

NEIL ABERCROMBIE
GOVERNOR



STATE OF HAWAII
DEPARTMENT OF TRANSPORTATION
869 PUNCHBOWL STREET
HONOLULU, HAWAII 96813-5097

GLENN M. OKIMOTO
DIRECTOR

Deputy Directors
FORD N. FUCHIGAMI
RANDY GRUNE
AUDREY HIDANO
JADINE URASAKI

IN REPLY REFER TO:

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

CONSENT TO ASSIGNMENT OF STATE LEASE NO. DOT-A-13-0023
FROM HELICOPTER CONSULTANTS OF MAUI, INC. TO BLUE
HAWAIIAN HOLDINGS, LLC, LIHUE AIRPORT
TMK: (4) 3-5-01:PORTION OF 8

KAUAI

REQUEST:

Consent to Assignment of State Lease DOT-A 13-0023 at Lihue Airport from
Helicopter Consultants of Maui, Inc. to Blue Hawaiian Holdings, LLC.

LEGAL REFERENCE:

Subsection 171-36(a) (5), Hawaii Revised Statutes, as amended

APPLICANTS:

LESSEE/ASSIGNOR: Helicopter Consultants of Maui, Inc., a Hawaii corporation,
having a mailing address of 1 Kahului Airport Road, #105 Kahului, Hawaii 96732.

ASSIGNEE: Blue Hawaiian Holdings, LLC, 7301 South Peoria Street, Englewood,
CO 80112.

LOCATION AND TAX MAP KEY:

Portion of Lihue Airport, Island of Kauai, identified by Tax Map Key:
4th Division, 3-5-01: Portion of 8

ITEM M-2

BLNR – CONSENT TO ASSIGNMENT OF STATE LEASE NO. DOT-A-13-0023
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HAWAIIAN HOLDINGS, LLC

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LEASE AREA:

Area/Space No. 011-109A, containing a land area of approximately 11,299 square feet of improved, paved land, and Area/Space Nos. 011-109B, -109C, -109D and -109E containing a total land area of approximately 14,658 square feet of improved, unpaved lands as shown and delineated on the attached Exhibit A.

ZONING:

State Land Use District:	Urban District
County of Kauai	Industrial (IG-STP)

LAND TITLE STATUS:

Section 5(a) lands of the Hawaii Admissions Act: Non-Ceded
DHHL 30% entitlement lands pursuant to the Hawaii State Constitution: YES ___ NO X

CURRENT USE STATUS:

Land partially encumbered by Governor's Executive Order No. 1451, setting aside a portion of Lihue Airport under the control and management of the Department of Transportation, Airports Division, State of Hawaii, for Airport purposes.

CHARACTER OF USE:

Development, construction, operation, use and maintenance of a fixed base facility for commercial helicopter operations

TERM OF LEASE:

Remaining term of 14 years, 9 months from original term of 15 years, which commenced on October 1, 2013, and terminates on September 30, 2028.

CONSIDERATION:

The assignment of this lease completes the assignment of properties held by Helicopter Consultants of Maui, Inc. to Blue Hawaiian Holdings, LLC, 7301 South Peoria Street, Englewood, CO 80112. The consideration for this lease was included as part of the Three Million Four Hundred Fifteen Thousand and No/100s Dollars (\$3,415,000.00) consideration that attributed to the assignment of Lease Nos. DOT-A-96-0029, DOT-A-05-0007, DOT-A-06-0012, and DOT-A-09-0003 previously approved by the Board at its meeting on October 11, 2013.

BLNR – CONSENT TO ASSIGNMENT OF STATE LEASE NO. DOT-A-13-0023
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RECOMMENDED PREMIUM:

None

CHAPTER 343, HRS – ENVIRONMENTAL ASSESSMENT:

The subject land areas are covered by the Environmental Assessment for Lihue Airport Ahukini Road Realignment and General Aviation Subdivision dated March 6, 1997. This Environmental Assessment evaluated the environmental effects of the recommended Airport Plan to realign Ahukini Road and the development of a General Aviation Subdivision. The assessment was prepared by the State of Hawaii, Department of Transportation, Airports Division.

DCCA VERIFICATION:

LESSEE / ASSIGNOR:

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 ____

ASSIGNEE:

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 ____

REMARKS:

In its meeting of October 11, 2013 under Item M-3, the Board consented to an assignment of the following leases from Helicopter Consultants of Maui, Inc. to Blue Hawaiian Holdings, LLC: DOT-A-96-0029, DOT-A-05-0007, DOT-A-06-0012, and DOT-A-09-0003. While the agreement between Helicopter Consultants of Maui and Blue Hawaiian Holdings, LLC included the assignment of all leases between the State of Hawaii and Helicopter Consultants of Maui, Inc., the Board was not asked at the October 11, 2013, to approve assignment of Lease No. DOT-A-13-0023, as the lease was awaiting signature by the Department of Transportation (DOT). Now that Lease No. DOT-A-13-0023 has been fully executed, the DOT is requesting approval of the assignment.

BLNR – CONSENT TO ASSIGNMENT OF STATE LEASE NO. DOT-A-13-0023
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RECOMMENDATION:

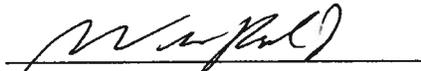
That the Board approves of and gives its consent to the Assignment involving Lease No. DOT-A-13-0023 as herein outlined, subject to: (1) such terms and conditions as may be prescribed by the Director of Transportation to best serve the interests of the State; and (2) review and approval of the Department of the Attorney General as to the form and content of the Lessor's Consent to the Assignment.

Respectfully submitted,

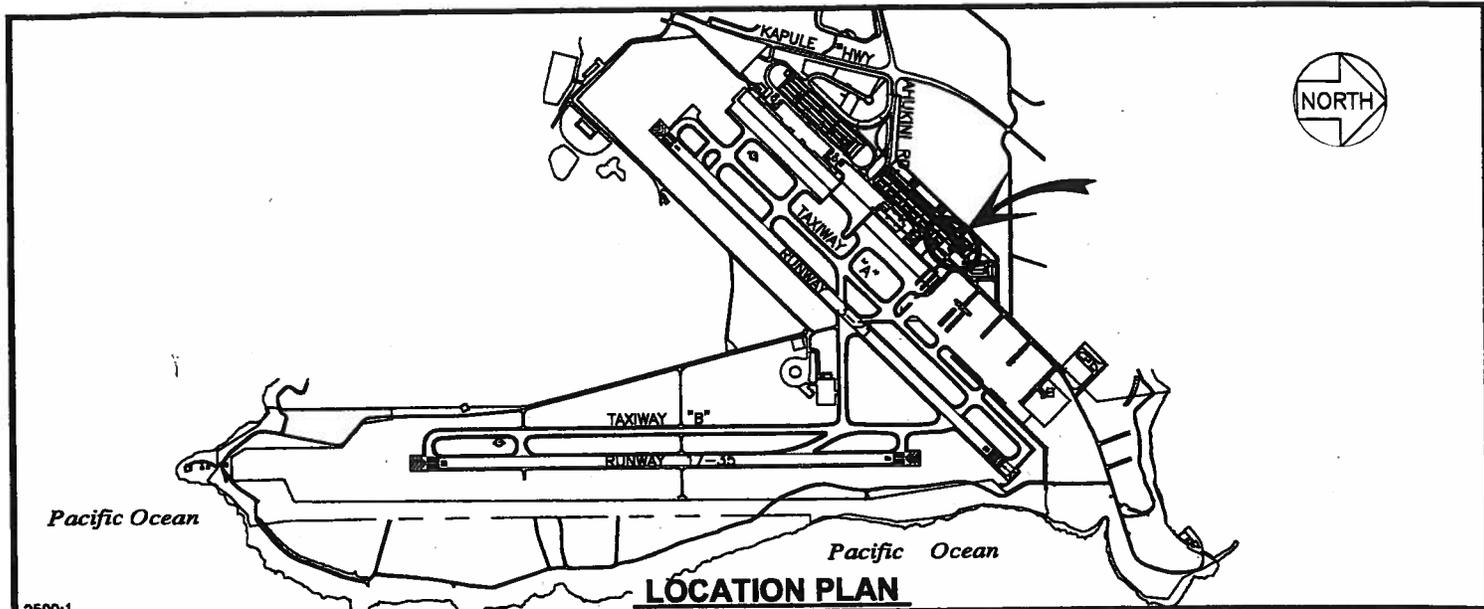


GLENN M. OKIMOTO, Ph.D.
Director of Transportation

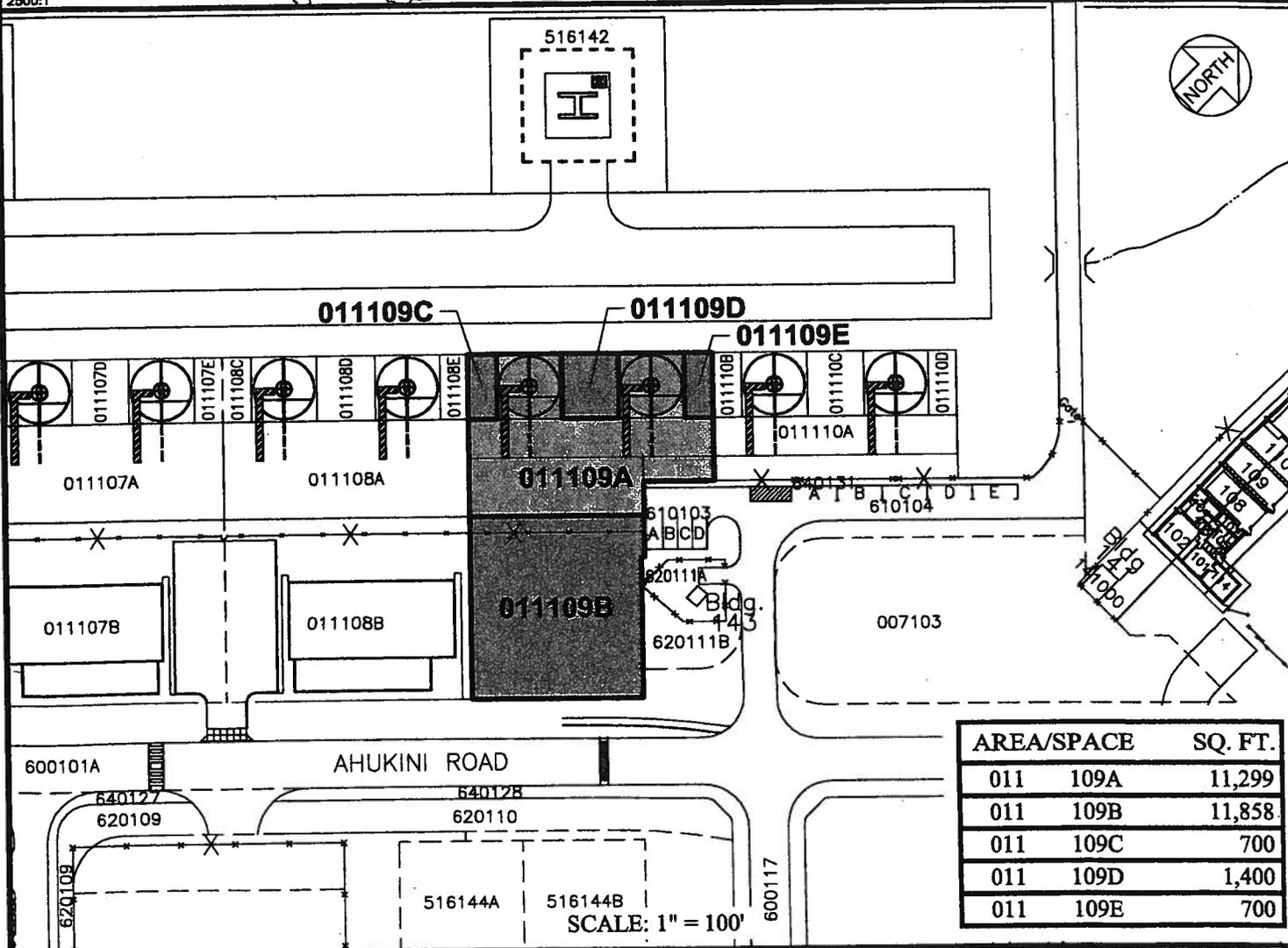
APPROVED FOR SUBMITTAL:



WILLIAM J. AILA, JR.
Chairperson and Member



2500:1



AREA/SPACE	SQ. FT.
011 109A	11,299
011 109B	11,858
011 109C	700
011 109D	1,400
011 109E	700

SCALE: 1" = 100'

DOTA-13-0023

DATE : SEPTEMBER 2013

EXHIBIT: **A**



Airports Division

HELICOPTER CONSULTANTS
OF MAUI, INC. dba
BLUE HAWAIIAN HELICOPTERS

LOTS

011109A-E
PLATS B1, 35