

JOSH GREEN, M.D.
GOVERNOR
KE KIA'ĀINA



EDWIN H. SNIFFEN
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STATE OF HAWAII | KA MOKU'ĀINA 'O HAWAII'
DEPARTMENT OF TRANSPORTATION | KA 'OIHANA ALAKAU
869 PUNCHBOWL STREET
HONOLULU, HAWAII 96813-5097

IN REPLY REFER TO:

February 13, 2025

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

MAUI

Request for Authorization to issue a month-to-month Revocable Permit (RP) to the Department of Human Services (DHS), for office space and parking situated at Kahului Harbor, island of Maui, Tax Map Key (TMK) No. (2) 3-7-010:036 (Portion).

LEGAL REFERENCE:

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

APPLICANT:

The DHS (Applicant) whose mailing address is P.O. Box 339, Honolulu, Hawaii, 96809.

CHARACTER OF USE:

Use of office space at Kahului Harbor, island of Maui, to provide and support disaster case management supporting those affected by the Maui Wildfires.

LOCATION:

Portion of Government lands situated at Kahului Harbor, island of Maui, TMK No. (2) 3-7-010:036 (Portion), as shown on enclosed Exhibit A.

ZONING:

State Land Use Commission: Urban
County of Maui: M-2, Heavy Industrial (Draft)

AREA: See enclosed Exhibit A

AREA	DESCRIPTION	TYPE	SQ. FT.	RATE PER SQ. FT.	MONTHLY RENTAL CHARGE	SECURITY DEPOSIT
1	Office Space in Building C (Room 130 and 131)	Office	720	\$1.64	\$ 1,180.80	\$ 2,361.60
	Common Area Maintenance for Office Space	CAM	720	\$0.79	\$ 568.80	\$ 1,137.60
	Parking (5)	Improved Land-Paved	810	\$0.56	\$ 453.60	\$ 907.20

\$ 2,203.20	\$ 4,406.40
Total Monthly Rental	Total Security Deposit

CONSIDERATION:

Month-to-month rent determined by appraisal as of June 1, 2022, for RPs in Kahului Harbor, Maui.

LAND TITLE STATUS:

Acquired via State acquisition and pending set aside by Governor's Executive Order to the Hawaii Department of Transportation (HDOT).

TRUST LAND STATUS:

Acquired after statehood (non-ceded).

CURRENT USE STATUS:

The area is currently occupied by the Applicant.

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. A1. “Repair or maintain buildings, office space, sheds, parking structures, warehouses, utility systems, aircraft aprons and hardstands, hangars, tunnels and other similar structures or facilities necessary for the continued function and use, and to meet current local, state, and federal standards and regulations. Actions include, but not limited to, the following:
 - a. General: repaint, reroof, repair/replace windows and doors, interior modifications; furnishings, space configuration, flooring and flooring cover, framework, roof sheathing and other similar actions.
 - b. Utility systems: electrical, interior lighting, plumbing, wastewater, information technology/communication and security systems, heating/ventilation/air conditioning units and other similar systems.
 - c. Ancillary facilities: elevators; including modifying the capacity of elevators within the same roofed structure, escalators, conveyors, gates, fencing and other similar facilities.”

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 provides a wide range of social services and programs for qualifying residents living in the State of Hawaii. This office will be used specifically to provide and support disaster case management for those directly affected by the Maui Wildfires.

Mr. Edwin H. Sniffen, Director
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RECOMMENDATION:

Based on this submittal, testimony and facts presented, the HDOT recommends the issuance of a month-to-month RP 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,

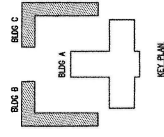
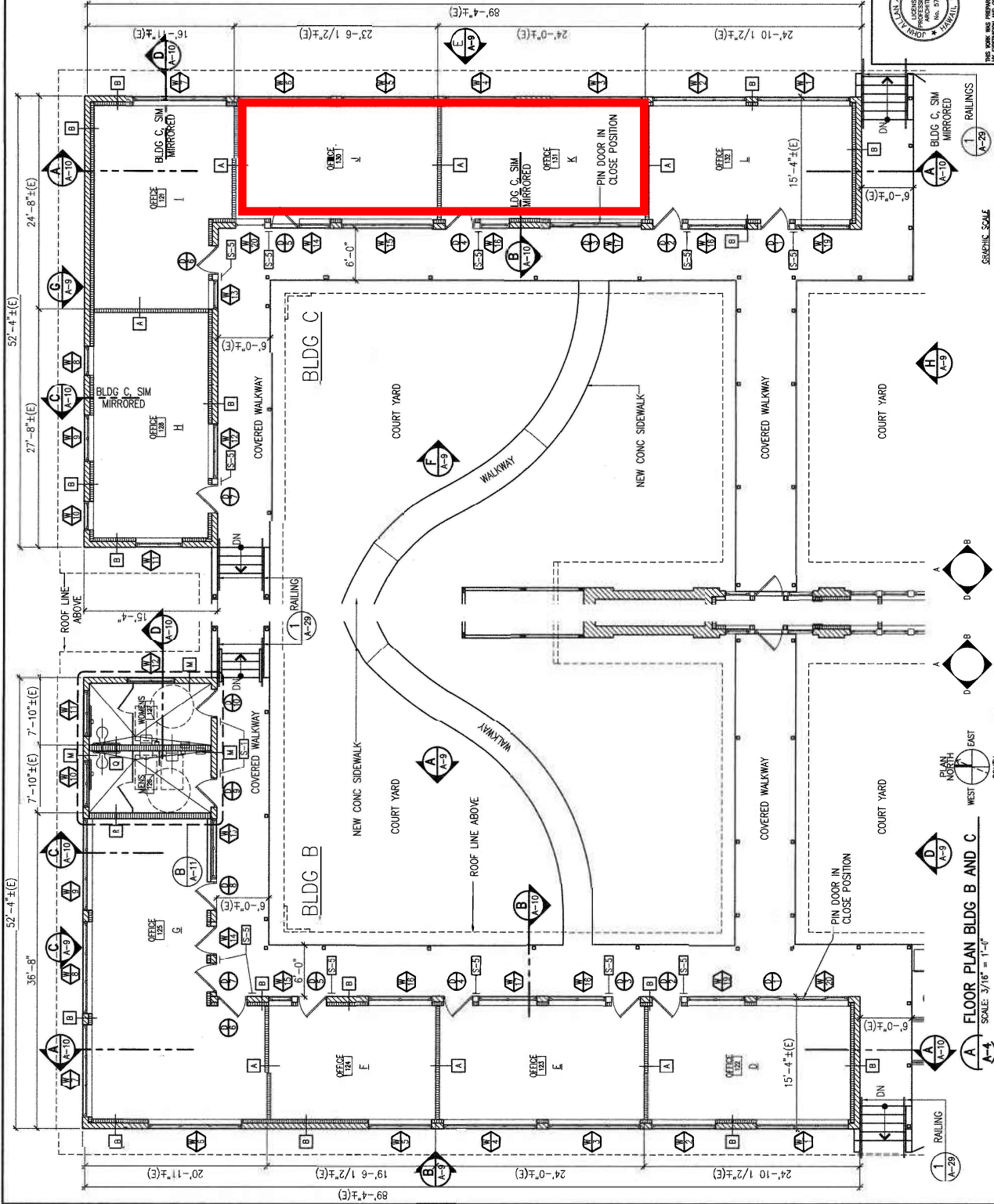
A handwritten signature in black ink that reads "Dreenalee Kalili". The signature is written in a cursive, flowing style.

DREENALEE K. KALILI
Deputy Director of Transportation for Harbors

Enclosure

NOTES:

1. SEE SHITS A-20 & A-21 FOR DOOR & WINDOW SCHEDULE
2. SEE SHIT A-22 FOR FINISH AND SIGNAGE SCHEDULE
3. SEE SHITS A-23 & A-24 FOR WALL TYPES



STATE OF HAWAII DEPARTMENT OF TRANSPORTATION HARBORS DIVISION	RELOCATE MAUI DISTRICT OFFICE TO THE OLD KAHULUI RAILROAD BUILDING, ETC. FLOOR PLAN BLDG - B AND C
APPROVED BY: [Signature]	RECOMMENDED BY: [Signature]
DATE: [Blank]	DATE: [Blank]
DESIGNED BY: JC	PROJECT NO.: 15-0000000000
DRAWN BY: AC	DATE: JANUARY 2015
CHECKED BY: JA	JOB NUMBER: H.C.30114
SCALE: AS SHOWN	SHEET: A-4
FOR QUESTIONS, CONTACT HARBORS ENGINEERING DESIGN AT 897-1958	



THIS WORK WAS PREPARED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND I AM A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF HAWAII. MY LICENSE NO. IS 9795. I AM NOT PROVIDING CONTRACT ADMINISTRATION SERVICES.