

JOSH GREEN, M.D.
GOVERNOR
KE KIA'ĀINA



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

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:

HAR-PM.26.1184

April 23, 2026

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 Health 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 Department of Health (Applicant) whose mailing address is 2385 Waimano Home Road, Pearl City, Hawaii, 96782.

CHARACTER OF USE:

Use of an office at Kahului Harbor to support the Applicant on the island of Maui.

LOCATION:

Portion of Government lands 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:
County of Maui:

Urban
M-2, Heavy Industrial (Draft)

AREA: See enclosed Exhibit A

DESCRIPTION	TYPE	SQ. FT.	RATE PER SQ. FT.	MONTHLY RENTAL CHARGE	SECURITY DEPOSIT
Office Space in Building C (Room 132)	Office	375	\$1.71	\$ 641.25	\$1,282.50
Common Area Maintenance for office space	CAM	375	\$0.79	\$ 296.25	\$ 592.50
Parking (Two)	Improved Land-paved	324	\$0.58	\$ 187.92	\$ 375.84

<u>\$1,125.42</u>	<u>\$2,250.84</u>
Total Monthly Rental	Total Security Deposit

CONSIDERATION:

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

LAND TITLE STATUS:

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

TRUST LAND STATUS:

Acquired after statehood (non-ceded).

CURRENT USE STATUS:

This office is currently in use 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 (IT)/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, RPs or easements involving negligible or minor expansion or change of use beyond that previously existing.”

REMARKS:

The Applicant’s responsibilities include protecting the State’s coastal and inland waters by regulating point source pollutants, monitoring water quality, and notifying the public when water quality levels exceed safe levels. The Applicant utilizes this space to promote its mission of protecting public health for residents and visitors using coastal and inland water resources for recreational purposes, as well as protecting and restoring those same water resources for marine life and wildlife. The Applicant’s work includes permitting, monitoring, enforcement, various projects, and public education.

Mr. Edwin H. Sniffen, Director
April 23, 2026
Page 4

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 "Dreanalee Kalili". The signature is written in a cursive style with a small dot above the letter 'i' in "Kalili".

DREANALEE K. KALILI
Deputy Director of Transportation for Harbors

Enclosure

Department of Health – Clean Water Branch



Yellow box: approximate area 375 square feet of office space

Orange box: approximate area 324 square feet of improved paved land for parking (2 stalls)

Note: colored boxes are not drawn to scale