

**Honolulu Authority for Rapid Transportation**

**RESOLUTION NO. 2016-12**

**AUTHORIZING THE ACQUISITION OF A FEE SIMPLE INTEREST AND TEMPORARY CONSTRUCTION EASEMENT IN THE REAL PROPERTY IDENTIFIED AS TAX MAP KEYS 1-2-009-011 AND 1-2-009-098 (PORTIONS), LOCATED AT 2043 DILLINGHAM BOULEVARD, AND OWNED BY BLOOD BANK REAL PROPERTY, INC. BY EMINENT DOMAIN**

WHEREAS, the Honolulu Authority for Rapid Transportation (HART) has been established pursuant to Article XVII of the Revised Charter of the City and County of Honolulu 1973, as amended (Charter); and

WHEREAS, Section 17-103.2(b) of the Charter empowers HART “to acquire by eminent domain. . . all real property or any interest therein necessary for the construction, maintenance, repair, extension or operation of the fixed guideway system;” and

WHEREAS, the City Council approved or did not object to the acquisition of the real property identified as Tax Map Keys (TMKs) 1-2-009-011 and 1-2-009-098 (Portions) by eminent domain in fee simple and temporary construction easement after written notification by HART; and

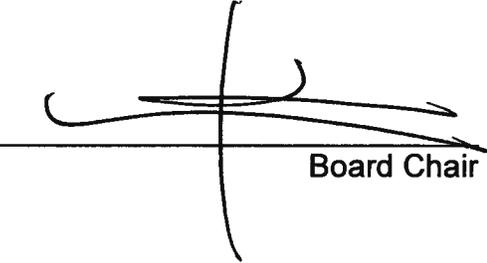
WHEREAS, the acquisition by eminent domain in fee simple and temporary construction easement of the above- identified real property, which is more particularly described in the attached legal description marked as Exhibit A, is necessary for the Honolulu Rail Transit Project fixed guideway system, a valid public use and purpose;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of HART as follows:

1. That acquisition by eminent domain in fee simple and temporary construction easement of the real property identified as TMKs 1-2-009-011 and 1-2-009-098 (Portions) is hereby authorized and the Corporation Counsel of the City and County of Honolulu is empowered to institute eminent domain proceedings as provided by law for the acquisition thereof; and
2. That the acquisition of the above-identified property by eminent domain is determined and declared to be for a valid public use and purpose as aforesaid; and

3. That the acquisition of the above-identified property by eminent domain is determined and declared to be necessary for the aforesaid public use and purpose; and
4. That in the process of said proceedings in eminent domain, the Corporation Counsel is authorized and empowered to negotiate terms of settlement, subject to the approval of HART and/or the Court before which such proceedings are commenced; and
5. That the Board Administrator be directed to transmit copies of this resolution to HART and the Department of the Corporation Counsel.

ADOPTED by the Board of the Honolulu Authority for Rapid  
Transportation on APR 21 2016.

  
Board Chair

ATTEST:

  
Board Administrator

Exhibit A – Legal Description of TMKs 1-2-009-011 and 1-2-009-098 (Portions)

## HONOLULU RAIL TRANSIT PROJECT

## PARCEL 400-A

Being portions of Lot as shown on DPP 1969/SUB-231,  
 Lots 7 and 9, Block 9 of "Kapiolani Tract",  
 Being portions of Grant 3420 to Curtis P. Iaukea,  
 Trustee for his Majesty Kalakaua and  
 Land Patent 8194, Land Commission Award 6450,  
 Apana 1 to Kaunuohua no Moehonua

Situate at Mokauea, Kalihi, Honolulu, Oahu, Hawaii

Beginning at the Southeast corner of this lot, being the North corner of Parcel 400-B of the Honolulu Rail Transit Project, being also along the South side of Dillingham Boulevard, the coordinates of said point of beginning referred to Government Survey Triangulation Station "MOKAUEA" being 6,189.98 feet North and 11,261.27 feet West thence running by azimuths measured clockwise from true South:

- |    |              |        |       |   |
|----|--------------|--------|-------|---|
| 1. | 42° 20'      | 10.90  | feet  | along Parcel 400-B of the Honolulu Rail Transit Project;  |
| 2. | 132° 20'     | 98.14  | feet  | along Remainder of Parcel 400-A of Honolulu Rail Transit Project;   |
| 3. | 42° 20'      | 2.00   | feet  | along same;   |
| 4. | 132° 20'     | 10.57  | feet  | along same;   |
|    |              |        |       | Thence along same, on a curve to the left with a radius of 2,221.02 feet, the chord azimuth and distance being: |
| 5. | 130° 49' 18" | 117.18 | feet; |   |
|    |              |        |       | Thence along same, on a curve to the left with a radius of 30.00 feet, the chord azimuth and distance being:    |
| 6. | 115° 06' 12" | 14.73  | feet; |   |



AUSTIN, TSUTSUMI & ASSOCIATES, INC.

501 SUMNER STREET, SUITE 221  
 HONOLULU, HAWAII 96817-3031

CIVIL ENGINEERS • SURVEYORS

1871 WILJ PA LOOP, SUITE A  
 WAILUKU, MAUI, HAWAII 96793

100 PALUANI STREET, SUITE 207  
 HILO, HAWAII 96720

Thence along the South side of Puuhale Road, on a curve to the right with a radius of 50.00 feet, the chord azimuth and distance being:

- 7. 288° 52' 31.59 feet;
- 8. 307° 17' 9.02 feet along the West side of Dillingham Boulevard;

Thence along same, on a curve to the right with a radius of 1,797.29 feet, the chord azimuth and distance being:

- 9. 309° 48' 30" 158.36 feet;
- 10. 312° 20' 43.75 feet along same to the point of beginning and containing an area of 2,297 Square Feet.

Subject, However, to Easement 1 for sidewalk purposes.

AUSTIN, TSUTSUMI & ASSOCIATES, INC.

Description Prepared By:



*Erik S. Kaneshiro* exp 4/16

ERIK S. KANESHIRO  
Licensed Professional Land Surveyor  
Certificate No. 9826

Note: This description is for exhibit purposes and does not purport a legally subdivided lot.

Honolulu, Hawaii  
July 16, 2015

TMK: (1) 1-2-009: 011  
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AUSTIN, TSUTSUMI & ASSOCIATES, INC.

CIVIL ENGINEERS - SURVEYORS

601 SUMNER STREET, SUITE 201  
HONOLULU, HAWAII 96817-5031

1871 WILIPAA LOOP, SUITE A  
WAILUKU, MAUI, HAWAII 96793

100 PALIARI STREET, SUITE 213  
HILO, HAWAII 96720

HONOLULU RAIL TRANSIT PROJECT

PARCEL 400-B

Being a portion of Lot 11, Block 9 of "Kapiolani Tract"  
 Being a portion of Land Patent 8194, Land Commission Award 6450,  
 Apana 1 to Kaunuohua no Moehonua

Situate at Mokauea, Kalihi, Honolulu, Oahu, Hawaii

Beginning at the North corner of this lot, being the Southeast corner of Parcel 400-A of the Honolulu Rail Transit Project, being also along the South side of Dillingham Boulevard, the coordinates of said point of beginning referred to Government Survey Triangulation Station "MOKAUEA" being 6,189.98 feet North and 11,261.27 feet West thence running by azimuths measured clockwise from true South:

- |    |          |       |      |   |
|----|----------|-------|------|---|
| 1. | 312° 20' | 50.00 | feet | along the South side of Dillingham Boulevard;                         |
| 2. | 42° 20'  | 12.90 | feet | along Parcel 401-A of the Honolulu Rail Transit Project;              |
| 3. | 132° 20' | 9.76  | feet | along Remainder of Parcel 400-B of the Honolulu Rail Transit Project; |
| 4. | 222° 20' | 2.00  | feet | along same;   |
| 5. | 132° 20' | 40.24 | feet | along same;   |



AUSTIN, TSUTSUMI & ASSOCIATES, INC.

CIVIL ENGINEERS • SURVEYORS

501 SUMNER STREET, SUITE 521  
 HONOLULU, HAWAII 96817-5031

1871 WILI PA LOOP, SUITE A  
 WAILUKU, MAUI, HAWAII 96793

100 PAUJAH STREET, SUITE 207  
 HILO, HAWAII 96720

6. 222° 20' 10.90 feet along Parcel 400-A of the Honolulu Rail Transit Project, to the point of beginning and containing an area of 564 Square Feet.



AUSTIN, TSUTSUMI & ASSOCIATES, INC.

Description Prepared By:

A handwritten signature in black ink, appearing to read "Erik S. Kaneshiro", with a date "EX 07/16" written to the right.

ERIK S. KANESHIRO  
Licensed Professional Land Surveyor  
Certificate No. 9826

Note: This description is for exhibit purposes and does not purport a legally subdivided lot.

Honolulu, Hawaii  
July 16, 2015

TMK: (1) 1-2-009: 098  
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**HONOLULU RAIL TRANSIT PROJECT**

**EASEMENT A  
(FOR TEMPORARY CONSTRUCTION PURPOSES)**

Affecting Remainder of Parcel 400-A  
of the Honolulu Rail Transit Project  
Being portions of Lot as shown on DPP 1969/SUB-231,  
Lots 7 and 9, Block 9 of "Kapiolani Tract",  
Being portions of Grant 3420 to Curtis P. Iaukea,  
Trustee for his Majesty Kalakaua and  
Land Patent 8194, Land Commission Award 6450,  
Apana 1 to Kaunuohua no Moehonua

Situate at Mokauea, Kalihi, Honolulu, Oahu, Hawaii

Beginning at the Northwest corner of this easement, being an azimuth and distance of 220°37' 33.95 feet from the Northwest corner of Remainder of Parcel 400-A of the Honolulu Rail Transit Project, being also along the Southeast side of Puuhale Road, the coordinates of said point of beginning referred to Government Survey Triangulation Station "MOKAUEA" being 6,319.06 feet North and 11,490.68 feet West thence running by azimuths measured clockwise from true South:

Along the Southeast side of Puuhale Road, on a curve to the right with a radius of 50.00 feet, the chord azimuth and distance being:

1. 245° 32' 42.13 feet;

Thence along Parcel 400-A of the Honolulu Rail Transit Project, on a curve to the right with a radius of 30.00 feet, the chord azimuth and distance being:

2. 295° 06' 12" 14.73 feet;

Thence along same, on a curve to the right with a radius of 2,221.02 feet, the chord azimuth and distance being:

3. 310° 49' 18" 117.18 feet;



**AUSTIN, TSUTSUMI & ASSOCIATES, INC.**

501 SUMNER STREET, SUITE 521  
HONOLULU, HAWAII 96817-5031

CIVIL ENGINEERS • SURVEYORS  
1871 WILI PA LOOP, SUITE A  
WAILUKU, MAUI, HAWAII 96793

100 PAUAAHI STREET, SUITE 207  
HILO, HAWAII 96720

4.	312° 20'	10.57	feet	along same;
5.	42° 20'	4.00	feet	along remainder of Remainder of Parcel 400-A;
6.	131° 50'	56.93	feet	along same;
7.	42° 20'	26.18	feet	along same;
8.	132° 20'	6.14	feet	along same;
9.	222° 20'	3.83	feet	along same;
10.	132° 20'	18.22	feet	along same;
11.	222° 20'	21.73	feet	along same;
12.	129° 50'	48.81	feet	along same;
13.	42° 20'	6.53	feet	along same;
14.	132° 20'	8.02	feet	along same;
15.	42° 20'	9.18	feet	along same;
16.	132° 20'	8.68	feet	along same;
17.	42° 20'	16.53	feet	along same;

Thence along same, on a curve  
to the right with a radius of  
5.00 feet, the chord azimuth  
and distance being:

18.	80° 44' 30"	6.21	feet;
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19. 119° 09' 7.98 feet along same, to the point of beginning and containing an area of 1,551 Square Feet.



AUSTIN, TSUTSUMI & ASSOCIATES, INC.

Description Prepared By:

*Erik S. Kaneshiro* *exp 04/16*

ERIK S. KANESHIRO

Licensed Professional Land Surveyor

Certificate No. 9826

Note: This description is for exhibit purposes and does not purport a legally designated easement.

Honolulu, Hawaii

July 16, 2015

TMK: (1) 1-2-009: 011

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**HONOLULU RAIL TRANSIT PROJECT**

**EASEMENT B  
(FOR TEMPORARY CONSTRUCTION PURPOSES)**

Affecting Remainder of Parcel 400-B  
of the Honolulu Rail Transit Project  
Being a portion of Lot 11, Block 9 of "Kapiolani Tract"  
Being a portion of Land Patent 8194,  
Land Commission Award 6450, Apana 1 to Kaunuchua for Moehonua

Situate at Mokauea, Kalihi, Honolulu, Oahu, Hawaii

Beginning at the Southeast corner of this easement, being the Southwest corner of Parcel 400-B of the Honolulu Rail Transit Project, the coordinates of said point of beginning referred to Government Survey Triangulation Station "MOKAUEA" being 6,146.77 feet North and 11,232.99 feet West thence running by azimuths measured clockwise from true South:

1.    42° 20'                    4.00 feet along Remainder of Parcel 401-A of the Honolulu Rail Transit Project;
2.    132° 20'                  9.76 feet along remainder of Remainder of Parcel 400-B of the Honolulu Rail Transit Project;
3.    222° 20'                  4.00 feet along same,



**AUSTIN, TEBSUMI & ASSOCIATES, INC.**

501 SUMNER STREET, SUITE 521  
HONOLULU, HAWAII 96817-5031

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1871 WAI'PA LOOP, SUITE A  
WAILUKU, MAUI, HAWAII 96793

100 PALUANI STREET, SUITE 207  
HILO, HAWAII 96720

4. 312° 20' 9.76 feet along Parcel 400-B of the Honolulu Rail Transit Project, to the point of beginning and containing an area of 39 Square Feet.



AUSTIN, TSUTSUMI & ASSOCIATES, INC.

Description Prepared By:

*Erik S. Kaneshiro* *EX 07/16*

ERIK S. KANESHIRO  
Licensed Professional Land Surveyor  
Certificate No. 9826

Note: This description is for exhibit purposes and does not purport a legally designated easement.

Honolulu, Hawaii  
July 16, 2015

TMK: (1) 1-2-009: 098  
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AUSTIN, TSUTSUMI & ASSOCIATES, INC.

CIVIL ENGINEERS • SURVEYORS

551 SULLYER STREET, SUITE 221  
HONOLULU, HAWAII 96817-6031

1871 WIL PA LOOP, SUITE A  
WAILUKU, MAUI, HAWAII 96793

100 PALANI STREET, SUITE 213  
HILO, HAWAII 96720