

JOSH GREEN, M.D.
GOVERNOR
KE KIA'ĀINA



STATE OF HAWAI'I | KA MOKU'ĀINA 'O HAWAI'I
DEPARTMENT OF TRANSPORTATION | KA 'OIHANA ALAKAU
869 PUNCHBOWL STREET
HONOLULU, HAWAII 96813-5097

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IN REPLY REFER TO:

September 12, 2024

Mr. Edwin H. Sniffen, Director
Department of Transportation
869 Punchbowl Street
Honolulu, Hawaii 96813

OAHU

Request for Authorization to issue two month-to-month Revocable Permits (RPs) to ISS Marine Services Inc., for storage of shipping containers, situated at Pier 1, Honolulu Harbor, island of Oahu, Tax Map Key (TMK) No. (1) 2-1-015:009 (Portion), Governor's Executive Order No. 4238

LEGAL REFERENCE:

Hawaii Revised Statutes (HRS), Sections 171-6, 171-11, 171-13, 171-17, 171-55, and 171-59, as amended.

APPLICANT:

ISS Marine Services Inc. (Applicant) is a foreign profit corporation whose mailing address is 15635 Jacintoport Boulevard, Suite 200, Houston, Texas 77015.

CHARACTER OF USE:

Storage of shipping containers.

LOCATION:

Portion of Government lands at Pier 1, Honolulu Harbor, island of Oahu, TMK No. (1) 2-1-015:009 (Portion), as shown on enclosed Exhibit A.

ZONING:

State Land Use Commission:
City and County of Honolulu:

Urban
Waterfront Industrial Precinct, Kakaako Special
Design District

AREA: See enclosed Exhibit A

AREA	DESCRIPTION	TYPE	SQ. FT.	RATE	RENTAL	SECURITY DEPOSIT
1	Storage of Shipping Containers	Improved Land - Paved	8,000	\$ 0.99	\$ 7,920.00	\$ 15,840.00
2	Storage of Shipping Containers	Improved Land – Paved	2,560	\$ 0.99	\$ 2,534.40	\$ 5,068.80

CONSIDERATION:

Month-to-month rent determined by appraisal as of January 1, 2024, for RPs in Honolulu Harbor, Hawaii.

LAND TITLE STATUS:

Governor’s Executive Order No. 4238 for continued manifested cargo and passenger operation purposes, to be under the control and management of the State of Hawaii, Department of Transportation (HDOT).

TRUST LAND STATUS:

Subsection 5 (b).

CURRENT USE STATUS:

The Applicant currently occupies portions of Pier 1 of Honolulu Harbor, island of Oahu, for storage of shipping containers. The HDOT has been reviewing all month-to-month RPs to ensure compliance with and applicability to HRS, Sections 171-17 and 171-55.

CHAPTER 343 - ENVIRONMENTAL ASSESSMENT:

This use is exempt from the Office of Planning and Sustainable Development, and Environmental Review Program requirements pursuant to Hawaii Administrative Rules (HAR), Subchapter 11-200.1, which exempts the following:

“Exemption Type 1: Operations, repairs, or maintenance of existing structures, facilities, equipment or topographical features, involving minor expansion or minor change of use beyond that previously existing.”

The HDOT deems the action as de minimis and exempts it from the preparation of an exemption notice in accordance with HAR, Subchapter 11-200.1-16 (b). The exemption declaration for the action described above, based on the Exemption List for the HDOT, reviewed and concurred to by the Environmental Advisory Council on February 1, 2022, is as follows:

Exemption Type 1, Part 1:

- No. B2. “Temporary storage and staging of equipment and materials on State lands as necessary to support exempted and planned repair or maintenance activities.

Exemption Type 8, Part 1:

- No. 8g. “Creation or extension of leases, revocable permits or easements involving negligible or minor expansion or change of use beyond that previously existing.”

REMARKS:

The Applicant is a global provider of port agency, marine services and digital solutions. The Applicant has 260 offices worldwide and covers 85 percent of the global ports including the Honolulu Harbor. The Applicant offers full cargo agency, crew logistics, husbandry, transits, dry docking, bunker calls, protective agency, financial management and outsourced solutions managed through its service center hubs.

RECOMMENDATION:

Based on this submittal, testimony and facts presented, the HDOT recommends the issuance of two month-to-month RPs to the Applicant including its conditions and rent, under the terms and conditions cited above and other terms and conditions as may be prescribed by the Director of Transportation to best serve the interest of the State.

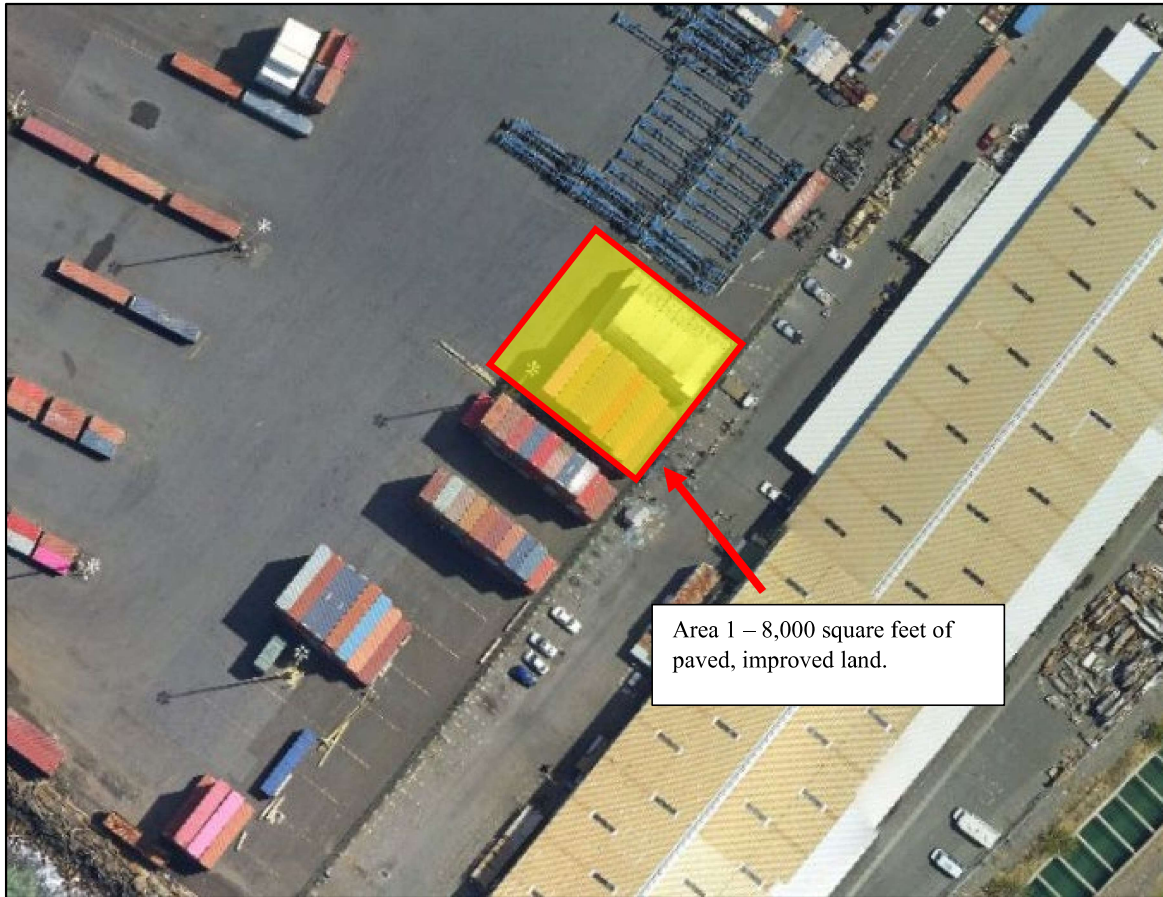
Sincerely,

Dreanalee K. Kalili

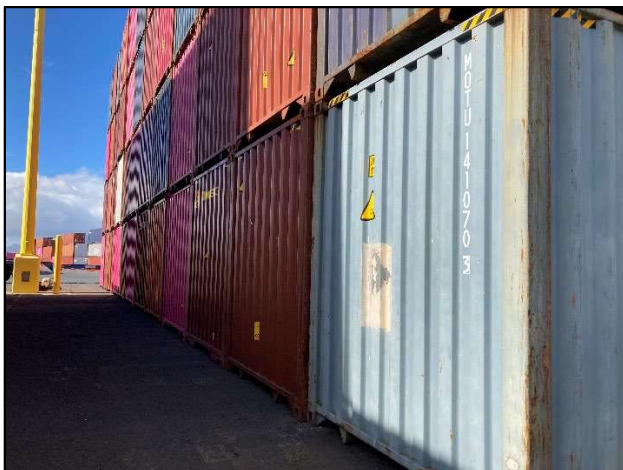
DREANALEE K. KALILI
Deputy Director of Transportation for Harbors

Enclosures

Area 1 – Storage of Shipping Containers



AREA	DESCRIPTION	TYPE	DIMENSIONS		SQ. FT.
1	Storage of shipping containers	Improved Land - Paved	80'	100'	8,000



Area 2 – Storage of Shipping Containers



Area	Description	Type	Dimensions		Sq. Ft.
2	Storage of shipping containers	Improved Land - Paved	64'	40'	2560

