

DAVID Y IGE
GOVERNOR



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

FORD N. FUCHIGAMI
DIRECTOR

Deputy Directors
JADE T. BUTAY
ROSS M. HIGASHI
EDWIN H. SNIFFEN
DARRELL T. YOUNG

IN REPLY REFER TO:

Board of Land and
Natural Resources
State of Hawai'i
Honolulu, Hawai'i

ISSUANCE OF A REVOCABLE PERMIT FOR OFFICE SPACE
THE RIGHT FLIGHT SERVICES LLC
KALAELOA AIRPORT, ISLAND OF O'AHU, STATE OF HAWAI'I
TAX MAP KEY: (1) 9-1-13: PORTION OF 32

O'AHU

LEGAL REFERENCE:

Section 171-55, Hawai'i Revised Statutes

APPLICANT:

The Right Flight Services LLC, whose mailing address is 95-958 Lehiwa Drive,
Mililani, Hawai'i 96789.

LOCATION:

Portion of Kalaeloa Airport, Kapolei, Island of O'ahu, State of Hawai'i, identified by
Tax Map Key: 1st Division, 9-1-13: portion of 32

AREA:

Area/Space No. 103-100, containing an area of approximately 1,065 square feet,
as shown and delineated on the attached map labeled Exhibit A.

ZONING:

State Land Use District: Urban
City and County of Honolulu: P-2 (To be rezoned in the future)

ITEM M-10

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THE RIGHT FLIGHT SERVICES LLC

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LAND TITLE STATUS:

Non-ceded land acquired from the U.S. Government by the State of Hawaii after Statehood
DHHL 30% entitlement lands pursuant to the Hawaii State Constitution: YES ___ NO X

CURRENT USE STATUS:

Land presently encumbered by Governor's Executive Order No. 3861, setting aside
Kalaeloa Airport under the control and management of the Department of Transportation,
Airports Division, State of Hawaii, for Airport Purposes.

CHARACTER OF USE:

The Right Flight Services LLC will use the space as an office for their flight school
operations at Kalaeloa Airport.

COMMENCEMENT DATE:

Upon execution of the revocable permit.

MONTHLY RENTAL:

\$905.25 (as determined from the DOTA schedule of rates and charges established by
appraisal of Airports property statewide)

SECURITY DEPOSIT:

Three (3) times the monthly rental in effect.

HOLDOVER TENANCY:

\$30.18

CHAPTER 343, HRS - ENVIRONMENTAL ASSESSMENT:

The subject land area is covered by the Final Environmental Assessment for the Kalaeloa
Airfield Development Plan Improvements, State Project No. AO5011-02 dated June 2010.
This Environmental Assessment was prepared by Wilson Okamoto Corp. for the State of
Hawaii, Department of Transportation, Airports Division, in part to evaluate the
environmental effects of the recommended Kalaeloa Airfield Master Plan to meet existing
and forecast general aviation demands.

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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>
Good standing confirmed:	YES <u>X</u>	NO <u> </u>

REMARKS:

In accordance with Section 171-55, HRS, relating to Permits, the Department of Transportation proposes to issue a month-to-month revocable permit to The Right Flight Services LLC for an office as part of their flight school operations at Kalaeloa Airport.

RECOMMENDATION:

That the Board authorize the Department of Transportation to issue a month-to-month revocable permit to The Right Flight Services LLC, subject to: (1) terms and conditions herein outlined, which are by reference incorporated herein; and (2) such additional terms and conditions as may be prescribed by the Director of Transportation to best serve the interest of the State.

Respectfully submitted,

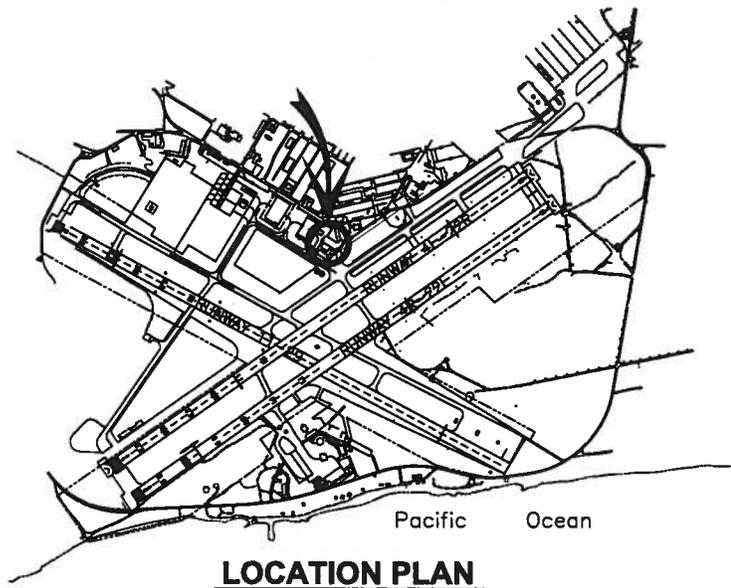


FORD N. FUCHIGAMI
Director of Transportation

APPROVED FOR SUBMITTAL:

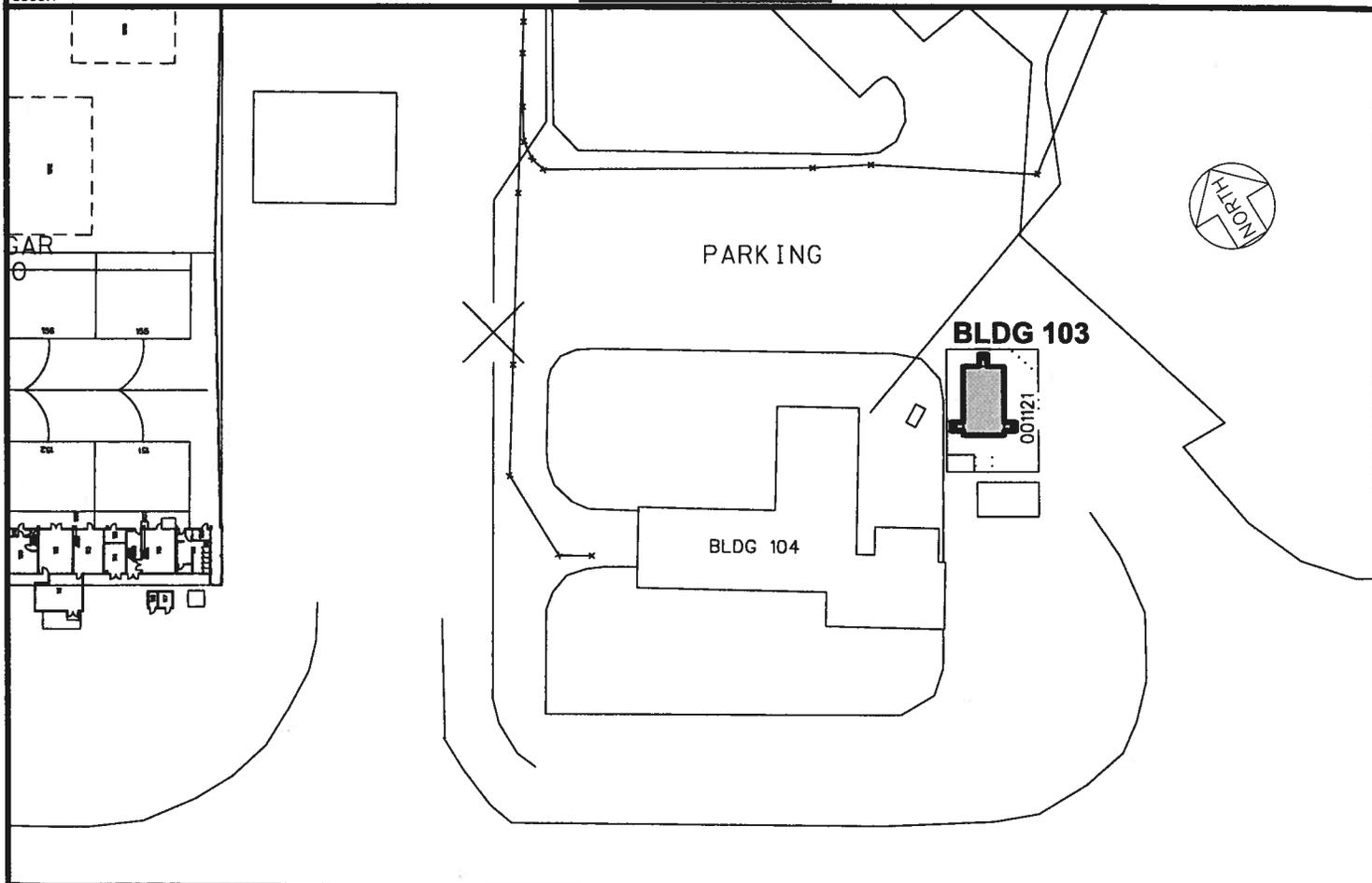


SUZANNE D. CASE
Chairperson and Member



3000:1

LOCATION PLAN



BLDG/ROOM	SQ. FT.
103 100	1,065

SCALE: 1" = 100'

RP-8539

DATE : APRIL 2016

EXHIBIT: **A**



THE RIGHT FLIGHT SERVICES LLC

BUILDING 103 TRAILER

103100

KALAELOA AIRPORT

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