



GHURA

Guahan Housing and Urban Renewal Authority
Aturidat Ginima' Yan Rimueban Siudad Guahan
117 Bien Venida Avenue, Sinajaza, GU 96910
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IFB GHURA-26-007

Insurance Coverage for Excess Liability, Automobile, and Workders Compensation

Response to Inquiries No. 1

This Addendum and Response to Request for Information (RFI) is issued to modify the previously issued bid documents and/or given for informational purposes and to the extent the responses below modify the bid documents, please treat them as an amendment to the Bid. The following responses are in response to RFIs received from potential bidders on March 13, 2026.

REF:	QUESTION/ INQUIRY AS SUBMITTED:	GHURA RESPONSE:
Questions from March 13, 2026		
1.	Workers Compensation: Can you provide detailed job descriptions and the estimated annual payroll for each?	See Attached.

Bidders are also notified to visit GHURA website: www.ghura.org to ensure that addenda to the bid, answers to questions, and reminders are communicated to all bidders throughout the solicitation process.

3/20/2026
Date:


Kimberly Bersamin
Personnel Services Administrator

CONCURRED:
03/23/2026
Date:


Elizabeth F. Napoli
Executive Director

Staffing Pattern
FY2026
(AS OF MARCH 20, 2026)

FUNCTIONAL AREA:
DEPARTMENT/AGENCY: GUAM HOUSING AND URBAN RENEWAL AUTHORITY
PROGRAM: (100% FEDERALLY FUNDED)
FUND: U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD)

No.	Position Number	Position Title	Grade/Step	Salary	Overtime	Specialist	Increment		Benefits					Input by Department		Total Benefits (L thru R)	(K+S) TOTAL
							Date	Amount	Retire (DD) (\$19.01*28PP)	Social Security (6.2% - J)	Medicare (1.45% - J)	Life (1/)	Medical (Premium)	Dental (Premium)			
1	01001	Executive Director (Unclassified)	E-TG3-17(B)	\$170,789	0	0	01/01/2025	\$10,246	\$61,270	\$181,005	\$183	\$4,141	\$372	\$68,590	\$	\$249,595	
2	01002	Special Director (Unclassified)	E-SG3-9(A)	\$96,123	0	0	08/22/2025	\$5,767	\$34,490	\$101,890	\$183	\$9,793	\$742	\$46,685	\$	\$148,575	
3	01003	Special Assistant to the Executive Director (Unclassified)	OGS-10(E)	\$90,236	0	0	02/11/2026	\$5,414	\$32,378	\$95,650	\$183	\$4,141	\$372	\$36,460	\$	\$134,110	
4	01004	Attorney IV	ATTY4-10	\$146,171	0	0	11/14/2026	\$8,770	\$52,448	\$154,941	\$183	\$12,977	\$458	\$68,312	\$	\$233,253	
5	01006	Housing Administrative Officer	LGS-10(D)	\$70,079	0	0	01/29/2025	\$4,205	\$25,145	\$74,284	\$183	\$4,141	\$372	\$26,405	\$	\$100,689	
6	01007	Accounting Technician I	HGS-1(A)	\$30,357	0	0	12/16/2025	\$1,821	\$10,892	\$32,178	\$183	\$4,141	\$372	\$10,892	\$	\$46,877	
7	01010	Customer Service Representative	HGS-1(A)	\$30,357	0	0	07/12/2025	\$1,821	\$10,892	\$32,178	\$183	\$4,141	\$372	\$10,892	\$	\$46,877	
8	01011	Program Coordinator II	MG5-4(A)	\$56,327	0	0	02/12/2026	\$3,500	\$20,928	\$61,827	\$183	\$7,215	\$553	\$21,215	\$	\$77,215	
9	01012	Program Coordinator II	MG5-4(A)	\$56,327	0	0	02/12/2026	\$3,500	\$20,928	\$61,827	\$183	\$7,215	\$553	\$21,215	\$	\$77,215	
10	02001	Personnel Services Administrator	RG4-16(E)	\$144,810	0	0	08/12/2022	\$8,689	\$48,497	\$163,416	\$183	\$9,793	\$742	\$58,881	\$	\$212,379	
11	02002	Personnel Specialist II	PH4-2(C)	\$45,303	0	0	06/02/2026	\$2,718	\$16,255	\$46,021	\$183	\$4,141	\$372	\$21,464	\$	\$69,485	
12	03001	Housing Procurement Administrator	QGS-14(E)	\$155,951	0	0	02/27/2026	\$4,841	\$28,952	\$156,530	\$183	\$6,149	\$372	\$21,464	\$	\$209,943	
13	04001	Data Processing Manager	NGS-17(E)	\$124,661	0	0	10/20/2025	\$6,158	\$46,784	\$144,730	\$183	\$7,215	\$553	\$58,825	\$	\$192,404	
14	04002	Systems Programmer	NGS-17(E)	\$124,661	0	0	03/26/2025	\$7,480	\$44,730	\$132,141	\$183	\$7,215	\$553	\$58,825	\$	\$192,404	
15	04003	Computer Systems Analyst I	MG5-11(F)	\$81,935	0	0	08/16/2024	\$4,916	\$29,399	\$86,851	\$183	\$4,141	\$372	\$21,464	\$	\$112,833	
16	04005	Computer Systems Analyst II	MG5-11(F)	\$81,935	0	0	08/16/2024	\$4,916	\$29,399	\$86,851	\$183	\$4,141	\$372	\$21,464	\$	\$112,833	
17	04006	Accounting Technician I	HGS-1(A)	\$30,357	0	0	04/21/2025	\$1,821	\$10,892	\$32,178	\$183	\$4,141	\$372	\$10,892	\$	\$46,877	
18	05001	Controller	SGS-8(A)	\$111,244	0	0	08/26/2025	\$6,675	\$39,915	\$117,919	\$183	\$4,141	\$372	\$34,982	\$	\$159,727	
19	05002	Accountant I	LGS-1(F)	\$42,309	0	0	12/08/2025	\$2,539	\$15,181	\$44,848	\$183	\$4,141	\$372	\$15,181	\$	\$59,075	
20	05003	Accountant I	LGS-1(F)	\$42,309	0	0	12/08/2025	\$2,539	\$15,181	\$44,848	\$183	\$4,141	\$372	\$15,181	\$	\$59,075	
21	05005	Data Control Clerk II	FGS-6(C)	\$36,862	0	0	11/11/2025	\$2,194	\$13,119	\$38,756	\$183	\$5,978	\$458	\$20,319	\$	\$48,666	
22	05007	Housing Administrative Officer	LGS-11(B)	\$72,882	0	0	05/14/2025	\$4,373	\$26,151	\$77,255	\$183	\$7,215	\$553	\$20,679	\$	\$98,431	
23	05008	Clerk III	EGS-1(F)	\$26,572	0	0	10/01/2025	\$1,594	\$9,554	\$28,166	\$183	\$4,141	\$372	\$12,833	\$	\$48,846	
24	05010	Program Coordinator II	MG5-4(A)	\$43,585	0	0	01/01/2025	\$1,594	\$9,554	\$28,166	\$183	\$4,141	\$372	\$12,833	\$	\$48,846	
25	05011	Accounting Technician I	HGS-1(A)	\$30,357	0	0	05/20/2026	\$5,158	\$30,847	\$31,321	\$183	\$4,141	\$372	\$12,833	\$	\$66,760	
26	06002	Program Coordinator IV	OGS-9(F)	\$85,971	0	0	05/20/2026	\$5,158	\$30,847	\$31,321	\$183	\$4,141	\$372	\$12,833	\$	\$66,760	
27	06004	Accountant II	MG5-8(A)	\$65,536	0	0	01/16/2025	\$2,799	\$16,738	\$65,536	\$183	\$7,215	\$553	\$20,319	\$	\$91,075	
28	06005	Program Coordinator II	MG5-2(B)	\$46,649	0	0	11/25/2022	\$6,217	\$49,448	\$109,827	\$183	\$4,141	\$372	\$22,151	\$	\$151,589	
29	07001	Chief Planner	QGS-13(D)	\$103,610	0	0	07/18/2024	\$3,747	\$22,405	\$86,189	\$183	\$4,141	\$372	\$43,464	\$	\$153,291	
30	07002	Accounting Technician III	MG5-11(A)	\$62,442	0	0	06/07/2024	\$2,615	\$16,717	\$62,442	\$183	\$4,141	\$372	\$21,023	\$	\$87,223	
31	07004	Planner II	MG5-11(A)	\$62,442	0	0	06/07/2024	\$2,615	\$16,717	\$62,442	\$183	\$4,141	\$372	\$21,023	\$	\$87,223	
32	07005	Interviewer Clerk	LGS-1(F)	\$29,869	0	0	07/16/2026	\$1,792	\$10,717	\$31,661	\$183	\$4,141	\$372	\$10,717	\$	\$36,723	
33	07006	Accountant I	LGS-5(D)	\$22,367	0	0	03/16/2026	\$3,302	\$19,726	\$22,367	\$183	\$4,141	\$372	\$7,774	\$	\$29,141	
34	07010	Program Coordinator II	MG5-5(A)	\$55,025	0	0	06/02/2026	\$3,894	\$23,287	\$58,327	\$183	\$5,978	\$458	\$20,319	\$	\$79,118	
35	07013	Accountant II	MG5-7(F)	\$64,900	0	0	09/30/2025	\$2,360	\$14,114	\$64,900	\$183	\$5,978	\$458	\$20,319	\$	\$81,118	
36	07014	Planner I	MG5-11(A)	\$62,442	0	0	09/30/2025	\$2,360	\$14,114	\$64,900	\$183	\$5,978	\$458	\$20,319	\$	\$81,118	
37	08001	Section 8 Administrator	QGS-6(A)	\$62,059	0	0	02/10/2026	\$4,924	\$29,447	\$66,993	\$183	\$9,793	\$742	\$41,426	\$	\$128,419	
38	08002	Housing Specialist	LGS-5(A)	\$50,885	0	0	05/27/2026	\$3,053	\$18,268	\$53,938	\$183	\$4,141	\$372	\$23,736	\$	\$77,674	
39	08003	Housing Specialist Supervisor	NGS-10(D)	\$109,849	0	0	07/21/2025	\$6,991	\$39,415	\$116,440	\$183	\$6,149	\$372	\$45,799	\$	\$162,239	
40	08004	Housing Specialist Supervisor	NGS-10(D)	\$109,849	0	0	03/12/2026	\$6,404	\$36,299	\$115,144	\$183	\$6,149	\$372	\$45,799	\$	\$162,239	
41	08005	Housing Specialist	LGS-5(B)	\$54,861	0	0	02/06/2026	\$3,268	\$19,541	\$57,729	\$183	\$4,141	\$372	\$20,865	\$	\$78,200	
42	08006	Housing Specialist	LGS-5(A)	\$54,861	0	0	09/12/2025	\$2,717	\$16,249	\$54,861	\$183	\$4,141	\$372	\$20,865	\$	\$78,200	
43	08007	Housing Specialist	LGS-1(A)	\$40,203	0	0	08/12/2025	\$2,418	\$14,462	\$42,723	\$183	\$5,978	\$458	\$23,565	\$	\$49,181	
44	08009	Housing Specialist	LGS-10(B)	\$68,756	0	0	02/20/2026	\$4,125	\$24,619	\$72,881	\$183	\$6,149	\$372	\$34,431	\$	\$107,313	
45	08011	Housing Specialist	LGS-5(A)	\$44,461	0	0	02/22/2026	\$3,268	\$19,541	\$44,461	\$183	\$4,141	\$372	\$16,859	\$	\$51,283	
46	08012	Interviewer Clerk	HGS-2(F)	\$31,661	0	0	10/01/2026	\$1,900	\$11,360	\$33,561	\$183	\$4,141	\$372	\$11,360	\$	\$39,073	
47	08014	Clerk III	GG5-7(C)	\$41,147	0	0	07/11/2026	\$2,469	\$14,421	\$43,616	\$183	\$4,141	\$372	\$14,421	\$	\$52,623	
48	08015	Program Coordinator III	NGS-10(E)	\$62,907	0	0	03/20/2026	\$4,974	\$29,748	\$67,881	\$183	\$6,149	\$372	\$27,428	\$	\$95,309	
49	08017	Housing Specialist	LGS-10(E)	\$62,907	0	0	03/20/2026	\$4,974	\$29,748	\$67,881	\$183	\$6,149	\$372	\$27,428	\$	\$95,309	
50	08018	Resident Relations Specialist	MG5-5(C)	\$56,094	0	0	05/31/2025	\$3,366	\$20,127	\$59,460	\$183	\$5,978	\$458	\$29,694	\$	\$84,153	
51	08020	Laborer	FMA-2(A)	\$34,404	0	0	02/14/2026	\$3,823	\$22,859	\$38,227	\$183	\$4,141	\$372	\$16,859	\$	\$51,283	
52	08021	Interviewer Clerk	GG5-14(F)	\$63,709	0	0	09/21/2026	\$3,398	\$20,319	\$63,709	\$183	\$4,141	\$372	\$24,475	\$	\$88,154	
53	08028	Resident Relations Specialist	MG5-5(D)	\$56,028	0	0	09/21/2026	\$3,398	\$20,319	\$56,028	\$183	\$4,141	\$372	\$24,475	\$	\$88,154	
54	08030	Housing Specialist Supervisor	NGS-5(C)	\$60,761	0	0	08/07/2025	\$3,946	\$24,802	\$64,707	\$183	\$5,978	\$458	\$34,807	\$	\$101,167	
55	09001	Architectural/Engineering Manager	RM4-9(A)	\$135,299	0	0	02/05/2025	\$8,118	\$48,547	\$143,417	\$183	\$7,215	\$553	\$58,577	\$	\$201,994	

Staffing Pattern
FY2026
(AS OF MARCH 20, 2026)

FUNCTIONAL AREA: GUAM HOUSING AND URBAN RENEWAL AUTHORITY
 DEPARTMENT/AGENCY: (100% FEDERALLY FUNDED)
 PROGRAM: U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD)
 FUND:

No.	Position Number	Position Title	Grade/ Step	Salary	Overtime	Special	Date	Increment	Benefits				Input by Department		(K + S) TOTAL		
									Retirement (K - 33.85%) (\$19.01*26PP)	Retire (DD) (\$19.01*26PP)	Social Security (6.2% * J)	Medicare (1.45% * J)	Life (I)	Medical (Premium)		Dental (Premium)	Total Benefits (L thru R)
56	09002	Interviewer Clerk	GS5-15(F)	\$67,531	0	0	01/02/2026	\$4,052	\$24,231	\$19	\$1,038	\$1,190	\$183	\$4,141	\$372	\$29,983	\$ 101,566
57	09003	Planner III	NGS-9(D)	\$77,439	0	0	01/15/2025	\$4,646	\$82,085	\$27,686	\$1,450	\$1,480	\$183	\$15,290	\$553	\$45,002	\$ 127,087
58	09004	Planner III	NGS-13(A)	\$94,998	0	0	01/27/2026	\$5,700	\$100,698	\$34,086	\$536	\$536	\$183	\$15,290	\$553	\$51,572	\$ 152,270
59	09009	Building Inspector (Housing Inspector)	JGS-11(A)	\$34,967	0	0	08/20/2024	\$2,092	\$35,959	\$12,511	\$846	\$846	\$183	\$8,149	\$372	\$29,316	\$ 87,651
60	09010	Building Inspector (Housing Inspector)	JGS-11(A)	\$35,033	0	0	10/19/2025	\$3,302	\$39,439	\$33,660	\$1,442	\$1,442	\$183	\$8,149	\$372	\$29,316	\$ 87,651
61	09011	Housing Inspector Supervisor	OGS-11(C)	\$92,810	0	0	11/20/2025	\$5,629	\$99,439	\$33,660	\$1,442	\$1,442	\$183	\$8,149	\$372	\$29,316	\$ 87,651
62	09012	Building Inspector (Housing Inspector)	JGS-12(E)	\$68,797	0	0	05/27/2025	\$4,128	\$72,925	\$24,685	\$1,057	\$1,057	\$183	\$8,149	\$372	\$29,316	\$ 87,651
63	09014	Engineer III	OM4-8(D)	\$91,260	0	0	10/28/2026	\$5,476	\$96,736	\$32,745	\$1,403	\$1,403	\$183	\$8,149	\$372	\$29,316	\$ 87,651
64	09016	Interviewer Clerk	GS5-1(F)	\$29,869	0	0	10/01/2025	\$1,792	\$31,661	\$10,717	\$499	\$499	\$183	\$21,216	\$372	\$29,316	\$ 87,651
65	09017	Laborer	FM4-1(A)	\$32,457					\$34,404	\$11,646	\$583	\$583	\$183	\$4,141	\$372	\$24,484	\$ 71,306
66	09018	Maintenance Worker	HM4-1(A)	\$35,955			11/22/2025	\$2,850	\$40,808	\$13,834	\$593	\$593	\$183	\$4,141	\$372	\$24,484	\$ 71,306
67	09019	Maintenance Worker	HM4-3(C)	\$44,162			04/22/2025	\$2,313	\$46,812	\$15,846	\$679	\$679	\$183	\$4,141	\$372	\$24,484	\$ 71,306
68	09021	Maintenance Worker	HM4-1(A)	\$36,555			04/22/2025	\$2,313	\$40,868	\$13,834	\$593	\$593	\$183	\$4,141	\$372	\$24,484	\$ 71,306
69	09022	Laborer	FM4-1(A)	\$32,457			01/29/2025	\$1,947	\$34,404	\$11,646	\$499	\$499	\$183	\$4,141	\$372	\$24,484	\$ 71,306
70	09024	Maintenance Worker	HM4-4(D)	\$47,258			01/29/2025	\$2,835	\$50,093	\$16,957	\$726	\$726	\$183	\$4,141	\$372	\$24,484	\$ 71,306
71	09026	Interviewer Clerk	GS5-1(A)	\$28,455	0	0	04/01/2026	\$1,707	\$30,162	\$10,210	\$437	\$437	\$183	\$4,141	\$372	\$24,484	\$ 71,306
72	09028	Maintenance Worker	HM4-1(D)	\$39,578			04/01/2026	\$2,381	\$42,059	\$14,237	\$610	\$610	\$183	\$4,141	\$372	\$24,484	\$ 71,306
73	09029	Maintenance Worker	HM4-1(D)	\$39,578			04/01/2026	\$2,381	\$42,059	\$14,237	\$610	\$610	\$183	\$4,141	\$372	\$24,484	\$ 71,306
74	09031	Maintenance Worker	HM4-7(F)	\$57,410			04/27/2026	\$3,445	\$60,855	\$20,599	\$882	\$882	\$183	\$4,141	\$372	\$24,484	\$ 71,306
75	09035	Maintenance Worker	HM4-2(D)	\$42,059			11/01/2025	\$2,524	\$44,583	\$15,091	\$646	\$646	\$183	\$4,141	\$372	\$24,484	\$ 71,306
76	09036	Housing Facilities Assistant	JGS-5(D)	\$45,301			11/16/2025	\$2,718	\$48,019	\$16,254	\$696	\$696	\$183	\$4,141	\$372	\$24,484	\$ 71,306
77	09038	Building Inspector (Housing Inspector)	JGS-2(A)	\$36,959			08/20/2026	\$2,218	\$39,177	\$13,261	\$588	\$588	\$183	\$4,141	\$372	\$24,484	\$ 71,306
78	09039	Housing Facilities Assistant	JGS-2(A)	\$36,959			08/23/2025	\$2,984	\$39,959	\$12,511	\$536	\$536	\$183	\$4,141	\$372	\$24,484	\$ 71,306
79	09041	Maintenance Worker	HM4-10(C)	\$65,403			08/23/2025	\$3,984	\$70,387	\$23,826	\$1,021	\$1,021	\$183	\$4,141	\$372	\$24,484	\$ 71,306
80	09043	Housing Facilities Assistant	JGS-3(E)	\$40,721			11/16/2024	\$2,443	\$43,164	\$14,611	\$628	\$628	\$183	\$4,141	\$372	\$24,484	\$ 71,306
81	09049	Planner II	MG5-1(A)	\$43,685	0	0	11/25/2023	\$2,615	\$46,200	\$15,639	\$799	\$799	\$183	\$4,141	\$372	\$24,484	\$ 71,306
82	10002	Planner III	NGS-6(D)	\$65,020	0	0	11/25/2024	\$3,901	\$68,921	\$23,330	\$999	\$999	\$183	\$4,141	\$372	\$24,484	\$ 71,306
83	10003	Program Coordinator I	KG5-1(A)	\$37,472	0	0	01/02/2026	\$4,458	\$37,472	\$12,684	\$543	\$543	\$183	\$4,141	\$372	\$24,484	\$ 71,306
84	10004	Community Development Manager	PG5-1(C)	\$108,376	0	0	12/21/2025	\$6,903	\$114,879	\$38,888	\$1,666	\$1,666	\$183	\$4,141	\$372	\$24,484	\$ 71,306
85	11001	Program Coordinator I	KG5-1(F)	\$35,335			01/02/2025	\$2,360	\$41,695	\$14,114	\$605	\$605	\$183	\$4,141	\$372	\$24,484	\$ 71,306
86	11005	Interviewer Clerk	GS5-1(D)	\$29,283			10/06/2025	\$1,757	\$31,040	\$10,507	\$450	\$450	\$183	\$4,141	\$372	\$24,484	\$ 71,306
87	11006	Property Site Manager	PH4-6 (C)	\$103,803	0	0	10/06/2025	\$6,228	\$110,031	\$37,246	\$1,595	\$1,595	\$183	\$4,141	\$372	\$24,484	\$ 71,306
88	11007	Property Site Manager	PH4-5 (E)	\$99,398	0	0	12/05/2025	\$5,964	\$105,362	\$35,665	\$1,528	\$1,528	\$183	\$4,141	\$372	\$24,484	\$ 71,306
89	11008	Property Site Manager	PH4-2(B)	\$79,890	0	0	03/06/2024	\$4,793	\$84,683	\$28,665	\$1,228	\$1,228	\$183	\$4,141	\$372	\$24,484	\$ 71,306
90	11009	Property Site Manager	PH4-9 (E)	\$74,306	0	0	01/02/2026	\$4,458	\$78,764	\$26,662	\$1,142	\$1,142	\$183	\$4,141	\$372	\$24,484	\$ 71,306
91	11010	Property Site Manager	PH4-2(F)	\$82,964	0	0	02/06/2026	\$4,578	\$87,542	\$29,768	\$1,275	\$1,275	\$183	\$4,141	\$372	\$24,484	\$ 71,306
92	11012	Maintenance Worker	HM4-1(A)	\$38,555			01/22/2026	\$2,113	\$40,668	\$13,834	\$593	\$593	\$183	\$4,141	\$372	\$24,484	\$ 71,306
93	11013	Housing Administrative Officer	HM4-5(D)	\$60,933			04/01/2026	\$2,886	\$63,819	\$21,474	\$770	\$770	\$183	\$4,141	\$372	\$24,484	\$ 71,306
94	11014	Maintenance Worker	HM4-5(D)	\$60,933			04/01/2026	\$2,886	\$63,819	\$21,474	\$770	\$770	\$183	\$4,141	\$372	\$24,484	\$ 71,306
95	11015	Interviewer Clerk	GS5-18(E)	\$66,869			10/03/2024	\$4,012	\$70,881	\$23,993	\$1,028	\$1,028	\$183	\$4,141	\$372	\$24,484	\$ 71,306
96	11017	Maintenance Worker	HM4-1(D)	\$68,377			10/06/2024	\$4,103	\$72,480	\$24,534	\$1,051	\$1,051	\$183	\$4,141	\$372	\$24,484	\$ 71,306
97	11018	Maintenance Worker	MG5-1(F)	\$42,959	0	0	11/01/2025	\$2,524	\$44,583	\$15,091	\$646	\$646	\$183	\$4,141	\$372	\$24,484	\$ 71,306
98	11019	Housing Administrative Officer	HM4-5(D)	\$60,933			05/17/2025	\$3,075	\$66,455	\$23,172	\$993	\$993	\$183	\$4,141	\$372	\$24,484	\$ 71,306
99	11020	Building Maintenance Leader	HM4-6(D)	\$84,580			01/30/2026	\$2,452	\$84,321	\$16,664	\$628	\$628	\$183	\$4,141	\$372	\$24,484	\$ 71,306
100	11021	Maintenance Worker	HM4-2(A)	\$38,455	0	0	10/01/2025	\$1,707	\$30,162	\$10,210	\$437	\$437	\$183	\$4,141	\$372	\$24,484	\$ 71,306
101	11022	Interviewer Clerk	GS5-1(F)	\$28,455	0	0	02/20/2025	\$3,466	\$61,227	\$18,258	\$782	\$782	\$183	\$4,141	\$372	\$24,484	\$ 71,306
102	11023	Resident Relations Specialist	MG5-5(F)	\$50,881	0	0	01/12/2026	\$3,053	\$53,938	\$18,258	\$628	\$628	\$183	\$4,141	\$372	\$24,484	\$ 71,306
103	11024	Housing Specialist	KG5-1(A)	\$37,472	0	0	01/12/2026	\$2,248	\$39,720	\$13,445	\$576	\$576	\$183	\$4,141	\$372	\$24,484	\$ 71,306
104	11025	Program Coordinator I	HM4-2(A)	\$40,868			01/30/2026	\$2,452	\$43,321	\$14,664	\$628	\$628	\$183	\$4,141	\$372	\$24,484	\$ 71,306
105	11027	Maintenance Worker	FM4-2(A)	\$32,457					\$34,404	\$11,646	\$499	\$499	\$183	\$4,141	\$372	\$24,484	\$ 71,306
106	11028	Laborer	FM4-1(A)	\$32,457					\$34,404	\$11,646	\$499	\$499	\$183	\$4,141	\$372	\$24,484	\$ 71,306
107	11030	Clerk III	KG5-1(F)	\$25,314					\$25,314	\$8,589	\$357	\$357	\$183	\$4,141	\$372	\$24,484	\$ 71,306
108	11031	Program Coordinator I	KG5-1(F)	\$25,314					\$25,314	\$8,589	\$357	\$357	\$183	\$4,141	\$372	\$24,484	\$ 71,306
109	11033	Building Maintenance Supervisor	LM3-7(E)	\$77,255			10/19/2024	\$4,635	\$81,890	\$27,720	\$1,187	\$1,187	\$183	\$4,141	\$372	\$24,484	\$ 71,306
110	11034	Building Maintenance Supervisor	LM4-2(A)	\$64,241			07/18/2024	\$3,854	\$68,095	\$23,050	\$997	\$997	\$183	\$4,141	\$372	\$24,484	\$ 71,306

Staffing Pattern
FY2026
(AS OF MARCH 20, 2026)

FUNCTIONAL AREA:
DEPARTMENT/AGENCY: GUAM HOUSING AND URBAN RENEWAL AUTHORITY
PROGRAM: (100% FEDERALLY FUNDED)
FUND: U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD)

No.	Position Number	Position Title	Grade/Step	Salary	Overtime	Specialist	Increment		Retirement (K-33.95%) (\$19.07-26PP)	Social Security (6.2% -J)	Medicare (1.45% -J)	Life (I)	Input by Department		Total Benefits (L-Intra R)	(K+S) TOTAL
							Date	Amnt.					Medical (Premium)	Dental (Premium)		
111	11035	Building Maintenance Supervisor	LM4-2 (E)	\$66,773	0	0	10/08/2025	\$4,006	\$70,779	\$23,959	\$1,028	\$183	\$8,149	\$25,416	\$104,115	
112	11036	Building Maintenance Supervisor	LM4-2(F)	\$67,435	0	0	12/06/2024	\$4,046	\$71,481	\$24,198	\$1,036	\$183	\$8,149	\$25,416	\$104,115	
113	11037	Housing Specialist	LG5-1(A)	\$40,305	0	0	12/05/2026	\$2,418	\$42,723	\$14,462	\$619	\$183	\$9,793	\$742	\$66,677	
114	11038	Clerk III	EG5-1(F)	\$26,572	0	0	10/01/2026	\$1,862	\$28,995	\$8,995	\$395	\$183	\$9,793	\$742	\$66,677	
115	12003	Interviewer Clerk	GG5-2(D)	\$31,040	0	0	03/19/2026	\$2,949	\$32,989	\$11,137	\$477	\$183	\$9,793	\$742	\$69,707	
116	12006	Program Coordinator II	MG5-1(A)	\$43,585	0	0	11/25/2025	\$2,351	\$43,585	\$14,754	\$632	\$183	\$9,793	\$742	\$69,707	
117	12007	Interviewer Clerk	GG5-6(D)	\$39,188	0	0	11/25/2025	\$2,351	\$41,539	\$14,061	\$602	\$183	\$9,793	\$742	\$69,707	
118	12009	Housing Specialist	LG5-1(E)	\$41,894	0	0	10/09/2025	\$2,514	\$44,408	\$15,032	\$644	\$183	\$9,793	\$742	\$69,707	
119	12010	Housing Specialist	LG5-5(F)	\$53,414	0	0	03/19/2026	\$3,205	\$56,619	\$19,165	\$821	\$183	\$21,216	\$742	\$85,746	
120	12011	Maintenance Worker	HMA-5(B)	\$49,148	0	0	10/02/2026	\$2,949	\$52,097	\$17,635	\$755	\$183	\$15,290	\$742	\$85,746	
121	12012	Program Coordinator III	NG5-1(F)	\$49,559	0	0	02/12/2026	\$2,973	\$52,531	\$17,782	\$762	\$183	\$15,290	\$742	\$85,746	
122	12013	Program Coordinator II	MG5-1(E)	\$45,303	0	0	02/12/2026	\$2,718	\$48,021	\$16,265	\$696	\$183	\$15,290	\$742	\$85,746	
123	12014	Interviewer Clerk	GG5-1(A)	\$28,455	0	0	02/12/2026	\$2,718	\$30,632	\$9,632	\$413	\$183	\$9,793	\$653	\$80,868	
124	13003	Engineer II	NG5-9(E)	\$78,214	0	0	12/11/2025	\$4,693	\$82,907	\$29,064	\$1,202	\$183	\$9,793	\$458	\$118,445	
125	13007	Program Coordinator III	NG5-4(C)	\$57,321	0	0	03/17/2026	\$3,439	\$60,760	\$20,567	\$881	\$183	\$12,977	\$458	\$84,245	
126	202501	Chief Planner	QG5-10(A)	\$103,610	0	0			\$103,610	\$1,502	\$0	\$0	\$12,977	\$458	\$118,445	
127	202502	Public Information Officer	MG5-6(D)	\$60,026	0	0			\$60,026	\$870	\$0	\$0	\$7,215	\$372	\$68,484	
128	202504	Administrative Aide	PG5-1(F)	\$28,133	0	0			\$28,133	\$0	\$0	\$183	\$8,149	\$372	\$37,062	
129	202505	Loan Administrator	PG5-9(F)	\$53,859	0	0			\$53,859	\$1,359	\$0	\$0	\$1,869	\$14	\$55,688	
130	202506	Planner III	NG5-9(D)	\$77,439	0	0			\$77,439	\$0	\$0	\$0	\$7,215	\$0	\$84,654	
131	202507	Planner III	NG5-5(C)	\$60,761	0	0			\$60,761	\$881	\$0	\$0	\$4,141	\$372	\$65,784	
132	202510	Program Coordinator II	MG5-6(A)	\$58,327	0	0			\$58,327	\$846	\$0	\$0	\$8,149	\$372	\$67,352	
133	202511	Program Coordinator I	MG5-3(A)	\$42,703	0	0			\$42,703	\$610	\$0	\$0	\$8,149	\$372	\$51,535	
134	202512	Deputy Controller	KG5-3(A)	\$42,703	0	0			\$42,703	\$610	\$0	\$0	\$8,149	\$372	\$51,535	
135	202513	Accountant III	RG5-6(E)	\$102,005	0	0			\$102,005	\$1,028	\$0	\$0	\$4,141	\$372	\$107,526	
136	202516	Program Coordinator II	MG5-8(A)	\$70,968	0	0			\$70,968	\$950	\$0	\$0	\$21,216	\$742	\$93,126	
137	202518	Community Program Aide II	MG5-8(A)	\$65,536	0	0			\$65,536	\$846	\$0	\$0	\$9,793	\$553	\$76,185	
138	202520	Community Program Aide II	GG5-1(F)	\$29,869	0	0			\$29,869	\$433	\$0	\$0	\$9,793	\$458	\$39,100	
139	202521	Community Program Aide I	EG5-1(F)	\$26,572	0	0			\$26,572	\$385	\$0	\$0	\$4,141	\$372	\$31,470	
140	202522	Community Program Aide I	EG5-1(F)	\$26,572	0	0			\$26,572	\$385	\$0	\$0	\$4,141	\$372	\$31,470	
141	202525	Program Coordinator III	NG5-9(A)	\$75,248	0	0			\$75,248	\$1,091	\$0	\$183	\$4,141	\$372	\$80,868	
142	202526	Program Coordinator III	NG5-7(C)	\$68,271	0	0			\$68,271	\$990	\$0	\$183	\$9,793	\$742	\$79,444	
143	202527	Program Coordinator II	MG5-5(C)	\$56,094	0	0			\$56,094	\$613	\$0	\$0	\$9,793	\$553	\$66,447	
144	202528	Program Coordinator II	MG5-8(A)	\$58,327	0	0			\$58,327	\$846	\$0	\$0	\$9,793	\$458	\$68,531	
145	202529	Program Coordinator I	MG5-6(A)	\$44,630	0	0			\$44,630	\$647	\$0	\$0	\$4,141	\$372	\$49,411	
146	202530	Program Coordinator I	KG5-4(A)	\$45,053	0	0			\$45,053	\$653	\$0	\$0	\$5,978	\$458	\$51,589	
147	202531	Program Coordinator I	KG5-4(B)	\$45,053	0	0			\$45,053	\$653	\$0	\$0	\$5,978	\$458	\$51,589	
148	202532	Program Coordinator III	NG5-10(F)	\$83,727	0	0			\$83,727	\$1,214	\$0	\$183	\$8,149	\$372	\$93,463	
149	202533	Program Coordinator III	MG5-10(F)	\$83,727	0	0			\$83,727	\$1,214	\$0	\$183	\$8,149	\$372	\$93,463	
150	202534	Program Coordinator II	MG5-8(A)	\$65,536	0	0			\$65,536	\$950	\$0	\$0	\$21,216	\$742	\$87,748	
151	202535	Program Coordinator I	KG5-4(A)	\$44,630	0	0			\$44,630	\$647	\$0	\$0	\$4,141	\$372	\$49,411	
152	202536	Program Coordinator I	KG5-5(C)	\$48,226	0	0			\$48,226	\$699	\$0	\$0	\$9,793	\$742	\$59,460	
153	202537	Program Coordinator I	KG5-4(B)	\$45,053	0	0			\$45,053	\$653	\$0	\$0	\$5,978	\$458	\$51,589	
154	202538	Program Coordinator III	NG5-5(B)	\$80,182	0	0			\$80,182	\$873	\$0	\$0	\$8,149	\$372	\$89,204	
155	202540	Program Coordinator I	KG5-3(B)	\$40,106	0	0			\$40,106	\$592	\$0	\$0	\$8,149	\$372	\$48,728	
156	202541	Buyer Supervisor II	LG5-6(E)	\$62,993	0	0			\$62,993	\$813	\$0	\$183	\$8,149	\$372	\$72,128	
157	202542	Buyer II	IG5-7(F)	\$45,216	0	0			\$45,216	\$656	\$0	\$0	\$4,141	\$372	\$50,034	
158	202543	Buyer II	IG5-7(F)	\$46,404	0	0			\$46,404	\$702	\$0	\$0	\$4,141	\$372	\$51,256	
159	202544	Buyer II	IG5-7(F)	\$46,559	0	0			\$46,559	\$675	\$0	\$0	\$4,141	\$372	\$51,256	
160	202546	Personnel Specialist I	LG5-1(A)	\$40,305	0	0			\$40,305	\$584	\$0	\$0	\$4,141	\$372	\$44,821	
161	202547	Accountant I	LG5-6(D)	\$55,509	0	0			\$55,509	\$805	\$0	\$0	\$15,290	\$458	\$71,253	
162	202548	Paralegal	LG5-3(E)	\$47,072	0	0			\$47,072	\$683	\$0	\$0	\$15,290	\$553	\$63,918	
163	202549	Program Coordinator II	MG5-8(A)	\$65,536	0	0			\$65,536	\$950	\$0	\$0	\$21,216	\$742	\$87,748	
164	202550	Program Coordinator I	KG5-5(C)	\$48,226	0	0			\$48,226	\$699	\$0	\$0	\$9,793	\$553	\$58,678	
									\$ 9,615,257	\$ -	\$ -	\$ -	\$ 703	\$ 2,642,807	\$ 11,454,214	



GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart



GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

ARCHITECTURAL/ENGINEERING

A/E Manager
Administers the programs and activities of the overall Architectural and engineering division of the authority

Program Coordinator III/II
Administrative duties to assist with A/E Manager, Planners, and engineer.

Planner III
Responsible for the development of drawings, design and specification for construction projects as required by federal & local laws and regulations. Helps originates new concepts, methods and technical research, planning, program evaluation to meet projected propose project budgets in the most cost-effective manner.

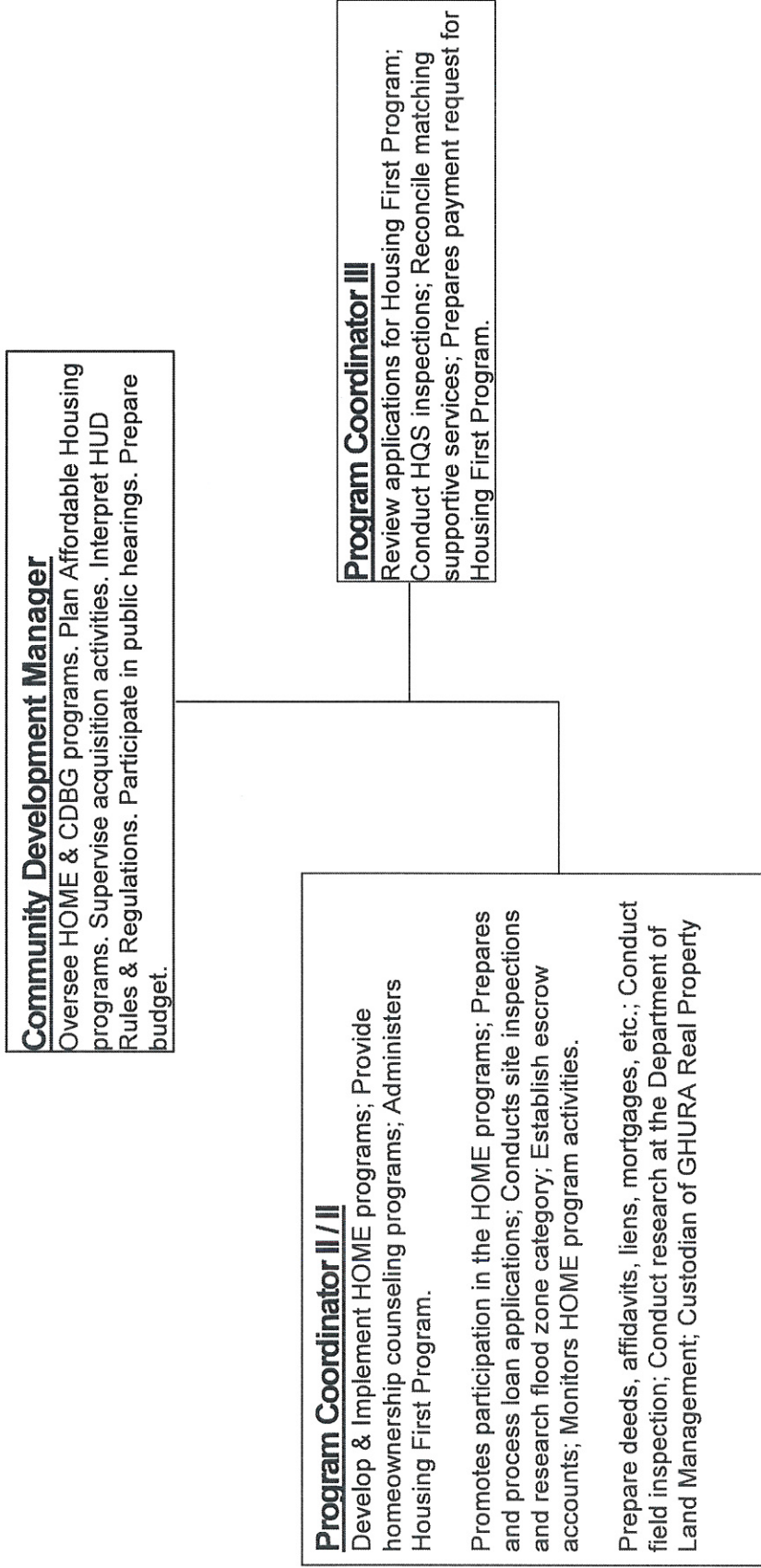
Engineer II/III
Monitor progress of projects or programs through the various stages to ensure fulfillment of contract design and specification.



GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

COMMUNITY DEVELOPMENT





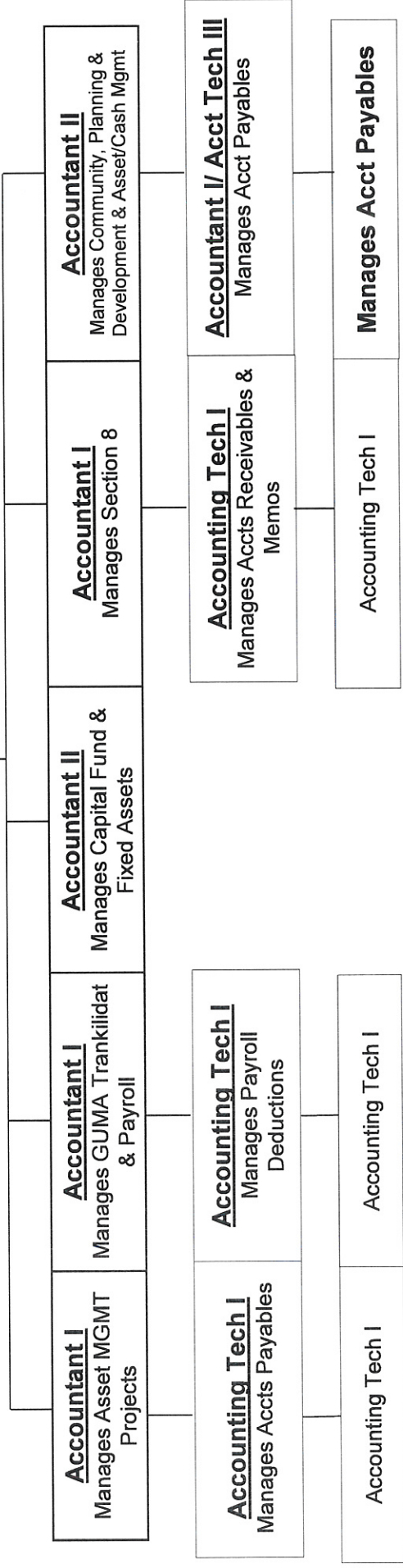
GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

FISCAL

Controller
Plans, organizes, directs, controls, coordinates, monitors, and evaluates the functions and activities of the Division.

Deputy Controller
Assists the Controller with the Administration of Division.



Note: TP - Temporary Position; TA - Temporary Appointment.



GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

HUMAN RESOURCES

Personnel Services Administrator
 The Human Resources Division administers the personnel management program at GHURA. The division is comprised of a Personnel Specialist III and a Personnel Assistant I. Which provides services in the areas of recruitment/staffing, position classification, compensation, benefits and employee management relations.

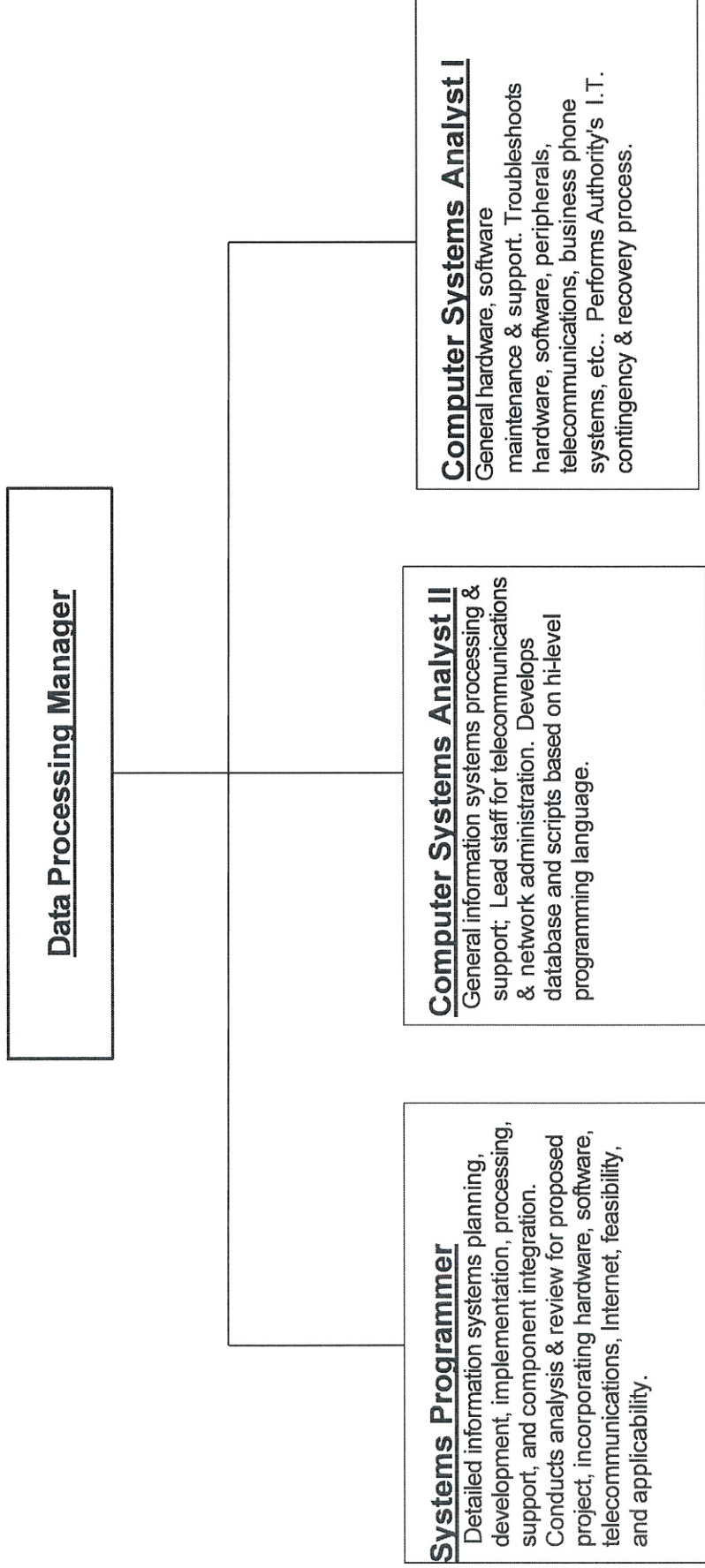
<p><u>Personnel Specialist II</u> Plans, coordinates and assigns work in the area of recruitment, employee management relations, benefits, training and risk management in accordance with personnel rules and regulations and federal & local statutes; Supervises, evaluates & trains Personnel Specialist I.</p>	
<p><u>Personnel Specialist I</u> The Personnel Assistant I processes various employee notifications such as GG1s, Personnel Actions, & Salary Increments; Prepares notices for probationary and temporary appointment, employee verifications; Recording and maintaining active and inactive personnel files for all employee in GHURA; Creates and posts Job Announcements for opening positions; Supports the personnel services manager with any clerical and technical work around the division.</p>	



GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

MANAGEMENT INFORMATION SERVICES

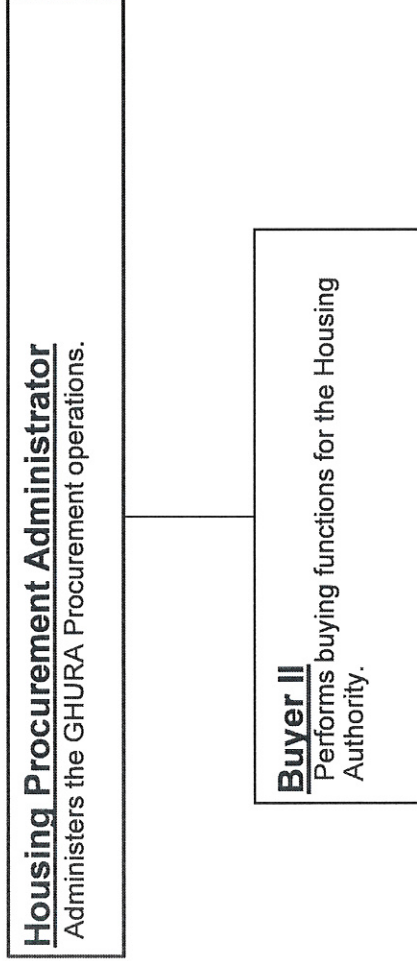




GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

PROCUREMENT





GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

RESEARCH, PLANNING, & EVALUATION (RPE)

Chief Planner

The GHURA Chief Planner is responsible for the management of a division whose primary function is the daily administration of federal funds received by Guam as formula and competitive grants for the purpose of managing projects and activities. The Chief Planner directs all planning functions of the division and is responsible for the coordination and development of the division's comprehensive planning strategy encompassing planning, program administration and the financial management of federal grants.

Planning Staff

- **Planner IV**
- **Planner III**
- **Planner II**
- **Planner I**

The employees in the Planner series provide administrative and technical support to the Chief Planner in the management of federal grant funds. The employees in the Planner series are responsible for providing direct oversight of grant-funded projects and activities, ensuring compliance with program policies and procedures, accurate and timely reporting, conducting program monitoring of funded activities, and providing advice and counsel to the Chief Planner in the execution of funded activities. Planners are tasked with specific duties, projects, or activities, commensurate with the experience and knowledge required of their position, and with due consideration given for complexity of the work and the timeline in which to complete the work assignment. The Planner IV and III positions hold supervisory responsibility over subordinate positions in the planner series.

Accounting Staff

- **Accountant II**
- **Accountant I**
- **Accounting Technician III**

Responsible for the general accounting, budget and other fiscal activities related to the administration of federal funds managed by the division. Participates in the formulation of policies and procedures. Responsible for the review, analysis, interpretation and presentation of fiscal data. Provides general supervision of subordinate fiscal staff in the division.

Responsible for performing routine professional accounting duties: assigned by superiors, with relative independence after initial training or under closer supervision on more complex assignments. Able to maintain general ledgers, review and analyze financial transactions reports, and financial statements.

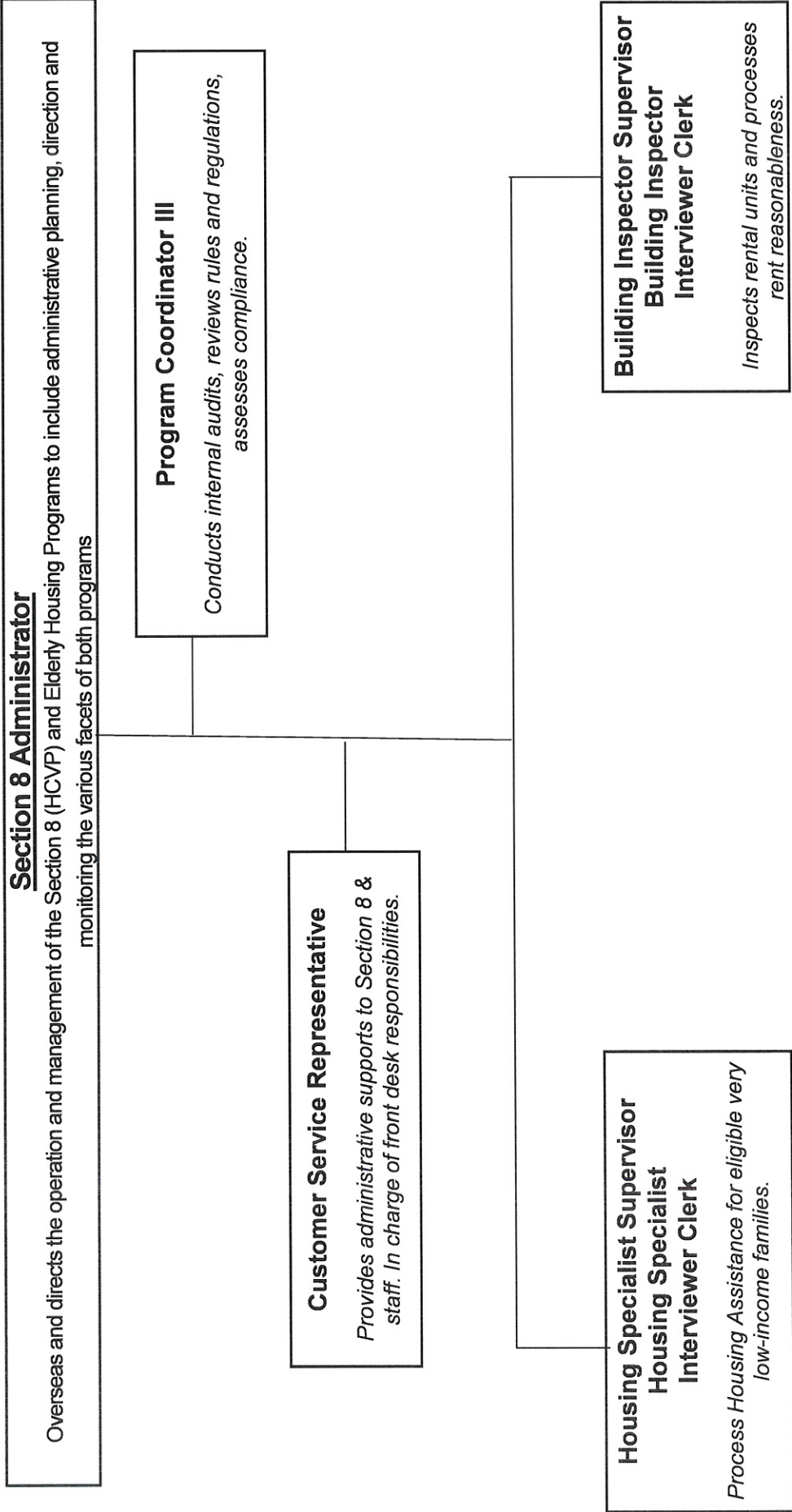
Responsible for performing routine bookkeeping and record-keeping activities under moderate supervision by superiors.



GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

SECTION 8 (HCVP)





GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

PUBLIC HOUSING – Asset Management Property

AMP 1, 2, 3, 4
Provides decent, safe, sanitary, and in good repair housing to low-moderate income families.

Administrative Assistant / Housing Administrative Officer
Provides office services by implementing administrative systems, procedures, and policies, and monitoring administrative projects.

PROPERTY SITE MANAGER
Monitors and oversees all on-site operations and achieving property financial and operational objectives. Oversees property maintenance, accounts payable/receivable, assets with capital projects, and regulatory operations of public housing.

Data Control Clerk / Housing Facilities Assistant
Ensures accurate and timely input of data into the system; generates and tracks all work orders; maintains inventory stock, and fixed assets.

Housing Specialist / Resident Relations Specialist
Maintains and updates tenant information, reviews and analyzes tenant financial information, and computes tenant share rental assistance, ensures that all tenants and household members are in compliance with Federal housing and HUD occupancy standards and maintains all tenant files.

Interviewer Clerk / Clerk III
Intakes all income new applicants for housing assistance; maintains wait list, certifies eligibility, briefs applicants, conducts inspections; assures that new and all applicants submit necessary documents.

Building Maintenance Supervisor / Leader
Maintains and assures quality housing safety codes in compliance with UPCS and HUD mandates

Maintenance Worker
Troubleshoots and repairs and performs all necessary repairs to units and compound.

Maintenance Laborer
Maintains property grounds and assists maintenance personnel in repairs to units



GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

GUMA TRANKILIDAT

Property Site Manager
Manages resident services & maintenance under the Elderly Housing Program. Monitors and oversees all on-site operations and achieving property financial and operational objectives. Oversees property maintenance, accounts payable/receivable, assets with capital projects, and regulatory operations of public housing.

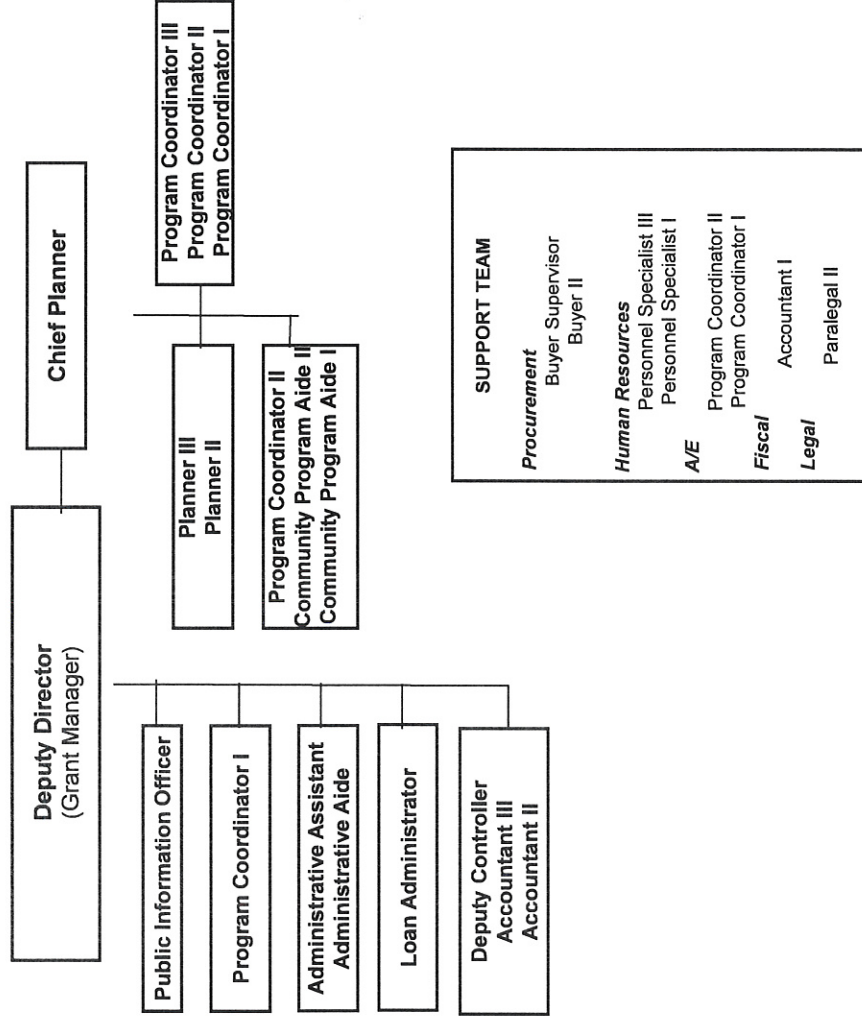
Maintenance Worker
Troubleshoots and repairs and performs all necessary repairs to units and compound.



GUAM HOUSING AND URBAN RENEWAL AUTHORITY

FY2026 Functional Chart

COMMUNITY DEVELOPMENT BLOCK GRANT – DISASTER RECOVERY (CDBG-DR) ~ 6-year grant



\$500,825,000 Grant was awarded to Guam in January 2025. Funded by the US Department of Housing and Urban Development (HUD) to help the Guam community rebuild after Typhoon Mawar. These funds support long-term recovery by addressing unmet needs and reducing future risks. These funds need to be used in the duration of 6 years. Action Plan is in motion. A functional chart is currently in progress.