

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

EDWIN H. SNIFFEN
DIRECTOR
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TAMMY L. LEE
CURT T. OTAGURO
ROBIN K. SHISHIDO

IN REPLY REFER TO:

September 25, 2025

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 Container Storage Company of Hawaii, Ltd., for storage of empty shipping containers, situated at Pier 60, Keehi Industrial Lots, Kalihi-Kai, Honolulu Harbor, island of Oahu, Tax Map Key (TMK) Nos. (1) 1-2-023:035, (1) 1-2-023:045 (Portion), and (1) 1-2-023:078, Governor's Executive Order (GEO) No. 3708.

LEGAL REFERENCE:

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

APPLICANT:

Container Storage Company of Hawaii, Ltd. (Applicant), is a domestic profit corporation whose mailing address is 2276 Pahounui Drive, Honolulu, Hawaii, 96819.

CHARACTER OF USE:

Storage of empty shipping containers. No fabrication. No maintenance. Containers stacked no more than two high for "Area 1," and no more than three high for "Area 2."

LOCATION:

Portion of Government land situated at Pier 60, Keehi Industrial Lots, Kalihi-Kai, Honolulu Harbor, island of Oahu, TMK Nos. (1) 1-2-023:035, (1) 1-2-023:045 (Portion), and (1) 1-2-023:078, as shown on the enclosed Exhibit A.

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ZONING:

State Land Use Commission: Urban
City and County of Honolulu: I-2, Intensive Industrial

AREA: See enclosed Exhibit A

AREA	DESCRIPTION	TYPE	SQ. FT.	RATE	MONTHLY RENTAL	SECURITY DEPOSIT
1	Storage of Empty Shipping Containers. No fabrication. No maintenance. Containers stacked no more than two high.	Unimproved Land, Unpaved	26,139	\$0.28	\$7,318.92	\$14,637.84
2	Storage of Empty Shipping Containers. No fabrication. No maintenance. Containers stacked no more than three high.	Unimproved Land, Unpaved	8,528	\$0.28	\$2,387.84	\$ 4,775.68
TOTAL					\$9,706.76	\$19,413.52

CONSIDERATION:

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

LAND TITLE STATUS:

GEO No. 3708 for Harbor purposes, to be under the control and management of the Hawaii Department of Transportation (HDOT).

TRUST LAND STATUS:

Public Land Trust Information System states trust land status for TMK Nos. (1) 1-2-023:035 and (1) 1-2-023:045 (Portion) are 5(a) of the Hawaii Admission Act (non-ceded), and TMK No. (1) 1-2-023:078 is 5(b) of the Hawaii Admission Act (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. 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, RPs, or easements involving negligible or minor expansion or change of use beyond that previously existing.”

REMARKS:

The HDOT has been reviewing all month-to-month RPs to ensure compliance with and applicability to HRS, Sections 171-17 and 171-55. This submittal will update and renew the month-to-month RPs which is compliant with HRS, Chapter 171.

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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,

A handwritten signature in black ink, reading "Dreaalee Kalili". The signature is written in a cursive, flowing style.

DREANALEE K. KALILI
Deputy Director of Transportation for Harbors

Enclosures

CONTAINER STORAGE COMPANY OF HAWAII, LTD.
PIER 60, HONOLULU HARBOR (AREA 1)

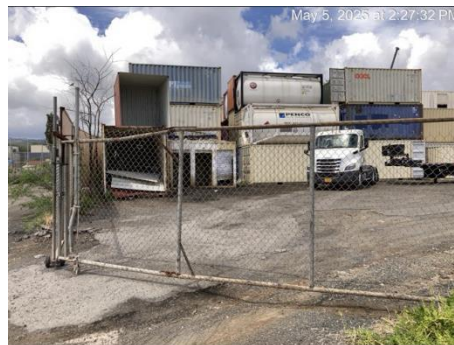
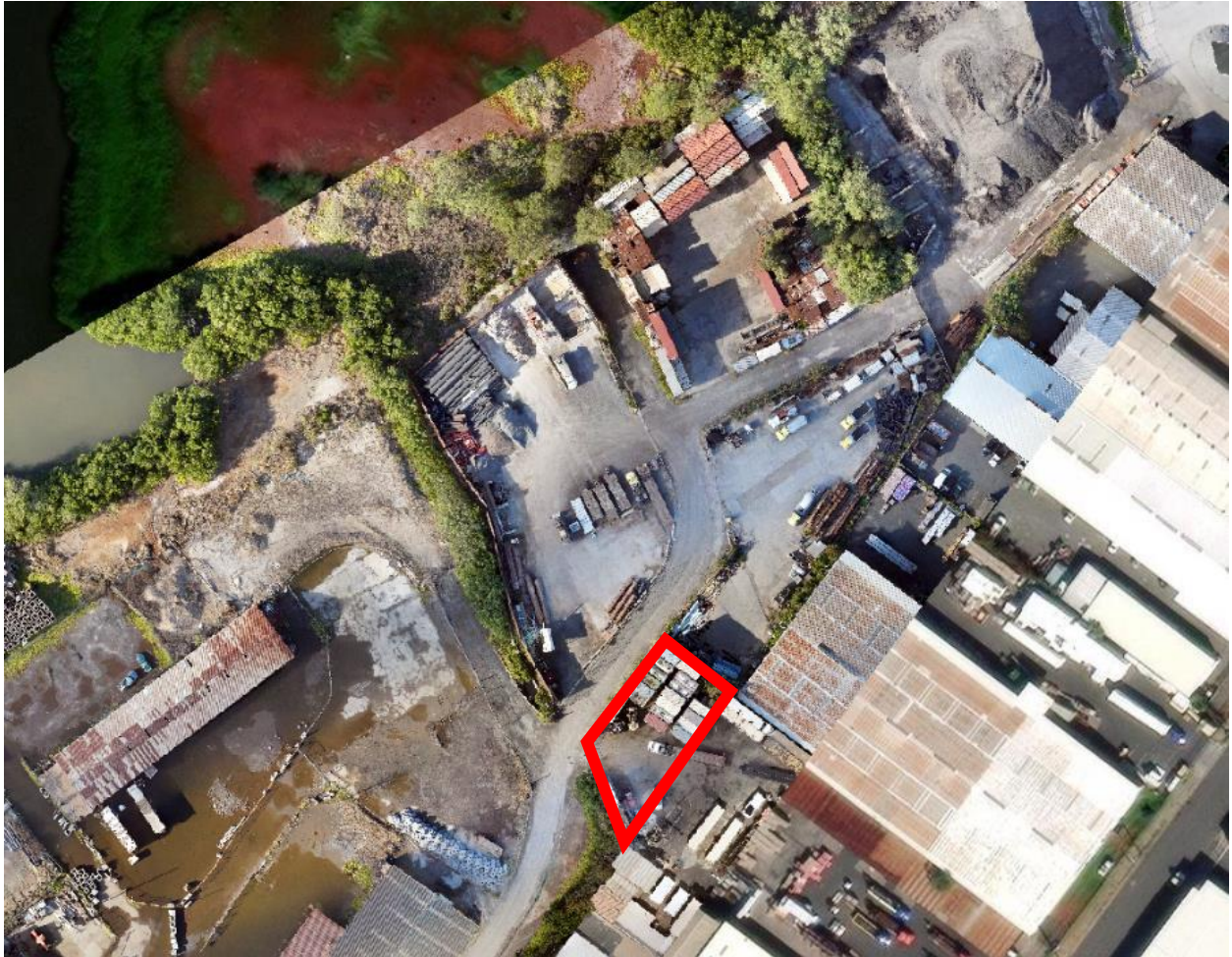
EXHIBIT A



AREA	DESCRIPTION	TYPE	SQ FT
1	Storage of empty shipping containers. No fabrication. No maintenance. Containers stacked no more than two (2) high.	Unpaved, Unimproved	26,139

CONTAINER STORAGE COMPANY OF HAWAII, LTD.
PIER 60, HONOLULU HARBOR (AREA 2)

EXHIBIT A



AREA	DESCRIPTION	TYPE	SQ FT
2	Storage of empty shipping containers. No fabrication. No maintenance. Containers stacked no more than three (3) high.	Unpaved, Unimproved	8,528