

MINUTES OF THE  
MEETING OF THE  
BOARD OF LAND AND NATURAL RESOURCES

DATE: January 24, 1986  
TIME: 9:00 A.M.  
PLACE: County Council Chambers  
4396 Rice Street  
Lihue, Kauai

ROLL  
CALL

Chairperson Susumu Ono called the meeting of the Board of Land and Natural Resources to order at 9:10 A.M. The following were in attendance:

MEMBERS: Mr. J. Douglas Ing  
Mr. Moses W. Kealoha  
Mr. Roland Higashi  
Mr. Leonard Zalopany  
Mr. John Arisumi  
Mr. Susumu Ono

STAFF: Mr. Ralph Dahler  
Mr. Sam Lee  
Mrs. Ann Lo-Shimazu  
Mr. Manabu Tagomori  
Mrs. LaVerne Tirrell

OTHERS: Mr. Johnson Wong, Deputy A.G.  
Mr. Peter Garcia  
Messrs. Russel Fukumoto, Carleton Ching and  
Members of the Hawaii Housing Authority Board  
(Item F-6)  
Mr. Ted Livingston (Item E-4)  
Mr. John Dugan (Item F-1-d)  
Mr. Nakamura (Item F-2)  
Mr. Michael Dang (Item H-1)

MINUTES:

Mr. Ing moved to approve the December 6, 1985 minutes as circulated. Mr. Higashi seconded, motion carried unanimously.

ADDED  
ITEMS:

Mr. Ing moved to add the following items to the Agenda. Seconded by Mr. Kealoha, motion carried unanimously.

Item C-1 -- Memorandum of Understanding with Ducks Unlimited, Inc. for Waterfowl and Waterbirds.

Item C-2 -- Filling of Equipment Operator II, Position No. 2923, Division of Forestry and Wildlife, Island of Oahu.

Item D-4 -- Filling of Engineer (Civil) V, Position No. 9715 Division of Water and Land Development, Oahu.

Item D-5 -- Amendment of Award of Contract - Job No. 62-MM-A, Materials for Alala Pens, Hawaii Endangered Species Propagation Facility - Phase I, Olinda, Maui.

Item E-6 -- Filling of Vacant General Laborer I Position for the Oahu Park Section.

Item J-12 -- Approval of Consent to Mortgage and Lessor's Estoppel Statement, Consent and Agreement, Harbors Division.

Item J-13 -- Use of Harbors Division Facilities.

Item J-14 -- Consent to Assignment of Indenture Lease, Dated 9/1/58, Harbors Division (Hawaiian Grain Corporation).

ITEM F-6

HAWAII HOUSING AUTHORITY REQUEST FOR LAND EXCHANGE, WAIAHOLE, OAHU.

Mr. Sam Lee said that Item F-6 involves a proposed land exchange between the State of Hawaii, DLNR and the Hawaii Housing Authority. The purpose for the exchange is to acquire lands for agricultural park and residential use. Specifically at issue are 26 parcels of land to be conveyed by the Hawaii Housing Authority comprising in large part Waiahole Valley and totalling an area of 590.450 acres, more or less valued at \$8,600,000.00.

DLNR proposes to convey in exchange to Hawaii Housing Authority parcels of land equal in value, such parcels to be selected by the Chairperson over a period of time.

A little background on how this land exchange had come about was explained to the board by Mr. Lee.

Mr. Ono stated, "if the board members will recall, this is one of the items that was discussed at a joint meeting with Hawaii Housing Authority several months back on the island of Maui. There was a general agreement at that time that the exchange should go through. This is a follow-up of that meeting."

Mr. Higashi asked if the \$8,600 would be credited to us and whether we had anything in the books right now that lands of any value have been transferred to the Hawaii Housing Authority.

Mr. Ono did not think that there was anything pending on specific parcels affected by this particular action but as soon as this action is approved staff can get into the details as to which parcels will be turned over.

Mr. Fukumoto said that four parcels have already been conveyed to HHA by DLNR. HHA has two more requests to the board but they have not identified any other specific parcels for transfer. Mr. Fukumoto said that the \$8.6 million is just an example. The actual cost is \$6.6 million for derf. Interest as of November 21, 1985 will be approximately \$2.9 million.

Mr. Kealoha asked Mr. Fukumoto who would assume the debt service payment of the bond.

Mr. Fukumoto said that there would be no debt service. There would be a transfer of land from DLNR to HHA.

Mr. Ing asked, "in other words, the purchase price is fully paid for?"

ACTION

Mr. Zalopany moved to approve the exchange of land with HHA as described in the submittal and authorize the Chairperson to impose such additional terms and conditions as may be necessary to carry out the exchange. Seconded by Mr. Ing, motion carried unanimously.

Mr. Ono thanked the Hawaii Housing Authority staff and the DLNR staff who have worked very closely with the HHA staff and remarked also that he appreciated very much the work done by the HHA Commissioners.

ITEM E-4

REQUEST TO USE AINA MOANA (MAGIC ISLAND) FOR CHRISTENING A NEW AMERICA'S CUP SAILING YACHT.

Mr. Nagata said that the event will be held on Monday, February 17, 1986 (President's Day). This date has been selected partly to coincide with the opening weekend of the 1986 Hawaii sailboat racing season, partly because of the availability of members of the media following the Hawaiian Open Golf Tournament, and partly because of the suitability of President's Day to christen a twelve-meter class yacht named Stars and Stripes with a traditional bottle of champagne being broken on the bow of the yacht.

There is expected to be as many as two to three thousand onlookers including people already in the park enjoying the beach or picnicking.

Mr. Nagata said that staff is recommending denial because, in their opinion, a large crowd will already be in the park during the President's Day weekend and to have a large gathering in the corner of the park, which is actually one of the two entrance-exit ways from the parking lot, they feel will cause extreme congestion, traffic problems and a mix with those who intend to watch the ceremonies from this area.

Mr. Nagata said that Mr. Livingston, who represents the Waikiki Yacht Club, since preparation of this submittal has tried to put together some additional information for the board's consideration.

Mr. Kealoha said that in Item E-5 about 3,000 people will be going through the park for a period of two hours and staff is recommending approval. Yet with this request you have potentially 200 to 300 people in one area so he could not see staff's rationale for recommending denial. Also, at that time of the day, 5:30 - 6:30 p.m., the bulk of the people have already left the park.

Mr. Nagata said that the estimated crowd for this event is not two to three hundred -- it will be more like 2000 to 3000 and they will be staying there for the length of the ceremony whereas in the running event, the 3000 participants would be running through so they will not be congregating and staying in one spot and this spot is adjacent to one of the two entrances.

Mr. Higashi said that the reason he's excited about them using this site is because of the national coverage that we would be having. He felt that this is a nice setting for Hawaii and of good promotional value.

Mr. Livingston said that the rare opportunity that we have in Hawaii for experiencing an America's Cup effort is something which they feel is of interest to a number of people. One reason for selecting the site in addition to those which have been mentioned is that this is the site to which Hokule'a returned ten years ago after her first historic first voyage to Tahiti. On the opposite, extreme of the spectrum of high technology, we have with us now this America's Cup effort with yachts which are the state-of-the-art in terms of their capability at sea. Hokule'a was indeed a state-of-the-art 500 years ago.

#### ACTION

Mr. Ing moved for approval of Waikiki Yacht Club's request to use a portion of Magic Island for christening a new America's Cup Sailing Yacht adopting also the conditions listed in Item E-5, which are as follows:

Waikiki Yacht Club:

1. be responsible for clean-up of the areas used;
2. be liable for repair, replacement or payment for any damages.
3. provide a certificate of liability insurance naming the State of Hawaii as additional insured for minimum coverages of \$300,000 bodily injury and \$50,000 property damage; the certificate must be delivered to the State Parks Office prior to the event, otherwise, the permit shall not be valid;
4. not collect money or engage in the sale of any item on the park premises.
5. not permit participants to possess, display or consume alcoholic beverages and illegal drugs;
6. not permit commercial activity including advertising of commercial products to be conducted in conjunction with the permitted activity.

7. not obstruct or unreasonably interfere with the general public in their normal use of the park; have an off-duty HPD officer to assist in traffic control.
8. obtain all required permits from other government agencies as may be required.
9. waive any and all claims he may have against the State of Hawaii and its respective officers, agents and employees from any suits, actions and claims arising out of or in any way connected with the activities permitted under the permit.

Seconded by Mr. Kealoha, motion carried unanimously.

ITEM F-2

RESUBMITTAL - HAWAII ELECTRIC LIGHT CO., INC. APPLICATION FOR EASEMENTS, SO. HILO AND HAMAKUA, HAWAII.

Mr. Lee said that this matter was deferred at the Board's August 23, 1985 meeting in order for staff to add a condition in the grant of easement document providing for installation and use of the 138KV powerline facility to transmit geothermal-generated electricity.

Mr. Lee said that staff was not able to come up with any acceptable condition which would require that the easement would be used only for the transmission of geothermally generated electricity.

In its request for consideration of the grant of easement, the applicant states that:

"The need to build the transmission line from the energy source on the east side of Hawaii to the west side of Hawaii will be required whether or not geothermal development is allowed to proceed. HELCO must have some means of properly maintaining its lines and hence requires some degree of redundancy on its overall transmission line system to enable it to properly maintain the line to provide continuity and reliability of service in West Hawaii."

Therefore they requested that the power transmission line easement be granted without reference to transmission of geothermally generated electricity.

ACTION

Mr. Higashi moved to approve subject to the conditions listed in the submittal.

Mr. Ono asked Mr. Nakamura of HELCO whether he had any comments to make regarding the conditions listed.

Mr. Nakamura said that he had reviewed the submittal and had no objections to staff's recommendations.

Seconded by Mr. Zalopany, motion carried unanimously.

ITEM H-1

AFTER-THE-FACT CDUA FOR A STORAGE SHED AND GARAGE AT WAILUA, KAUAI (KATHRYN S. TAKEOKA).

Mrs. Shimazu said that this is an after-the-fact application to bring the existing structures into conformance with the law.

Mr. Ono mentioned to Mrs. Shimzazu that she had said that there were no written or oral comments. However, he thought that someone had testified at the public hearing.

Mr. Michael Dang stated that he had presented a map of the area inasmuch as the board did not know where the structures were.

Mr. Ing said that there are usually conditions requiring recordation of the approval and limiting the use to single family residential but he did not see these conditions in this submittal.

Mrs. Shimazu said that those conditions should have been included but were not.

Mr. Higashi asked whether the fine was levied against the landowner or the lessee.

Mrs. Shimazu said that the fine is levied on the applicant, who is Kathryn Tateoka.

Mr. Ing said, "with regard to one of the structures, wasn't there an existing cement pad?"

Mrs. Shimazu said, yes. This was the shed and, as she understood it, he just built over the pad.

Mr. Higashi asked whether the storage shed and the garage were built at the same time.

Mr. Michael Dang said that the storage shed was built about 1981 and the rice mill was built just before this application was sent in. He said that the concrete for the storage shed was already there. Previously when rice was farmed there the rice mill and the storage shed were one huge building. At that time it was State land so they made the people tear down that half of the building but the concrete foundation was left there. So there was no environmental impact to the property. If anything, it was an improvement because the rice mill was already leaning on his house and imposed a safety threat.

Mr. Higashi asked who would be paying the fine.

Mr. Dang said he would have to pay it since it was his fault.

Mr. Arisumi asked Mr. Dang if he knew that he was in violation.

Mr. Dang said he knew he was supposed to get permits, etc. but at that time all these things just seemed like a lot of paper work and the storage shed really was not supposed to be up for this long. It was only supposed to be a temporary thing but as it was he ended up marrying his wife and staying there so now they use it to store their fishing gear, tools, etc.

Mr. Zalopany asked why he had torn down the building.

Mr. Dang said that Hurricane Iwa damaged the building, knocked it off its foundation and was leaning towards his house so he had to take it down.

ACTION

Mr. Zalopany moved to: 1) fine the applicant \$500.00 instead of \$1000.00; 2) delete Condition No. 6; and 3) add the following conditions:

- a. That this approval be recorded in the Bureau of Conveyances.
- b. That this be limited to single-family residence.

Seconded by Mr. Arisumi, motion carried unanimously.

ADDED  
ITEM J-14

CONSENT TO ASSIGNMENT OF INDENTURE LEASE, DATED SEPTEMBER 1, 1958, HARBORS  
LEASE, HARBORS DIVISION (HAWAIIAN GRAIN CORPORATION).

ADDED  
ITEM J-12

APPROVAL OF CONSENT TO MORTGAGE AND LESSOR'S ESTOPPEL STATEMENT, CONSENT  
AND AGREEMENT, HARBORS DIVISION.

Mr. Garcia asked that Item J-14 be considered first. He said that the board, in December, had previously approved a consent to assignment of lease from the old Alber's Milling Co. to Manna Pro Corp. Hawaiian Grain is adjacent to the Alber's Milling plant and Manna Pro Corp. is desirous of also taking over that particular lease.

Insofar as Item J-12, Mr. Garcia said that although Act 50, 1985 Legislature had changed the law so that the consent to mortgage needs to be approved by the Chairperson only, DOT would like to bring it before the board. The estoppel statement is presently being reviewed by the Legal Office. In the original wording they found that there were some terms that were onerous as far as the estoppel statement is concerned and, as he understood it, both Manna Pro Corp. and Hela Financial who will be doing the mortgaging, are willing to compromise on the statement itself so that the statement will conform to the State's requirements. They are trying to close the financial arrangements by January 31, 1986 and that is why DOT had asked that these items be added on.

Item J-12 only mentions the lease between Manna Pro and the State but they would also like to add the consent from Hawaiian Grain to Manna Pro Corp. to Added Item J-12.

Mr. Ing asked if what Mr. Garcia was requesting was listed in the submittal.

Mr. Garcia said no. He said that Item J-12 only lists the one lease and the second lease which they would like to include in Item J-12 is the lease that is in added Item J-14.

Mr. Ing asked, "you're just asking for the lease mentioned in J-14 and the lease mentioned in J-12 and there is no additional lease?"

Mr. Garcia explained that the one in Item J-14 is the second lease. They already have one that was approved by the board. In Item J-12, only one lease is mentioned so DOT would also like to include the lease that is referred to in J-14.

Mr. Ing said then there are no amendments to the two items.

Mr. Garcia said that Added Item J-12 would need to be amended to include the lease from Hawaiian Grain to Manno Pro Corp.

Mr. Ono said, "Mr. Garcia, at the very outset you mentioned that the consent to mortgage portion there was a change to authorize the Chairperson to sign but you wanted the full board to act on this."

Mr. Garcia said that this would be at the pleasure of the board.

Mr. Ono just wondered whether DOT would pick which items should or should not be brought to the board.

Mr. Garcia said it's not that they were just going to pick or choose, they just found out about the particular law from the Attorney General's office. He did not realize that this law was in effect but since it was already on the agenda they felt it would be best to just go through with it.

ACTION Mr. Ing moved for approval of Added Items J-12 and J-14 as amended. Seconded by Mr. Kealoha, motion carried unanimously.

ITEM B-1 REQUEST TO FILL EXEMPT TEMPORARY FISHERY AID II POSITION NO. 18690E IN THE DIVISION OF AQUATIC RESOURCES, OAHU.

ACTION Mr. Higashi moved to approve the appointment of Ms. Portia Hebron to Position No. 18690E. Seconded by Mr. Zalopany, motion carried unanimously.

ADDED ITEM C-1 MEMORANDUM OF UNDERSTANDING WITH DUCKS UNLIMITED, INC. FOR WATERFOWL AND WATERBIRDS.

Mr. Dahler said that Ducks Unlimited, Inc. was established in 1937 and is the worlds largest, private waterfowl organization.

ACTION The board unanimously approved this Memorandum of Understanding with Ducks Unlimited, Inc. (Zalopany/Arisumi)

ADDED ITEM C-2 FILLING OF EQUIPMENT OPERATOR II, POSITION NO. 2923, Division of Forestry AND WILDLIFE, ISLAND OF OAHU.

ACTION Mr. Ing moved to approve the hiring of Mr. Wilson F. Kaahanui to fill Position No. 2923. Seconded by Mr. Kealoha, motion carried unanimously.

ITEM D-1 TRANSFER OF CIP FUND TO PRIVATE ORGANIZATION, PEARL CITY COMMUNITY YOUTH ATHLETIC COMPLEX, OAHU.

Mr. Tagomori said that the amount to be transferred is \$20,000 for the planning and design of the Pearl City athletic complex and asked that the board authorize the Chairperson to execute the appropriate contract.

ACTION Unanimously approved as submitted. (Ing/Higashi)

ITEM D-2 REQUEST FOR EXTENSION OF KAWAIAHAO CHURCH WATER WITHDRAWAL AND USE PERMIT, HONOLULU GROUND WATER CONTROL AREA, OAHU.

ACTION The board unanimously approved a 24-month extension of Kawaihaho Church's Water Withdrawal and Use Permit from October 28, 1985 to October 28, 1987. (Ing/Kealoha)

ITEM D-3 SOIL AND WATER CONSERVATION DISTRICT DIRECTOR, HAWAII.

ACTION The board voted unanimously to certify Mrs. Aileen Yeh for the term ending June 30, 1988 to serve as a Director of the Puna Soil and Water Conservation District. (Higashi/Zalopany)

ADDED ITEM D-4 FILLING OF ENGINEER (CIVIL) V, POSITION NO. 9715 DIVISION OF WATER AND LAND DEVELOPMENT, OAHU.

ACTION Mr. Ing moved to approve the appointment of Mr. Stephen Miyamoto to fill Position 9715. Seconded by Mr. Zalopany, motion carried unanimously.

ADDED ITEM D-5 AMENDMENT OF AWARD OF CONTRACT - JOB NO. 62-MM-A, MATERIALS FOR ALALA PENS, HAWAII ENDANGERED SPECIES PROPAGATION FACILITY - PHASE I, OLINDA, MAUI.

Mr. Tagomori asked that the following amendments be made:

1. The amount listed in the first paragraph for Schedule B be changed from \$98,358.50 to \$100,988.00.
2. The amount listed in the second paragraph for Schedule B be changed from \$98,358.50 to \$98,385.50.

Mr. Tagomori said that this matter had been acted on at the last board meeting. However, the above errors were not found until later.

ACTION

Mr. Zalopany moved to approve as amended. Seconded by Mr. Higashi, motion carried unanimously.

ITEM E-1

AWARD OF CONSTRUCTION CONTRACT - JOB NO. 5-OP-48. RECONSTRUCTION OF PARK FACILITIES, WAIMANALO BAY STATE RECREATION AREA, WAIMANALO, OAHU.

Mr. Nagata said that they are only recommending that the additive items 1 and 5 be included as the award. These items have to do with providing new benches and toilet stall doors and fabrication and installation of six concrete picnic tables for the anticipated camping use.

Because of the rather sizable discrepancy and our State estimate, the additive items 2, 3 and 4 are not being recommended for approval, just the Basic Bid and Items 1 and 5 for a total sum of \$148,885 be awarded to Iwamoto Construction, Inc.

Mr. Ing asked why the roof wasn't being waterproofed and would not doing this cause further deterioration.

Mr. Nagata said that the roof would probably be waterproofed but it would probably be handled outside of this contract. The reason being that the State's estimate is \$1,800 and the Contractor's estimate is about \$10,000, which is about five times higher.

Mr. Ono asked whether staff had had a chance to investigate why the great difference.

Mr. Nagata said that the high cost for the conversion and reconstruction work may be contributable to contractors' reluctance to work on existing facilities where there are many unknowns. Also, the area is known for vandalism so there is a possibility that they may be a little wary of this.

Mr. Arisumi asked whether the Basic Bid had anything to do with the overall bid.

Mr. Nagata was not sure he could answer this.

Mr. Kealoha felt that legally we could not award one item to one contractor and another item to another contractor.

Mr. Nagata thought there was a heavier weight on the basic bid but he wasn't sure if that in itself is the limiting factor.

Mr. Ono asked that the State Parks and Water and Land Divisions look into the possibility of awarding portions of the basic bid to someone else.

Mr. Kealoha felt that if they could not cross over then maybe certain portions of the bid could be eliminated.

ACTION

Mr. Ing moved to award the Basic Bid with Additive Alternates 1 and 5 for Job No. 5-OP-48 to the apparent low bidder, Iwamoto Construction, Inc. for his bid of \$115,965, \$18,520, and \$14,400, respectively, a total sum of \$148,885. Seconded by Mr. Kealoha, motion carried unanimously.

ITEM E-2 REQUEST TO USE AINA MOANA STATE RECREATION AREA (MAGIC ISLAND) FOR A RUN/  
SWIM BIATHLON.

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ITEM E-5 REQUEST FOR USE OF AINA MOANA STATE RECREATION AREA AS PART OF FUN RUN  
COURSE.

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ACTION Mr. Ing moved for approval of Items E-2 and E-5 as submitted, subject  
however to Condition No. 5 of Item E-2 and Condition No. 7 of Item E-5  
being amended to read as follows:

- . not obstruct or unreasonably interfere with the general public in their  
normal use of the park and that an off-duty HPD officer assist in traffic  
control.

Seconded by Mr. Kealoha, motion carried unanimously.

ITEM E-3 REQUEST TO USE A PORTION OF THE WAILOA RIVER STATE RECREATION AREA FOR  
HAWAII ISLE POLICE ACTIVITIES LEAGUE BASEBALL PRACTICES.

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ACTION Unanimously approved, subject to the conditions listed in the submittal.  
(Zalopany/Arisumi)

ITEM E-4 REQUEST TO USE AINA MOANA (MAGIC ISLAND) FOR CHRISTENING A NEW AMERICA'S  
CUP SAILING YACHT.

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(See Pages 3 & 4 for Action.)

ITEM E-5 (See Actions for Items E-2 and E-5, above.)

ADDED  
ITEM E-6 FILLING VACANT GENERAL LABORER I POSITION FOR THE OAHU PARK SECTION.

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ACTION Mr. Zalopany moved to approve the appointment of Mr. Keith Minn to fill  
Position No. 11185. Seconded by Mr. Arisumi, motion carried unanimously.

ITEM F-1 DOCUMENTS FOR CONSIDERATION.

Item F-1-a E. F. NILSON, INC. APPLICATION FOR REVOCABLE PERMIT, NAWILIWILI, LIHUE,  
KAUAI, BEING TMK 3-2-03:34, CONTAINING 50,000 SQ. FT., MORE OR LESS FOR  
STORAGE AND MAINTENANCE YARD PURPOSES. RENTAL: \$356.00 PER MO.

Mr. Lee asked that the commencement dated listed in the submittal be changed  
from January 16, 1986 to February 1, 1986.

ACTION Mr. Zalopany moved to:

1. Amend the commencement date from January 16, 1986 to February 1, 1986.
2. Cancel Permit No. S-4889 to Alexander Delegan, dba Al's Steel Products.
3. Issue new permit to E. F. Nilson, Inc.
4. Refer monthly rental question back to staff for further review and  
recommendation.

Seconded by Mr. Arisumi, motion carried unanimously.

Item F-1-b EMMA C. OUYE REQUEST FOR CONSENT TO ASSIGN G. L. NO. S-4397, NAWILIWILI,  
LIHUE, KAUAI TO WILLIAM NESTUK AND BETTY L. NESTUK.

Item F-1-c YOUNG DAI KIM REQUEST FOR CONSENT TO ASSIGN G. L. NO. S-4764, PANAWEA AG.  
PARK, WAIAKEA, SO. HILO, HAWAII.

- Item F-1-d FINANCE INVESTMENT CO., LTD. AND INTER ISLAND RESORTS, LTD., REQUEST FOR CONSENT TO ASSIGNMENT OF G. L. NOS. 2480, 2481, 2610, 3268, AND S-4253, WAIAKEA TO NANILOA INVESTMENT, INC.
- Item F-1-e CHARLES JAMES REQUEST FOR CONSENT TO ASSIGN GRANT OF EASEMENT NO. S-5107, PALOKE, MAKIKI, HONOLULU, OAHU.
- Item F-1-f GEORGE OKA, INC. APPLICATION FOR REVOCABLE PERMIT, IWILEI, HONOLULU, OAHU, BEING TMK 1-5-07:75 CONTAINING 21,844 SQ. FT., MORE OR LESS FOR STORAGE YARD AND OFFICE PURPOSES. RENTAL: \$1,430.00 PER MO.
- ACTION Mr. Kealoha moved to approve Items F-1-b, c, d, e and f as submitted. Seconded by Mr. Zalopany, motion carried unanimously.
- ITEM F-2 RESUBMITTAL - HAWAII ELECTRIC LIGHT CO., INC. APPLICATION FOR EASEMENTS, SO. HILO, AND HAMAKUA, HAWAII.
- (See Page 4 for Action.)
- ITEM F-3 SARGE KOBAYASHI REQUEST FOR EXTENSION OF TIME WITHIN WHICH TO SATISFY LAND UTILIZATION REQUIREMENT, G. L. NO. S-4683, KEAHOLE AG. PARK, NO. KONA, HAWAII.
- ACTION Unanimously approved, subject to the conditions listed in the submittal. (Higashi/Arisumi)
- ITEM F-4 PALANI RANCH CO., INC. REQUEST FOR ADJUSTED RENT PAYMENT SCHEDULE, G. L. NOS. S-4329 AND S-4925, NO. KONA, HAWAII.
- ACTION Mr. Higashi moved to grant the requested rental deferment for General Lease No. S-4025 and S-4239 as reflected in the payment schedule listed in the submittal subject to review of the Attorney General's Office. Seconded by Mr. Kealoha, motion carried unanimously.
- ITEM F-5 PALANI RANCH CO., INC. REQUEST FOR RENTAL ADJUSTMENT, REVOCABLE PERMIT NO. S-5284, NO. KONA, HAWAII.
- Staff had requested a monthly rental reduction for R.P. No. S-5284 from \$75.00 to \$40.00 per mo. effective January 1, 1986.
- The board asked about the length of this reduction and also that the acreage involved be specified.
- ACTION Deferred until questions are answered.
- ITEM F-6 HAWAII HOUSING AUTHORITY REQUEST FOR LAND EXCHANGE, WAIAHOLE, OAHU.
- (See Page 2 for Action.)
- ITEM F-7 STAFF RECOMMENDATION FOR PUBLIC AUCTION SALE OF A LEASE COVERING LAND AT WAILUA, PUNA, HAWAII.
- ACTION Unanimously approved, subject to the conditions listed in the submittal. (Zalopany/Arisumi)
- ITEM F-8 STAFF RECOMMENDATION FOR AMENDMENT TO PREVIOUS BOARD ACTION (5/25/84, AGENDA ITEM F-13) AUTHORIZING PUBLIC AUCTION SALE OF A LEASE, HANAPEPE RICE & KULA LOTS, HANAPEPE, KAUAI.
- ACTION The board voted unanimously to amend its action of May 25, 1984 by inserting an additional recommendation authorizing the issuance of an interim revocable permit to the occupant of the land effective November 16, 1985, at a rent to be determined by staff appraisal. (Zalopany/Arisumi)

- ITEM F-9 NOBORU MUNECHIKA REQUEST FOR EXTENSION OF TIME WITHIN WHICH TO SATISFY IMPROVEMENT, G. L. NO. S-3800, HANAPEPE, KAUAI.
- ACTION Unanimously approved as submitted. (Zalopany/Arisumi)
- ITEM F-10 DEPARTMENT OF HEALTH REQUEST FOR APPROVAL OF LEASE COVERING OFFICE SPACE AT 2045 KAM IV ROAD, HONOLULU, OAHU.
- ACTION Unanimously approved, subject to the review and approval of the lease agreement by the Office of the Attorney General. (Ing/Kealoha)
- ITEM F-11 DEPARTMENT OF LABOR AND INDUSTRIAL RELATIONS REQUEST FOR APPROVAL OF RENEWAL OF LEASE COVERING OFFICE SPACE IN TH TANI BUILDING, HONOLULU, OAHU.
- ACTION Unanimously approved, subject to the review and approval of the lease agreement by the Office of the Attorney General. (Ing/Kealoha)
- ITEM F-12 DEPARTMENT OF HEALTH REQUEST FOR APPROVAL OF RENEWAL OF LEASE COVERING OFFICE SPACE AT 911 FRASER AVENUE, LANAI CITY, LANAI.
- ACTION Unanimously approved, subject to the review and approval of the lease agreement by the Office of the Attorney General. (Ing/Kealoha)
- ITEM F-13 OFFICE OF THE PUBLIC DEFENDER REQUEST FOR ACQUISITION OF LEASE COVERING OFFICE SPACE IN THE ALII BISHOP BUILDING, HONOLULU, OAHU.
- ACTION Unanimously approved, subject to the review and approval of the lease agreement by the Office of the Attorney General. (Ing/Kealoha)
- ITEM F-14 DEPARTMENT OF HEALTH REQUEST FOR APPROVAL OF RENEWAL OF LEASE COVERING ROOMS 102 THROUGH 121 AND ROOMS M-123 THROUGH M-145 IN THE J. WALTER CAMERON CENTER, WAILUKU, MAUI.
- ACTION Unanimously approved, subject to the review and approval of the lease agreement by the Office of the Attorney General. (Arisumi/Zalopany)
- ITEM F-15 STAFF RECOMMENDATION FOR AMENDMENT OF PREVIOUS BOARD ACTION (3/24/83, AGENDA ITEM F-13) AUTHORIZING SALE OF RECLAIMED LAND, KANEOHE, OAHU.
- ACTION Mr. Ing moved to amend the board's action of March 24, 1983 by changing the name of the purchaser for the land described in the submittal from Clara B. Carpenter Trust to John Cornwell Walker, Jr., and Marion Makin Walker, husband and wife. Seconded by Mr. Kealoha, motion carried unanimously.
- ITEM G-1 FILLING OF ABSTRACTING ASSISTANT V, POSITION NO. 145, OAHU.
- ACTION Mr. Zalopany moved to approve the appointment of Carol Matsunaga to Position No. 145. Seconded by Mr. Kealoha, motion carried unanimously.
- ITEM H-1 AFTER-THE-FACT CDUA FOR A STORAGE SHED AND GARAGE AT WAILUA, KAUAI (KATHRYN S. TATEOKA).
- (See Page 5 for Action.)
- ITEM H-2 MEMORANDUM OF AGREEMENT BETWEEN DLNR AND DPED RELATING TO FILM PERMITTING ACTIVITIES.
- The board felt it needed more time to review this voluminous submittal and, therefore asked that this item be deferred to the next Oahu meeting. They asked also that DPED's staff as well as the Attorney General's office be at said meeting.
- ACTION Deferred.

- ITEM H-3 CDUA FOR THE DEMOLITION AND REPLACEMENT OF AN EXISTING SINGLE-FAMILY RESIDENCE AT TANTALUS, OAHU (MESSRS. THOMAS P. AND LORIN GILL).
- ACTION Unanimously approved, subject to the conditions listed in the submittal. (Kealoha/Higashi)
- ITEM H-4 CDUA TO INSTALL A FENCE FOR CATTLE GRAZING AT PIIHONUA, SOUTH HILO, HAWAII (ARTHUR MARTINEZ).
- This item was presented to the Board by Mr. Evans with a recommendation for approval.
- ACTION Mr. Higashi moved to approve as submitted with an added condition that there be no more than six head at any one time. Motion carried with a second by Mr. Arisumi.
- Mr. Ono voted no inasmuch as he felt that grazing on conservation lands needed more analysis.
- ITEM H-5 CDUA FOR RELATION OF A RADIO TRANSMITTER SITE AT KULANI, HAWAII (U. S. DEPT. OF COMMERCE, NATIONAL WEATHER SERVICE).
- Mr. Evans said that the applicant is requesting the use of 1600 sq. ft. of State conservation land at Kulani Prison, Hawaii to install a small building (modified ocean van) to house radio transmitters which will be used to broadcast weather warnings and forecasts to the general public and marine interests. The radio transmitters are presently located at the Kulani Cone radio facilities area; however, road maintenance costs at that site has prohibited continuation of transmissions from that site.
- ACTION Mr. Higashi moved to approve as submitted by staff and also that a new condition be added as recommended by DAGS, that if there are any deleterious effects, it is requested that the U. S. Department of Commerce install the necessary compensating equipment to resolve the problem before the system is operational or relocate the system. Seconded by Mr. Zalopany, motion carried unanimously.
- ITEM I-1 APPOINTMENT OF HUNTER SAFETY INSTRUCTORS, ISLAND OF HAWAII.
- ACTION Mr. Higashi moved to appoint the following individuals as Volunteer Hunter Safety Training Instructors:
- . Charles H. Fankboner
  - . Kenneth H. Gorski
  - . Reginald T. Morimoto
  - . Brian I. Nakashima
- Seconded by Mr. Arisumi, motion carried unanimously.
- ITEM J-1 LEASE - VENDING AGREEMENT, MAIN TERMINAL LOBBY, HONOLULU INTERNATIONAL AIRPORT, OAHU (BANK OF HAWAII).
- ACTION Unanimously approved as submitted. (Ing/Higashi)
- ITEM J-2 CONSENT TO ASSIGNMENT OF LEASE NO. DOT-A-84-5, LIHUE AIRPORT, KAUAI (TONY'S ECONOMY RENT-A-CAR, TAXI & TOURS, INC. (TONY'S)).
- ACTION Unanimously approved as submitted. (Zalopany/Arisumi)

- ITEM J-3      APPLICATION FOR ISSUANCE OF REVOCABLE PERMITS 4155, 4055, AND 4039, AIRPORTS DIVISION.
- ACTION      Mr. Kealoha moved for approval as submitted. Motion carried with a second by Mr. Arisumi.
- Mr. Ing was excused from acting on this item.
- ITEM J-4      RENEWAL OF REVOCABLE PERMITS 3800, ETC., CONFORMING USE, AIRPORTS DIVISION.
- ACTION      Mr. Higashi moved to approve as submitted. Motion carried with a second by Mr. Arisumi.
- Mr. Ing was excused from acting on this item.
- ITEM J-5      ISSUANCE OF REVOCABLE PERMIT, HARBORS DIVISION, PIER 8 SHED, HONOLULU, OAHU (ISLAND BEACH ACTIVITIES, INC.).
- ACTION      Unanimously approved as submitted. (Ing/Kealoha)
- ITEM J-6      ISSUANCE OF REVOCABLE PERMIT, HARBORS DIVISION PIER 2, KAHULUI HARBOR, MAUI (HAWAIIAN CEMENT).
- ACTION      Unanimously approved as submitted. (Arisumi/Zalopany)
- ITEM J-7      ISSUANCE OF REVOCABLE PERMIT, HARBORS DIVISION, NAWILIWILI HARBOR, KAUAI (HAWAIIAN CEMENT).
- ACTION      Unanimously approved as submitted. (Zalopany/Arisumi)
- ITEM J-8      ISSUANCE OF REVOCABLE PERMIT, HARBORS DIVISION, LAHAINA HARBOR, MAUI (PIER 1 ACTIVITY BOOTH, INC.).
- ACTION      Unanimously approved as submitted. (Arisumi/Zalopany)
- The board asked Mr. Garcia if he could get the name of the vessel to be moored at Pier 1.
- ITEM J-9      ISSUANCE OF REQUEST, HARBORS DIVISION, PORTION OF IRWIN PARK AND PORTION OF ALA MOANA BOULEVARD ADJACENT TO PIERS 8 AND 9, HONOLULU, OAHU (BIG BROTHERS/ BIG SISTERS OF HONOLULU, INC.).
- ACTION      Unanimously approved as submitted. (Ing/Kealoha)
- ITEM J-10      CONTINUANCE OF REVOCABLE PERMITS H-81-944, ETC., HARBORS DIVISION.
- ACTION      Mr. Higashi moved for approval as submitted. Motion carried with a second by Mr. Arisumi.
- Mr. Ing was excused from acting on this item.
- ITEM J-11      CONTINUANCE OF REVOCABLE PERMITS H-73-400, ETC., HARBORS DIVISION.
- ACTION      Mr. Zalopany moved for approval as submitted. Motion carried with a second by Mr. Arisumi.
- Mr. Ing was excused from acting on this item.

ADDED  
ITEM J-12

APPROVAL OF CONSENT TO MORTGAGE AND LESSOR'S ESTOPPEL STATEMENT, CONSENT  
AND AGREEMENT, HARBORS DIVISION.

(See Page 6 for Action.)

ADDED  
ITEM J-13

USE OF HARBORS DIVISION FACILITIES.

ACTION

Unanimously approved as submitted. (Kealoha/Zalopany)

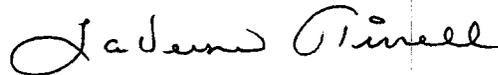
ADDED  
ITEM J-14

CONSENT TO ASSIGNMENT OF INDENTURE LEASE, DATED 1/1/58, HARBORS DIVISION  
(HAWAIIAN GRAIN ASSOCIATION).

(See Page 6 for Action.)

ADJOURNMENT: There being no further business, the meeting was adjourned at 11:55 A.M.

Respectfully submitted,



Mrs. LaVerne Tirrell  
Secretary

APPROVED:



SUSUMU ONO  
Chairperson

It