign corporation, respectfully requests approval for a right-of-entry permit to conduct a one-day team building event scheduled for Thursday, July 10, 2025. Event setup will commence at 6:00 a.m., with team-building activities beginning at 10:00 a.m. and concluding by 2:00 p.m. All cleanup activities will be completed by 6:00 p.m.

The event will host up to 90 participants and will feature a relay course and a sound system to coordinate activities. Event staff will ensure that lateral shoreline access, from east to west, remains open and unobstructed for public use throughout the duration of the event. The proposed event area includes space for beach chairs along the shoreline and water-based recreational equipment, including three kayaks, six boogie/body boards, two stand-up paddleboards, beach volleyballs, and the Koa Kai Raft. Guests will be transported from Sugar Beach to the Koa Kai Raft, which will be anchored on-shore, via two outrigger canoes operating at 30-minute intervals.

This event is consistent in type and scope with previous beach activities that have occurred periodically at this and other locations in South Maui. To date, such events have not resulted in any known immediate or cumulative adverse impacts to the area's natural, environmental, or cultural resources. Accordingly, it is staff's position that the proposed event represents no significant expansion or alteration in use of the area from prior activity. Furthermore, the applicant has not had any lease, permit, easement, or other disposition of State lands terminated for non-compliance within the past five years.

RECOMMENDATION: That the Board:

1. Declare that, after considering the potential effects of the proposed disposition as provided by Chapter 343, HRS, and Chapter 11-200.1, HAR, this project will probably have minimal or no significant effect on the environment and is therefore exempt from the preparation of an environmental assessment as a de minimis action.
2. Authorize the issuance of a Right-of-Entry permit to MC&A, Inc. covering the subject area for one-day beach games event purposes under the terms and conditions cited above, which are by this reference incorporated herein and further subject to the following:
 - A. The standard terms and conditions of the most current right-of-entry

permit form, as may be amended from time to time, and

- B. Such other terms and conditions as may be prescribed by the Chairperson to best serve the interests of the State.

Respectfully Submitted,



Ebony V. Butihi
Documentation Specialist



APPROVED FOR SUBMITTAL:



Dawn N.S. Chang, Chairperson



380130110000
CAROLINA ALOHA LLC
85 N KIHEI RD
0.90 Acres Value \$9,598,900
Last Sale Date 9/16/2020
Last Sale Price \$10500000
View: [Report](#) | [Pictometry Imagery](#) | [Google Maps](#)

EXHIBIT A