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

CONSENT TO ASSIGNMENT OF STATE LEASE NO. DOT-A-05-0007
AIR MOLOKAI, INC. TO HELICOPTER CONSULTANTS OF MAUI, INC.
HONOLULU INTERNATIONAL AIRPORT

REQUEST:

Consent to Assignment of State Lease No. DOT-A-05-0007 from Air Molokai, Inc., as
Lessee/Assignor, to Helicopter Consultants of Maui, Inc., as Assignee at Honolulu International
Airport.

LEGAL REFERENCE:

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

APPLICANTS:

LESSEE/ASSIGNOR: Air Molokai, Inc., a Hawaii corporation, having a mailing address of
1248 14th Avenue, Honolulu, Hawaii 96816.

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

LEASE AREA:

Area/Space No. 009-104, containing a land area of approximately 42,979 square feet and
Area/Space No. 009-104A, containing a land area of approximately 3,080 square feet, as shown
and delineated on the attached Exhibit A.

LOCATION AND TAX MAP KEY:

Portion of Honolulu International Airport, Honolulu, Island of Oahu, identified by Tax Map Key:
1st Division, (1) 1-1-72:79

ZONING:

State Land Use District: Urban District
City and County of Honolulu: Industrial (I-2)
BLNR – Consent to Assignment
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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 presently encumbered by Governor’s Executive Order No. 3201, setting aside a portion of Honolulu International Airport under the control and management of the Department of Transportation, Airports Division, State of Hawaii, for Airport purposes.

CHARACTER OF USE:

Hangar Facility

TERM OF LEASE:

Twenty-five (25) years, commencing on May 1, 2005 and terminating on April 30, 2030.

CONSIDERATION:

Nine Hundred Eighty Five Thousand and No/100 Dollars ($985,000.00).

RECOMMENDED PREMIUM:

Three Hundred Thirty-Five Thousand Two Hundred Seventy Three and No/100 Dollars ($335,273.00).

DCCA VERIFICATION:

LESSEE / ASSIGNOR:

Place of business registration confirmed: YES _X_ NO ___
Registered business name confirmed: YES _X_ NO ___
Good standing confirmed: YES _X_ NO ___

ASSIGNEE:

Place of business registration confirmed: YES _X_ NO ___
Registered business name confirmed: YES _X_ NO ___
Good standing confirmed: YES _X_ NO ___
REMARKS:

The Department of Transportation, Airports Division has no objections to the Assignment of State Lease No. DOT-A-05-0007.

RECOMMENDATION:

That the Board approves of and gives its consent to the Assignment of Lease No. DOT-A-05-0007 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 of Lease No. DOT-A-05-0007.

Respectfully submitted,

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

APPROVED FOR SUBMITTAL:

WILLIAM J. AILA, JR.
Chairperson and Member