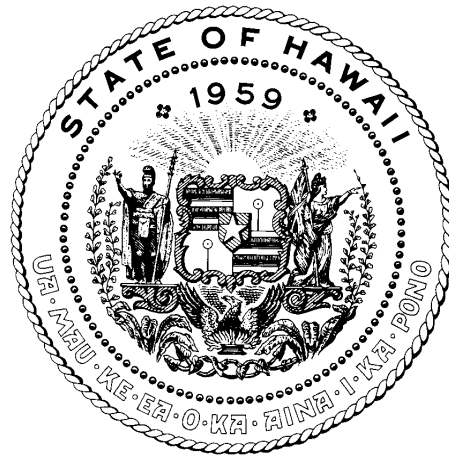


Report to the Thirty-Second Legislature
Regular Session of 2023

**Land Dispositions Made
Of Public Lands
For Calendar Year 2022**



Prepared by:
Department of Land and Natural Resources
State of Hawaii

In response to:
Section 171-29, Hawaii Revised Statutes

December 2022

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Regular Session of 2023**

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Introduction

Pursuant to Section 171-29, Hawaii Revised Statutes, the Board of Land and Natural Resources is mandated to submit a written report annually to the Legislature of all land dispositions made in the preceding year.

This report includes information relevant to these land dispositions, including but not limited to the persons to whom the disposition is made, the purpose for which the disposition is made, land classification, tax map key and rental or sales price.

While every effort has been made to include all land dispositions occurring during the calendar year, due to timing issues, this report may not include all dispositions through December 31, 2022. Such dispositions that are not included in this year's report will be included in next year's. Also, dispositions which occurred in prior years may be included here if omitted from prior year reports.

There are various points in time which could be used to determine whether a disposition occurred, e.g. date of document execution, commencement date of document, date payment received, etc. For the purposes of this report, the date of execution was used to determine if a "disposition" had occurred during the calendar year. Renewals of existing dispositions are not covered by this report.

Revocable Permits

Document Number	Permittee Name	Effective Date	Location	Tax Map Key	Area (acres)	State Land Use Class.	Use	Annual Rent
Island of Hawaii:								
RP7942	Peter N. Abacar Jr. and Lisa A.R. Abacar	8/1/2021	Hamakua	4-4-003:003, 047	27.320	Agriculture	Pasture	\$494.40
Total Island of Hawaii:					27.320			\$494.40
Island of Kauai:								
RP7937	Association of Unit Owners of Kauai Kailani	10/21/2022	Kawaihau	4-3-009: seaward of 041	0.064	Conservation	Groin	\$1,908.00
RP7941	Kapahi Strain Kalo Co. LLC	1/1/2022	Kawaihau	4-6-005:007,008	5.110	Agriculture	Agriculture	\$6,328.32
RP7947	John Mattos	7/1/2022	Waimea	1-2-002:041	2.000	Agriculture	Cattler Holding	\$491.76
Total Island of Kauai:					7.174			\$8,728.08
Island of Maui:								
RP7943	West Maui Resort Partners, L.P.	3/11/2022	Lahaina	4-4-001: seaward of 098	0.225	Conservation	Revetment	\$22,872.00
RP7946	Napili Bay and Beach Foundation Inc.	4/1/2022	Lahaina	4-3-002:023,099	0.056	Conservation/Urban	Access	\$0.00
RP7950	Mantokuji Mission of Paia, Maui	9/16/2022	Makawao	2-6-008: seaward of 013	0.018	Conservation	Access	\$480.00
Total Island of Maui:					0.299			\$23,352.00
Island of Oahu:								
RP7944	Sandalwood Mountain Properties, Inc.	3/1/2022	Honolulu	2-2-010:021	0.083	Urban	Parking	\$2,459.52
RP7949	Sand Island Business Association	8/13/2021	Honolulu	1-5-041:077	0.129	Urban	Office	\$34,980.00
Total Island of Oahu:					0.212			\$37,439.52
Total Statewide (Revocable Permits):					35.005			\$70,014.00

General Leases & Term Easements

Document Number	Lessee Name	Term Start	Term End	Location	Tax Map Key	Area (acres)	State Land Use Class.	Use	Annual Rent	Method
Island of Kauai:										
GL6159	New Cingular Wireless PCS, LLC	6/16/2022	6/15/2077	Waimea	1-4-001:002	0.310	Conservation	Access and Utility	\$0	Direct
GL6160	New Cingular Wireless PCS, LLC	6/16/2022	6/15/2077	Waimea	1-4-001:016,017	0.124	Conservation	Telecom Facility	\$60,000	Direct
GL6169	Association of Unit Owners of Kauai Kailani	12/9/2022	12/8/2047	Kawaihau	4-3-009: seaward of 041	0.040	Conservation	Sandbag groin	\$14,000 *	Direct
GL6174	Kaivin Farm Educational Programs	7/1/2022	6/30/2052	Koloa	2-4-003:017,018	7.335	Agriculture	Pasture	\$480	Direct
Total Island of Kauai:						7.809			\$74,480	
Island of Maui:										
GL6164	Napili Kai, Ltd.	3/22/2022	10/24/2075	Lahaina	4-3-002: seaward of 026	0.003	Conservation	Walkway	\$4,200 *	Direct
GL6165	Andrew J. Guzzo and Paisly Hannah Bender	6/9/2017	6/8/2072	Wailuku	3-9-012: seaward of 003	0.015	Conservation	Seawall, Rock, Revetment, Steps	\$55,400 *	Direct
GL6166	Sea & Believe LLC	8/25/2017	8/24/2072	Makawao	2-6-010: seaward of 017	0.037	Conservation	Seawall, Steps	\$33,300 *	Direct
Total Island of Maui:						0.055			\$92,900	
Island of Oahu:										
GL6162	Ashley Fu-Fang Chen	12/1/2021	11/30/2076	Honolulu	3-1-041: seaward of 025	0.005	Conservation	Seawall	\$30,300 *	Direct
GL6163	Daisho House Co., Ltd. dba Daishohouse	12/1/2021	11/30/2046	Honolulu	3-9-016: seaward of 036	0.003	Conservation	Seawall	\$7,500 *	Direct
GL6168	Harold Raymond Sharrer and Julie Yvonne Sharrer	3/28/2022	3/27/2077	Koolaupoko	4-7-019: seaward of 024	0.026	Conservation	Seawall, Steps, Filled Land	\$43,300 *	Direct
GL6178	Philip Kai Binney and Phillip K. Binney, Trustee	8/30/2022	8/29/2047	Koolaupoko	4-4-016: seaward of 016	0.043	Conservation	Pier, House, Rock Wall, Landscape	\$77,000 *	Direct
Total Island of Oahu:						0.077			\$158,100	
Total Statewide (General Leases & Term Easements):						7.941			\$325,480	

* One-time payment

Executive Orders - Set Asides

Document Number	Effective Date	To Whom Set Aside	Location	Tax Map Key	Area (acres)	Use
Island of Hawaii:						
EO4670	6/27/2022	Department of Transportation, Airports Division	South Hilo	2-2-037:041	2.847	Runway Protection Zone Preservation Purposes.
EO4686	11/9/2022	County of Hawaii	South Hilo	2-4-005:001 and 012; 2-4-051:094, 107, 108	105.292	Affordable Housing and Related Purposes.
EO4672	7/21/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	North Hilo	3-9-001:018 and portion of 013	40.090	Forest Reserve Purposes.
EO4676	8/11/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	Hamakua	4-9-001: portion of 007 and 4-9-013: portion of 001, 4-9-014:001, 003, 004, 005, 008, 009, 010, 011, 013, 014, 017, 020, 021, and 022	2,998.480	Forest Reserve Purposes.
EO4684	9/20/2022	County of Hawaii, Department of Public Works	North Kona	7-4-020: portion of 004	1.145	Roadway Purposes.
EO4685	9/30/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	North Kona	7-5-001:022	17.490	Forest Reserve Purposes.
EO4674	7/21/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	South Kona	8-6-001:003	1,269.100	Waiea Natural Area Reserve Purposes.
Total Island of Hawaii:					4,434.444	
Island of Maui:						
EO4687	12/2/2022	County of Maui	Wailuku	3-8-077:011	0.224	Kihei Sewerage System Pump Station No. 2 Purposes.
Total Island of Maui:					0.224	
Island of Kauai:						
EO4678	8/18/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	Waimea	1-8-008: portion of 020	10.000	Westside Base Yard Purposes.
EO4680	9/6/2022	County of Kauai, Department of Water	Koloa	2-4-009: portion of 003	2.752	Reservoir Site, Access Roads, Water Pipelines and Related Purposes.
Total Island of Kauai:					12.752	

Document Number	Effective Date	To Whom Set Aside	Location	Tax Map Key	Area (acres)	Use
Island of Oahu:						
EO4667	2/3/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	Honolulu	3-7-003:003	300.000	Pia Natural Reserve Area Purposes.
EO4669	5/31/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	Waialua	6-3-001:002	3,716.000	Pupukea-Paumalu Forest Reserve Purposes.
EO4682	9/14/2022	Department of Agriculture	Waialua	6-9-001:002, 003 and 036	147.977	Agriculture Purposes.
EO4668	5/20/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	Waialua	6-9-002:012	0.815	Kaena Point Natural Reserve Area Purposes.
Total Island of Oahu:					4,164.792	
Total Statewide (Executive Orders - Set Asides)					8,612.212	

Executive Orders - Cancellations and Withdrawals

Document Number	Effective Date	To Whom Set Aside	Location	Tax Map Key	Area (acres)	Use
Island of Hawaii:						
EO4666	12/2/2021	Department of Transportation, Airports Division	North Kona	7-3-043:056	4.000	Withdrawing Land from the Operation of Governor's Executive Order No. 3074 dated August 20, 1981
EO4671	7/21/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	North Hilo	3-9-001:018 and portion of 013	40.090	Cancellation of Governor's Executive Order No. 3992 dated April 25, 2003
EO4673	7/21/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	Hamakua	4-6-011:040	238.000	Withdrawing Land From The Operation Of Governor's Proclamation Dated December 22, 1928
EO4675	8/11/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	Hamakua	4-9-001: portion of 007 and 4-9-013	2,998.480	Cancellation of Governor's Executive Order No. 3555 dated June 17, 1992
EO4683	9/20/2022	Hawaii Housing Finance and Development Corporation	North Kona	7-4-020: portion of 004	1.145	Withdrawing Land from the Operation of Governor's Executive Order no. 4575 dated December 19, 2018
Total Island of Hawaii:					3,281.715	
Island of Kauai:						
EO4679	9/6/2022	Department of Land and Natural Resources, Division of Forestry and Wildlife	Koloa	2-4-009: portion of 003	2.752	Withdrawing Land from the Operation of Governor's Proclamation dated December 24, 1926
Total Island of Kauai:					2.752	
Island of Oahu:						
EO4677	8/17/2022	Department of Agriculture	Koolaupoko	4-1-025: portion of 037	0.263	Withdrawing Land from the Operation of Governor's Executive Order no. 1598 dated November 27, 1953
EO4681	9/14/2022	Agribusiness Development Corporation	Wailua	6-9-001:002, 003 and 036	147.977	Cancellation of Governor's Executive Order No. 4474 dated November 24, 2014
Total Island of Oahu:					148.240	
Total Statewide (Executive Orders - Cancellations and Withdrawals)					3,432.707	

Perpetual Easements

Document Number	Grantee Name	Effective Date	Location	Tax Map Key	Area (acres)	State Land Use Class.	Use	Consideration
Island of Oahu:								
LOD29242	City and County of Honolulu, Board of Water Supply	5/20/2022	Honolulu	1-5-007:002	0.022	Urban	Access and Utility	0
LOD29243	City and County of Honolulu	2/23/2022	Honolulu	2-9-026:014,043	0.085	Urban	Erosion Control	0
Total Island of Oahu:					0.107			0

Public Utilities

Document Number	Grantee Name	Effective Date	Location	Tax Map Key	Area (acres)	State Land Use Class.	Use	Consideration
Island of Oahu: LOD29240	Hawaiian Electric Company, Inc.	3/11/2022	Honolulu	1-8-005:008,012	0.010	Urban	Access and Utility	\$500.00 *
Total Island of Oahu:					0.010			\$500.00
Total Statewide (Public Utilities):					0.010			\$500.00

* One-time payment

Fee Conveyances

Document Number	Grantee Name	Grantor Name	Effective Date	Location	Tax Map Key	Area (acres)	State Land Use Class.	Use	Purchase Price
Island of Oahu:									
LOD29217	State of Hawaii	The Trust for Public Land	12/26/2019	Waialua	6-3-001:002	3,716.000	Conservation	Forest Reserve	\$3,716,000
LOD29233	State of Hawaii, by its Board of Land and Natural Resources	The Bank of New York Mellon Trust Company, National Association	8/23/2022	Honolulu	2-1-017:001	2.008	Urban	State Office Space	\$22,500,000
LPG16078	Hoala Honua LLC	State of Hawaii, by its Board of Land and Natural Resources	10/6/2022	Koolauloa	5-4-005:012	0.192	Urban	Sale of Remnant	\$187,500
LPG16079	Hocking Building, L.P.	State of Hawaii, by its Board of Land and Natural Resources	12/9/2022	Honolulu	1-7-003: portion of 082	0.006	Urban	Sale of Remnant	\$3,795
Total Island of Oahu:						3,718.206			\$26,407,295
Total Statewide (Fee Conveyances):						3,718.206			\$26,407,295

Quitclaim of Interest

Document Number	Grantee Name	Grantor Name	Effective Date	Location	Tax Map Key	Area (acres)	State Land Use Class.	Use	Purchase Price
Island of Maui:									
LOD29246	Hawaii Housing Finance and Development Corporation	State of Hawaii, by its BLNR	8/25/2022	Lahaina	4-5-021:013	1.031	Urban	Sale of remnant	\$0.00
Total Island of Maui:						1.031			\$0.00
Total Statewide (Fee Conveyances):						1.031			\$0.00

Subleases

Document Number	Lessee Name	Board Date	Lease From	Lease To	Location	Tax Map Key	Area (acres)	State Land Use Class.	Use	Annual Rent
Island of Hawaii:										
GL3624	69 Railroad, LLC		3/6/1961	3/5/2026	South Hilo	2-1-012:026	4.499	Urban	Industrial	\$127,384.40
<u>Sublessee:</u>	Self Storage Hilo LLC	2/11/2022	3/1/2016	2/29/2026			1.776		Self-storage/office use	\$99,032.40
	Covan World-Wide Moving, Incorporated	2/11/2022	3/1/2016	2/29/2026			0.478		Warehouse/office space	\$174,720.00
	C.A.R.S.S. LLC	2/11/2022	3/1/2016	2/29/2026			0.088		Warehouse/office space	\$43,502.40
	Provision Solar, Inc.	2/11/2022	3/1/2019	2/28/2022			0.088		Warehouse/office space	\$55,296.00
	Tracey Gapol	2/11/2022	6/1/2019	5/31/2021			0.059		Photography studio	\$17,366.64
	Charles & Erin Wagner	2/11/2022	6/15/2021	5/31/2026			0.046		Office/physical therapy	\$13,920.00
	Hawaii Behavioral Health, LLC	2/11/2022	3/1/2017	2/28/2022			0.054		Office use	\$31,138.80
	Whitney & Arnessa Iranon	2/11/2022	1/1/2019	2/31/2021			0.044		Warehouse/office space	\$15,667.20
	M/M Charles & Erin Wagner	2/11/2022	5/1/2017	4/30/2022			0.040		Massage/physical therapy	\$31,341.48
	McCully Works, Inc.	2/11/2022	11/1/2019	2/28/2026			0.034		Warehouse/office space	\$11,715.84
	Lamar Pacheco	2/11/2022	3/15/2020	3/31/2023			0.034		Auto detailing/office use	\$23,664.00
	1) Reason for approval: Consistent with character of use. 2) Net economic gain to State: None. 3) Net economic gain to Lessee: Unknown. 4) Economic gain to Sublessee is acquisition of location for its operation.									
Total Island of Hawaii:							2.741			\$517,364.76
Island of Oahu:										
GL5468	Hui Malama O Ke Kai Foundation		5/1/1996	4/30/2061	Koolaupoko	4-1-009:265	10.890	Agriculture	Community Use	\$480.00
<u>Sublessee:</u>	Malama Honua Public Charter School Foundation	9/24/2021	7/1/2019	4/30/2061			0.070		Educational	\$24,000.00
	1) Reason for approval: Consistent with character of use. 2) Net economic gain to State: None. 3) Net economic gain to Lessee: Unknown. 4) Economic gain to Sublessee is acquisition of location for its operation.									
Total Island of Oahu:							0.070			\$24,000.00
Total Statewide (Subleases):							2.811			\$541,364.76