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IN REPLY REFER TO:

**STATE OF HAWAII | KA MOKU'ĀINA 'O HAWAI'I
DEPARTMENT OF TRANSPORTATION | KA 'OIHANA ALAKAU
AIRPORTS**

400 RODGERS BOULEVARD, SUITE 700
HONOLULU, HAWAII 96819-1880

AIR-PM 24.0568

September 12, 2024

DOT Land Matters
State of Hawaii
Honolulu, Hawaii

ISSUANCE OF A REVOCABLE PERMIT FOR RAMP SPACE TO PARK GROUND
SERVICE EQUIPMENT TO SUPPORT GROUND HANDLING OPERATIONS
UNIFI AVIATION, LLC
ELLISON ONIZUKA KONA INTERNATIONAL AIRPORT AT KEAHOLE
TAX MAP KEY: (3) 7-3-043: PORTION OF 003 HAWAII

APPLICANT:

Unifi Aviation, LLC (Unifi), whose mailing address is
980 Virginia Avenue, 4th Floor, Atlanta, Georgia 30354.

LEGAL REFERENCE:

Hawaii Revised Statutes (HRS), Sections 26-19 and 171, as amended.

LOCATION AND TAX MAP KEY:

Portion of Ellison Onizuka Kona International Airport at Keahole (KOA), Kailua-Kona,
Island of Hawaii, identified by Tax Map Key: 3rd Division, 7-3-043: Portion of 003.

AREA:

Area/Space No. 630-197B, containing an area of approximately 4,480 square feet of
improved, paved land, as shown and delineated on the attached Exhibit A.

ZONING:

State Land Use District:	Urban & Conservation
County of Hawaii:	Industrial (MG-1a) and Open

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LAND TITLE STATUS:

Section 5(a) lands of the Hawaii Admission Act: Ceded
DHHL 30% entitlement lands pursuant to Hawaii Admission Act YES ___ NO X

CURRENT USE STATUS:

Land presently encumbered by Governors Executive Order No. 3074, dated August 20, 1981, setting aside 4,204.10 acres designated as KOA under the control and management of the State of Hawaii, Department of Transportation (HDOT) for Airport Purposes.

CHARACTER OF USE:

Ground service equipment parking.

COMMENCEMENT DATE:

To be determined by the Director of Transportation at a later date.

MONTHLY RENTAL:

\$1,280.53 (Based on a rate of \$3.43 per square foot per square foot per annum for improved, paved land as determined from the HDOT schedule of rates and charges established by appraisal of Airports property statewide.)

SECURITY DEPOSIT:

\$3,841.59, or three times the monthly rental in effect.

DCCA VERIFICATION:

Place of business registration confirmed:	YES <u>X</u>	NO ___
Registered business name confirmed:	YES <u>X</u>	NO ___
Good standing confirmed:	YES <u>X</u>	NO ___

CHAPTER 343, HRS - ENVIRONMENTAL ASSESSMENT:

The HDOT deems the action as de minimis and exempts it from the preparation of an exemption notice in accordance with HAR, Section 11-200.1-16(b). Type 8, Part 1: HDOT administrative activities and operations that would not result in direct, indirect or cumulative adverse impacts to the environment, 8.h., Creation or extension of leases, revocable permits or easements of property for continuing aeronautical or maritime uses or complementary purposes.

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REMARKS:

The HDOT proposes to issue a month-to-month revocable permit to Unifi for ramp space to park ground service equipment to support ground service operations at KOA.

RECOMMENDATION:

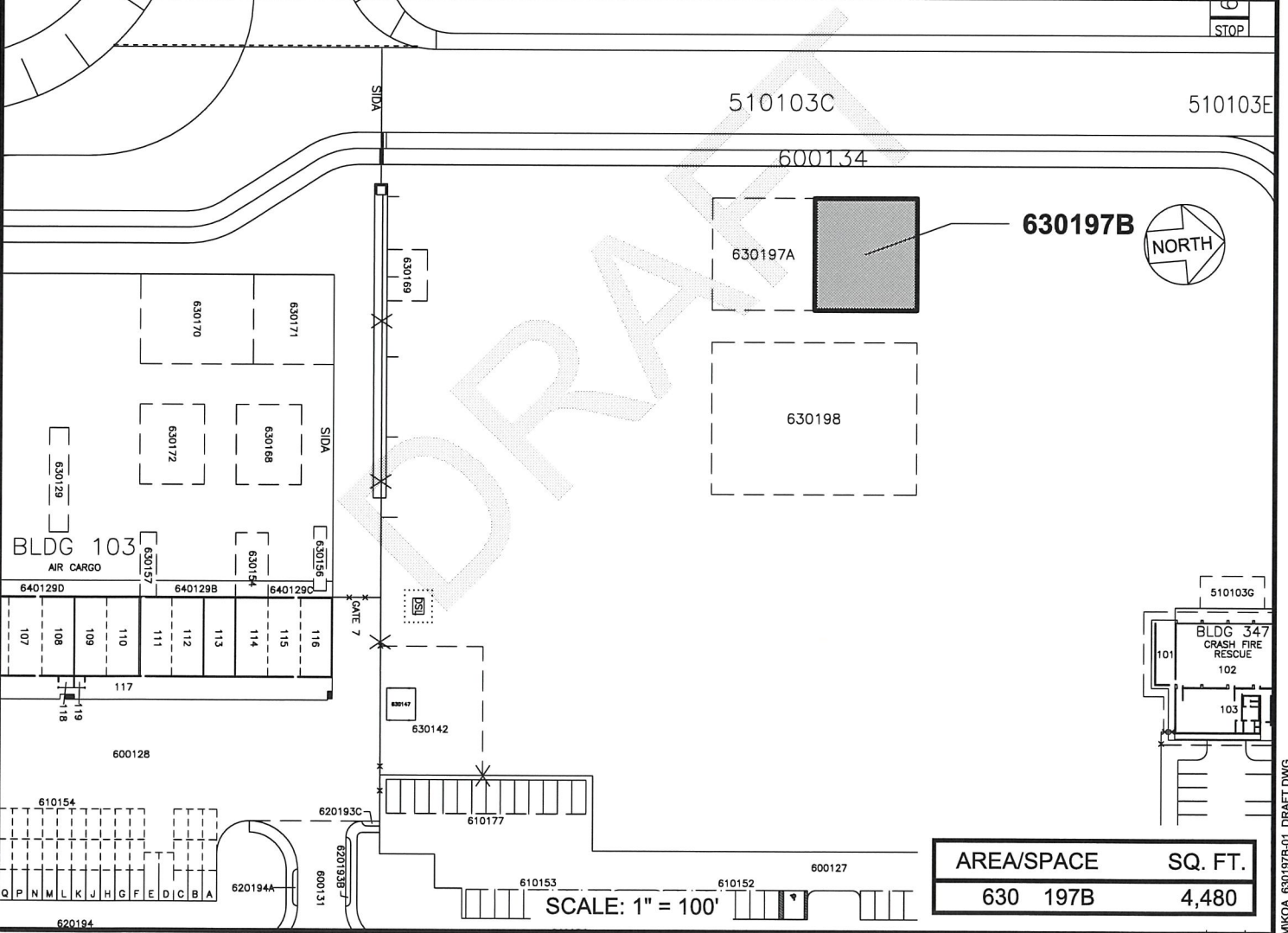
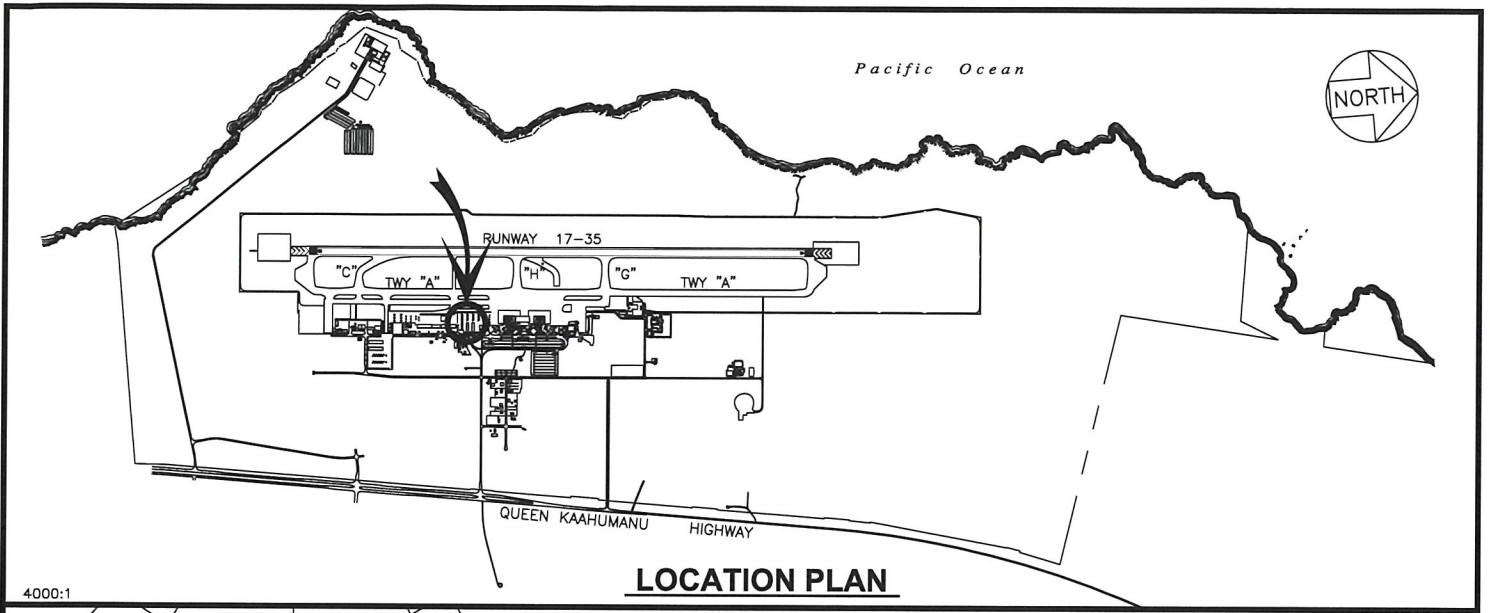
Based on this submittal, and testimony and facts presented, the HDOT recommends the Director of Transportation finds that approving the issuance of a month-to-month revocable permit to Unifi, including its conditions and rent, will serve the best interests of the State.

Respectfully submitted,



CURT T. OTAGURO
Deputy Director of Transportation for Airports

Attachment



DRAFT	DATE : NOVEMBER 2023	EXHIBIT: A
 Airports	UNIFI AVIATION, LLC	LOT
		630197B PLAT C1,39

ELLISON ONIZUKA KONA INTERNATIONAL AIRPORT AT KEAHOLE

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