

PACIFIC RIM LAND INC.

ESTABLISHED 1988

April 17, 2020

LAND USE COMMISSION
STATE OF HAWAII

2020 APR 23 A 11:46

Daniel E. Orodener, Executive Officer
State of Hawai'i Land Use Commission
Department of Business, Economic Development & Tourism
P.O. Box 2359
Honolulu, Hawai'i 96804-2359

**RE: LUC Docket No. A12-796 – Waiko Light Industrial
Notice of Sale of Property**

Dear Mr. Orodener:

On behalf of Waiko Industrial Investment, LLC, we are writing to inform your office that ownership of property identified as TMK (2) 3-8-007-102 (31.222 acres) was subdivided in 2019 and a portion of the subdivided property being Lot 10 identified as TMK (2) 3-8-094-046 was recently sold by Waiko Industrial Investment, LLC to SKBC Investments LLC on July 24, 2019. See attached Subdivision Map. Lot 10 is one of a number of parcels within the Waiko Light Industrial Subdivision that were included in the subject docket.

This notification is being provided pursuant to Condition No. 22 of the Findings of Fact, Conclusions of Law, and Decision and Order dated May 3, 2013:

22. ***Notice of Change of Ownership.*** *Petitioner shall give notice to the Commission of any intent to sell, lease, assign, place in trust or otherwise voluntarily alter the ownership interests in the Petition Area at any time, prior to completion of development of the Petition Area.*

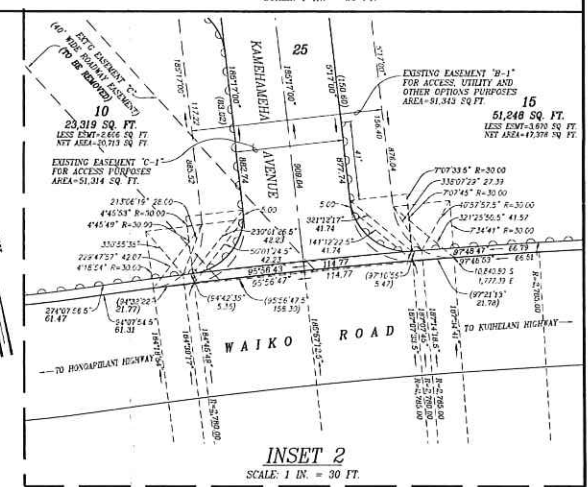
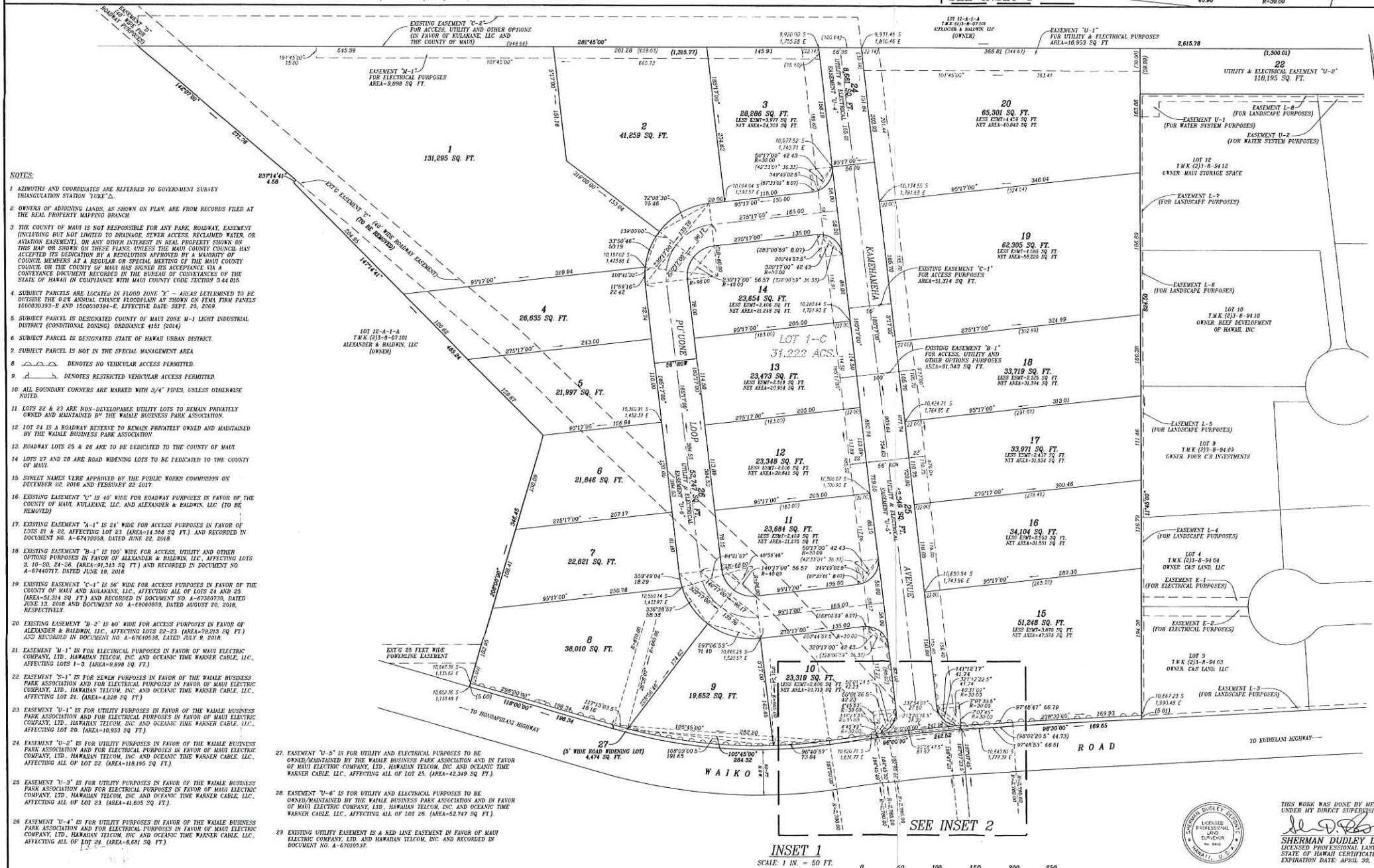
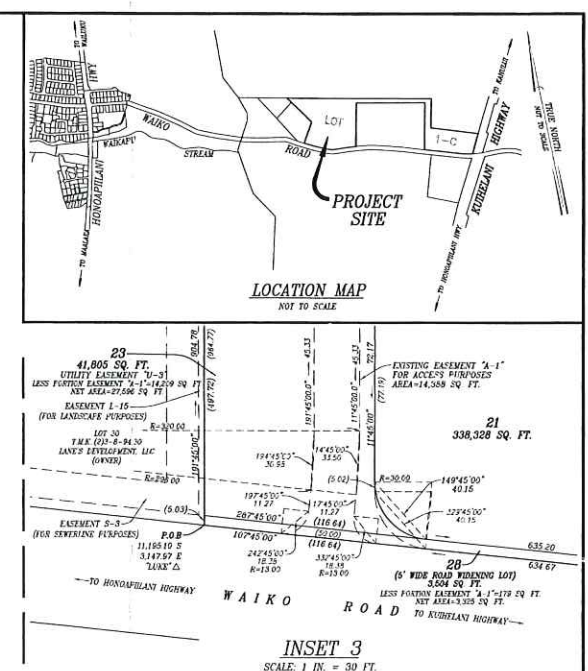
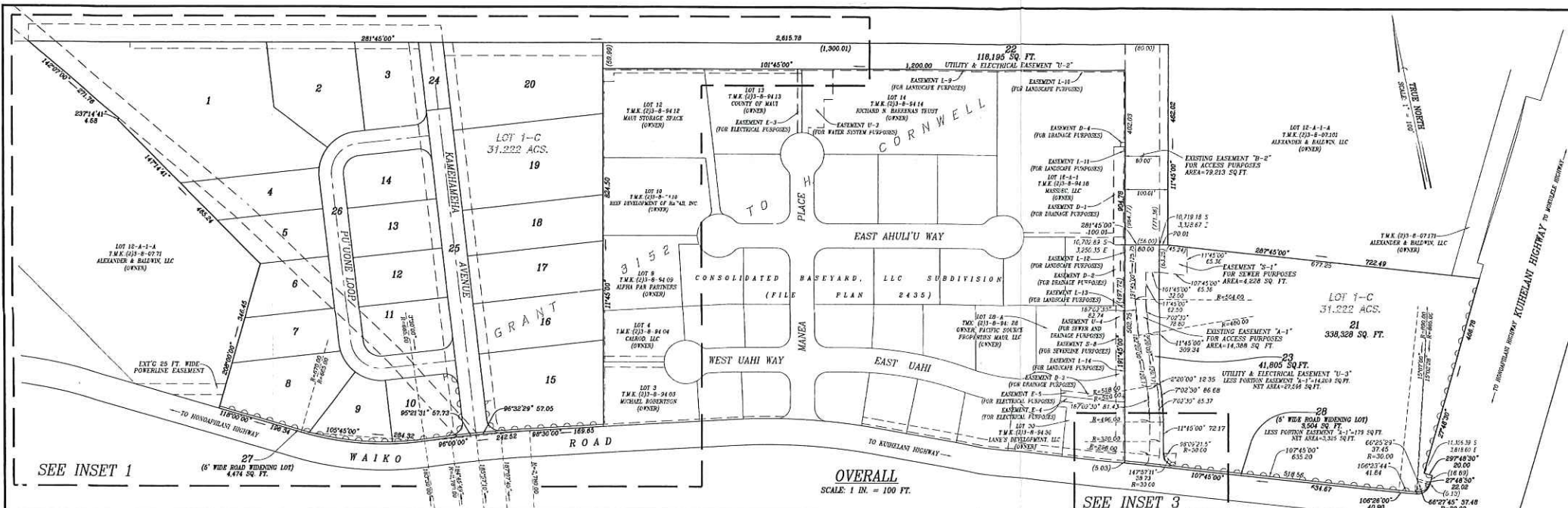
Should you have any questions or require additional information, please do not hesitate to contact me at (808) 270-5936 or via email to leilanip@pacificrimland.com.

Sincerely,
PACIFIC RIM LAND, INC.



Leilani Pulmano
Project Manager

Enclosures



- NOTES:**
1. AZIMUTHS AND COORDINATES ARE REFERRED TO GOVERNMENT SURVEY TRIANGULATION STATION T.M.K. 2.
 2. OWNERS OF ADJOINING LANDS AS SHOWN ON PLAN ARE FROM RECORDS FILED AT THE REAL PROPERTY MAPPING BRANCH.
 3. THE COUNTY OF MAUI IS NOT RESPONSIBLE FOR ANY PARK, ROADWAY, EASEMENT (INCLUDING BUT NOT LIMITED TO DRAINAGE, STREET ACCESS, RECLAIMED WATER OR AVIATION EASEMENTS) OR ANY OTHER INTEREST IN REAL PROPERTY SHOWN ON THIS MAP OR SHOWN ON THESE PLANS UNLESS THE MAUI COUNTY COUNCIL HAS ACCEPTED ITS DESIGNATION BY A RESOLUTION APPROVED BY A MAJORITY OF THE COUNTY COUNCIL MEMBERS AT A REGULAR OR SPECIAL MEETING OF THE MAUI COUNTY COUNCIL, OR THE COUNTY OF MAUI HAS SIGNED ITS ACCEPTANCE VIA A CONFORMANCE DOCUMENT RECORDED IN THE OFFICE OF CONVEYANCES OF THE STATE OF HAWAII IN COMPLIANCE WITH MAUI COUNTY CODE SECTION 3.4.4.015.
 4. SUBJECT PARCELS ARE LOCATED IN FLOOD ZONE "X" - AREAS LATER DETERMINED TO BE OUTSIDE THE SIX ANNUAL CHANCE FLOODPLAIN AS SHOWN ON FEMA FIRM PANELS 15000003-2 AND 15000003-4, EFFECTIVE DATE: SEPT. 29, 2006.
 5. SUBJECT PARCEL IS DESIGNATED COUNTY OF MAUI ZONE U-1 LIGHT INDUSTRIAL (CONDITIONAL ZONING) ORDINANCE 4151 (2014).
 6. SUBJECT PARCEL IS DESIGNATED STATE OF HAWAII URBAN DISTRICT.
 7. SUBJECT PARCEL IS NOT IN THE SPECIAL MANAGEMENT AREA.
 8. DENOTES NO VEHICULAR ACCESS PERMITTED.
 9. DENOTES RESTRICTED VEHICULAR ACCESS PERMITTED.
 10. ALL BOUNDARY CORNERS ARE MARKED WITH 3/4" PIPES, UNLESS OTHERWISE NOTED.
 11. LOTS 22 & 23 ARE NON-DEVELOPABLE UTILITY LOTS TO REMAIN PRIVATELY OWNED AND MAINTAINED BY THE WAIALE BUSINESS PARK ASSOCIATION.
 12. LOT 24 IS A ROADWAY RESERVE TO REMAIN PRIVATELY OWNED AND MAINTAINED BY THE WAIALE BUSINESS PARK ASSOCIATION.
 13. ROADWAY LOTS 25 & 26 ARE TO BE DEDICATED TO THE COUNTY OF MAUI.
 14. LOTS 27 AND 28 ARE ROAD WIDENING LOTS TO BE DEDICATED TO THE COUNTY OF MAUI.
 15. SUBJECT NAMES WERE APPROVED BY THE PUBLIC WORKS COMMISSION ON OCTOBER 22, 2016 AND FEBRUARY 22, 2017.
 16. EXISTING EASEMENT "C" IS 40' WIDE FOR ROADWAY PURPOSES IN FAVOR OF THE COUNTY OF MAUI, KULAKANE, LLC AND ALEXANDER & BALDWIN, LLC (TO BE REMOVED).
 17. EXISTING EASEMENT "A-1" IS 24' WIDE FOR ACCESS PURPOSES IN FAVOR OF LOTS 21 & 22 AFFECTING LOT 23 (AREA=14,388 SQ. FT.) AND RECORDED IN DOCUMENT NO. A-6747008, DATED JUNE 22, 2018.
 18. EXISTING EASEMENT "B-1" IS 100' WIDE FOR ACCESS, UTILITY AND OTHER PURPOSES IN FAVOR OF ALEXANDER & BALDWIN, LLC, AFFECTING LOTS 2, 10, 20, 24-26 (AREA=91,213 SQ. FT.) AND RECORDED IN DOCUMENT NO. A-6744017, DATED JUNE 18, 2018.
 19. EXISTING EASEMENT "C-1" IS 56' WIDE FOR ACCESS PURPOSES IN FAVOR OF THE COUNTY OF MAUI AND KULAKANE, LLC, AFFECTING LOTS 24 AND 25 (AREA=52,314 SQ. FT.) AND RECORDED IN DOCUMENT NO. A-6740036, DATED JUNE 13, 2018 AND DOCUMENT NO. A-6806885, DATED AUGUST 20, 2018, RESPECTIVELY.
 20. EXISTING EASEMENT "B-2" IS 80' WIDE FOR ACCESS PURPOSES IN FAVOR OF ALEXANDER & BALDWIN, LLC, AFFECTING LOTS 22-23 (AREA=7,923 SQ. FT.) AND RECORDED IN DOCUMENT NO. A-6761036, DATED JULY 9, 2018.
 21. EASEMENT "U-1" IS FOR ELECTRICAL PURPOSES IN FAVOR OF MAUI ELECTRIC COMPANY, LTD., HAWAIIAN TELECOM, INC. AND OCEANIC TIME WARNER CABLE, LLC, AFFECTING LOTS 1-3 (AREA=8,999 SQ. FT.).
 22. EASEMENT "S-1" IS FOR SEWER PURPOSES IN FAVOR OF THE WAIALE BUSINESS PARK ASSOCIATION AND FOR ELECTRICAL PURPOSES IN FAVOR OF MAUI ELECTRIC COMPANY, LTD., HAWAIIAN TELECOM, INC. AND OCEANIC TIME WARNER CABLE, LLC, AFFECTING LOT 21 (AREA=4,608 SQ. FT.).
 23. EASEMENT "U-1" IS FOR UTILITY PURPOSES IN FAVOR OF THE WAIALE BUSINESS PARK ASSOCIATION AND FOR ELECTRICAL PURPOSES IN FAVOR OF MAUI ELECTRIC COMPANY, LTD., HAWAIIAN TELECOM, INC. AND OCEANIC TIME WARNER CABLE, LLC, AFFECTING LOT 20 (AREA=18,953 SQ. FT.).
 24. EASEMENT "U-2" IS FOR UTILITY PURPOSES IN FAVOR OF THE WAIALE BUSINESS PARK ASSOCIATION AND FOR ELECTRICAL PURPOSES IN FAVOR OF MAUI ELECTRIC COMPANY, LTD., HAWAIIAN TELECOM, INC. AND OCEANIC TIME WARNER CABLE, LLC, AFFECTING ALL OF LOT 22 (AREA=11,655 SQ. FT.).
 25. EASEMENT "U-3" IS FOR UTILITY PURPOSES IN FAVOR OF THE WAIALE BUSINESS PARK ASSOCIATION AND FOR ELECTRICAL PURPOSES IN FAVOR OF MAUI ELECTRIC COMPANY, LTD., HAWAIIAN TELECOM, INC. AND OCEANIC TIME WARNER CABLE, LLC, AFFECTING ALL OF LOT 23 (AREA=14,388 SQ. FT.).
 26. EASEMENT "U-4" IS FOR UTILITY AND ELECTRICAL PURPOSES TO BE OWNED/MAINTAINED BY THE WAIALE BUSINESS PARK ASSOCIATION AND IN FAVOR OF MAUI ELECTRIC COMPANY, LTD., HAWAIIAN TELECOM, INC. AND OCEANIC TIME WARNER CABLE, LLC, AFFECTING ALL OF LOT 25 (AREA=42,349 SQ. FT.).
 27. EASEMENT "U-5" IS FOR UTILITY AND ELECTRICAL PURPOSES TO BE OWNED/MAINTAINED BY THE WAIALE BUSINESS PARK ASSOCIATION AND IN FAVOR OF MAUI ELECTRIC COMPANY, LTD., HAWAIIAN TELECOM, INC. AND OCEANIC TIME WARNER CABLE, LLC, AFFECTING ALL OF LOT 26 (AREA=52,747 SQ. FT.).
 28. EXISTING UTILITY EASEMENT IS A RED LINE EASEMENT IN FAVOR OF MAUI ELECTRIC COMPANY, LTD. AND HAWAIIAN TELECOM, INC. AND RECORDED IN DOCUMENT NO. A-6761037.

WAIKO LIGHT INDUSTRIAL
 SITUATED ON THE NORTHERLY SIDE OF WAIKO ROAD
 AND ON THE WEST SIDE OF FILE PLAN 2435
 WAIKAPU, WAILUKU, MAUI, HAWAII

Being a portion of Grant 3152 to H. Cornwell

SUBDIVISION OF LOT 1-C OF THE KOPAA
 SUBDIVISION NO. 2 (SUBDIVISION FILE NO. 3.865)
 INTO LOTS 1 TO 28, INCLUSIVE; DESIGNATION OF
 EASEMENTS "M-1", "S-1" AND "U-1" TO "U-6"

TOTAL AREA = 31.222 ACRES

SUBJECT, HOWEVER, TO THE FOLLOWING EXISTING EASEMENTS:
 EASEMENT C AFFECTING LOTS 1, 4, 5, 6, 7, 10, 11, 25 AND 26.

DATE: JULY 8, 2013 SCALE: 1" = 100'

REVISED: JULY 1, 2016
 REVISED: DECEMBER 29, 2017
 REVISED: FEBRUARY 1, 2018
 REVISED: FEBRUARY 6, 2018
 REVISED: APRIL 2, 2018
 REVISED: JULY 18, 2018
 REVISED: AUGUST 23, 2018
 REVISED: AUGUST 31, 2018
 REVISED: NOVEMBER 29, 2018

OWNER: WAIKO INDUSTRIAL INVESTMENT, LLC
 ADDRESS: P.O. BOX 220
 KIHEI, MAUI, HAWAII

AKAMAI LAND SURVEYING, INC.
 P.O. BOX 1748
 MAKAOHA, MAUI, HAWAII 96768
 PHONE NO: (808) 876-0177

THIS WORK WAS DONE BY ME OR UNDER MY DIRECT SUPERVISION

Sherman Dudley Deponte
 SHERMAN DUDLEY DEPONTE
 LICENSED PROFESSIONAL LAND SURVEYOR
 STATE OF HAWAII CERTIFICATE NO. 6960
 EXPIRATION DATE: APRIL 20, 2020