

JOSH GREEN, M.D.  
GOVERNOR  
KE KIA'ĀINA



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

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

EDWIN H. SNIFFEN  
DIRECTOR  
KA LUNA HO'OKELE

Deputy Directors  
Nā Hope Luna Ho'okele  
DREANALEE K. KALILI  
TAMMY L. LEE  
CURT T. OTAGURO  
ROBIN K. SHISHIDO

IN REPLY REFER TO:

AIR-PM 24.0953

January 23, 2025

DOT Land Matters  
State of Hawaii  
Honolulu, Hawaii

ISSUANCE OF A REVOCABLE PERMIT FOR COMMUTER TERMINAL  
FLOOR SPACE FOR FIXED-WING AIR TOUR OPERATIONS  
ALOHA HELICOPTER TOURS LLC  
LIHUE AIRPORT  
TAX MAP KEY: (4) 3-5-001: PORTION OF 147

KAUAI

APPLICANT:

Aloha Helicopter Tours LLC (AHT), whose mailing address is  
2798 Upena Street, Lihue, Hawaii 96766.

LEGAL REFERENCE:

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

LOCATION AND TAX MAP KEY:

Portion of Lihue Airport (LIH), Lihue, Island of Kauai, identified by  
Tax Map Key: 4th Division, 3-5-001: portion of 147.

AREA:

Building/Room No. 136-101D, containing an area of approximately 160 square feet;  
Area/Space No. 611-102F, containing an area of approximately 187 square feet of  
improved, paved land; and Area/Space No. 611-102G, containing an area of  
approximately 187 square feet of improved, paved land, as shown and delineated on the  
attached Exhibit A.

ISSUANCE OF A REVOCABLE PERMIT FOR COMMUTER TERMINAL FLOOR SPACE  
FOR FIXED-WING AIR TOUR OPERATIONS, ALOHA HELICOPTER TOURS LLC  
Page 2

ZONING:

State Land Use District: Urban  
County of Kauai Industrial General/Special Treatment-Public Use (IG/ST-P)

LAND TITLE STATUS:

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

CURRENT USE STATUS:

Land presently encumbered by Governor's Executive Order No. 4614, dated October 28, 2019, setting aside 883.583 acres designated as LIH to be under the control and management of the State of Hawaii Department of Transportation (HDOT) for Airport purposes.

CHARACTER OF USE:

Customer service desk, table space for pilot operations and two vehicle parking stalls for fixed-wing air tour operations. No helicopter tour operations are permitted.

COMMENCEMENT DATE:

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

MONTHLY RENTAL:

\$463.07 (\$266.67 based on a rate of \$20.00 per square foot per annum for commuter terminal office space, and \$55.00 fixed per month for each vehicle parking stall as determined from the HDOT Schedule of Rates and Charges established by appraisal of Airports property statewide, plus \$62.40 for utilities and \$24.00 for maintenance.)

SECURITY DEPOSIT:

\$1,389.21, or three times the monthly rental in effect.

DCCA VERIFICATION:

Place of business registration confirmed: YES X NO \_\_\_  
Registered business name confirmed: YES X NO \_\_\_  
Good standing confirmed: YES X NO \_\_\_

CHAPTER 343, HRS - ENVIRONMENTAL ASSESSMENT:

The HDOT has determined that the environmental impacts of the proposed tenant use for the subject land use is covered by the Lihue Airport Master Plan Environmental Impact Statement (EIS), published by the Environmental Quality Commission (EQC) in the August 8, 1976, and August 23, 1976, issues of EQC Bulletin and accepted by the Governor on April 26, 1977. Accordingly, all relevant mitigation from the EIS and best management practices will be implemented to address the minimum impacts of this action.

REMARKS:

The HDOT proposes to issue a month-to-month revocable permit to AHT for commuter terminal floor space and two vehicle parking stalls for fixed-wing air tour operations.

RECOMMENDATION:

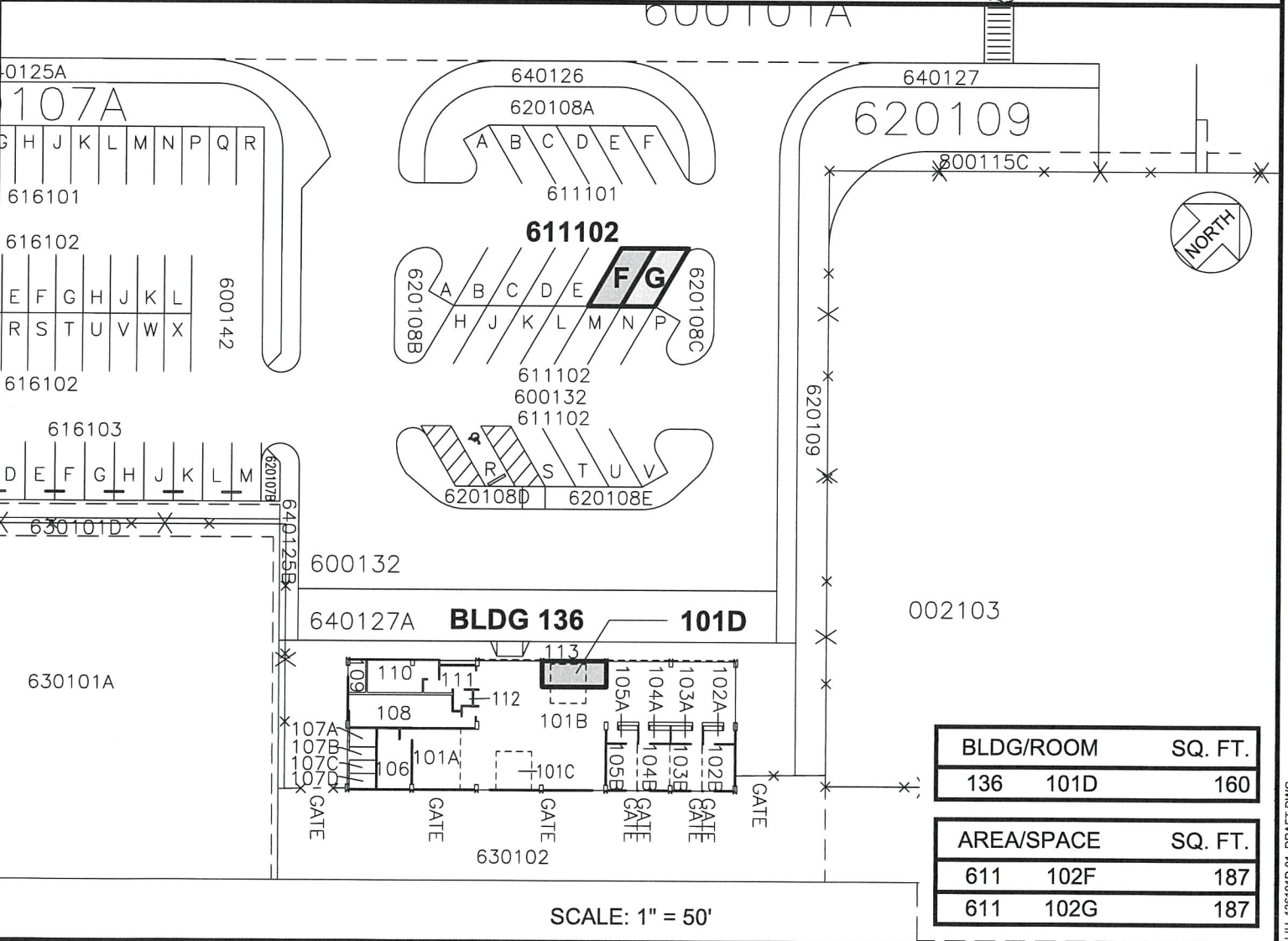
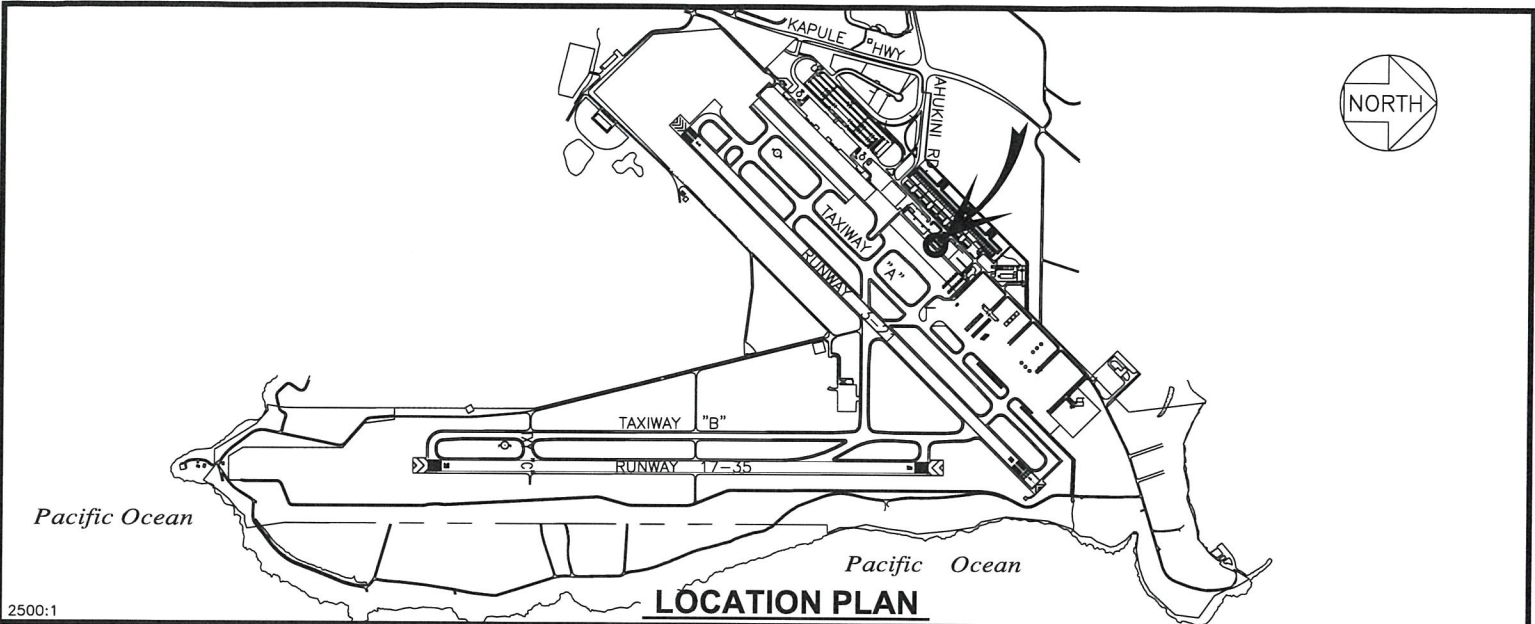
Based on this submittal, and testimony and facts presented, the HDOT recommends the Director of Transportation finds that approving the issuance of a month-to-month revocable permit to AHT, including its conditions and rent, will serve the best interests of the State.

Respectfully submitted,



CURT T. OTAGURO  
Deputy Director of Transportation for Airports

Attachment



BLDG/ROOM	SQ. FT.
136 101D	160
AREA/SPACE	SQ. FT.
611 102F	187
611 102G	187

**RP-9642**      DATE : NOVEMBER 2024      EXHIBIT: **A**

<p>DEPARTMENT OF TRANSPORTATION STATE OF HAWAII</p>	AIRPORTS	ALOHA HELICOPTER TOURS LLC	BUILDING 136 & PARKING AREA 611102 GROUND LEVEL	136101D 611102F 611102G
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**LIHUE AIRPORT**

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