



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

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IN REPLY REFER TO:

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

ISSUANCE OF A DIRECT LEASE
STATE OF HAWAII, DEPARTMENT OF DEFENSE
HAWAII ARMY NATIONAL GUARD
KALAELOA AIRPORT, ISLAND OF OAHU, STATE OF HAWAII
TAX MAP KEY: (1) – 9-1-13:32 (portion)

OAHU

REQUEST:

Issuance of a direct lease to the State of Hawaii, Department of Defense, Hawaii Army National Guard (HIARNG), for space adjacent to the Kalaeloa Airport, to be used as an access apron to the airport runway in support of HIARNG's plans to relocate units and construction projects to the Kalaeloa Hawaii Army National Guard Facility.

APPLICANT / LESSEE:

State of Hawaii, Department of Defense, Hawaii Army National Guard

LEGAL REFERENCE:

Subsection 171-59(b), Hawaii Revised Statutes, as amended.

LOCATION AND TAX MAP KEY:

Portion of Kalaeloa Airport, Island of Oahu, State of Hawaii, identified by
Tax Map Key: 1st Division, 9-1-13: 32 (portion).

AREA:

Area/Space No. 003-102, containing an area of approximately 426,863 square feet, as shown and delineated on the attached Exhibit A.

ZONING:

State Land Use District: Urban
City and County of Honolulu: F-1 (to be rezoned in the future)

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

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:

Access to the Kalaeloa Airport runway.

TERM OF LEASE:

Thirty (30) years.

LEASE COMMENCEMENT DATE:

Upon execution of the lease document

LEASE RENTAL:

Nominal rent in accordance with Airports Division Procedures No. 4.5 (Schedule of Rates and Charges)

CHAPTER 343, HRS - ENVIRONMENTAL ASSESSMENT:

The subject area is covered by the Final Environmental Assessment (EA) dated August 2010 for the Relocation of Units and Construction Projects at the Kalaeloa Hawaii Army National Guard Facility. The Finding of No Significant Impact dated August 11, 2011 analyzed the EA and found that the proposed action by HIARNG would result in no significant adverse impacts from noise, hazardous wastes and materials, or airspace operations.

REMARKS:

The Department of Transportation proposes to issue a direct lease to HIARNG, for space adjacent to the Kalaeloa Airport, to be used as an access apron to the airport runway in support of HIARNG's plans to relocate units and construction projects to the Kalaeloa Hawaii Army National Guard Facility. The DOTA, in the public interest, has no objections to the issuance of this Lease.

RECOMMENDATION:

That the Board authorize the Department of Transportation to issue a direct lease to the HIARNG, subject to: (1) terms and conditions herein outlined, which are by reference incorporated herein; (2) such other terms and conditions as may be prescribed by the Director of Transportation to best serve the interests of the State; and (3) review and approval of the Department of the Attorney General as to the lease form and content.

Respectfully submitted,

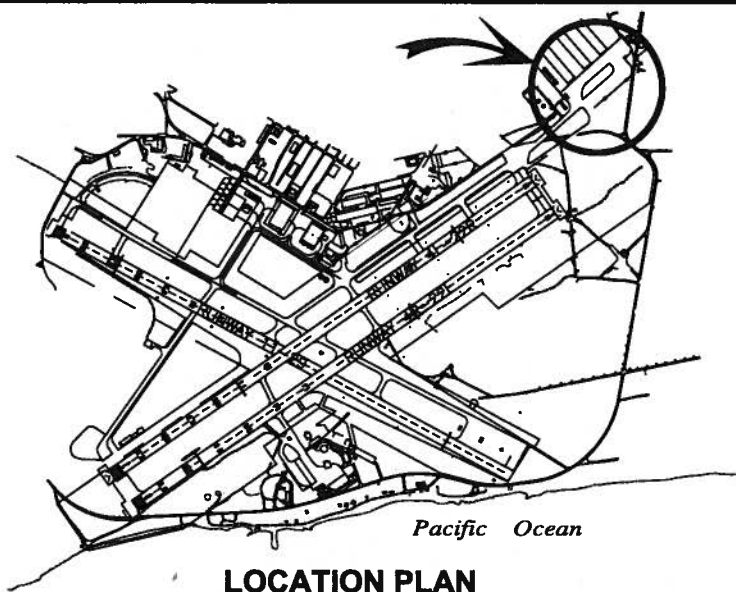


GLENN M. OKIMOTO, Ph.D.
Director of Transportation

APPROVED FOR SUBMITTAL:

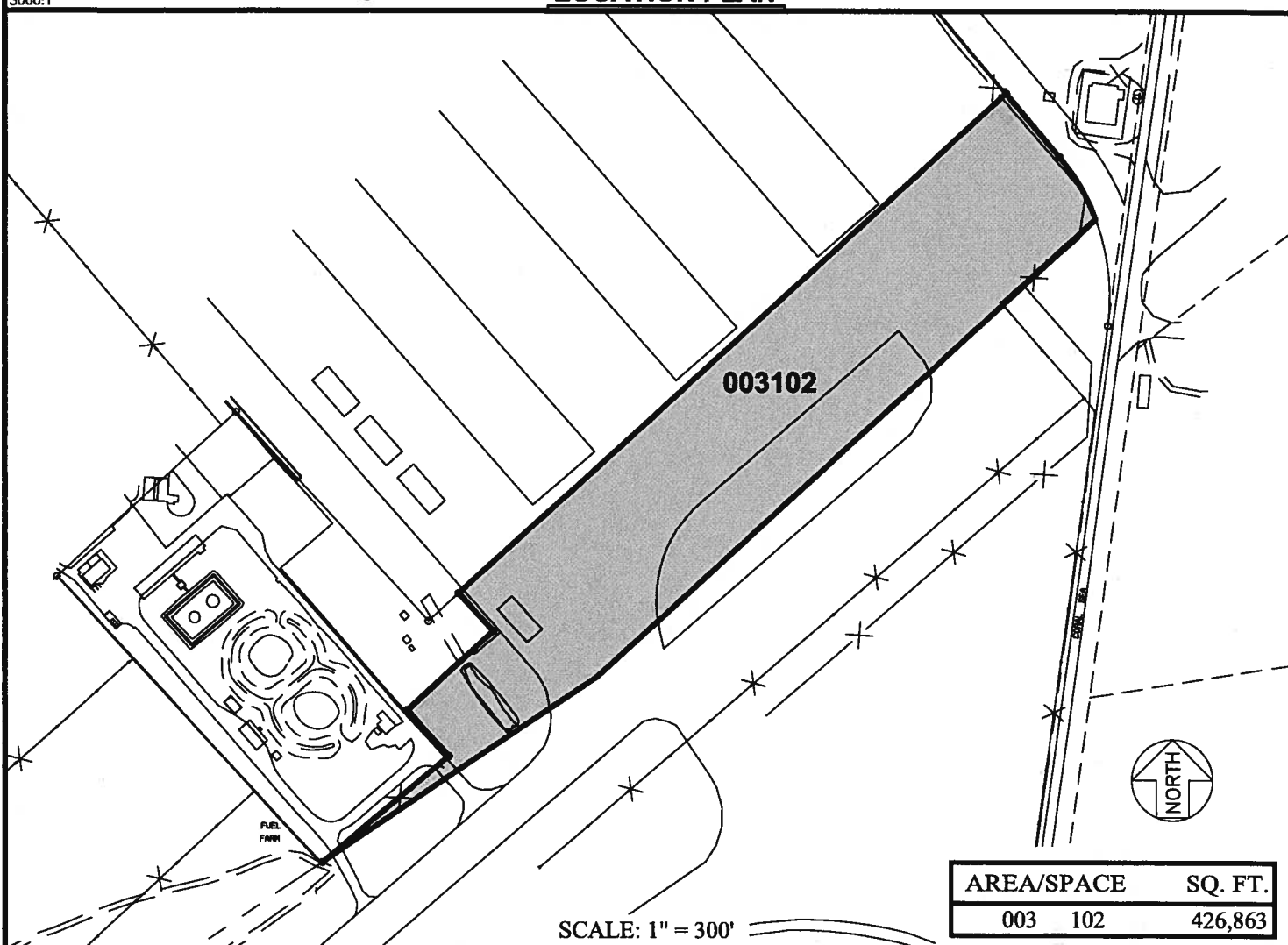


WILLIAM J. AILA, JR.
Chairperson and Member



3000:1

LOCATION PLAN



| AREA/SPACE | SQ. FT. |
|------------|---------|
| 003 102 | 426,863 |

SCALE: 1" = 300'

DATE : AUGUST 2012

EXHIBIT: **A**



DEPARTMENT OF DEFENSE,
HAWAII ARMY
NATIONAL GUARD

9.8 ACRE LOT

003102

KALAELOA AIRPORT

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