



CLTC Regular Board Meeting

May 8, 2025



Kumision Inangokkon Tano' CHamoru (CHamoru Land Trust Commission)

P.O. Box 2950 Hagåtña, Guåhan 96932

Phone: 671-300-3296 Fax: 671-300-3319

CHamoru Land Trust Commission Regular Board Meeting **Thursday, May 08, 2025 at 1:00PM**

CHamoru Land Trust Conference Room, 590 S. Marine Corp Drive ITC Building, Suite 223, 2nd Floor Tamuning, Guam. Public Comments may be made at cltc.admin@cltc.guam.gov To view the meeting virtually, log on to GovGuam Live-YouTube or CLTC's Facebook page or Google Meet joining info Video call link: <https://meet.google.com/xgx-jkys-saf>

Lourdes A. Leon Guerrero
Governor

Joshua F. Tenorio
Lieutenant Governor

Commission Members

Arlene P. Bordallo
Chairperson

Earl J. Garrido
Commissioner

Joseph F. Artero-Cameron
Commissioner

Fabienne Cruz Respicio
Commissioner

Jeremy J. Rojas
Commissioner

Joseph B. Cruz Jr.
Acting Administrative Director

AGENDA

- I. **Call to Order** – Certification of a Quorum Present
- II. **Certification** – Public Notice Requirements
 - A. Guam Daily Post (May 01, 2025 and May 06, 2025)
 - B. Guam Public Notice Website (<https://notices.guam.gov>)
 - C. CLTC Facebook Page
- III. **Approval of Minutes:** January 16, 2025 (Regular Board Meeting)
- IV. **Administrative Director's Report**
- V. **Old Business**
 - A. Job Description / Publication of Recruitment - Administrative Director
 - B. GPA (Guam Power Authority)
- VI. **New Business**
 - A. CLTC FY26 Budget
 - B. Constituent Matters
 1. Request

a. Myra Perez Borja Dean	i. Martina S. Cruz
b. Seymour Payne	j. Carmen T. Perez
c. Daniel Cannon Cruz	k. Donna Mae Cruz
d. Steven P. Acfalle	l. Lane Jo Benavente
e. Antonio Castro Camacho	m. Bryan Ross.Evangelista Mendiola
f. Virginia T. Tainatongo	n. Jose Castro Munoz
g. David Gumataotao Palomo	
h. Danny LG San Nicolas	
 2. Termination of Application

a. Vivian Blas Jesus	i. Ritana Matilde Guerrero
b. David Blas Jesus	j. Tara Maria Guerrero Lucena
c. Bernadita Blas Jesus	k. George Patrick Santos
d. Gina Cruz P. Maldonado	l. Rosemarie Damian Guzman
e. Randy Cruz Charfauros	m. Janet Marie Nangauta
f. Franklin R. Babauta Jr.	n. Michael Adrian Guzman
g. GinaMarie Toves Aldan	
h. Larry Scott Zarling	
 3. Amend motion made on January 18, 2024 Board Meeting
 - a. Anthony SN Palacios
 - C. FY25 Appropriation of Nine Million Dollars (\$9,000,000)
 1. Parcels

a. Tract 10316, Blk 3 and Blk 16, Dededo	g. Tract 1722, Mangilao
b. Tract 10124, Dededo	h. Tract 18113, Mangilao
c. Tract 1113, Dededo	i. Tract 15344, Blk 1, Mangilao
d. Lot 10090 -1-1 & R-2 Dededo	j. Tract 10123, Yigo
e. Tract 319, Hågat	k. Lot 7160, Yigo
f. Tract 1722, Blk 2, Mangilao	
- VII. **Public Comment(s)**
- VIII. **Adjournment**
- IX. **Next Meeting** – Thursday, May 22, 2025 at 1:00PM



Kumision Inangokkon Tano' CHamoru (CHamoru Land Trust Commission)

P.O. Box 2950 Hagåtña, Guåhan 96932

Phone: 671-300-3296 Fax: 671-300-3319

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Acting Administrative Director

BOARD OF COMMISSIONERS MEETING **ATTENDANCE SHEET**

Date: Thursday, May 08, 2025 – REGULAR MEETING

Time: 1 pm

Adjournment: 5:30 pm

Place of Meeting: CLTC Conference Room, 2nd Floor, ITC Building

NAME: TITLE: SIGNATURE:

BOARD OF COMMISSIONERS:

Present Absent

NAME	TITLE	Present	Absent	SIGNATURE
1. Arlene P. Bordallo	Chairperson	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>A. Bordallo</i>
2. Earl J. Garrido	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>E. Garrido</i>
3. Fabienne C. Respicio	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>F. Respicio</i>
4. Jeremy J. Rojas	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>J. Rojas</i>
5. Joseph F. Artero-Cameron	Commissioner	<input type="checkbox"/>	<input type="checkbox"/>	

NAME: TITLE: SIGNATURE:

CLTC STAFF (Print and Sign):

1. <i>Mays</i>	8. <i>GR</i>
2. <i>[Signature]</i>	9. _____
3. <i>J. Charles</i>	10. _____
4. <i>[Signature]</i>	11. _____
5. <i>Jana & Sales</i>	12. _____
6. <i>[Signature]</i>	13. _____
7. <i>Jessica Onyday</i>	14. _____



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Acting Administrative Director

PUBLIC COMMENT SIGN-IN SHEET CLTC Resumption Board Meeting

Date: Thursday, May 08, 2025

CLTC Conference Room, 2nd Floor, ITC Building, Tamuning

NAME (Please Print)	CONTACT NUMBER
Myra Borjo Dean	671-689-1027
Seymour Payne	671-472-8180
Maria P. Acfalle	671-789-1387
Velma Manley	998-1415
FR. FEJERAN	671 788 5853
Johnny C. Palomo	(671) 488-2063
Danny Fritica Sannicolas Quenga	(671) 747-8728
Martina S. Cruz	671-689-9698
Carmen Torres Perez	(671) 487-9097
Donna M. Cruz	7070501
Carmen M. Mend	(671) 687-1754



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Jeremy J. Rojas
Commissioner

Joseph B. Cruz Jr.
Acting Administrative Director

VISITORS' SIGN-IN SHEET CLTC Resumption Board Meeting

Date: Thursday, May 08, 2025

CLTC Conference Room, 2nd Floor, ITC Building, Tamuning

NAME (Please Print)	CONTACT NUMBER
Dona Cruz	7070581
J.R. FEJERAN	691-7885853
Velma Manley	671-998-1415
Myra Dean	671-689-1021
Seymour Payne	671-472-8180
Marcia P. Aofalle	671-789-1387
Jennifer P. Aofalle	671-789-1387
Frank P. Aofalle	671-789-1387
Johnny C. Palomo	671-488-2063
Dannyn Quenga	671-747-8728
Edith Pangelinan	671-647-4143
Mary Guerrero	"
Antonio Guwatfano	671-648-3207
ALBERT PRADUA	671 648 3114
Martina Cruz	689.9698

CARMEN T. PEREZ
CARMEN M. MENDO

671 487 9097
(671) 687-1754



**Call to Order—Certification of a Quorum
Present**



Certification—Public Notice Requirements

CLTC Board of Commissioner Regular Meeting

PRINT



CLTC Board of Commissioner Regular Meeting

MEETING

- 📅 **Posted on:** 05/01/2025 06:00 AM
- 📧 **Posted by:** Charlene Mayo
- 📅 **Meeting Date:** 05/08/2025 01:00 PM
- 📄 **Department(s):** CHAMORU LAND TRUST COMMISSION (/notices?department_id=23)
- 📄 **Division(s):** CHAMORU LAND TRUST COMMISSION (/notices?division_id=174)
- 🔍 **Notice Topic(s):** BOARD MEETING (/notices?topic_id=76)
- 📌 **Types of Notice:** MEETING (/notices?type_id=5)
- 👤 **For Audience(s):** PUBLIC (/notices?public=1)
- ➔ **Share this notice**

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 - h. Danny LG San Nicolas
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 - k. Donna Mae Cruz
 - l. Lane Jo Benavente
 - m. Bryan Ross.Evangelista Mendiola
 - n. Jose Castro Munoz
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 - d. Lot 10090 -1-1 & R-2 Dededo
 - e. Tract 319, Hagat
 - f. Tract 1722, Blk 2, Mangilao
 - g. Tract 1722, Mangilao
 - h. Tract 18113, Mangilao
 - i. Tract 15344,Blk 1, Mangilao
 - j. Tract 10123, Yigo
 - k. Lot 7160, Yigo
- VII. **Public Comment (s)**
- VIII. **Adjournment**
- IX. **Next Meeting** – Thursday, May 22, 2025 at 1:00 pm

SANTA RITA-SUMAI MUNICIPAL PLANNING COUNCIL
 DATE: THURSDAY, MAY 8TH | TIME: 6:30PM
 LOCATION: SANTA RITA-SUMAI SENIOR CITIZEN CENTER
 LIVE STREAM ON THE SANTA RITA-SUMAI MAYORS OFFICE NEWS AND UPDATES FACEBOOK PAGE

AGENDA

- I. Call To Order
- II. Roll Call
- III. New Business
 - A. Presentation of Zone Application for:
 - i. Lot 20-1-1 New in the Municipality of the Santa Rita-Sumai (Application No. 2024-063)
 - ii. Lot 238-1-B in the Municipality of Santa Rita-Sumai (Application No. 2024-064)
 - B. Open Discussion and Vote for a Resolution of:
 - i. Lot 20-1-1 New in the Municipality of the Santa Rita-Sumai (Application No. 2024-063)
 - ii. Lot 238-1-B in the Municipality of Santa Rita-Sumai (Application No. 2024-064)
- IV. Old Business
- V. Open Discussion
- VI. Next Meeting
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For special accommodations, please email: srsmo.mc@gmail.com

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In compliance with the Americans with Disabilities Act, individuals requiring special accommodations or services should contact Dexter Tan, (671)300-3296 x204, email: dexter.tan@cltc.guam.gov

This ad is paid for by CLTC funds

 **Guam Solid Waste Authority**
 546 N. Marine Corps Dr., Tamuning, Guam 96913


INVITATION FOR BID (IFB)


Bid No: GSWA-009-25
For: Diesel Roll-Off Truck
Bid Opening Date: Friday, May 16, 2025
Time: 10:00 a.m. ChST
Location: Guam Solid Waste Authority, 2nd Floor

Bid packages may be picked up at Guam Solid Waste Authority, 546 N. Marine Corps Dr. in Upper Tumon, 2nd Floor, beginning Thursday, May 1, 2025 until Friday, May 16, 2025 or visit the GSWA website <http://www.guamsolidwasteauthority.com> to obtain an electronic copy of the IFB.

For more information, please contact GSWA Procurement Office at 671-646-2354.

This advertisement was paid for by GSWA.

 **GHURA**
 Guam Housing and Urban Renewal Authority
Atoridat Ginima' Yan Rinuuban Siudad Guahan
 117 Bien Venida Avenue • Sinajana, Guam 96910
 Phones: (671) 477-9851 • Fax: (671) 300-7565 TTY: (671) 472-3701
 Website: www.ghura.org

 **NOTICE TO THE PUBLIC**
Available for Public Review & Comment
Community Development Block Grant Disaster Recovery Action Plan

The Guam Housing and Urban Renewal Authority (GHURA) through the U.S. Department of Housing and Urban Development (HUD) announced that Guam will receive \$500,825,000 in funding to support long-term recovery efforts following Typhoon Mawar (DR-4715-GU). The Community Development Block Grant-Disaster Recovery (CDBG-DR) program administered by GHURA concluded several community and stakeholder engagements to complete an Unmet Needs Assessment to identify and address needs that remain post Mawar, after all other assistance has been exhausted. Through community input and stakeholder engagement, GHURA has drafted its CDBG-DR Action Plan which will support housing, infrastructure, economic revitalization, and disaster mitigation, ensuring long-term resilience and sustainability.

GHURA has made available the Action Plan for public review and comment for 30+ days, beginning May 1, 2025 and concluding on June 2, 2025.

The Action Plan details how funds will be used to address remaining unmet needs in Guam. The CDBG-DR Action Plan will be available electronically on the CDBG-DR website www.guamcdbgdr.com

GHURA will host public hearings at the North, Central and South of the island during the public comment period. Date, location and time are as scheduled:

MID	Date & Time	Location & Address
Central	Thursday, May 15, 2025 6:00pm	Guam Legislature
South	Tuesday, May 20, 2025 6:00pm	Hågat Mayor Office Community Center Bldg. 393 South Route 2, Hågat
North	Thursday, May 22, 2025 6:00pm	Yigo Gymnasium Marine Corps Drive, Yigo

Individuals or organizations wishing to comment on the CDBG-DR Action Plan are encouraged to do so by attending the public briefing and submitting written comments to GHURA drop box with notation of ATTN: CDBG-DR, Attn: Deputy Director Fernando Esteves or by email to fixinsix@guamcdbgdr.org or via facsimile at 671-300-7565.

All comments must be received no later than Monday, June 2, 2025 11:59PM

GHURA will make necessary arrangements for persons with disabilities or special accommodations. If you should require any special accommodations, please contact the Section 504 Coordinator at 475-9851 or 472-3701 (TTY/TDD) via email at fbesteves@ghura.org. GHURA will incorporate solutions for inclusion and accessibility for all public engagement efforts to address barriers for individuals with disabilities, non-English speakers, and other vulnerable populations. GHURA will hold public hearings in places accessible to persons with restricted mobility, with special attention paid to locations serviced frequently by public transit. A portable Phonic Ear system for the deaf will be available with 72 hours notice. Sign language interpretation at public hearings will be available if requested at least 5 days in advance. Staff will assist persons with visual impairment by reading material to them on request. Accommodations for populations with Limited English Proficiency (LEP) include on-site translation services for public hearings and public notices or postings of the Citizen Participation Plan, draft Action Plan, substantial amendments, and all other CDBG-DR required documentation in alternate languages.

/s/ **Fernando Esteves**
 Deputy Director



CIVIL SERVICE COMMISSION

KUMISION I SEBISTION SIBIT
Bell Tower Suite 201, 710 W. Marine Corps Drive, Hagåtña, Guam 96910
Tel: (671) 647-1855 * Fax: (671) 647-1867

NOTICE OF MEETING

IN-PERSON MEETING AT 9:00 A.M. ON THURSDAY, MAY 8, 2025.

A live broadcast of this meeting is available to the public on the CSC website at csc.guam.gov or on GovGuam.tv. The public can also access a live stream of this meeting via zoom by using the link or Meeting ID and Passcode provided below.

<https://us06web.zoom.us/j/89932364248?pwd=vrnhZl9vteGjSOJmBysg3lTrvRipBM.1>

(Meeting ID: 899 3236 4248 / Passcode: 489498)

AGENDA:

- I. CALL TO ORDER
- APPROVAL OF MINUTES: 3/06/2025; 3/18/2025; 3/20/2025; and 3/27/2025.
- III. NEW BUSINESS: None.
- IV. OLD BUSINESS:

(1) HEARING ON THE MERITS.

Brian D. Awa vs. Guam Police Department
(GPD); CSC Case No.: 24-AA02T.

V. GENERAL BUSINESS:

- (1) Bills and Laws affecting CSC: None.
- (2) Administrative Counsel Litigation Update.
- (3) Board Training: Civil Service Commission Board Members.

VI. ADJOURNMENT.

For special accommodations, please contact Maria P. Masnayan, CSC ADA Coordinator at (671) 647-1872 / (671) 647-1855.

/s/ Daniel D. Leon Guerrero, Executive Director
Paid by the Civil Service Commission

LAW OFFICES

CUNLIFFE & COOK

210 Archbishop Flores Street, Ste. 200
Hagåtña, GU 96910-5189
Telephone: (671) 472-1824
Telefax: (671) 472-2422

Attorneys for: Administratrix

**IN THE SUPERIOR COURT OF GUAM
IN THE MATTER OF THE ESTATE
OF
ENRIQUE MAFNAS CRUZ,
Deceased.**

PROBATE CASE NO. PRO046-25

NOTICE TO CREDITORS

NOTICE IS HEREBY GIVEN by the attorneys for BERTHA A. CRUZ, Administratrix of the Estate of ENRIQUE MAFNAS CRUZ, Deceased, to the creditors of, and all persons having claims against said estate or against said deceased, that within sixty (60) days after the first publication of this notice, they either file them with the necessary vouchers with the Clerk of Court, Superior Court of Guam, Guam Judicial Center, 120 West O' Brien Drive, Hagåtña, GU 96910, or exhibit them with the necessary vouchers to the Administratrix's attorneys, law offices of CUNLIFFE & COOK, A Professional Corporation, 210 Archbishop Flores St., Ste. 200, Hagåtña, GU 96910-5189, the same being the place of transaction for said estate.

DATED: APRIL 28, 2025.

CUNLIFFE & COOK
A Professional Corporation
Attorneys for Administratrix
By/s/ JEFFREY A. COOK, ESQ.

**LAW OFFICE OF CATHERINE BEJERANA
CAMACHO, ESQ.**

267 South Marine Corps Drive, Suite 302
Tamuning, Guam 96913
Telephone: (671) 647-4222 / (671) 929-2816
Facsimile: (671) 647-4223

Email: cbbej@cbbej.com

Attorney for Petitioner/Heir

ROSELYN MONTE MOORE

**IN THE SUPERIOR COURT OF GUAM
HAGATÑA, GUAM**

**IN THE MATTER OF THE ESTATE OF
JAMES EDWARD MOORE,
Deceased,**

**By
ROSELYN MONTE MOORE,
Petitioner/Heir.**

PROBATE CASE NO. PRO081-24

**NOTICE OF HEARING FOR FINAL ACCOUNT
AND REPORT OF ADMINISTRATOR AND
PETITION FOR ALLOWANCE OF ATTORNEYS
FEES AND COSTS FOR FINAL DISTRIBUTION**

PLEASE TAKE NOTICE that the above-captioned matter shall come on for hearing on the Final Account and Report of Administrator and Petition for Allowance of Attorneys Fees and Costs and for Final Distribution on MAY 13 2025 at 11:00 a.m., before the Honorable Arthur R. Barcinas, Judge, Superior Court of Guam, Hagatna, Guam.

DATED: MAR 26, 2025.

ZOOM INFO:
Meeting ID : 752 425 5848
Passcode : JARB

JANICE M. CAMACHO-PEREZ, ESQ.
Clerk of Court, SUPERIOR COURT OF GUAM
By: /s/ Yvonne L. Cruz

LAW OFFICES

CUNLIFFE & COOK

210 Archbishop Flores Street, Ste. 200
Hagåtña, GU 96910-5189
Telephone: (671) 472-1824
Telefax: (671) 472-2422

Attorneys for: Petitioner

**IN THE SUPERIOR COURT OF GUAM
IN THE MATTER OF THE ESTATE
OF
WILLIAM SABLAN WUSSTIG,
Deceased.**

PROBATE CASE NO. PRO190-24

NOTICE TO CREDITORS

NOTICE IS HEREBY GIVEN by the attorneys for F. RANDALL CUNLIFFE, Executor of the Estate of WILLIAM S. WUSSTIG, Deceased, to the creditors of, and all persons having claims against said Estate or against said Deceased, that within sixty (60) days after the first publication of this notice, they either file them with the necessary vouchers with the Clerk of Court, SUPERIOR COURT OF GUAM, Guam Judicial Center, 120 West O' Brien Drive, Hagåtña, GU 96910, or exhibit them with the necessary vouchers to the Executor's attorneys, law offices of CUNLIFFE & COOK, A Professional Corporation, 210 Archbishop Flores St., Ste. 200, Hagåtña, GU 96910-5189, the same being the place of transaction for said estate.

DATED: APRIL 23, 2025.

CUNLIFFE & COOK
A Professional Corporation
Attorneys for Executor
By/s/ F. RANDALL CUNLIFFE, ESQ.

JON A. VISOSKY, Esq.

ROBERTS FOWLER & VISOSKY LLP

865 South Marine Corps Drive, Suite 201
Tamuning, Guam 96913
Tel: (671) 646-1222
Fax: (671) 646-1223

visosky@guamlawoffice.com

nericsson@guamlawoffice.com

Attorneys for Executors

Emily Sotomil Marquez
and Andrew Canonigo Marquez

**SUPERIOR COURT OF GUAM
IN THE SUPERIOR COURT OF GUAM
Estate of Manuel Manzano Marquez,
Deceased.**

**PROBATE CASE NO. PRO027-21
Notice of Sale**

Emily Sotomil Marquez and Andrew Canonigo Marquez, if appointed as executors in this matter, pursuant to 15 GCA § 2341 intend to sell the Estate's interest in the following real property at private sale:

Lot 91, Block 4, Tract 100, Unit 7, Dededo, Guam, Estate Number 19269, Urban, as said Lot is described in that Subdivision of Tract 100 Unit 7, as shown on Drawing Number TM 71-17, as L.M. Check Number 520 FY71, dated 02 June 71 and recorded on 09 September 71 under Instrument No. 105538 at Land Management.

For informational purposes only, the above referenced map indicates the property contains an area of 6,015± square feet.

Last Certificate of Title Number: 86253 Manuel M. Marquez and Teofila S. Marquez, husband and wife.

Bids or offers will be received at the location below, and the sale will occur on or after May 4, 2025.

Roberts Fowler & Vissosky LLP
865 S. Marine Corps Drive Suite 201
Tamuning, Guam 96913
Tel: 671-646-1222

SANTA RITA-SUMAI MUNICIPAL PLANNING COUNCIL

DATE: THURSDAY, MAY 8TH | TIME: 6:30PM

LOCATION: SANTA RITA-SUMAI SENIOR CITIZEN CENTER

LIVE STREAM ON THE SANTA RITA-SUMAI MAYORS OFFICE NEWS AND UPDATES FACEBOOK PAGE

AGENDA

- I. Call To Order
- II. Roll Call
- III. New Business
 - A. Presentation of Zone Application for:
 - i. Lot 20-1-1 New in the Municipality of the Santa Rita-Sumai (Application No. 2024-063)
 - ii. Lot 238-1-B in the Municipality of Santa Rita-Sumai (Application No. 2024-064)
 - B. Open Discussion and Vote for a Resolution of:
 - i. Lot 20-1-1 New in the Municipality of the Santa Rita-Sumai (Application No. 2024-063)
 - ii. Lot 238-1-B in the Municipality of Santa Rita-Sumai (Application No. 2024-064)

- IV. Old Business
- V. Open Discussion
- VI. Next Meeting
- VII. Adjournment

For special accomodations, please email: srsmo.mc@gmail.com

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**Kumision Inangokkon Tano' CHamoru
(CHamoru Land Trust Commission)**

CHamoru Land Trust Commission Regular Board Meeting

Thursday, May 08, 2025 at 1:00PM

CHamoru Land Trust Conference Room, 590 S. Marine Corp Drive ITC Building, Suite 223, 2nd Floor Tamuning, Guam. Public Comments may be made at dltc.admin@cltc.guam.gov. To view the meeting virtually, log on to GovGuam Live-YouTube or CLTC's Facebook page or Google Meet joining info Video call link: <https://meet.google.com/xgx-jkys-saf>

AGENDA

- I. Call to Order - Certification of a Quorum Present
 - II. Certification - Public Notice Requirements
 - A. Guam Daily Post (May 01, 2025 and May 06, 2025)
 - B. Guam Public Notice Website (<https://notices.guam.gov>)
 - C. CLTC Facebook Page
 - III. Approval of Minutes
 - January 16, 2025 (Regular Board Meeting)
 - IV. Administrative Director's Report
 - V. Old Business
 - A. Job Description / Publication of Recruitment - Administrative Director
 - B. GPA (Guam Power Authority)
 - VI. New Business
 - A. CLTC FY26 Budget
 - B. Constituent Matters
 - 1. Request
 - a. Myra Perez Borja Dean
 - b. Seymour Payne
 - c. Daniel Cannon Cruz
 - d. Steven P. Acella
 - e. Antonio Castro Camacho
 - f. Virginia T. Tainatongo
 - g. David Gumataotao Palomo
 - h. Danny LG San Nicolas
 - i. Martina S. Cruz
 - j. Carmen T. Perez
 - k. Donna Mae Cruz
 - l. Lane Jo Benavente
 - m. Bryan Ross.Evangelista Mendiola
 - n. Jose Castro Munoz
 - 2. Termination of Application
 - a. Vivian Blas Jesus
 - b. David Blas Jesus
 - c. Bernadita Blas Jesus
 - d. Gina Cruz P. Maldonado
 - e. Randy Cruz Charfauros
 - f. Franklin R. Babauta Jr.
 - g. GinaMarie Toyes Aldan
 - h. Larry Scott Zarling
 - i. Ritana Matilde Guerrero
 - j. Tara Maria Guerrero Luena
 - k. George Patrick Santos
 - l. Rosemarie Damian Guzman
 - m. Janet Marie Nangauta
 - n. Michael Adrian Guzman
 - 3. Amend motion made on January 18, 2024 Board Meeting
 - a. Anthony SN Palacios
 - C. FY25 Appropriation of Nine Million Dollars (\$9,000,000)
 - 1. Parcels
 - a. Tract 10316, Blk 3 and Blk 16, Dededo
 - b. Tract 10124, Dededo
 - c. Tract 1113, Dededo
 - d. Lot 10090, -1-1 & R-2 Dededo
 - e. Tract 319, Haqat
 - f. Tract 1722, Blk 2, Mangilao
 - g. Tract 1722, Mangilao
 - h. Tract 18113, Mangilao
 - i. Tract 15344, Blk 1, Mangilao
 - j. Tract 10123, Yigo
 - k. Lot 7160, Yigo
- VII. Public Comment(s)
- VIII. Adjournment
- IX. Next Meeting - Thursday, May 22, 2025 at 1:00 pm

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Approval of Minutes



Kumision Inangokkon Tano' CHamoru *(CHamoru Land Trust Commission)*

P.O. Box 2950 Hagåtña, Guåhan 96932

Phone: 671-300-3296 Fax: 671-300-3319

CHamoru Land Trust Commission Regular Board Meeting Thursday, January 16, 2025 at 1:00PM

CHamoru Land Trust Conference Room, 590 S. Marine Corp Drive ITC Building, Suite 223, 2nd Floor Tamuning, Guam. Public Comments may be made at cltc.admin@cltc.guam.gov To view the meeting virtually, log on to GovGuam Live-YouTube or CLTC's Facebook page or Google Meet joining info Video call link : <https://meet.google.com/pqa-fugy-bjw>

MEETING MINUTES

I. Call to Order at 1:04 PM

Present: Chairperson A. Bordallo, Commissioner D. Herrera, Commissioner E. Garrido, Commissioner J.J.P. J. Ibanez, Acting Administrative Director J. Cruz, CLTC Staff, and Atty N. Miller (OAG)

II. Certification – Public Notice Requirements

- a. Guam Daily Post (01/09/25 and 01/14/25)
- b. Guam Public Notice Website (<https://notices.guam.gov>)
- c. CLTC Facebook Page

III. Approval of Minutes

- a. September 19, 2024 (Regular Board Meeting)
ACTION: Motion by Commission D. Herrera to approve the minute subject to change. Commission J.J.P. J. Ibanez second the motion
PASSED unanimously. 4 votes
- b. October 17, 2024 (Regular Board Meeting)
ACTION: Motion by Commission E. Garrido to approve the minute subject to correction. Commission D. Herrera second the motion.
PASSED unanimously. 4 votes
- c. October 28, 2024 (Resumption Meeting)
ACTION: Motion by Commission D. Herrera to approve the minute subject to change. Commission E. Garrido second the motion.
PASSED unanimously. 4 votes
- d. November 21, 2024 (Regular Board Meeting)
ACTION: Motion by Commission D. Herrera to approve the minute subject to change. Commission E. Garrido second the motion.
PASSED unanimously. 4 votes
- e. December 02, 2024 (1st Resumption – November 21, 2024)
ACTION: Motion by Commission E. Garrido to approve the minute.
Commission D. Herrera second the motion.
PASSED unanimously. 4 votes
- f. December 10, 2024 (2nd Resumption – November 21, 2024)
ACTION: Motion by Commission E. Garrido to approve the minute.
Commission D. Herrera second the motion.
PASSED unanimously. 4 votes

Lourdes A. Leon Guerrero
Governor

Joshua F. Tenorio
Lieutenant Governor

Commission Members

Arlene P. Bordallo
Chairperson

David B. Herrera
Commissioner

Earl J. Garrido
Commissioner

Jeffrey John P. J. Ibanez
Commissioner

(Vacant)
Commissioner

Joseph B. Cruz Jr.
Acting Administrative Director

IV. Administrative Director's Report

a. 1995 Lease Process

As of today, CLTC published 29 applicants to commence the lease process. Out of the 29, the board had voted and decided to terminate four applications due to non-compliance which was part of the initial file that CLTC commence the process. In accordance with Public Law 37-131, 3 has been classified. A review of these files, CLTC found that three files contained fully completed leases that were ratified but lacked a decline form. It has been reclassified since Public Law 37-131 deals with clouded leases.

Four applicants have so far met the deadline for submitting their documents. By the end of this month, CLTC hopes to have four applicants ready to issue leases after completing the eligibility verification process. Next month, CLTC may present 18 cases to the board for termination for non-compliance as 18 did not respond to CLTC's inquiries or comply with its requirements.

The 25 files that CLTC has been working on have been examined. CLTC expects that to be published by the end of January. They will receive certified letters asking them to change their contact details, provide the required paperwork, and offer them a 90-day window. As soon as CLTC can fill the recently announced openings, CLTC plans to start the lease award procedure for 25 applicants at a time. CLTC will progressively raise that figure, and it will continue to rise.

b. Compliance Inspection – Track 9210

483 compliance inspections have been completed. CLTC completed 13 in the Piti municipality. 54 finished in the Humatac municipality. CLTC conducted the compliance inspections related to the loan guarantees still pending; 7 were completed out of the 54. CLTC finished two compliance inspections on leases that have not been ratified. CLTC has addressed or compliance inspections in relation to constituent complaints and five compliance inspections also completed in relation to the constituents requesting for survey authorizations. A total of 569 compliance inspections have been completed. It is estimated that CLTC will send out the equivalent quantity of documents to certified mail.

c. CLTC Staff Safety – Site Visit

During today's meeting, the commission learned of a scare that prompted CLTC staff to call Guam Policy Department (GPD).

Approximately a lot away from the property site inspection last week, CLTC employees heard gunshots while performing compliance checks. They didn't know if it was directed at them. Thirty was the estimated number of gunshots. GPD responded and evacuated the area after staff called them right away. Although CLTC expects to see more of that kind of activity, they will be contacting mayors in the future to let them know that they will be in their municipality to do compliance checks. The staff was instructed to call police right away if they run into that circumstance again as a safety measure.

d. Office Space

CLTC has not been notified whether a potential vendor has been chosen or whether the invitation to bid has been accepted. Although he hopes to receive some sort of input, AAD J. Cruz informed the board that he will undoubtedly ask for a site visit or inspection to make sure CLTC complies with all of the specification listed in the IFB (invitation for bid).

e. Affordable Housing

AAD met with Zena Pangelinan and her team from Guam Housing Corporation to discuss how CLTC might continue to provide the people with the homes they need, much like CLTC did in the past. GHC will contact CLTC to inquire about the lessee's interest in applying for a loan after CLTC gives GHC the lease listing. If they are eligible, the benefits they can receive will surely assist residential lessees with cloud clauses in their leases to comply, if they haven't already.

f. Water and Wastewater

The USDA Water and Wastewater Program is one of the federal grants funding sources that CLTC is still looking into. USDA Water and Wastewater is still supporting CLTC's process through RCAC, a Hawaii-based nonprofit organization. In order to get an anticipated project cost for the installation of water and wastewater in lots 190-1-1, 190-1-R2, and Tract 113 Block 16 in the municipality of Dededo; CLTC AAD J. Cruz wrote to the Guam Waterworks Authority (GWA) a few weeks ago. The PR and environmental assessment will be completed by someone else after CLTC receives the comments. AAD J. Cruz was notified by the RCAC representative helping CLTC that USDA has search funds available to help cover the cost of those reports.

g. Office of the Attorney General – Data Report

The Board was informed by AAD J. Cruz that CLTC will shortly be required to submit a report to the Attorney General's Office about its compliance with the settlement agreement. In order to produce the report that will be delivered to the Attorney General's Office, which will then report to the U.S. Attorney General's Office, CLTC staff is currently gathering data. The report's primary focus will be on CLTC's actions since its last reporting date with regard to qualifying CLTC constituents who meet the eligibility requirements for beneficiaries. This includes making sure the new employees or Commissioners have completed the Fair Housing Act training and giving them the necessary affidavit.

h. Ypao Point Property – Old Guam Memorial Hospital

The Board was given a copy of Governor Lou Leon Guerrero's letter requesting that the heirs of Francisco D. Perez be given back Lot 5173-1-R2 New-R7 and Lot 5173-1-R2-6 in the municipality of Tamuning.

In order to verify that the CHamoru Land Trust is the owner of the Ypao Point land, Commission Member Herrera requested that the Attorney General review and verify the chain of ownership. According to the minutes of the meeting on January 19, 2016, Senora Magarita Perez testified that she is the daughter of Frank Perez and that the government purchased the land. AAD J. Cruz was asked by Commission Member D. Herrera to retrieve the minutes. Additionally, he requested that Attorney Miller ask the AG to provide an official opinion on the specific property.

i. CLTC Subcommittee

Regarding the GMA's (Guam Motorsports Association) negotiations for a non-commercial lease, the board established a subcommittee. AAD J. Cruz was considering if the board should think about creating more subcommittees that are focused on areas such as infrastructure and commercial compliance. This would allow one board member per committee to have direct knowledge of the scope of the projects that CLTC staff is working on. Additionally, it will ensure that a

minimum of one board member is fully aware of the procedure and that the Board contributes to its improvement.

j. **Vice Chair of the Board Appointment**

CLTC currently has one chairwoman and 3 board members. The Board was asked by AAD J. Cruz to think about appointing a vice chairperson in the event that the chairwoman is unavailable to guarantee the CLTC Board meetings will be held.

According to Commissioner J. Ibanez, CLTC has one open post and is unsure of how to fill it in order to fill the five board member positions. He questioned Atty. Miller about the procedure for locating a fifth member. According to Atty. Miller, the Guam Legislature confirms the governor's nominations for the board members.

V. **Executive Session Pursuant to 5 GCA, Section 8111(a)**

a. **Nomination of Mr. Roy Gamboa to serve as Administrative Director**
Present – Roy Gamboa

Commissioner Member J. Ibanez asked that the executive session on Mr. Roy Gamboa's nomination as CLTC Director be tabled. According to him, the board does consider the governor's selection, but believes that it would be more equitable and transparent to offer the job to suitable candidates. He wanted to guarantee that CLTC would select the most qualified and appropriate applicant. For the job announcement, the board asked AAD J. Cruz to create an advertisement and job description.

AAD J. Cruz stated that he had previously contacted the Department of Administration and discovered that the CLTC Director position does not currently have a job description. He will search the classified service for descriptions of comparable positions and provide them to the commission and legal counsel for their comments and changes.

First Motion:

ACTION: Motion by Commissioner J.J.P. J. Ibanez – I make a motion to table the executive session based on the agenda item number 5(b) pursuant to 5 GCA, Section 8111(a) on the nomination of Mr. Roy Gamboa to serve as the Administrative Director.

Commissioner D. Herrera seconded the motion to table the executive session.

Commissioner E. Garrido opposed.

PASSED: 3 votes, 1 opposed.

Second Motion:

ACTION: Motion by Commissioner J.J.P. J. Ibanez – with the guidance of Attorney Miller to provide the guidance for the position to be opened up following Guam's law, the Department of Administration HRs (Human Resources) that we follow the proper employment process that needs to be done that will provide the opportunity to prepare job descriptions, to prepare the... all everything that's necessary to put this out for you. Again, just to make this very clear... yes, we understand and we do accept the governor's nominee for consideration and I can't emphasize that ... I mean we do accept the

nominee but based on CLTC's mandate and what the Attorney Miller had just provided to us; Is we must provide interest of transparency and fairness and open the position of those qualified individuals. This allows us to ensure that we do have identified the most qualified and suitable candidate to lead the commission during this time.

Commissioner D. Herrera seconded the motion
PASSED: Unanimously

**** Five-minute recess 2:34 pm****

VI. Old Business – None

VII. New Business

For the first discussion, item 7(h) was moved to (a).

- a. Robert's Rules of Order – Time Limit (item "H" of the agenda)
The board was given an explanation of the Robert's Rules of Order: Time restriction procedure by Commissioner E. Garrido. When applying the Robert's Rules to the time limit for questions at the board meetings of the CHamoru Land Trust, there are multiple steps required.
 1. **Establish rules at the beginning of the meeting.** The chair should propose a specific time limit for questions such as two or three per director per issue. This should be communicated clearly to all members.
 2. **Motion to limit time.** A member can make a motion to limit time for questions; this motion can be phrased as.... I move that each director be allowed a maximum time of three minutes to ask questions during discussions.
 3. **A second to the motion.** Ensure that someone seconds the motion so that it can be voted on.
 4. **Discussion allow for a brief discussion on the motion.** Members can express their thoughts and whether the time limit is appropriate.
 5. **Vote – Conduct a vote on the motion.** If the majority agrees, the time limit will be enforced.
 6. **Enforcement.** During the meeting the Chair should monitor the time; a timer can be used to ensure fairness if the Director exceeds the time limit the Chair can gently remind them to conclude their questions.
 7. **Be flexible** If the discussion is particularly complex or important, the Board Chairperson may choose to revisit and extend a given time limit in the meeting.

The board can make the meeting productive and maintain order by taking these actions, which also guarantee that every director has a chance to participate. With the help of this control mechanism, the commission will be able to allocate new leases for residential, commercial, and agricultural properties to the unsettled constituents.

First Motion: ADOPT ROBERT'S RULE TIME LIMIT

ACTION: Motion by Commissioner E. Garrido – At this point I want to place a motion and recommendation on the floor by to adopt my recommended time constraint consisting with Robert Rules a time limit for questions and discussion; three minutes per director per issue. That is my motion Madam Chair.

Commissioner D. Herrera second the motion.

Chair A.P. Bordallo: All in favor say aye.

PASSED unanimously. 4 votes

Madam Chair A.P. Bordallo – Open for discussion. There being none motion carried.

Second Motion: TIME LIMITS FOR THE CONSTITUENTS

ACTION: Motion by Commissioner E. Garrido – Madam Chair if there is no discussion I would like to make a motion to include time limits for the constituents five minutes per issue.

Madam Chair A.P. Bordallo: I need a motion to second.

Commissioner D. Herrera second the motion.

Madam Chair A.P. Bordallo: All in favor say aye.

PASSED unanimously. 4 votes

b. **Guam International Country Club.**

Present: Yokei Koike

Jerry Tang

Carlos Camacho (zoom)

AAD J. Cruz gave the board members the GICC summary report, an updated internal audit report, and a breakdown of the payments made to the GICC's open balance. As of right now, GICC has \$414,526.12 in **receivables**. Additionally, according to AAD J Cruz, the leased land is still in poor condition due to overgrown grass and vegetation, as well as an abandoned warehouse-like structure that hinders the property's ability to be used for its intended purpose, which is the construction and maintenance of a municipal golf facility. Four potential moorhens may be dwelling in the ponds, and the clothes line's pictures of the building's potential residents also suggest that there are people living there.

Mr. Jerry Tang provided a GICC update. In order to support the Commission of the Chamoru Land Trust's mandate, GICC has been working with CLTC for the past few years to create a sustainable revenue stream from the GICC property. As of right now, GICC is completely committed to funding what was agreed upon. What happened last year was that GICC attended a public hearing before the legislature to support bill 179-37. As we discussed with the bill's authors, we have the legislature's support; but, due to technical issues and the holidays, the bill was never introduced.

According to Mr. Tang, a lot has also transpired since the election, and as a result, there has been discussion regarding GICC's position with the bill's sponsors. Strong opponents of the bill contend that the golf course should stay open, but they have no evidence that this is possible given that, as everyone is aware, Guam's survival rate is still below 50% of what it was before to Covid, and other golf courses are still closing.

Due to its ineligibility for federal programs, the BPP, and loans available to U.S. owned companies, GICC has been adhering to the payment plan for the arrears that arose during Covid-19. As a result, GICC requested and received some form of relief from former Director Angela Camacho. GICC has been making regular rent payments as well as catching up on rent arrears. They are on track to meet the deadline of October 2026 for all rent payments, and they will continue to make their regular rent and arrears payments.

The claims that GICC is not working with the Department of Agriculture are untrue, according to Mr. Tang. The rules established by the Department of Agriculture have been adhered to by GICC. The Land Trust's resolution served as the foundation for the recently presented Bill 179-37, according to Mr. Tang. GICC has consistently acted honorable and has never attempted to shortchange anything. No one was ever misled by GICC, which did everything in its power to ensure that the law accurately reflected the decision that this body had passed.

Mr. Tang stated that CHamoru Land Trust still short on funds, and its land parcels still lack infrastructure. Concerns about Guam's electricity costs will be eased by the plan to convert the GICC into a solar power plant. Most importantly, it will finance the CHamoru Land Trust Commission, allowing them to make investments in infrastructure.

The GICC case has been pending for two years, and all public hearings on Bill 179-37 have been held, according to GICC representative Carlos Camacho, who called in via Zoom. He went on to say that the initial objective was to figure out how to make the company financially viable. The former speaker, who was also the chairperson of the Chamoru Land Trust, said during the parliamentary public hearing that CLTC had very little money to support its infrastructure, Mr. Camacho noted for the record. He further said that, contrary to what CLTC had previously said, GICC is not selling the land permanently. This property is just leased, and we are only asking the legislature to grant us a 17-year extension. It needs legislative approval, and since the legislature established the municipal golf course, they also had to give their approval for the conversion to a solar farm. We don't know if we will get votes when Bill 179 is put to a vote because GICC is putting everything through a public hearing process. Just to inform everyone, Senator San Augustin, the measure's sponsor, is open to reintroducing it in the 38th legislature while taking into account all of the factors that were discussed but not included in the first law.

Regarding Bill 179-37, Commissioner Member D. Herrera inquired as to GICC's current preparations for the coming day. According to Jerry Tang, before we present the new legislation, they want the commissioners to support the idea. We want to be sure that we give commissioners the plan's specifics, inform them that we need your approval before proceeding, and give the commissioners a chance to make ideas for improvement.

For clarification, Commissioner J. Ibanez added GICC gave us a copy of the letter that GICC mentioned receiving back in 2019, which stated that they were given the lease for the rent reduction. GICC were then commenced in

January 2023, and it was mentioned that Commissioner Garrido had granted a three-month lease, which GICC were to perform within three months.

Mr. Tang stated that Commissioner Garrido wanted to ensure that GICC were following the rules and that payments were made on time. GICC was to return in three months to confirm that those payments were being made.

Commissioner J. Ibanez said, so if we take that and look up exactly what GICC compliance is based on this April 19, 2022, I'm looking at the statement that basically says that you weren't in compliance; you failed to meet the three months plus addition, so January 23, February, March, and April don't have any payment in here. If we also talk about the fact that payments are supposed to be made monthly and you want to make them every month, I look at the Acting Director's history on the plan and see that your payments are not coming in as consistently as they should. Therefore, it is not in line with what is said here to clarify that you are completing your payments on time. You must make payment consistently every month and your payments are and again, I'm going to go with April 19, 2022, and the letter basically says that you're deferring already up to December 2022, with payments commencing January and payments will include the normal monthly lease payment plus additional payments that will apply to the arrears. Again, that was not fulfilled even to this date when you look back in September and October, your payments weren't coming in every month.

According to Mr. Tang, correspondences existed at the start of the payment arrangement, I think Mr. Cruz can prove this since the letter I provided the director said Okay, you just got to pay all the arrears by October 2026, but it didn't say how much each month. Because of this, we did everything we could to contact Director Cruz and ask him how much the payment period would be. When we couldn't obtain an answer, we tried to pay, but it was rejected, leaving us unsure of what to do. That conversation is documented. We had several meetings with CLTC to give it our best effort. It was intended that the former AG's office would develop a documented payment plan during those sessions, but they never did.

Commissioner J. Ibanez told Mr. Tang that if you check your lease, which shows monthly payments from February 2019 to five years, you can basically see what your monthly payment will be each month. If you're making the monthly payments on schedule, you should be able to calculate the exact amount of your payments. Regardless of whether you are behind on your payments or not, you must fulfill the monthly payment responsibilities outlined in your lease agreement.

Commissioner J. Ibanez was informed by Mr. Tang that he had only received the statement today and would reply following their review by Mr. Tang and Mr. Yokei Koike.

Mr. Koike also stated that business is bad and that's why they came here to find the solution and that they are doing their best to make payments and then as you can see, you are right commissioner we have not paid fully or on time, but we have made payments. What this describes here as a balance of 414 is when we promise to start payment when had that letter from the former director as Jerry Tang said it doesn't say how much we have

to pay. So, what we did is we divided the remaining October 2026, that's what it says in the letter so we divided remaining month and that we came up with around \$17,000.00. We pay every month \$17,000.00; we will catch up. That's our goal.

Commissioner J. Ibanez also raised the issue of the Department of Agriculture. According to a clause in the contract, GICC must permit government vehicles to enter the site and not bar them from doing so. It is against the terms of the lease to refuse.

Mr. Tang stated that it must be an official act of the government and why would Department of Agriculture contact Mr. Young to schedule an inspection of GICC since he is neither a representative or an employee. Because he has no connection to GICC, we were worried that there might have been a misunderstanding, so we kindly requested that the Department of Agriculture get in touch with us directly.

AAD J. Cruz stated that Miss Megan's communication with CLTC prompted the scheduling of the initial letter or site inspection. GICC was notified in writing by CLTC of this potential lease violation which prevented CLTC from being allowed.

Following a lengthy discussion about GICC's audit report, the outstanding debt, and the property's existing state, the board moved forward with a vote.

ACTION: Motion by Commissioner J. Ibanez to terminate GICC's lease; have Attorney Miller send out a letter to GICC General Manager to cure the default, it's not operating the golf course, the maintenance is not being made, the violation of the wells, the financial statement is not being up keep. Payment must be made on time and we give them a specific time frame to secure the default, so, I am, we're getting the default. Once this is effectuated on that motion then it proceeds forward to ensuring that they comply as a golf course.

Chairperson A. Bordallo: You know Mr. J. Ibanez they were right here.

Commissioner J. Ibanez: Yes.

Chairperson A. Bordallo: Why didn't you just bring it up and tell them.

Commissioner J. Ibanez: We had plenty meetings on this topic in the past; we brought it all out to the public's eyes. We had three or four meetings discussing GICC prior to me coming in, they had multiple meetings on this topic as well. We need to set the presidents in terms of our commercial leases like I mentioned and we have to continue to move forward and ensuring that our leases as we made in the last motion, last meeting that they were ...Acting Director Mr. Cruz will provide a monthly log of all our commercial leases and determine where the violations is; are we following at what the money payment is. All of this and that's why we're here. I don't know if there is a term....

Commissioner D. Herrera: What was the time frame?

Commissioner J. Ibanez: They're determining what the time frame is, but again that can still be determined by Attorney Miller to make that based on based on the law to add that clause in there. These are major violations and we got a set of presidents out there. Attorney, do you feel that it's still... can that still be decided on based on your legal.

Attorney Miller: First of all, I just rapidly moving through here, I haven't found a specific period of time. Nonetheless, the law says if parties haven't agreed to a specific time period to remedy a default, then you, then a reasonable period of time shall be imposed. It would be up to you all to decide 30, 60, 90, 100; some number of days. Our view would be reasonable to cure the defaults we've listed.

Commissioner J. Ibanez: Based on the ramification of what's going on, I believe that 6 months, 120 days, 180 will provide sufficient time to cure the default itself and put it back to the golf course. The neglect of just the golf course itself and the neglect of the following, the lease agreement it's alarming. Red flags, so I do make that motion madam chair.

Commissioner D. Herrera: And the time line is 6 months?

Commissioner J. Ibanez: Six months to cure the default.

Attorney Miller: Just so everybody understands 180 days goes by, on the 181st day we'll be back out on the property and we would expect to find something that looks like a golf course and if there is not, then we would file suit in court to terminate the lease; for breach of the lease.

Commissioner J. Ibanez: I do thank you for clarifying that so basically you got 6 months and also a notice sent out to cure, if they don't cure, we file a suit to terminate. Right. That's the motion. 6 months is more than enough time to fix it and it's reasonable. They can't come back to say it's not reasonable.

Commissioner D. Herrera: I would like to discuss before I make a vote. I want to, I have questions to ask. Off course the option to terminate because of non-compliance is there, but because I...

Commissioner E. Garrido: It's either you second the motion or you don't then the motion dies.

Commissioner D. Herrera: No, I'm... I'll pass.

Commissioner E. Garrido: So, you don't second. I won't, I won't second the motion either. Motion fails.

Chairperson A. Bordallo motion fails.

Commissioner D. Herrera: Cause, I have a question. Go ahead and you can make the motion again after we address the question.

Commissioner J. Ibanez: Your motion, your pass, the motion passes fail or pass. It'll come back to him... right?

Attorney Miller: I would, you know after Commissioner Herrera asks his question, then you are, each of you is free to make whatever motions you'd like to make.

Commissioner D. Herrera; You can motion the same again. So, I'm going to pass and then I want to ask the question.

AAD J. Cruz: You need to take a count first before...

Attorney Miller: If it fails for

Commissioner D. Herrera: Commissioner J. Ibanez can request for his motion again after I ask my questions.

Attorney Miller: If Chair Bordallo is recognizing Commissioner Herrera, we're happy to take whatever questions for a few minutes.

Commissioner D. Herrera: Commissioner's motion is not dead, I mean I just want to ask a question, but because of the parliament procedure, right?

Attorney Miller: He'll have to make his motion again.

Commissioner D. Herrera: Right, and you're free to do that.

Chairperson A. Bordallo: And if someone wants to make a comment outside.

Commissioner J. Ibanez: So... proceed.

Chairperson A. Bordallo: You can ask your question.

Commissioner D. Herrera: Wait, so motion fails.

Chairperson A. Bordallo: Yes.

Commissioner D. Herrera: So, here's my question hypothetically right, let's say we say 6 months, so within the first six months of probationary period again can we at that time start doing the process of request for proposal for any interested parties that wants to come in and submit a bidding to operate the golf course? That's question number one.

Commissioner J. Ibanez: That would be after if an event that there in default and we file a law suit also, once we terminate the lease and move forward then we can.

Commissioner E. Garrido: That is something the attorney should answer.

Commissioner D. Herrera: Right because my object here right is that... off course our mission is residential, so this is one lease that's producing cash flow at least \$26,000.00 a month. I know that it's in arrears; the intent when Commissioner Garrido provided this option of a probationary but in good faith, we voted that we were going to provide that option to pay down the \$900,000.00. They're down to four and then they're paying the monthly payment so now, so, let's say we chop the neck of this rules, then my question is that in the interim if even today right we cannot get the 166 lots going. That's number one. Really, that's 166 lots; we cannot even get the planning, the bidding, the options, I know we're say on this is not Germain right, but we, our target like we know our mission is residential and agriculture, then we were given the opportunity to have about 10% of the inventory for commercial.

AAD J. Cruz: 9

Commissioner D. Herrera: 9%. So, the question right now is what is the cash flow since we were given that opportunity to create a case flow? About \$500,000.00 a month or a year?

AAD J. Cruz: We're collecting now in that range.

Commissioner D. Herrera: So, my view on this one is that CHamoru Land Trust has one third of Guam's property. One third of that property that is out there and we can only generate \$500,000.00 or less without the commercial know options that we have. I'm saying we failed. We failed the trustees in the residential side; we failed the agriculture side. Why, because if we really fine tune these 200 acres of golf course, am I in favor of the golf course? I'm not in favor to subsidize the sports activity because for one reason our main objective and mission is residential and agriculture. But we were given an option to use 10% of the inventory of the 11,000 acres to generate. So, on this option now that we're saying, we're going to make a motion to have this company to be in compliance within six months. I would say that's reasonable but we have to go back and look at the origin of this one, of this case because our intent was to develop the 166 lots. Correct me if I'm wrong because if anybody had....

Commissioner J. Ibanez: We have money for that. We have money. We have 7 million sitting in the bank.

Commissioner D. Herrera: Not yet

Attorney Miller: Commissioner Herrera, the answer to your question is that it would be legally imprudent publicly be soliciting alternative lessees. We could certainly internally we could do as much work as possible so that once we got to a final legal conclusion on the status of this lease, the next day we were ready to go with a plan B, but it would be legally imprudent to publicly talk about plan B while were still fighting about plan A.

Commissioner D. Herrera: Working in parallel now the 7 million that Commissioner J. Ibanez was mentioning, I understand we, we've been working on that since the last two years finding option, but is that 9 million or 7 million sufficient to cover the one third or 11,000 acres? No. Right, no? We have Tamuning, Yigo, Dededo, Hagat, Umatac, Merizo, Talofoto, Inalahan. 9 million is a fraction to develop that property. 9 million even 500 million it's a fraction. We know so what I'm saying is that this is like we're trying to make this income producing property that's 26 mil; I mean 26,000 a month to produce more which is the computation was 9 mil. \$9 million for 30 years ... correct? So, then there's an additional 7 million that Commissioner J. Ibanez is saying. And that's only for 166; we still got the Yigo lots, the Dededo lots and we know that our estimate for every mile is about a million a mile; maybe more now. So, am I in favor to make a motion to have the GICC in compliance within 6 months? But remember that in good faith we're saying that we were in a transition. We made a resolution and we agreed on a resolution to develop to the convert the property from a golf course to a solar farm. Now that's just the surface of what was projected and like they mentioned in the earlier testimonies that if the legislature doesn't get enough vs. then we're back to golf course. So, what I'm proposing is to do a parallel to the request to invite on the potential golf course operators at the same time we're giving them the six months GICC to comply. So, in good faith they were in the transition that most likely maybe 90% that the legislature was going to approve the conversion of the golf course to solar farm. But we can see, you can read the media the propaganda that's been planted on the pro side, the opponent and the proponent. So, who's winning right now? The opponents or the proponent? Right now, we're now at this table and we're saying we're going to vote for 6 months to comply, put it back into golf course; golf course operation. But knowing I work for the hill up here and we're only about 30% of passengers coming in. 30% somebody here said 50%. We're down, we're only 30% of the estimated tourism that comes in here which is about 1.6 mil, 1.3 mil. You got about 40 flights coming in but those flights are about maybe half full maybe one third full. We don't have it. The cash flow even up at the hill, I'm talking about where the landing fees are at... it's not there; maybe one third. So, now back to this one, so am I going to vote now when we're going to do another motion to say you got 6 months GICC get it back to normal? So, my question is that if we can do a parallel at the same time.

Commissioner E. Garrido: I believe Attorney Miller answered the question.

Commissioner D. Herrera: So can do, we can?

Attorney Miller: Internally we can. It would be legally imprudent to publicly...

Commissioner D. Herrera: Imprudent but not illegal.

Attorney Miller: So, we would, we would be damaging the success of our eviction law suit if we were at the same time negotiating with the next tenant because the GICC folks would raise issues of fairness.

Commissioner D. Herrera: Negotiation but not ratification. We're not going to sign the we're just signing what your proposal just like what's going on with GPA and the CCU. There was a preliminary proposal; no contract yet. So, if this happened there then what's good for the geese may be good for the goat that's on the golf course. I mean it's supposed to be geese and But you got what I'm saying right. I mean make a motion now Mr. J. Ibanez. Make your motion.

Commissioner J. J. Ibanez: Madam Chair.

Chairperson Madam A. Bordallo: No. First, I want someone wants to make a comment. Mr. Tang.

Mr. Tang stated that he wanted to talk about a few additional topics. To begin with, he confirmed the purported lease agreement infractions. Second, he expressed gratitude to Attorney Miller for verifying that GICC complies with the provisions to a significant degree. They have paid over \$400,000.00 and the arrears in addition to the current rent since their pledge to Commissioner Garrido, even though some months may be a few days or a week late. Second, Mr. Tang recently attested to the fact that well inspections have been carried out; they are still carried out on a quarterly basis. They can immediately correct any oversight that failed to inform Director Cruz of it. Third, the failure to comply with the land's golf course use requirements. GICC is collaborating with the CHamoru Land Trust on an alternative strategy, which GICC attempted to put into effect through law.

Mr. Tang also stated that Director Cruz and Commissioner Herrera attended a public hearing, and at that moment, there was a technicality that led to the settlement; we were very near. The resolution was supposed to be introduced, but it was mis-referenced when it was motioned and then went to a vote when this body entered the room. Due to a technicality, GICC was forced to retract that, which caused some additional delays. This is actually a game changer for the CHamoru Land Trust in perpetuity if the golf course is converted to a solar farm. At the end of the lease term Mr. Tang knows its up to the commission to whether GICC remove all the solar panels or to continue. CHamoru Land Trust can own the improvements that's under the lease agreement.

Motion by Commissioner J. Ibanez: With that said Madam chair I'd like to re-occur the motion to terminate the lease; give them 6 months to cure to default. They understand that they have a lease agreement, they must follow the lease. If we allowed this to happen all our other leases will have a, if it's not transparent they can do it then so can I. So, we have to set the precedent to enforce our lease agreements to ensure that payments are being made. They follow these agreements this is CHamoru Land Trust property; it owes to the people of Guam and when they entered the lease; they knew exactly what was going; what they needed to do. So, I make that

these lease agreements. Our judiciary rights to ensure that they comply with the terms and condition of this lease and that's my motion.

Commission D. Herrera: Question.

Commission J. Ibanez: Our legal counsel prepares the legality of the letter to ensure that everything we covered this in the. Based on especially knowing that there was a notice of, there was a notice that was sent out, this also provides legality and his say to document this and even, even with this, it says that you must here and to this date we're already in mid -January we haven't, they have not seen any type of action. So, by doing the six months its now giving them more enough time to hear this thing golf course because right now based on this letter they have not even shown efforts to make some form of at least fix it. I'm more concerned of transparency; I'm more concerned of setting this, setting it right so that all our other beneficiaries or lease agreement can see that this lease agreement should be followed. So, the motion again is to terminate the lease, give them six months to cure and if they don't cure, we officiate the termination process via court.

Commission D. Herrera: And if the bill passes to become law to convert it to golf course.

Commission J. Ibanez: Well, the bill can't pass without I mean right now they have; they must comply with our, with this agreement with the CLTC they must get approval before they do anything because part of the lease agreement you must go through us first, legislature, the governor to get approval to do a repurposing off a solar farm. If you read you see in the lease agreement it does say, specifically say that; so, you cannot, you cannot slap do it and then get ask for forgiveness later. You got to ask permission first get the approval from everybody and then say okay we got the approval. Let's go to the legislature to get the approval, then the governor can come in and say no I want to.... I'll veto it or I approve it right. Because you already got her consent now you go to the legislature, she has to approve the bill. Then, that follows your process based on my understanding of this lease agreement.

Commission D. Herrera: So, deferring the question to Attorney Miller, if in three months the conversion is passed and ratified, how does this?

Attorney Miller: Well, I'm going to guess that the legislature would put a sentence or two in the bill that directed the commission to not with understanding the ever popular not withstanding that GICC isn't using the land as a golf course. Nonetheless do a lease with these guys for a solar farm that when you write the law you can fix a lot of problems.

Commission D. Herrera: Yes, that's like the golf course the raceway not withstanding non-commercial lease, so what's good for the raceway can be good for the..... So, I second the motion.

Chairperson A. Bordallo: I can't ask a question? It's too late right?

Attorney Miller: No.

Commission J. Ibanez: So, we have, we have the motion already, he second it just go through the approval process all in favor and then ask the question.

Attorney Miller: If you have a question for me, I'm more than happy to take it.

Chairperson A. Bordallo: Yes. The bill that they had went up to close to a million dollars and that was in 2023 of April, now the bill is down to \$414,526.12, is that in good faith that they tried to pay?

Attorney Miller: As we've said, you know several times today, they are in substantial compliance with their obligation to pay.

Chairperson A. Bordallo: Substantial.

Attorney Miller: Yes. But we do have to vote on the motion.

Commission J. Ibanez: So, Madam chair if in the event that within this time frame we give them six months that they default and not make the payment on a monthly basis as far the lease agreement.

Chairperson A. Bordallo: But then they can terminate but they're following their lease agreement.

Commission J. Ibanez: Right, we also

Chairperson A. Bordallo: I mean, I mean not the lease agreement, but the agreement to pay back in good faith. That's in good faith.

Commission J. Ibanez: That's one part. I believe that's a very crucial part that's in that's, but we have a motion.

Attorney Miller: We do have to vote the motion.

Chairperson A. Bordallo: You second? (Question to Herrera)

Commission D. Herrera: I do.

Chairperson A. Bordallo: All in favor say I.
Note: 2 ayes (J. Ibanez, D. Herrera)

Chairperson A. Bordallo: Oppose?
Note: 1 nay (E. Garrido)

Attorney Miller: Motion fails. It's a tie.

Commission J. Ibanez: I mean she's voting (Chairperson A. Bordallo)

Attorney Miller: No. The chair voted no.

Commission J. Ibanez: So, I think we, we need further clarification because the chair votes on some occasions and on all occasions so in certain situations you get a vote of sometimes there's no vote as part of

Attorney Miller: It's ultimately, it's her prerogative.

Commission J. Ibanez: Okay, so it.....

Commission D. Herrera: Can you vote now? (Question to Chairperson A. Bordallo).

Chairperson A. Bordallo: Commission Ibanez saying something.

Commission J. Ibanez: I'm concerned of the lease agreement. I'm very concerned of our ability on our mandate that we

Chairperson A. Bordallo: I can understand your point.

Commission J. Ibanez: It's not about the money; it's about following the lease agreement and ensuring that the payments are coming in; that's not a concern.

Chairperson A. Bordallo: But that was the agreement in how they're going to pay back.

Commission J. Ibanez: Well, that, that's not a concern; the concern is all other violation of the lease agreement and the golf course not being a golf course. You see the payments are still coming in....

Commission E. Garrido: Out of Order.

Commission J. Ibanez: But we're not seeing, we're not seeing

Chairperson A. Bordallo: Out of Order

AAD J. Cruz: Madam chair, due to the commission needs

Chairperson A. Bordallo: Yes.

AAD J. Cruz: Can we recess until next week Wednesday, the 22nd?

Commission J. Ibanez: Do, we still need?

AAD J. Cruz: There's going to be some items here that you may need some legal guidance but, it's up to the board. I'm just asking to recess

Chairperson A. Bordallo: Yes, we do, there are some that is definitely question.

Commission D. Herrera: So, resumption next when?

AAD J. Cruz: Wednesday the 22nd at the same time 1PM.

Commission J. Ibanez: If I can't make it, do we have a quorum?

AAD J. Cruz: Just as long as the three.

Chairperson A. Bordallo: Motion to go on recess until January 22, 2025, 1PM.

Motion made by Commission D. Herrera to recess until January 22, 2025 at 1PM.

2nd motion made by Commission J. Ibanez.

(Audio glitch)

Chairperson A. Bordallo: All in favor say aye.
Motion carried.

PASSED unanimously. Time: 4:25 PM

Resumption Meeting – Wednesday, January 22, 2025 at 1:00 PM

(**** MEETING ENDED – NOTHING FOLLOWS****)

Madam Chair A. P. Bordallo:  Date: 5-19-25

Concurred by:  Date: 5/20/2025
Acting Administrative Director
Joseph B. Cruz



Administrative Director's Report

DIRECTOR'S REPORT
MAY 08, 2025

Public Laws:

37-74 – Expanded the line of succession. Spouse, children, grandchildren, parents, grandparents, siblings, widows or widowers of children or siblings, or nieces and nephews. To include a life estate for a spouse who is not qualified as an eligible beneficiary. Also, provided the opportunity for applicants to name a successor

37-111 – Clearly defines what is acceptable documentation in order for the Commission in its own opinion to determine if a Residential applicant is able to perform the conditions of a lease.

37-131 – Provides CLTC with the authority and process to address leases awarded contrary to law or rules and regulations.

37-132 – Authorizes CLTC to issue leases regardless of the date and time of the application provided the applicant submit a government-issued document indicating the start date of continuous usage, including but not limited to a Land Use Permit (LUP) or Mayor's Certification.

1. Total Paid Applications as of 4/28/2025: 11,794
 - A. Applications (Initial) : 8,883
 - 1) Residential: 5,498
 - 2) Agriculture: 3,385
 - 3) As of 4/28/2025: 8,879
 - a. Residential: 5,494
 - b. Agriculture: 3,385
 - B. Commencement of Lease Award Process:
 - 1) Resumed Date and Time: December 2, 1995 at 8:07am
 - 2) Current Date and Time: December 2, 1995 at 8:57am
 - 3) Number of Applications Processed for a lease award: Fifty-Four (54) applicants next in line. (20 Agri / 34 Res)
 - a. 4 has been terminated
 - b. 14 will be heard by the board today for termination
 - c. 4 has been recategorized as a Lease with a Cloud
 - d. 1 under review and possibly referred to AGs Office for review due to possible criminal liability
 - e. 25 May 7, 2025 - 90 days
 - f. 4 Voluntarily disclosed they cannot comply with lease terms.
 - g. 2 pending interviews
2. Total Number of Leases Awarded (Initial): 2,911
 - A. Residential: 1,662
 - B. Agriculture: 1,249

- C. Due to the processing of applications for a lease award the total number of leases increased to: 2,915
 - 1) Residential: 1,666
 - 2) Agriculture: 1,249

- 3. Total Leases with a Legal Cloud (Initial): 2,892
 - A. Residential: 1645
 - B. Agriculture: 1247
 - C. Update as of 4/28/2025: 2,896
 - 1) Residential: 1,649
 - 2) Agriculture: 1,247
 - D. Compliance Inspections Completed: 669
 - 1) 51 Notice to Remediate letters have been issued
 - a. 29 sent via certified mail
 - b. 22 met w/ AAD

- 4. Funding Opportunities for the installation of Infrastructure:
 - A. USDA Water & Wastewater Program / RCAC
 - B. GHURA – Community Development Block Grant Program
March 11, 2025 submitted letter to GHURA regarding CDBG-DR
 - C. Researching other alternatives

- 5. Board Considerations
 - A. Delegate Certain Authority to the Administrative Director.
 - B. Amendments to the ACT in regards to the minimum lot size for residential.
 - C. Grandfather acceptance of existing single-family dwellings that were built during a previous land lease program or during their preoccupancy.
 - D. Amend the requirement for existing Agriculture lessees with a single-family dwelling on a half acre (1/2) lot to farm fifty (50%) percent of the leased property instead of three-fourths (3/4).



Old Business

ADMINISTRATIVE DIRECTOR POSITION DESCRIPTION

Classification: Unclassified
Pay Grade: E-P
Salary: Negotiable

Position Title: Administrative Director

Summary: The Administrative Director reports directly to the Commissioners of the CHamoru Land Trust Commission ("CLTC"). The Administrative Director is the principal manager of the CLTC's day to day activities. The Director serves at the Board's pleasure, and works to execute the CLTC's statutory functions as well as to fulfill the goals and objectives that the board shall from time to time adopt.

Qualifications/Requirements:

- Master's degree from a U.S. accredited college or university plus five (5) years of management level experience in the application of the Chapter 75 and 75A, Title 21 Guam Code annotated, with Knowledge of Guam Subdivision Laws and other Land Regulations; or
- Bachelor's degree from a U.S. accredited college or university plus seven (7) years of management level experience in the application of the Chapter 75 and 75A, Title 21 Guam Code annotated, with Knowledge of Guam Subdivision Laws and other Land Regulations; or
- Any equivalent combination of experience and training which provides the knowledge, abilities and skills to fully perform the work involved in the position.

Special Qualifications:

Strategic and futuristic thinker with a rational thought process in analyzing critical factors and variables that can impact the long-term success.

- Embraces future or new possibilities, is creative, and not debilitated by risk-averse considerations.
- Forward-thinking and proactive in resolving issues.

Essential Functions:

- Ability to interpret and make sound recommendations regarding proposed legislation. Advise the CLTC on how various legislative and other proposals may affect the mission of the Trust.
- Resolves problems in a timely manner, and generates solutions to challenges.

- The Director serves as the principal spokesperson for the CLTC. Excellent communication skills are required; speaks clearly and persuasively in positive and negative situations and writes clearly and informatively.
- Approaches others in a tactful manner.
- Balances team and individual responsibilities and focuses on solving conflicts within the organization.
- Shares expertise with others and offers opportunities to staff for personal and professional growth and development.
- Develops and coordinates projects and communicates changes and progress.
- Exhibits sound and accurate judgment and displays willingness to make decisions.
- Prioritizes and plans work activities.
- Adapts to changes in the work environment and strives to increase productivity while demonstrating accuracy and thoroughness.
- Uses equipment and materials properly.
- Is consistently at work and on time and volunteers readily, initiates and undertakes self-development activities.
- Displays original thinking and creativity.
- Follows instructions and responds to management direction while taking responsibility for actions.

Special Requirements:

- Must be willing to work long hours, weekends, and holidays.
- Must be knowledgeable with the Government Accounting Standards Board Pronouncements.
- Must be knowledgeable with the Generally Accepted Account Principles.
- Must be able to use basic office computer programs and software.
- Must have completed Procurement Training Module 1.
- Must have a demonstrated track record of superior personnel managerial skills, in addition to technical expertise.

Supervises the entire day-to-day of operations of the Commission that encompasses Financial, Fiscal, Procurement, Budgeting, Planning, Land Administration, and Compliance. Such Activities include, but are not limited to:

- Prepare Annual Budgets
- Prepare financial adjustments in accordance with GASB and GAAP requirements for the preparation of Financial Statements
- Customer service
- Staff development
- Strategic Planning
- Intergovernmental and military relations
- Communicates regularly with the Board's chairperson and, as required from time to time, with other members of the board, on matters related to the day-to-day operations and management of the Commission, its employees, vendors, and external associations.
- Ensures compliance with all Guam Open Meeting and Sunshine Reform Act requirements;

including all information that pertains to the agenda for all board meetings, and accurately documents all such meetings and activities.

- Oversees the development and execution of such strategic and other plans as the board shall cause to be prepared, adopted, or otherwise modified.
- Reviews employee performance regularly to rationalize performance-based compensation, enforce employee rules and regulations, and provide or arrange staff training as needed.
- Serves as Authorized Authority of all Federal Grants.
- Serves as the Certifying Officer of the Commission.
- Monitors federal and local legislation impacting the Commission.
- Coordinates the Commission's activities with appropriate local government, military, federal, and other planning agencies with respect to their impact on Land.
- Represents the Commission in Public Hearings and other meetings.
- Acts as key liaison and adviser between and among the Governor, the Legislature and Board on matters relating to the Commission.
- Ensures the Commission's legal and other regulatory compliance.
- Delegates his/her responsibilities as appropriate, and consistent with sound accountability and management practices.
- Performs such other duties and responsibilities as determined by the board.
- Supervises the formal preparation of financial statements and reports for General Funds, Special and Revolving Funds or related funds as needed; analyzes various financial information of a wide variety for appropriate recommendations.
- Supervises the preparation of receipts and disbursement schedules, expenditures against budget schedules and appropriation summaries; reconciles cost balances.
- Evaluates a variety of financial reports for internal consistency and validity Profit and Loss Statements, Balance Sheets and other financial reports.
- Supervises the installation of special accounting systems and related procedures in establishment, which cannot use standardized systems.
- Analyzes the financial aspect relationship of cost to the major accounting structures such as codification of accounts, different appropriation accounts and budgetary elements; analyzes cash collections received on a daily basis; controls to assure sufficient cash flow of current payables; evaluates the effect of deficits.
- Analyzes trend projection for top management review pertaining to cash flow status and projection. Evaluates or recommends fiscal policy that should be followed such as tight policy or balanced budget.
- Invest cash accounts with the concurrence of top management review within the cognizance of legislative constraints.
- Prepares various administrative reports and correspondences. Perform related duties as required.

Knowledge, Skills & Abilities:

- Demonstrated integrity and ethical business practices.
- Ability to negotiate and communicate, network, and present effectively and meaningfully to the board, general membership, and to other public, private and civic organizations.
- Demonstrated history and success in advocating positions, conceptualizing strategy, and executing plans or programs effectively.

- Proven history of success in overseeing and administering complicated and diverse strategic plans including the involvement of private sector teams, committees, and government leaders.
- Ability and skill in generating strategically meaningful data
- Good working knowledge of the government of Guam budgeting process, sources of funds for Bureau operations, and financial accountability.
- Good working knowledge of government rules and regulations applicable to the Commission, and its staff
- Ability to plan, organize, and manage people in a general office environment and willingness to be a 'hands on' working manager as needed.
- Demonstrated ability to identify, develop and train new and junior personnel to position them for matriculation to positions with more responsibility and experience.
- Demonstrated ability to develop and achieve a superior workplace culture.
- Ability to write effectively and work well in professional and non- professional environments.
- Ability to handle multiple challenges in a fast-paced environment.
- Proven history of community service and involvement.

Key Competencies:

1. Technical Capacity
2. Personal Effectiveness/Credibility
3. Thoroughness
4. Collaboration Skills
5. Communication Proficiency
6. Flexibility
7. Adaptation to various situations
8. Creative Thinking
9. Engagement
10. Decision Making/ Decisiveness
11. Impact / Influence

Supervisory Responsibility:

This position requires the supervision of all staff and management.

Work Environment:

This job operates in a professional office environment. This role routinely uses standard office equipment such as computers, phones, photocopiers, filing cabinets and fax machines.

Physical Demands:

This position involves activities related to meetings, meeting functions and facilities, public speaking, and/or standing for long periods of time.

Other Duties:

This job description is not designed to cover or contain a comprehensive listing of activities, duties or responsibilities that are required of the employee for this job. Duties, responsibilities and activities may change at any time with or without notice.

Guam Power Authority

Plant Improvement Project within CLTC property South Ukudu, Dededo

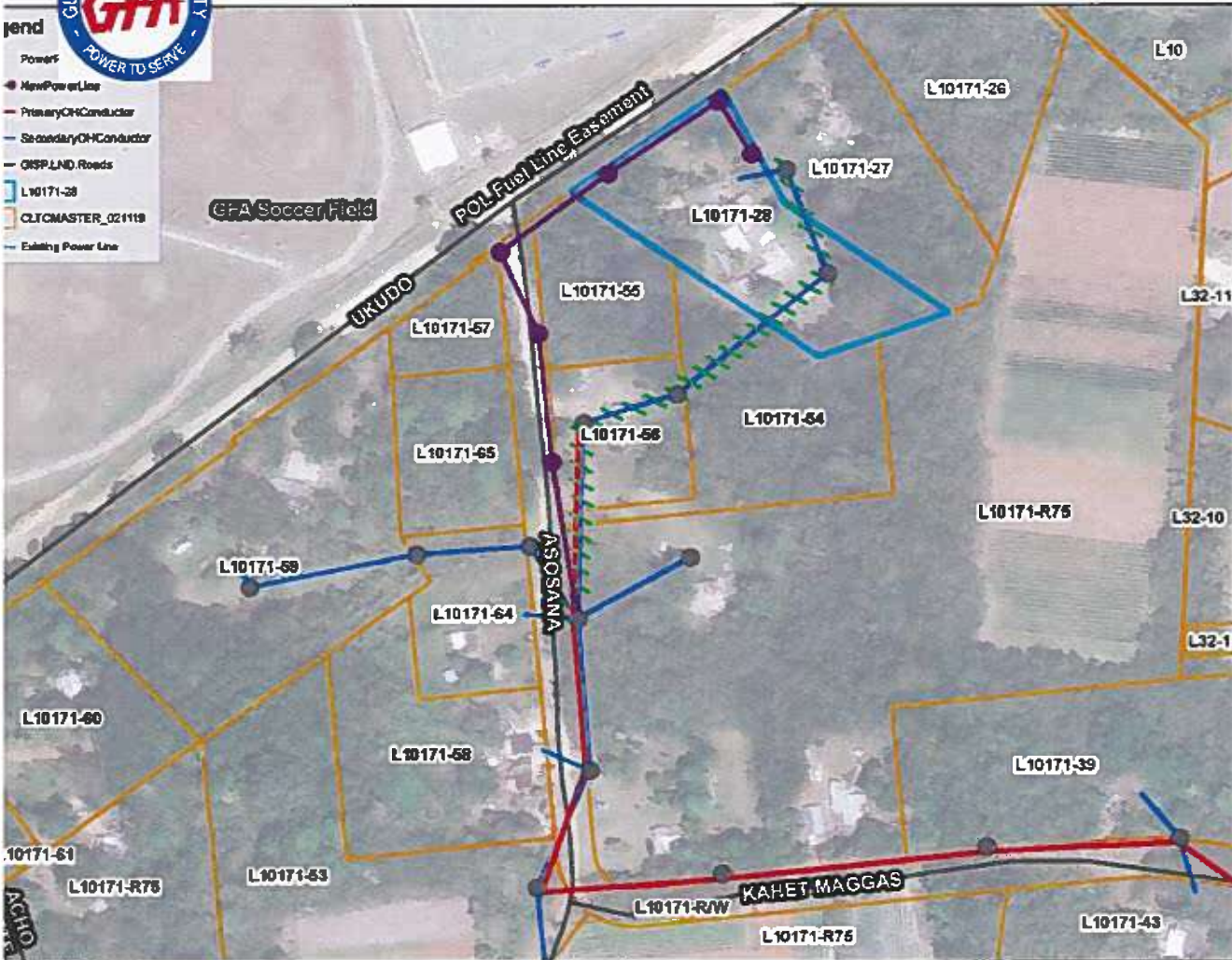


| Antonio Gumataotao
January 16, 2025

Lot 10171-28 Dededo




- Legend
- Power
 - New Power Line
 - Primary OHC Conductor
 - Secondary OHC Conductor
 - CRSP LIND Roads
 - L10171-28
 - CLICMASTER_021119
 - Existing Power Line



Where



Guam Power Authority
 Division: Engineering
 Section: Real Estate-GIS
 Prepared by: rstantos
 1 in = 106 ft



CAUTION: THE INFORMATION PROVIDED IS FOR OFFICIAL USE ONLY AND NOT TO BE USED FOR DESIGN OR ANALYSIS. ALL LOCATIONS AND DISTANCES ARE APPROXIMATE.



Why

■ Safety-Unsafe Conditions

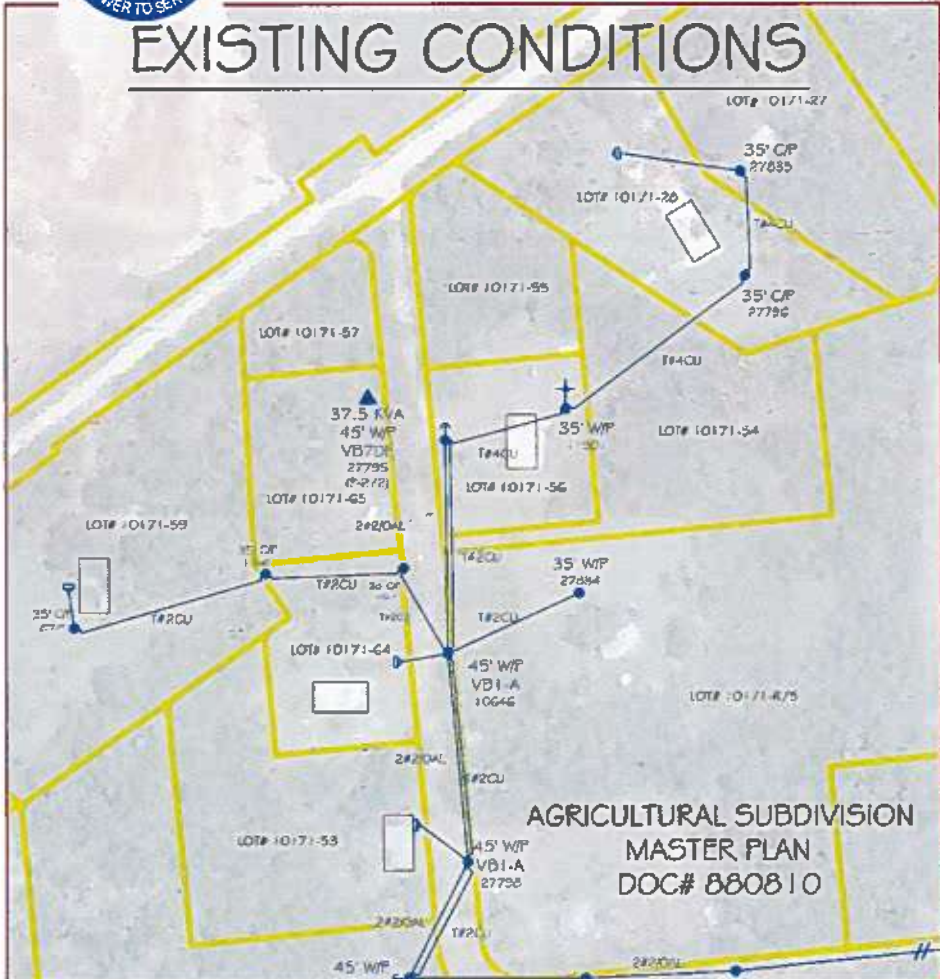
- **March 21, 2023** - Jumper in exposed meter socket. Reference GPD Case# 23 – 07770
- **June 11, 2024** - Direct hook up on secondary wire into an exposed breaker box. Reference GPD Case # 24-13640
- **October 29, 2024** - Direct hook up on secondary wire (mid span). Reference GPD Case# 24 – 25569
- **November 14 - 2024** - Direct hook up on secondary wire on GPA secondary wire. Reference GPD Case # 24 – 26919
- **December 3, 2024** - Direct hook up on secondary wire. Reference GPD Case# 24 - 28668





How

EXISTING CONDITIONS



AGRICULTURAL SUBDIVISION
MASTER PLAN
DOC# 880810

- SCOPE OF WORK:**
W.O.# 515821 (GPI)
- CONSTRUCTION:**
- INSTALL 5 EA. 45' C/P
 - INSTALL 1 EA. 35' C/P
 - INSTALL 5 SPANS OF 2#2/OAL. PRIMARY WIRE
 - INSTALL 1 SPAN T#4CU. SECONDARY WIRE
 - INSTALL 4 EA. PRIMARY DOWNGLYS W/ ANCHORS
- REMOVAL:**
- REMOVE 1 EA. EXISTING 45' W/P
 - REMOVE 2 EA. EXISTING 35' W/P
 - REMOVE 2 EA. EXISTING 35' C/P
 - REMOVE 3 SPANS EXISTING T#4CU. SECONDARY WIRES
 - REMOVE 2 SPAN EXISTING T#2CU. SECONDARY WIRES
 - REMOVE 1 EA. EXISTING PRIMARY DOWNGLY W/ ANCHOR
- MAINTENANCE:**
- SWING EXISTING 1 SPAN 2#2/OAL. PRIMARY WIRE
 - SWING EXISTING T#4CU. SERVICE WIRE
 - RELOCATE EXISTING 37.5 KVA TRANSFORMER
 - RELOCATE EXISTING 150W STREETLIGHT
 - ENERGIZE EXISTING PRIMARY WIRES, SECONDARY WIRES, SERVICE WIRES, & STREETLIGHT

• LEGEND •

- NEW
- REMOVAL
- EXISTING TO REMAIN

TO T&D:
CLEARING VEGETATION REQUIRED.

PLEASE COMPLETE
W.O.#515821 (GPI) PRIOR TO
SCHEDULING W.O.# 515822 (GPI).

PLEASE RETURN ONE COPY OF THE
DESIGN TO ENGINEERING UPON
COMPLETION.





How

REMOVAL PLAN PHASE I



SCOPE OF WORK: W.O.# 515821(GP1)

- REMOVAL:**
- REMOVE 1 EA. EXISTING 45' WF
 - REMOVE 2 EA. EXISTING 35' WP
 - REMOVE 2 EA. EXISTING 35' CP
 - REMOVE 1 SPAN EXISTING 2#2AL PRIMARY WIRES
 - REMOVE 3 SPANS EXISTING T#4CU SECONDARY WIRES
 - REMOVE 2 SPAN EXISTING T#2CU SECONDARY WIRES
 - REMOVE 1 EA. EXISTING PRIMARY DOWNGUY W/ ANCHOR

• LEGEND •

- NEW
- REMOVAL
- EXISTING TO REMAIN

TO T&D: CLEARING VEGETATION REQUIRED.

PLEASE COMPLETE
W.O.# 515821 (GP1) PRIOR TO
SCHEDULING W.O.# 515822 (GP1).

PLEASE RETURN ONE COPY OF THE
DESIGN TO ENGINEERING UPON
COMPLETION.





EXISTING CONDITIONS
PHASE II

SCOPE OF WORK:
W.O.# 515822(GPI)

CONSTRUCTION:

- REBORE 2 EA. 45' C/P ON THE SAME LOCATION
- INSTALL 1 EA. 45' C/P
- INSTALL 1 SPAN 2#2/OAL PRIMARY WIRE
- INSTALL 1 SPAN T#2CU, SECONDARY WIRE
- INSTALL 1 EA. PRIMARY DOWNGUY W/ ANCHOR
- INSTALL 1 EA. ALLEYDOWNGUY W/ ANCHOR

REMOVAL:

- REMOVE 3 EA. 45' W/P
- REMOVE 1 SPAN 2#2/OAL PRIMARY WIRE
- REMOVE 2 SPANS T#2CU, SECONDARY WIRE

MAINTENANCE:

- SWING EXISTING 1 SPAN 2#2/OAL PRIMARY WIRE
- ENERGIZE EXISTING PRIMARY WIRES, SECONDARY WIRES, SERVICE WIRES, & STREETLIGHT

LEGEND Phase II

- NEW
- REMOVAL
- EXISTING TO REMAIN

TO T&D:
CLEARING VEGETATION REQUIRED.

PLEASE COMPLETE W.O.#515821 (GPI) PRIOR TO SCHEDULING W.O.# 515822 (GPI).

PLEASE RETURN ONE COPY OF THE DESIGN TO ENGINEERING UPON COMPLETION.



	GPA PLANT IMPROVEMENT	WORK ORDER #	515822	FOR T&D USE ONLY
	GUAM POWER AUTHORITY	PROJECT NO.		UNAPPROVED BY
	ASOSANA LANE	SP. TR.		
	HARMON LOOP ROAD, DEEDEDO	CASE NO.		
	106774.041 201071.009	DATE	11/18/2024	
	13,505667 TEL# 144.831.047	DRG. NO.	33-07(8)	
		REVISED DATE	P-272	EAT



Cost

WORK ORDER# 515821: GPA PLANT IMPROVEMENT (PHASE I)

■ Total Cost

- \$71,528.89 in removal, construction and Professional Land Survey Services

CONSTRUCTION PLAN	
SCOPE OF WORK: - INSTALL 5 EA. 45' CONCRETE POLES, 1 EA. 35' CONCRETE POLE, 5 SPANS OF 2#2/OAL. PRIMARY WIRES, 1 SPAN OF T#4CU. SECONDARY WIRE, & 4 EA. PRIMARY DOWNGUYS WITH ANCHORS.	
ESTIMATED COST: \$ 24,770.30 \$ 16,680.91 \$ 4,526.40 \$ 4,125.10 \$ 613.76 \$ 306.67	TOTAL COST: \$ 51,023.14

REMOVAL PLAN	
SCOPE OF WORK: - REMOVE 1 EA. EXISTING 45' WOOD POLE, 2 EA. EXISTING 35' WOOD POLES, 2 EA. EXISTING 35' CONCRETE POLES, 1 SPAN OF EXISTING 2#2/OAL. PRIMARY WIRE, 3 SPANS OF EXISTING T#4CU. SECONDARY WIRES, 2 SPANS OF EXISTING T#2CU. SECONDARY WIRES, & 1 EA. EXISTING PRIMARY DOWNGUY W/ ANCHOR.	
ESTIMATED COST: \$ 6,131.18 \$ 2,469.16 \$ 1,988.76 \$ 1,813.00 \$ 1,311.32 \$ 1,047.81 \$ 744.52	TOTAL COST: \$ 15,505.75

GUAM POWER AUTHORITY PROFESSIONAL LAND SURVEYING SERVICES ESTIMATE

TASK ORDER: - VERIFICATION AND CERTIFICATION OF 5 NEW POLE LOCATIONS. - PREPARATION OF GPA EASEMENT DOCUMENTATION (DEPENDENT ON LOCATION, REGISTERED PROPERTY POINTS, REGISTERED MAPS, AND NECESSARY CLEARANCES).	
TOTAL ESTIMATED COST:	APPROXIMATELY \$5,000.00



Thank for your time!



New Business

GOVERNMENT OF GUAM

FY 2026 BUDGET CALL



CHAMORU LAND TRUST COMMISSION

**Government of Guam
Fiscal Year 2026**

Agency Budget Certification

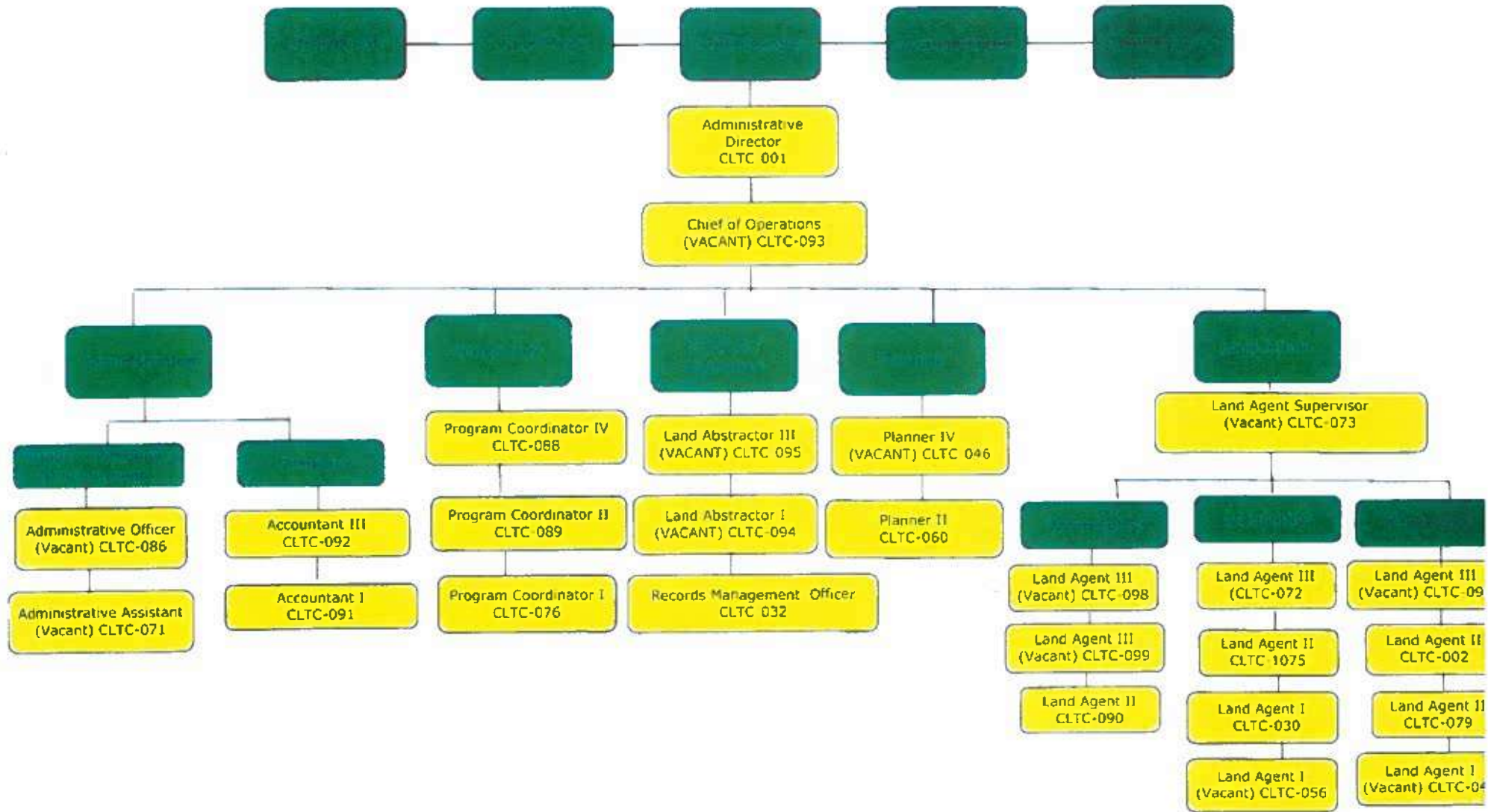
Agency: CHamoru Land Trust Commission

Agency Head: Joseph B. Cruz Jr., Acting Administrative Director

I certify that the attached budget, submitted herewith, has been reviewed for accuracy and that all requirements have been met. I also acknowledge that this budget document will be returned to this department if there are inaccuracies contained therein.

Agency Head: _____ Date: _____

CHamoru Land Trust Commission— Organizational Chart (Proposed)



**Government of Guam
Fiscal Year 2026
Department / Agency Narrative**

FUNCTION: NATURAL RESOURCES

DEPT. / AGENCY: CHAMORU LAND TRUST COMMISSION

MISSION STATEMENT:

- A land restoration program meant to rectify the unjust taking of CHamoru homelands by the United States federal government between 1898 and 1968; and
- Be responsible stewards of all Trust properties; and
- Create healthy, safe and sustainable communities; and
- Have a robust revenue stream to fund all Trust activities and requirements; and
- Protect and preserve the unique and sensitive ecological Trust properties; and
- Enact a comprehensive Master Plan; and
- Be advocates for all Trust lessees and applicants.

GOALS AND OBJECTIVES:

- To provide management functions, leadership and direction to the agency staff and commission that will ensure the protection and security of trust land inventories
- To carry out the legal mandates of the agency and administer the programs of each section
- To administer and manage the agency using "best-management practices", ensuring responsible management decisions, fairness, soundness, etc.
- To institute sound land use planning practices and principles that will protect trust lands and ensure efficient and effective award and use of these valuable and tangible asset

Decision Package
FY 2026

Department/Agency: CHamoru Land Trust Commission

Division/Section: Administration

Program Title: Fiscal, Personnel, and Management

Activity Description:

- * Prepares, submits and manages agency's annual budget.
- * Prepares, and submits all financial reports.
- * Certifies availability of funds.
- * Monitors agency's revenue and expenditure activities.
- * Assess agency's processes for efficiency and effectiveness.
- * Oversees all CLTC Funds.
- * Implements all policies created by the Board.
- * Oversees personnel training and safety needs.
- * Provides technical guidance to Board, Director and Land Administration personnel to ensure processes are conducted in compliance with enabling ACT and other relevant Public Laws.
- * Oversees the annual Independent Financial Audits.
- * Conducts all procurement of supplies, goods, and services for the agency.

Major Objective(s):

- * Recruits critical positions to support the agencies programs, mandates, and implementation of internal controls
- * Updates Memorandum of Understanding (MOU) with the Department of Revenue & Taxation to ensure proper monitoring of real property tax payments of Trust properties.
- * Monitors of loan guarantees to mitigate foreclosures or defaults.
- * Researches and explore financial opportunities to assist with the installation of infrastructure on Trust properties.
- * Assess operations, policies and procedures, and rules and regulations to ensure compliance with existing statutes affecting the agency and programs.
- * Assess operational processes to ensure efficiency and effectiveness.

Short-term Goals:

- * Increase staffing to meet the goals and objectives
- * Create and develop agency's website.
- * Update Memorandum of Understanding (MOU) with the Department of Revenue & Taxation to ensure proper monitoring of real property tax payments.

Workload Output

Workload Indicator:	FY 2024 Level of Accomplishment	FY 2025 Anticipated Level	FY 2026 Projected Level
Commission Meetings	10	11	12

Decision Package
FY 2026

Department/Agency: Chamoru Land Trust Commission

Division/Section: Administration

Program Title: Records

Activity Description:

Records Maintenance, Records Management and Archives

Major Objective(s):

- * To be the repository of all CLTC documents.
- * To provide the security and safe guard of all documents.
- * To provide an efficient and effective records management process.
- * To digitize and archive all CLTC documents.

Short-term Goals:

- * To develop an effective and efficient records management process.
- * Commence the digitizing and archiving of CLTC documents.

Workload Output

Workload Indicator:	FY 2024 Level of Accomplishment	FY 2025 Anticipated Level	FY 2026 Projected Level
Records/Files Review	210	2911	3000
Digitize Records/ Files	0	0	11500

Decision Package
FY 2026

Department/Agency: Chamoru Land Trust Commission

Division/Section: Land Administration

Program Title: Residential and Agriculture

Activity Description:

- * Process Residential and Agriculture applications.
- * Conduct site inspections of Residential, Agricultural, and Commercial leased/licensed properties.
- * Assist with lot showing for clients awarded a lease.
- * Provide customer service to applicants and lessees.
- * Provide guidance and direction to lessees or applicants regarding land leasing programs.
- * Process requests of Residential, and Agricultural lessees or applicants.
- * Assist with the Land Registration of Trust properties.
- * Assist with the "master planning" of all Trust properties.
- * Assist with the maintenance and update the comprehensive land inventory of all Trust properties.
- * Provide administrative support to the Board.
- * Maintain and update the island wide residential and agriculture database.
- * Prepare all leases and licenses.

Major Objective(s):

- * Process residential and agriculture applications for lease issuance within a 6-month period.
- * Ensure all applications prior to lease issuance is in conformation with the Chapter 75 and Chapter 75A of the GCA and Rules and Regulations.
- * Work with CLTC's Planning Division to ensure compliance with land use laws.
- * Ensure process serving of Land Registration cases are completed in a timely manner.
- * Work with DLM to transfer Government of Guam property that should be transferred into CLTC's inventory.

Short-term Goals:

- * Continue processing Residential and Agriculture applications.
- * Work with Assistant Attorney General and DLM to commence the process serving for land registration cases.
- * Assist Planning Section to create a master land use plan for CLTC lands.

Workload Output			
Workload Indicator:	FY 2024 Level of Accomplishment	FY 2025 Anticipated Level	FY 2026 Projected Level
Resi. & Agri. application processed	0	40	60
Lot Showing	0	100	350

Decision Package
FY 2026

Department/Agency: Chamoru Land Trust Commission

Division/Section: Land Administration

Program Title: Commercial

Activity Description:

- * Process Commercial Lease/License Request in compliance with Commercial Rules and Regulations and existing laws.
- * Work with Planning Division to identify potential properties for Commercial use.
- * Prepare, and present reports to the Board related to new and existing Commercial lessees/licensees.
- * Serve delinquent notices to Commercial lessees/licensees.
- * Process Commercial lessee/licensee requests.
- * Maintain Commercial leases/licenses database.

Major Objective(s):

- * Ensure all declaration and designation of property for commercial use is in compliance with CLTC Commercial Rules and Regulations.
- * Ensure that commercial leases/licenses area total does not exceed the 9% cap.
- * Ensure that delinquent lease/license payments are addressed within a 60-day period.

Short-term Goals:

- * Facilitate the leasing of selected CLTC properties for commercial activities.
- * To reconcile commercial lease/license receivables.

Workload Output

Workload Indicator:	FY 2024 Level of Accomplishment	FY 2025 Anticipated Level	FY 2026 Projected Level
Commercial account financial reviews	28	29	32
Commercial Licenses Approved	0	0	0
Commercial Leases Approved	0	1	3
Commercial Field Inspections	10	29	32

Decision Package
FY 2026

Department/Agency: Chamoru Land Trust Commission

Division/Section: Planning

Program Title: Subdivision/Map Review

Activity Description:

- * Maintains and updates land inventory database.
- * Creates a "Master Plan" for all CLTC properties.
- * Determines the potential use for CLTC Properties.
- * Ensures leased properties complies with land use laws.
- * Participates in the lot showing of leased properties.
- * Conducts map reviews of checks prints submitted for approval.
- * Prepares and designs preliminary sketches for potential subdivisions.

Major Objective(s):

- * Reviews and processes maps in a timely manner and ensure that such maps are in compliance with the Subdivision Law and Subdivision Rules and Regulations and other related land use laws.
- * Assists with the procurement of Land Survey Services.
- * Maintains and updates the Agency's database to ensure all cadastral survey maps are scanned.
- * Develops master land use plan for CLTC lands, updates lots zoning, develops zoning maps.

Short-term Goals:

- * Designs and prepares sketch for six (6) potential tracts of property for residential use.
- * Designs and prepares sketch for six (6) potential tracts of property for agricultural use.

Workload Output

Workload Indicator:	FY 2024 Level of Accomplishment	FY 2025 Anticipated Level	FY 2026 Projected Level
Check Print Review	8	6	350
Maps Recorded	0	100	350
Design of Residential Subdivisions	6	6	6
Design of Agriculture Subdivisions	6	6	6
Sketches Completed	6	6	6

Decision Package
FY 2026

Department/Agency: Chamoru Land Trust Commission

Division/Section: Compliance

Program Title: Compliance

Activity Description:

- * Conducts compliance inspection for residential, agricultural, and commercial leased/licensed Trust properties.
- * Presents all non-compliance issues and recommended actions to the Board for disposition.
- * Reviews all mitigation plans submitted to resolve compliance issues.
- * Quality control review of all applications pending submittal to the Board for approval of lease issuance.

Major Objective(s):

- * Ensures all leased/licensed properties are in compliance with leased/licensed terms and conditions.
- * Ensures all agency's Rules and Regulations and existing public laws are adhered too.

Short-term Goals:

- * Develops a compliance inspection schedule.

Workload Output			
Workload Indicator:	FY 2024 Level of Accomplishment	FY 2025 Anticipated Level	FY 2026 Projected Level
No. of Residential Compliance Inspections	478	500	1162
No. of Agricultural Compliance Inspections	5	500	749
No. of Commercial Compliance Inspections	28	29	32

Government of Guam
Fiscal Year 2026
Budget Digest

Function: General Government
Department: Chamorro Land Trust Commission
Program: SUMMARY
624 26-4400***** (Per OFB Request)
669 26-4400***** (Per OFB Request)
100 26-4400***** (Per OFB Request)

AS400 Account Code	Appropriation Classification	GENERAL FUND 1/			SPECIAL FUND 2/			FEDERAL MATCH			GRAND TOTAL (ALL FUNDS)		
		FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances (A + D + G)	FY 2025 Authorized Level (B + E + H)	FY 2026 Governor's Request (C + F + I)
PERSONNEL SERVICES													
111	Regular Salaries/Increments/Special Pay	84,201	969,912	860,254	384,307	415,103	439,012	0	0	0	448,508	1,385,015	1,299,266
112	Overtime	0	0	0	0	0	0	0	0	0	0	0	0
113	Benefits	29,424	634,934	461,286	162,923	195,175	232,407	0	0	0	192,347	830,109	663,693
TOTAL PERSONNEL SERVICES		\$113,625	\$1,604,846	\$1,321,540	\$657,230	\$610,278	\$671,419	\$0	\$0	\$0	\$640,855	\$2,215,124	\$1,962,959
OPERATIONS													
220	TRAVEL- Off-Island/Local Mileage Reimburse	0	0	0	0	0	0	0	0	0	0	0	0
230	CONTRACTUAL SERVICES	12,360	89,240	60,745	1,758	9,067,918	57,803	0	0	0	18,118	9,157,156	138,548
233	OFFICE SPACE RENTAL	124,390	211,500	74,587	0	0	135,413	0	0	0	124,390	211,500	210,000
240	SUPPLIES & MATERIALS	0	33,336	19,400	300	0	0	0	0	0	309	33,336	19,400
250	EQUIPMENT	0	0	0	0	0	0	0	0	0	0	0	0
270	WORKERS COMPENSATION	0	0	0	0	0	0	0	0	0	0	0	0
271	DRUG TESTING	0	508	0	0	0	0	0	0	0	0	508	0
280	SUB RECIPIENT/SUBGRANT	0	0	0	0	0	0	0	0	0	0	0	0
290	MISCELLANEOUS	0	0	0	1,300	7,200	7,200	0	0	0	1,300	7,200	7,200
TOTAL OPERATIONS		\$126,750	\$334,684	\$174,732	\$1,358	\$9,075,116	\$200,416	\$0	\$0	\$0	\$144,117	\$9,469,700	\$376,148
UTILITIES													
361	Power	0	0	0	0	0	0	0	0	0	0	0	0
362	Water/ Sewer	0	0	0	0	0	0	0	0	0	0	0	0
363	Telephonic Toll	0	5,000	5,000	4,336	0	0	0	0	0	4,336	5,000	5,000
TOTAL UTILITIES		\$0	\$5,000	\$5,000	\$4,336	\$0	\$0	\$0	\$0	\$0	\$4,336	\$5,000	\$5,000
490	CAPITAL OUTLAY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL APPROPRIATIONS		\$250,375	\$1,944,430	\$1,501,274	\$536,932	\$9,685,284	\$871,835	\$0	\$0	\$0	\$789,304	\$11,420,624	\$2,373,108
FULL TIME EQUIVALENCIES (FTEs)													
UNCLASSIFIED:		0	1	1	1	0	0	0	0	0	1	1	1
CLASSIFIED:		0	15	15	11	7	7	0	0	0	11	22	22
TOTAL FTEs		0.00	16.00	16.00	12.00	7.00	7.00	0.00	0.00	0.00	12.00	23.00	23.00

1/ FY 2025 General Fund: FY25 \$824,684 / FY24 \$8 023 / FY23 \$887,817 / FY22 424,296
2/ FY 2024 Operations \$538,682 and SIF 350
2/ FY 2025 Operations \$884,211 and SIF \$9,021 183

1/ FY 2026 General Fund: FY26 \$773,255 / Prior FYs \$728,019
2/ FY 2026 Operations \$859,357 and SIF \$12,478

Government of Guam
Fiscal Year 2026
Budget Digest

Function: General Government
Department: Chamorro Land Trust Commission
Program: CLTC Operations
5/4/26-4400 (Part of Request)

AS400 Account Code	Appropriation Classification	GENERAL FUND			SPECIAL FUND W			FEDERAL MATCH			GRAND TOTAL (ALL FUNDS)		
		FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances (A + D + G)	FY 2025 Authorized Level (B + E + H)	FY 2026 Governor's Request (C + F + I)
	PERSONNEL SERVICES												
111	Regular Salaries/Increments/Special Pay	0	0	0	364,207	415,103	439,012	0	0	0	364,207	415,103	439,012
112	Overtime	0	0	0	0	0	0	0	0	0	0	0	0
113	Benefits	0	0	0	162,923	195,175	232,407	0	0	0	162,923	195,175	232,407
	TOTAL PERSONNEL SERVICES	\$0	\$0	\$0	\$527,230	\$610,278	\$671,419	\$0	\$0	\$0	\$527,230	\$610,278	\$671,419
	OPERATIONS												
220	TRAVEL - Off-Island/Local Mileage Reimburs.	0	0	0	0	0	0	0	0	0	0	0	0
230	CONTRACTUAL SERVICES	0	0	0	5,708	46,733	45,325	0	0	0	5,708	46,733	45,325
233	OFFICE SPACE RENTAL	0	0	0	0	0	135,413	0	0	0	0	0	135,413
240	SUPPLIES & MATERIALS	0	0	0	309	0	0	0	0	0	309	0	0
250	EQUIPMENT	0	0	0	0	0	0	0	0	0	0	0	0
270	WORKERS COMPENSATION	0	0	0	0	0	0	0	0	0	0	0	0
271	DRUG TESTING	0	0	0	0	0	0	0	0	0	0	0	0
280	SUB-RECIPIENT/SUBGRANT	0	0	0	0	0	0	0	0	0	0	0	0
290	MISCELLANEOUS	0	0	0	1,300	7,200	7,200	0	0	0	1,300	7,200	7,200
	TOTAL OPERATIONS	\$0	\$0	\$0	\$7,316	\$53,933	\$187,938	\$0	\$0	\$0	\$7,316	\$53,933	\$187,938
	UTILITIES												
361	Power	0	0	0	0	0	0	0	0	0	0	0	0
362	Water/Sewer	0	0	0	0	0	0	0	0	0	0	0	0
363	Telephone/Toll	0	0	0	4,336	0	0	0	0	0	4,336	0	0
	TOTAL UTILITIES	\$0	\$0	\$0	\$4,336	\$0	\$0	\$0	\$0	\$0	\$4,336	\$0	\$0
450	CAPITAL OUTLAY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
	TOTAL APPROPRIATIONS	\$0	\$0	\$0	\$538,882	\$664,211	\$859,357	\$0	\$0	\$0	\$538,882	\$664,211	\$859,357
	1/ Chamorro Land Trust Operations Fund												
	FULL TIME EQUIVALENCIES (FTEs)												
	UNCLASSIFIED	0	0	0	1	0	0	0	0	0	1	0	0
	CLASSIFIED	0	0	0	11	7	7	0	0	0	11	7	7
	TOTAL FTEs	0.00	0.00	0.00	12.00	7.00	7.00	0.00	0.00	0.00	12.00	7.00	7.00

Government of Guam
Fiscal Year 2026
Budget Digest

Function: General Government
Department: Chamorro Land Trust Commission
Program: General Fund
ID: 25-4400 (Part of OFB Request)

AS400 Account Code	Appropriation Classification	GENERAL FUND 1/			SPECIAL FUND			FEDERAL MATCH			GRAND TOTAL (ALL FUNDS)		
		FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances (A + D + G)	FY 2025 Authorized Level (B + E + H)	FY 2026 Governor's Request (C + F + I)
	PERSONNEL SERVICES												
111	Regular Salaries/Increments/Special Pay	84,201	949,912	860,256	0	0	0	0	0	0	84,201	949,912	860,256
112	Overtime	0	0	0	0	0	0	0	0	0	0	0	0
113	Benefits	29,424	634,934	481,288	0	0	0	0	0	0	29,424	634,934	481,288
	TOTAL PERSONNEL SERVICES	\$113,625	\$1,604,846	\$1,321,544	\$0	\$0	\$0	\$0	\$0	\$0	\$113,625	\$1,604,846	\$1,321,544
	OPERATIONS												
220	TRAVEL - Off-Island/Local Mileage Reimburs.	0	0	0	0	0	0	0	0	0	0	0	0
230	CONTRACTUAL SERVICES	12,360	89,240	80,745	0	0	0	0	0	0	12,360	89,240	80,745
233	OFFICE SPACE RENTAL	124,390	211,500	74,587	0	0	0	0	0	0	124,390	211,500	74,587
240	SUPPLIES & MATERIALS	0	33,336	19,400	0	0	0	0	0	0	0	33,336	19,400
260	EQUIPMENT	0	0	0	0	0	0	0	0	0	0	0	0
270	WORKERS COMPENSATION	0	0	0	0	0	0	0	0	0	0	0	0
271	DRUG TESTING	0	500	0	0	0	0	0	0	0	0	500	0
280	SUB-RECIPIENT/SUBGRANT	0	0	0	0	0	0	0	0	0	0	0	0
280	MISCELLANEOUS	0	0	0	0	0	0	0	0	0	0	0	0
	TOTAL OPERATIONS	\$126,750	\$334,584	\$174,732	\$0	\$0	\$0	\$0	\$0	\$0	\$126,750	\$334,584	\$174,732
	UTILITIES												
361	Power	0	0	0	0	0	0	0	0	0	0	0	0
362	Water/Sewer	0	0	0	0	0	0	0	0	0	0	0	0
363	Telephone/Toll	0	5,000	5,000	0	0	0	0	0	0	0	5,000	5,000
	TOTAL UTILITIES	\$0	\$5,000	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000	\$5,000
450	CAPITAL OUTLAY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
	TOTAL APPROPRIATIONS	\$250,376	\$1,944,430	\$1,501,274	\$0	\$0	\$0	\$0	\$0	\$0	\$250,376	\$1,944,430	\$1,501,274
	1/ General Fund												
	PULL TIME EQUIVALENCES (FTEs)												
	UNCLASSIFIED	1	1	1	0	0	0	0	0	0	1	1	1
	CLASSIFIED	1	15	13	0	0	0	0	0	0	1	15	13
	TOTAL FTEs	2.00	16.00	14.00	0.00	0.00	0.00	0.00	0.00	0.00	2.00	16.00	14.00

FY2025 Authorized Level Breakdown
FY2025: \$824,864
FY2024: \$8,023

FY2023: \$687,317
FY2022: \$424,296

FY2026 Request:
FY2026: \$773,255
Prior FYs: \$728,019

Government of Guam
Fiscal Year 2026
Budget Digest

Function: General Government
Department: CHamoru Land Trust Commission
Program: CLTC Survey & Infrastructure Fund
669-26-4400 (Per OFB Request)

AS400 Account Code	Appropriation Classification	GENERAL FUND			SPECIAL FUND 1/			FEDERAL MATCH			GRAND TOTAL (ALL FUNDS)		
		FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances	FY 2025 Authorized Level	FY 2026 Governor's Request	FY 2024 Expenditures & Encumbrances (A + D + G)	FY 2025 Authorized Level (B + E + H)	FY 2026 Governor's Request (C + F + I)
	PERSONNEL SERVICES												
111	Regular Salaries/Increments/Special Pay:	0	0	0	0	0	0	0	0	0	0	0	0
112	Overtime:	0	0	0	0	0	0	0	0	0	0	0	0
113	Benefits:	0	0	0	0	0	0	0	0	0	0	0	0
	TOTAL PERSONNEL SERVICES	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
	OPERATIONS												
220	TRAVEL- Off-Island/Local Mileage Reimburs:	0	0	0	0	0	0	0	0	0	0	0	0
230	CONTRACTUAL SERVICES:	0	0	0	\$0	\$9,021,183	\$12,478	0	0	0	\$0	\$9,021,183	\$12,478
233	OFFICE SPACE RENTAL:	0	0	0	0	0	0	0	0	0	0	0	0
240	SUPPLIES & MATERIALS:	0	0	0	0	0	0	0	0	0	0	0	0
250	EQUIPMENT:	0	0	0	0	0	0	0	0	0	0	0	0
270	WORKERS COMPENSATION:	0	0	0	0	0	0	0	0	0	0	0	0
271	DRUG TESTING:	0	0	0	0	0	0	0	0	0	0	0	0
280	SUB-RECIPIENT/SUBGRANT:	0	0	0	0	0	0	0	0	0	0	0	0
290	MISCELLANEOUS:	0	0	0	0	0	0	0	0	0	0	0	0
	TOTAL OPERATIONS	\$0	\$0	\$0	\$50	\$9,021,183	\$12,478	\$0	\$0	\$0	\$50	\$9,021,183	\$12,478
	UTILITIES												
361	Power:	0	0	0	0	0	0	0	0	0	0	0	0
362	Water/ Sewer:	0	0	0	0	0	0	0	0	0	0	0	0
363	Telephone/ Toll:	0	0	0	0	0	0	0	0	0	0	0	0
	TOTAL UTILITIES	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
450	CAPITAL OUTLAY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
	TOTAL APPROPRIATIONS	\$0	\$0	\$0	\$50	\$9,021,183	\$12,478	\$0	\$0	\$0	\$50	\$9,021,183	\$12,478
	1/ CLTC Survey, Infrastructure & Development Fund												
	FULL TIME EQUIVALENCIES (FTEs)												
	UNCLASSIFIED	0	0	0	0	0	0	0	0	0	0	0	0
	CLASSIFIED	0	0	0	0	0	0	0	0	0	0	0	0
	TOTAL FTEs	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

Schedule A - Off-Island Travel

Department/Agency: CHamoru Land Trust Commission

Division: CHamoru Land Trust Commission

Program: CLTC Operations Fund

Purpose / Justification for Travel

N/A

Travel Date: _____ No. of Travelers: _____ 1/

Position Title of Traveler(s)	Air Fare	Per diem 2/	Registration	Total Cost
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -

Purpose / Justification for Travel

Travel Date: _____ No. of Travelers: _____ 1/

Position Title of Traveler(s)	Air Fare	Per diem 2/	Registration	Total Cost
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -

Purpose / Justification for Travel

Travel Date: _____ No. of Travelers: _____ 1/

Position Title of Traveler(s)	Air Fare	Per diem 2/	Registration	Total Cost
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -

1/ Provide justification for multiple travelers attending the same conference / training / etc.

2/ Rates must be consistent with Title 5 GCA, Div.2, Ch.23, §23104 and federal Joint Travel Regulations

Schedule A - Off-Island Travel

Department/Agency: CHamoru Land Trust Commission

Division: CHamoru Land Trust Commission

Program: CLTC Survey & Infrastructure Fund

Purpose / Justification for Travel				
N/A				
Travel Date: _____			No. of Travelers: _____ 1/	
Position Title of Traveler(s)	Air Fare	Per diem 2/	Registration	Total Cost
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -

Purpose / Justification for Travel				
Travel Date: _____			No. of Travelers: _____ 1/	
Position Title of Traveler(s)	Air Fare	Per diem 2/	Registration	Total Cost
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -

Purpose / Justification for Travel				
Travel Date: _____			No. of Travelers: _____ 1/	
Position Title of Traveler(s)	Air Fare	Per diem 2/	Registration	Total Cost
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -

1/ Provide justification for multiple travelers attending the same conference / training / etc.

2/ Rates must be consistent with Title 5 GCA, Div.2, Ch.23, §23104 and federal Joint Travel Regulations

Schedule B - Contractual

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ 45,325.00	\$ 46,733.00	\$ (1,408.00)
CLTC Survey, Infrastructure & Development Fund	0	\$0.00	\$ 12,478.00	\$9,021,183.00	\$ (9,008,705.00)
General Fund	0	\$0.00	\$ 80,745.00	\$ 39,145.00	\$ 41,600.00
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Contractual			\$ 138,548.00		

Schedule C - Supplies & Materials

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ -	\$ -	\$ -
CLTC Survey, Infrastructure & Development Fund	0	\$0.00	\$ -	\$ -	\$ -
General Fund	0	\$0.00	\$ 19,400.00	\$ 14,444.00	\$ 4,956.00
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Supplies & Materials			\$ 19,400.00		

Schedule D - Equipment

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ -	\$ -	\$ -
CLTC Survey, Infrastructure & Development Fund	0	\$0.00	\$ -	\$ -	\$ -
General Fund	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Equipment			\$ -		

Schedule E - Miscellaneous

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ 7,200.00	\$ 7,200.00	\$ -
CLTC Survey, Infrastructure & Development Fund	0	\$0.00	\$ -	\$ -	\$ -
General Fund	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Miscellaneous			\$ 7,200.00		

Schedule F - Capital Outlay

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ -	\$ -	\$ -
CLTC Survey, Infrastructure & Development Fund	0	\$0.00	\$ -	\$ -	\$ -
General Fund	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Capital Outlay			\$ -		

Schedule B - Contractual

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
Audit Services	1	\$39,400.00	\$ 38,000.00	\$ 37,400.00	\$ 600.00
Advertisements - 2x Monthly	0	\$0.00	\$ -	\$ -	\$ -
Advertisements - Miscellaneous	0	\$0.00	\$ -	\$ -	\$ -
Copier Services	0	\$0.00	\$ -	\$ -	\$ -
Quickbooks Renewal	1	\$7,325.00	\$ 7,325.00	\$ 7,000.00	\$ 325.00
Process Servers Renewal	0	\$0.00	\$ -	\$ -	\$ -
Active Directory	0	\$0.00	\$ -	\$ -	\$ -
Notary Renewal	0	\$0.00	\$ -	\$ -	\$ -
Postage Meter	0	\$0.00	\$ -	\$ -	\$ -
Vehicle Maintenance & Repairs	0	\$0.00	\$ -	\$ 2,333.00	\$ (2,333.00)
Total Contractual			\$ 45,325.00		

Schedule C - Supplies & Materials

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
Office Supplies	0	\$0.00	\$ -	\$ -	\$ -
Fuel	0	\$0.00	\$ -	\$ -	\$ -
Postage	0	\$0.00	\$ -	\$ -	\$ -
Sanitization Supplies	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Supplies & Materials			\$ -		

Schedule D - Equipment

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
N/A	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Equipment			\$ -		

Schedule E - Miscellaneous

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
Stipends, 6 mem @ \$50 x 2 mtg/mo = \$600	12	\$600.00	\$ 7,200.00	\$ 7,200.00	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Miscellaneous			\$ 7,200.00		

Schedule F - Capital Outlay

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Capital Outlay			\$ -		

Schedule B - Contractual

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/ Decrease
Survey Services	1	\$12,478.00	\$ 12,478.00	\$ 21,183.00	\$ 8,705.00
Installation of Infrastructure	0	\$0.00	\$ -	\$9,000,000.00	\$ 9,000,000.00
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Contractual			\$ 12,478.00		

Schedule C - Supplies & Materials

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/ Decrease
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Supplies & Materials			\$ -		

Schedule D - Equipment

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
Total Equipment			\$ -	\$ -	\$ -

Schedule E - Miscellaneous

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Miscellaneous			\$ -	\$ -	\$ -

Schedule F - Capital Outlay

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Capital Outlay			\$ -	\$ -	\$ -

Schedule B - Contractual

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
Advertisements - Board Meetings & Misc.	12	\$1,800.00	\$ 21,600.00	\$ 21,600.00	\$ -
Vehicle Maintenance & Repairs	1	\$7,500.00	\$ 7,500.00	\$ 7,500.00	\$ -
Copier Services	1	\$9,305.00	\$ 9,305.00	\$ 9,305.00	\$ -
Process Server Renewals	4	\$50.00	\$ 200.00	\$ 200.00	\$ -
Active Directory	1	\$540.00	\$ 540.00	\$ 540.00	\$ -
Notary Renewal	1	\$1,000.00	\$ 1,000.00	\$ 1,000.00	\$ -
Postage Meter	1	\$600.00	\$ 600.00	\$ 600.00	\$ -
Virtual Server Subscription	1	\$40,000.00	\$ 40,000.00	\$ 40,000.00	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Contractual			\$ 80,745.00		

Schedule C - Supplies & Materials

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
Office Supplies	12	\$500.00	\$ 6,000.00	\$ 4,644.00	\$ 1,356.00
Fuel	12	\$400.00	\$ 4,800.00	\$ 4,800.00	\$ -
Postage	1	\$5,000.00	\$ 5,000.00	\$ 5,000.00	\$ -
Sanitization Supplies	12	\$300.00	\$ 3,600.00	\$ 3,600.00	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Supplies & Materials			\$ 19,400.00		

Schedule D - Equipment

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
Total Equipment			\$ -	\$ -	\$ -

Schedule E - Miscellaneous

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Miscellaneous			\$ -	\$ -	\$ -

Schedule F - Capital Outlay

Item	Quantity	Unit Price	FY 2026 Request	FY 2025 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
Total Capital Outlay			\$ -	\$ -	\$ -

FUNCTIONAL AREA: GENERAL GOVERNMENT
 DEPARTMENT/AGENCY: CHAMORRO LAND TRUST COMMISSION
 PROGRAM: SUMMARY (PROPOSED)
 FUND: CHAMORRO LAND TRUST OPERATIONS FUND & GENERAL FUND

No.	Input by Department										Input by Department										
	(A)	(B)	(C)	(D)	(E)	(F)	(G)	(H)		(I)	(J)	(K)	(L)	(M)	(N)	(O)	(P)		(Q)	(R)	(S)
	Position Number	Position Title	Name of Incumbent	Grade/ Step	Salary	Overtime	Special*	Date	Amount	(E+F+G+I)	Subtotal	Retirement (J * 34.80% / 2)	Retiree (DBI) (\$19.01 * 26PP) / 2	Social Security (6.2% * J)	Medicare (1.45% * J)	Life M	Medical (Premium)	Dental (Premium)	Total Benefits (K thru Q)	(J + R)	TOTAL
1	----	CLTC OPS FUND	----	----	433,482	0	0	----	5,530	439,012	152,776	3,465	0	6,366	1,309	65,724	2,767	232,407	671,419		
2																					
3																					
4	----	GENERAL FUND	----	----																	
5	----	FY2026	----	----	383,695	0	0	----	4,842	388,537	135,211	3,465	0	5,634	1,309	56,335	3,032	204,986	593,522		
6	----	FY22, 23, 24, & 25	----	----	471,719	0	0	----	0	471,719	164,158	4,455	0	6,840	1,685	74,790	4,374	256,300	728,035		
7		Total			855,414	0	0	----	4,942	860,256	299,369	7,920	0	12,474	2,992	131,125	7,406	461,286	1,321,542		
8																					
9																					
10																					
11																					
12																					
13																					
14																					
15																					
16																					
17																					
18																					
19																					
20																					
			ROUND UP	----	\$1,288,896	\$0	\$0	----	\$10,372	\$1,299,268	\$452,145	\$11,385	\$0	\$18,839	\$4,301	\$196,649	\$10,173	\$693,693	\$1,992,961		

* Night Differential / Hazardous / Worker's Compensation / etc.
 1/ Indicate "LTA" or "Temp." next to Position Title (where applicable).
 2/ FY 2026 (Proposed) GovGuam contribution rate of 34.80% for the Government of Guam Retirement is subject to change.
 3/ FY 2026 (Proposed) GovGuam contribution rate of \$19.01 (bi-weekly) for DBI is subject to change.
 4/ FY 2026 (Proposed) GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

FUNCTIONAL AREA: GENERAL GOVERNMENT
 DEPARTMENT/AGENCY: CHAMORRO LAND TRUST COMMISSION
 PROGRAM: CHAMORRO LAND TRUST COMMISSION
 FUND: CHAMORRO LAND TRUST OPERATIONS

REF: 2021-2022 BUDGET (per HRB Report)

Input by Department														Input by Department							
No	Position Number	Position Title /	Year of Incumbent	Grade Step	Salary	Effective	Special?	Increment		Subtotal	Benefits							Total Benefits	C.B. + M.I.		
								Rate	amt		Retirement	Retiree (DII)	Social Security	Medicare	Life	Medical Premium	Dental Premium			Life Insurance	FCIA
1	CLTC 001	Land Agent II	Christy Marie S.	GS-09	\$55,029	01/01/2024	01	0.00	0.00	\$55,029	\$18,693	\$18,693	\$495	\$0	\$417	\$187	\$0	\$6,512	\$6,512	\$66.2	
2	CLTC 002	Land Agent I	Taina Lydia F.	GS-08	\$6,429	09/2024	01	0.00	0.00	\$6,429	\$2,042	\$2,042	\$495	\$0	\$373	\$187	\$0	\$2,997	\$2,997	\$30.1	
3	CLTC 003	Planner II	Carson Pierre J.	GS-11	\$10,436	08/2024	01	0.00	0.00	\$10,436	\$3,275	\$3,275	\$495	\$0	\$304	\$187	\$0	\$3,951	\$3,951	\$40.6	
4	CLTC 004	Land Agent III	Ray Romeo W.	GS-07	\$2,163	11/2019	01	0.00	0.00	\$2,163	\$673	\$673	\$495	\$0	\$514	\$187	\$0	\$1,769	\$1,769	\$18.0	
5	CLTC 005	Program Coordinator IV	Eric Joseph B. Jr.	GS-08	\$6,500	07/2026	01	0.00	0.00	\$6,500	\$2,016	\$2,016	\$495	\$0	\$167	\$187	\$0	\$2,765	\$2,765	\$28.3	
6	CLTC 006	Land Agent II	David Jerome S.	GS-09	\$6,800	07/2026	01	0.00	0.00	\$6,800	\$2,112	\$2,112	\$495	\$0	\$171	\$187	\$0	\$2,865	\$2,865	\$29.4	
7	CLTC 007	Land Agent II	Changshui James A.	GS-09	\$6,795	11/2024	01	0.00	0.00	\$6,795	\$2,110	\$2,110	\$495	\$0	\$167	\$187	\$0	\$2,859	\$2,859	\$29.3	
8					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
9	CLTC 007	Land Agent III	VACANT	GS-09	\$6,800	0	0	0	0	\$6,800	\$2,112	\$2,112	\$495	\$0	\$171	\$187	\$0	\$2,865	\$2,865	\$29.4	
10	CLTC 008	Land Agent III	VACANT	GS-09	\$6,800	0	0	0	0	\$6,800	\$2,112	\$2,112	\$495	\$0	\$171	\$187	\$0	\$2,865	\$2,865	\$29.4	
11	CLTC 009	Land Agent III	VACANT	GS-09	\$6,800	0	0	0	0	\$6,800	\$2,112	\$2,112	\$495	\$0	\$171	\$187	\$0	\$2,865	\$2,865	\$29.4	
12					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
13					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
14					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
15					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
16					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
17					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
18					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
19					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
20					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
21					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
22					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
23					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
24					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
25					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
Grand Total					\$411,402		\$1	\$8		\$411,402	\$127,734	\$127,734	\$3,461	\$0	\$2,764	\$1,187	\$0	\$16,718	\$17,769	\$212,402	\$212.4

* Night Differential / Hazardous / Worker's Compensation / etc.
 † Indicate "(I.T.A)" or "(Temp.)" next to Position Title (where applicable).
 ‡ FY 2026 (Proposed) GovGuam contribution rate of 34.80% for the Government of Guam Retirement is subject to change.
 ‣ FY 2026 (Proposed) GovGuam contribution rate of \$19.01 (hr/week) for DII is subject to change.
 ․ FY 2026 (Proposed) GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

Recruitment in CLTC-007, 008, & 009 will be departmental.

Special Pay Categories												
No.	Position Number	Position Title	Name of Incumbent	Holds Pay	Night Differential			Standby		Shift	Total	Total
					15%	10%	8%	1.5	1.5			
1	C1 TC-002	Land Agent II	Norm, Shanna Marie S.	0	0	0	0	0	0	0	0	0
2	C1 TC-040	Land Agent I	Talen, Linda F	0	0	0	0	0	0	0	0	0
3	C1 TC-050	Planner II	Caplan, Pierce J.	0	0	0	0	0	0	0	0	0
4	C1 TC-031	Land Agent III	Ray, Glenn R	0	0	0	0	0	0	0	0	0
5	C1 TC-004	Program Coordinator IV	Cruz, Joseph B Jr	0	0	0	0	0	0	0	0	0
6	C1 TC-000	Land Agent II	DeSoto, Jessica S	0	0	0	0	0	0	0	0	0
7	C1 TC-1075	Land Agent III	Charguach, Fred A	0	0	0	0	0	0	0	0	0
8	0	0	0	0	0	0	0	0	0	0	0	0
9	C1 TC-097	Land Agent III	VACANT	0	0	0	0	0	0	0	0	0
10	C1 TC-096	Land Agent III	VACANT	0	0	0	0	0	0	0	0	0
11	C1 TC-099	Land Agent III	VACANT	0	0	0	0	0	0	0	0	0
12	0	0	0	0	0	0	0	0	0	0	0	0
13	0	0	0	0	0	0	0	0	0	0	0	0
14	0	0	0	0	0	0	0	0	0	0	0	0
15	0	0	0	0	0	0	0	0	0	0	0	0
16	0	0	0	0	0	0	0	0	0	0	0	0
17	0	0	0	0	0	0	0	0	0	0	0	0
18	0	0	0	0	0	0	0	0	0	0	0	0
19	0	0	0	0	0	0	0	0	0	0	0	0
20	0	0	0	0	0	0	0	0	0	0	0	0
21	0	0	0	0	0	0	0	0	0	0	0	0
22	0	0	0	0	0	0	0	0	0	0	0	0
23	0	0	0	0	0	0	0	0	0	0	0	0
24	0	0	0	0	0	0	0	0	0	0	0	0
25	0	0	0	0	0	0	0	0	0	0	0	0
Grand Total				0	0	0	0	0	0	0	0	0

- u 10% of reg. rate, applicable from 10:00 a.m. employee must work 1 hour consecutive after 8pm for a minimum of the pay
- v Applies to law enforcement personnel
- w Applies to solid waste employees
- x 1 1/2 of reg. rate of pay from 12:00 hours to 12 midnight hours
- y 1 1/2 of reg. rate of pay on shift work exceeding 8 hours
- z Applicable only to CDD ambulances service personnel. 15% of reg. rate of pay

FUNCTIONAL AREA

GENERAL GOVERNMENT

DEPARTMENT/AGENCY

CHAMORU LAND TRUST COMMISSION

PROGRAM

CHAMORU LAND TRUST COMMISSION

FUND

GENERAL FUND

4/1/2025 1:00:26 AM 489491 (per HR Request)

Input by Department										Input by Department										
No	Position Number	Position Title	Name of Incumbent	Grade Step	Salary	Overtime	Special	Increment		Subtotal	Benefits					Medical Premium	Dental Premium	Total Benefits (including O/S)	TOTAL	
								Date	Rate		Retirement (1.5% * 80% * 2)	Retire (DB) (\$19.00 * 240 P/yr)	Social Security (6.2% * 2)	Medical (1.25% * 2)	Tota					
1	CI TC 001	DC Administration Director	VACANT	1 P-11	11,406	50	50	N/A	50	511,406	5,996.70	5,495	50	58.65	5,157	5,158	5,653	516,809	1162,823	
2	CI TC 002	Records Management Officer	Andrew, Albert S. Jr	2A-00	15,983	0	0	11/08/2025	0	1,318	39,229	13,852	495	0	748	187	4,801	542	29,046	39,229
3	CI TC 021	Lead Agent Supervisor	VACANT	5A-00	44,936	0	0		0	5,619	50,555	28,111	495	0	796	187	5,100	586	29,388	64,564
4	CI TC 026	Program Coordinator II	Tom, Dexter Lee H.	3A-02	32,940	0	0	11/08/2025	1,091	44,031	15,862	498	0	664	187	4,801	542	21,951	66,061	
5	CI TC 060	Program Coordinator II	James, James	3A-00	34,126	0	0	10/22/2025	2,015	66,141	23,928	495	0	916	187	11,491	614	36,188	104,717	
6	CI TC 062	Lead Agent I	VACANT	1B-01	34,898	0	0		0	36,898	12,140	495	0	506	187	5,518	486	23,124	57,019	
7	CI TC 056	Lead Agent I	VACANT	1B-01	34,898	0	0		0	34,898	12,140	495	0	506	187	5,518	486	22,324	57,018	
8					0	0	0		0	0	0	0	0	0	0	0	0	0	0	
9		Total FY 2026 Request			483,495	0	0		0	6,942	506,510	155,211	2,263	0	3,494	1,399	56,516	1,632	264,966	661,525
10					0	0	0		0	0	0	0	0	0	0	0	0	0	0	
11	CI TC 006	Property Site Manager	VACANT	0A-01	66,875	0	0		0	66,875	21,145	495	0	88	187	8,148	686	31,545	97,420	
12	CI TC 006	Administrative Officer	VACANT	2A-01	25,242	0	0		0	15,262	6,751	495	0	616	187	8,100	686	25,885	21,141	
13	CI TC 003	Chief of Operations	VACANT	5C-00	86,866	0	0		0	86,866	36,898	495	0	1,254	187	8,538	686	48,822	137,288	
14	CI TC 006	Planner II	VACANT	0A-01	26,975	0	0		0	26,975	21,145	495	0	88	187	8,538	686	31,245	61,220	
15	CI TC 004	Lead Administrator I	VACANT	1A-01	32,895	0	0		0	34,895	12,140	495	0	506	187	5,518	486	22,124	57,019	
16	CI TC 005	Lead Administrator II	VACANT	1A-01	35,262	0	0		0	45,262	6,751	495	0	616	187	8,100	686	25,885	71,147	
17	CI TC 007	Administrative Assistant	VACANT	1A-01	32,911	0	0		0	32,911	15,854	495	0	507	187	2,718	686	23,221	64,134	
18	CI TC 001	Accountant I	VACANT	1A-01	41,242	0	0		0	45,242	15,711	495	0	616	187	8,100	686	25,885	71,141	
19	CI TC 002	Accountant III	VACANT	5A-01	14,918	0	0		0	14,918	15,111	495	0	796	187	8,100	686	29,388	34,304	
20					0	0	0		0	0	0	0	0	0	0	0	0	0	0	
21		Total Prior Year App			471,719	0	0		0	471,719	164,818	2,495	0	6,049	1,683	54,790	6,574	256,980	728,819	
22					0	0	0		0	0	0	0	0	0	0	0	0	0	0	
23					0	0	0		0	0	0	0	0	0	0	0	0	0	0	
24					0	0	0		0	0	0	0	0	0	0	0	0	0	0	
25					0	0	0		0	0	0	0	0	0	0	0	0	0	0	
		Grand Total			561,214	18	50		0	64,842	626,056	679,749	1,510	0	11,478	62,942	11,712	397,284	1,121,541	

* Night Differential / Hazardous / Worker's Compensation, etc.
 1) Indicate "(LTA)" or "(Temp)" next to Position Title (where applicable)
 2) FY 2026 (Proposed) Gov/Comm contribution rate of 34.80% for the Government of Guam Retirement is subject to change
 3) FY 2026 (Proposed) Gov/Comm contribution rate of \$19.01 (bi-weekly) for DB/RS subject to change.
 4) FY 2026 (Proposed) Gov/Comm contribution rate of \$187 (per annum) for Life Insurance is subject to change.

Positions Listed from 10 to 18 will be funded through the authorization to utilize unexpended appropriations from previous fiscal years.

Input by Department														
No.	Position Number	Position Title	Name of Incumbent	Division	Special Pay Categories									
					Night Differential	Hazard	Hazard	None/Number	None/Pay	EMT	Subtotal			
												10%	15%	20%
1	C11C-001	IC - Administrative Director	VACANT	10	0	0	0	0	0	0	0	0	0	
2	C11C-002	Records Management Officer	Federn, Allan D. Jr.	11	0	0	0	0	0	0	0	0	0	
3	C11C-003	Land Agent Supervisor	VACANT	11	0	0	0	0	0	0	0	0	0	
4	C11C-006	Program Coordinator I	San, Dexter Lee B.	11	0	0	0	0	0	0	0	0	0	
5	C11C-009	Program Coordinator II	Evans, James	11	0	0	0	0	0	0	0	0	0	
6	C11C-042	Land Agent I	VACANT	11	0	0	0	0	0	0	0	0	0	
7	C11C-056	Land Agent I	VACANT	11	0	0	0	0	0	0	0	0	0	
8	0	0	0	11	0	0	0	0	0	0	0	0	0	
9	0	0	0	11	0	0	0	0	0	0	0	0	0	
10	0	0	0	11	0	0	0	0	0	0	0	0	0	
11	C11C-056	Property Site Manager	VACANT	11	0	0	0	0	0	0	0	0	0	
12	C11C-056	Administrative Officer	VACANT	11	0	0	0	0	0	0	0	0	0	
13	C11C-093	Chief of Operations	VACANT	11	0	0	0	0	0	0	0	0	0	
14	C11C-096	Planner IV	VACANT	11	0	0	0	0	0	0	0	0	0	
15	C11C-094	Land Abstractor I	VACANT	11	0	0	0	0	0	0	0	0	0	
16	C11C-095	Land Abstractor II	VACANT	11	0	0	0	0	0	0	0	0	0	
17	C11C-097	Administrative Assistant	VACANT	11	0	0	0	0	0	0	0	0	0	
18	C11C-091	Accountant I	VACANT	11	0	0	0	0	0	0	0	0	0	
19	C11C-092	Accountant III	VACANT	11	0	0	0	0	0	0	0	0	0	
20	0	0	0	11	0	0	0	0	0	0	0	0	0	
21	0	0	0	11	0	0	0	0	0	0	0	0	0	
22	0	0	0	11	0	0	0	0	0	0	0	0	0	
23	0	0	0	11	0	0	0	0	0	0	0	0	0	
24	0	0	0	11	0	0	0	0	0	0	0	0	0	
25	0	0	0	11	0	0	0	0	0	0	0	0	0	
Grand Total				11	0	0	0	0	0	0	0	0	0	0

- 11 80% of reg. rate, applicable from 4pm-8pm; employees must work 4 hours consecutive after 4pm for eligibility of the pay
- 21 Applies to law enforcement personnel
- 31 Applies to solid waste employees
- 41 1 1/2 of reg. rate of pay from 12am-6am; in TE midnight double
- 51 1 1/2 of reg. rate of pay on duty work exceeding 8 hours
- 61 Applicable only to (EM) ambulances services performed 25% of reg. rate of pay

FUNCTIONAL AREA: GENERAL GOVERNMENT
 DEPARTMENT(AGENCY): CHAMORRO LAND TRUST COMMISSION
 PROGRAM: SUMMARY (CURRENT)
 FUND: CHAMORRO LAND TRUST OPERATIONS FUND / GENERAL FUND

Input by Department										Input by Department									
(A)	(B)	(C)	(D)	(E)	(F)	(G)	(H)		(I)	(J)	(K)	(L)	(M)	(N)	(O)	(P)	(Q)	(R)	(S)
No.	Position Number	Position Title	Name of Incumbent	Grade/ Step	Salary	Overtime	Special*	Increment		Subtotal	Retirement (J * 30.77%)	Retire (DDI) (\$19.01*26*P)	Social Security (6.2% * J)	Medicare (1.45% * J)	Life	Medical (Premium)	Dental (Premium)	Total Benefit (K thru Q)	(J + R)
								Date	Amt.										
1																			
2	----	CLTC OPS FUND	----	----	411,784	0	0	----	2,935	414,719	127,609	3,465	0	6,013	1,309	65,722	2,762	206,880	621,599
3	----	GENERAL FUND	----	----	383,695	0	0	----	0	383,695	118,063	3,465	0	5,564	1,309	61,477	2,402	192,280	575,975
4	----	GENERAL FUND FY22 & FY23	----	----	471,719	0	0	----	0	471,719	145,148	4,455	0	6,840	1,683	86,364	2,961	247,451	719,170
5	----	CLTC - LTA Positions per P.L. 32-383	----	----	34,866	0	0	----	0	34,866	10,734	495	0	506	187	11,191	653	23,766	58,652
6																			
7																			
8																			
9																			
10																			
11																			
12																			
13																			
14																			
15																			
16																			
17																			
18																			
19																			
20																			
			Grand Total	----	\$1,302,064	50	0	----	\$2,935	\$1,305,019	\$401,554	\$13,980	\$0	\$18,921	\$4,408	\$224,754	\$8,778	\$670,378	\$1,975,397

* Night Differential / Hazardous / Workers Compensation / etc.
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).
 2/ FY 2025 GovGuam contribution rate of 30.77% for the Government of Guam Retirement is subject to change.
 3/ FY 2025 GovGuam contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.
 4/ FY 2025 GovGuam contribution rate of \$18 (per annum) for Life Insurance is subject to change.

FUNCTIONAL AREA: GENERAL GOVERNMENT
 DEPARTMENT/AGENCY: CHAMORRO LAND TRUST COMMISSION
 PROGRAM: CHAMORRO LAND TRUST COMMISSION
 FUND: CHAMORRO LAND TRUST OPERATIONS

6/11/2025 4:25 PM per HR Request

Input by Department										Input by Department									
No.	Program Number	Position Title	Name of Incumbent	Grade	Salary	Hourly Rate	Step	Description		F + G + H	Retirement (J = 10.77%)	Health (DDI) (\$19.01+26PP)	Social Security (K = 2% + J)	Benefits			Total Benefits (L + M + N + O)	Total Compensation (P + Q)	
								Start	End					Life	Medical (1.45% + J)	Life			Medical Premium
1	CLTC-002	Land Agent II	Carson, Roberto Nolasco	N-09	\$15,049	\$0	0	1-16/2020	0	\$0	\$19,010	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$19,010
2	CLTC-003	Land Agent I	Falco, Lydia I	L-08	\$12,991	\$0	0	3/1/2017	0	\$0	\$14,100	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$14,100
3	CLTC-004	Planner II	Falco, Patricia	L-12	\$18,416	\$0	0	8/1/2020	0	\$0	\$21,975	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$21,975
4	CLTC-012	Land Agent III	Fan, Diana K	M-07	\$12,181	\$0	0	3/1/2020	0	\$0	\$13,130	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$13,130
5	CLTC-050	Program Coordinator III	Chen, Joseph B Jr	L-13	\$20,895	\$0	0	1-1/2025	1-1-1	\$0	\$23,971	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$23,971
6	CLTC-090	Land Agent III	David, James S	N-08	\$10,750	\$0	0	8/1/2024	2-1	\$0	\$12,525	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12,525
7	CLTC-1075	Land Agent III	Changmuel, Edwin A	N-08	\$10,750	\$0	0	11/6/2020	0	\$0	\$12,470	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12,470
8																			
9																			
10																			
11																			
12																			
13																			
14																			
15																			
16																			
17																			
18																			
19																			
20																			
21																			
22																			
23																			
24																			
25																			
Grand Total					\$411,784	\$0	0		12,937	\$414,721	\$177,809	\$1,407	\$0	\$1,407	\$1,407	\$0	\$0	\$0	\$1,407

1) Night Differential / Hazardous / Worker's Compensation Fee
 2) Indicate "D.T.A." or "Temp." next to Position Title (where applicable).
 3) FY 2025 Civilian contribution rate of 10.77% for the Government of Guam Retirement is subject to change.
 4) FY 2025 Civilian contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.
 5) FY 2025 Civilian contribution rate of \$187 (per annum) for Life Insurance is subject to change.

Input By Department												
Special Pay Categories												
No.	Position Number	Position Title	Name of Employee	(Dollars) Pay	(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)
					Night Differential	Hazard	Nurse/Nurse Practitioner	Nurse	EMT	Other		
					10%	20%	30%	40%	50%	60%	70%	80%
1	CLTC 002	Lead Agent II	Carroll, Thomas Marie S.	00	50	00	00	50	50	50	50	50
2	CLTC 030	Lead Agent I	Talbot, Julia F.	00	00	00	00	00	00	00	00	00
3	CLTC 040	Planner II	Walker, Peter J.	00	00	00	00	00	00	00	00	00
4	CLTC 012	Lead Agent III	Pay, Glenn H.	00	00	00	00	00	00	00	00	00
5	CLTC 088	Program Contributor I*	Cost, Joseph D. Jr.	00	00	00	00	00	00	00	00	00
6	CLTC 090	Lead Agent II	David, Jessica H.	00	00	00	00	00	00	00	00	00
7	CLTC 025	Lead Agent II	Harquardt, Glenn A.	00	00	00	00	00	00	00	00	00
8	0	0	0	00	00	00	00	00	00	00	00	00
9	CLTC 094	Lead Agent III	VACANT	00	00	00	00	00	00	00	00	00
10	CLTC 092	Lead Agent III	VACANT	00	00	00	00	00	00	00	00	00
11	CLTC 050	Lead Processing Specialist II	VACANT (Michele Chapman, E.)	00	00	00	00	00	00	00	00	00
12	0	0	0	00	00	00	00	00	00	00	00	00
13	0	0	0	00	00	00	00	00	00	00	00	00
14	0	0	0	00	00	00	00	00	00	00	00	00
15	0	0	0	00	00	00	00	00	00	00	00	00
16	0	0	0	00	00	00	00	00	00	00	00	00
17	0	0	0	00	00	00	00	00	00	00	00	00
18	0	0	0	00	00	00	00	00	00	00	00	00
19	0	0	0	00	00	00	00	00	00	00	00	00
20	0	0	0	00	00	00	00	00	00	00	00	00
21	0	0	0	00	00	00	00	00	00	00	00	00
22	0	0	0	00	00	00	00	00	00	00	00	00
23	0	0	0	00	00	00	00	00	00	00	00	00
24	0	0	0	00	00	00	00	00	00	00	00	00
25	0	0	0	00	00	00	00	00	00	00	00	00
Grand Total:				00	50	00	00	50	50	50	50	50

- 11 10% of reg. rate, applicable to no more than 5 hours; employer could elect a lower rate for overtime after April 1st for months of the pay.
- 22 Applies to law enforcement personnel
- 33 Applies to police under employment
- 44 15% of reg. rate of pay - from 8:00 a.m. to 12:00 a.m. Monday
- 55 15% of reg. rate of pay on days work exceeding 8 hours
- 66 Applicable only to CLE's ambulatory services personnel, 15% of reg. rate of pay

FUNCTIONAL AREA: GENERAL GOVERNMENT
 DEPARTMENT/AGENCY: CHAMORU LAND TRUST COMMISSION
 PROGRAM: CHAMORU LAND TRUST COMMISSION
 FUND: GENERAL FUND

6/10/2025 9:00 AM - 4/26/2025 per DBR Report

Input 3: Expectations											Output: Expectations										
No.	Position Number	Position Title II	Name of incumbent	Grade / Step	Salary	Overtime	Special	Increment		10/12/25	10/12/25	10/12/25	10/12/25	10/12/25	10/12/25	10/12/25	10/12/25	10/12/25	10/12/25	10/12/25	
								Rate	Rate												
1	CLTC-089	CC Administrative Director	VACANT	SP-22	114,918	50	50	N/A	50	114,918	15,405	1,495	90	51,655	14,897	59,796	3,329	67,561	1,164,319		
2	CLTC-032	Records Management Officer	Kedrick, Albert S. Jr.	PS-01	77,913	0	0	10/12/2025	0	77,913	11,666	495	0	550	481	6,905	541	19,816	55,952		
3	CLTC-071	Land Agent Supervisor	VACANT	PS-01	54,918	0	0		0	54,918	16,898	495	0	396	457	9,516	129	18,502	81,228		
4	CLTC-076	Program Coordinator I	Tim, Devine Lee II	NS-02	42,930	0	0	10/12/2025	0	42,930	17,285	495	0	625	187	6,900	141	19,816	61,599		
5	CLTC-099	Program Coordinator II	James, Jason	NS-06	65,136	0	0	10/12/2025	0	65,136	19,715	495	0	910	681	15,691	481	16,221	98,179		
6	CLTC-042	Land Agent I	VACANT	PS-01	54,918	0	0		0	54,918	16,734	495	0	596	487	9,516	129	21,847	56,114		
7	CLTC-056	Land Agent I	VACANT	PS-01	54,918	0	0		0	54,918	16,734	495	0	596	487	9,516	129	21,847	56,114		
8									0	0	0	0	0	0	0	0	0	0	0		
9									0	0	0	0	0	0	0	0	0	0	0		
10									0	0	0	0	0	0	0	0	0	0	0		
11									0	0	0	0	0	0	0	0	0	0	0		
12									0	0	0	0	0	0	0	0	0	0	0		
13									0	0	0	0	0	0	0	0	0	0	0		
14									0	0	0	0	0	0	0	0	0	0	0		
15									0	0	0	0	0	0	0	0	0	0	0		
16									0	0	0	0	0	0	0	0	0	0	0		
17									0	0	0	0	0	0	0	0	0	0	0		
18									0	0	0	0	0	0	0	0	0	0	0		
19									0	0	0	0	0	0	0	0	0	0	0		
20									0	0	0	0	0	0	0	0	0	0	0		
21									0	0	0	0	0	0	0	0	0	0	0		
22									0	0	0	0	0	0	0	0	0	0	0		
23									0	0	0	0	0	0	0	0	0	0	0		
24									0	0	0	0	0	0	0	0	0	0	0		
25									0	0	0	0	0	0	0	0	0	0	0		
Grand Total					545,997	0	0		0	545,997	119,961	9,746	0	15,564	17,909	163,477	11,882	197,288	975,935		

* Night Differential / Hazardous / Worker's Compensation, etc.
 // Indicate "CLTA" or "Temp." next to Position Title (where applicable).
 2/ FY 2025 GovGuam contribution rate of 30.77% for the Government of Guam Retirement is subject to change
 3/ FY 2025 GovGuam contribution rate of \$19.01 (bi-weekly) for INDI is subject to change
 4/ FY 2025 GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change

Reassignment of CLTC-042, CLTC-056, & CLTC-073 pending interview and selection.

Department													
Special Pay Categories													
No.	Position Number	Position Title	Name of Incumbent	Holders Pay	Night Differential Pay		Hazard		Nurse Holiday		FME		Total
					10%	15%	10%	15%	1.1	1.5	15%		
1	CLTC-001	U.C. - Administration Director	VACANT	50	10	15	10	15	10	15	15	50	50
2	CLTC-032	Rewards Management Officer	Feders, Albert S. Jr	0	0	0	0	0	0	0	0	0	0
3	CLTC-073	Land Agent Supervisor	VACANT	0	0	0	0	0	0	0	0	0	0
4	CLTC-076	Program Coordinator I	Tom, Foster Lee D.	0	0	0	0	0	0	0	0	0	0
5	CLTC-080	Program Coordinator II	Rosen, James	0	0	0	0	0	0	0	0	0	0
6	CLTC-042	Land Agent I	VACANT	0	0	0	0	0	0	0	0	0	0
7	CLTC-056	Land Agent I	VACANT	0	0	0	0	0	0	0	0	0	0
8	0	U	0	0	0	0	0	0	0	0	0	0	0
9	0	0	0	0	0	0	0	0	0	0	0	0	0
10	0	0	0	0	0	0	0	0	0	0	0	0	0
11	0	U	0	0	0	0	0	0	0	0	0	0	0
12	0	U	0	0	0	0	0	0	0	0	0	0	0
13	0	U	0	0	0	0	0	0	0	0	0	0	0
14	0	U	0	0	0	0	0	0	0	0	0	0	0
15	0	U	0	0	0	0	0	0	0	0	0	0	0
16	0	0	0	0	0	0	0	0	0	0	0	0	0
17	U	U	0	0	0	0	0	0	0	0	0	0	0
18	U	U	0	0	0	0	0	0	0	0	0	0	0
19	U	U	0	0	0	0	0	0	0	0	0	0	0
20	U	U	0	0	0	0	0	0	0	0	0	0	0
21	U	U	0	0	0	0	0	0	0	0	0	0	0
22	U	U	0	0	0	0	0	0	0	0	0	0	0
23	U	U	0	0	0	0	0	0	0	0	0	0	0
24	U	U	0	0	0	0	0	0	0	0	0	0	0
25	U	U	0	0	0	0	0	0	0	0	0	0	0
Grand Total				50	50	50	50	50	50	50	50	50	50

- 11 10% of reg. rate, applicable from open base, employees must work 8 hours consecutive after open for establishment of the pay.
- 12 Applies to law enforcement personnel
- 13 Applies to union white employees
- 14 1% of reg. rate of pay from 22am to 2am on 12 months/yr Sundays
- 15 1% of reg. rate of pay on class work exceeding 8 hours
- 16 Applicable only to 6172 ambulances services personnel. 15% of reg. rate of pay.

Deposits Department												
No.	Position Number	Position Title	Name of Transactor	Subclass Pay	Special Pay Categories							Subtotal
					10%	10%	10%	15%	15%	15%	15%	
					10%	10%	10%	15%	15%	15%	15%	
1	CL7L-001	Administrative Director	VACANT	50	50	50	50	50	50	50	50	50
2	CL7C-012	Records Management Officer	Johnson, Albert S. Jr	8	8	8	8	8	8	8	8	8
3	CL7C-071	Lead Agent Supervisor	VACANT	8	8	8	8	8	8	8	8	8
4	CL7L-076	Program Coordinator	Van, David Lee B	8	8	8	8	8	8	8	8	8
5	CL7L-089	Program Coordinator	Lover, James	8	8	8	8	8	8	8	8	8
6	CL7L-042	Lead Agent	VACANT	0	0	0	0	0	0	0	0	0
7	CL7L-056	Lead Agent	VACANT	0	0	0	0	0	0	0	0	0
8	8	8	8	8	8	8	8	8	8	8	8	8
9	8	8	8	8	8	8	8	8	8	8	8	8
10	8	8	8	8	8	8	8	8	8	8	8	8
11	8	8	8	8	8	8	8	8	8	8	8	8
12	8	8	8	8	8	8	8	8	8	8	8	8
13	8	8	8	8	8	8	8	8	8	8	8	8
14	8	8	8	8	8	8	8	8	8	8	8	8
15	8	8	8	8	8	8	8	8	8	8	8	8
16	8	8	8	8	8	8	8	8	8	8	8	8
17	8	8	8	8	8	8	8	8	8	8	8	8
18	8	8	8	8	8	8	8	8	8	8	8	8
19	8	8	8	8	8	8	8	8	8	8	8	8
20	8	8	8	8	8	8	8	8	8	8	8	8
21	8	8	8	8	8	8	8	8	8	8	8	8
22	8	8	8	8	8	8	8	8	8	8	8	8
23	8	8	8	8	8	8	8	8	8	8	8	8
24	8	8	8	8	8	8	8	8	8	8	8	8
25	8	8	8	8	8	8	8	8	8	8	8	8
			Grand Total	50	50	50	50	50	50	50	50	50

- 10% of reg. rate applicable from turn turn, consecutive turn work 4 hours consecutive after 4pm for maintenance of the job.
- 11% applies to law enforcement personnel
- 12% applies to solid waste employees
- 13% of reg. rate of pay from 12 midnight to 5:00 a.m.
- 14% of reg. rate of pay on days with recurring 8 hours
- 15% applicable only to 1710 nonunion service personnel 15% of reg. rate of pay

FUNCTIONAL AREA

GENERAL GOVERNMENT

DEPARTMENT/AGENCY

CHAMORRO LAND TRUST COMMISSION

PROGRAM

CFE LIMITED TERM APPOINTMENTS PER P.L. 32-081

FUND

CHAMORRO LAND TRUST OPERATIONS

6/1/2025 08:44:25-09:01:01 per 2025 Request

Employee Information													Input By Department									
No.	Position Number	Position Title ID	Name of Employee	Grade Step	Salary	Incentive	Special ¹	Vacation		Sick Leave	Total	Retirement (1) * 50.77%	Hiree (DDB) (2) * 12.00%	Social Security (66.2% * 2)	Medicare (1.45% * 2)	Life (3)	Medical (4)	Dental (5)	Total Benefits (6) * 100%	Total Salary	Total	
								Days	Hours													
1	41 FC 080	Land Agent III (BA)	ALAN CHAMORRO	13-01	\$14,000	0%	0%	10	0	10	\$14,000	\$18,700	\$295	10	1000	1000	\$11,000	\$650	\$650	\$27,200	\$28,600	\$46,800
2	41 FC 082	Engineering Technician II (DP)	VACANT (41) (P. Adams, J.)	13-01	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3	41 FC 083	Engineering Technician II (DP)	VACANT	13-01	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4	41 FC 084	Surveyor Support	VACANT	13-01	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5	41 FC 085	Surveyor Support	VACANT	13-01	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6	41 FC 085	Liability Clerk II	VACANT (41) (P. Magoon, L.)	13-01	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
9					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
12					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
13					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
14					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
15					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
16					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
17					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
18					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
19					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
20					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
21					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
22					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
23					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
24					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
25					0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Grand Total					\$14,000	0%	0%	10	0	10	\$14,000	\$18,700	\$295	10	1000	1000	\$11,000	\$650	\$650	\$27,200	\$28,600	\$46,800

¹ Night Differential / Hazardous / Worker's Compensation / etc.
² Indicate "13A" or "Temp" next to Position Title (where applicable)
³ FY 2025 Gov/Guam contribution rate of 30.77% for the Government of Guam Retirement is subject to change
⁴ FY 2025 Gov/Guam contribution rate of \$19.01 (bi-weekly) for DDB is subject to change
⁵ FY 2025 Gov/Guam contribution rate of \$187 (per annum) for Life Insurance is subject to change

Agency Department												
National Pay Categories												
No.	Payroll Number	Position Title	Name of Employer	Includes Pay	10%	15%	20%	25%	30%	35%	40%	45%
					Night Differential Pay	Hazard Pay	Hazard Pay	Senior Pay	Senior Pay	ESA Pay	Other National	
1	110-000	Local Agent (I & J)	NAVAL AIR FORCE 2		0	0	0	0	0	0	0	0
2	110-000	Engineering Technician (I) (DP)	NAVAL AIR FORCE 2		0	0	0	0	0	0	0	0
3	110-000	Engineering Technician (II) (DP)	NAVAL AIR FORCE 2		0	0	0	0	0	0	0	0
4	110-000	Navigation Support Tech	NAVAL AIR FORCE 2		0	0	0	0	0	0	0	0
5	110-000	Navigation Support Tech	NAVAL AIR FORCE 2		0	0	0	0	0	0	0	0
6	110-000	1 Tech II	NAVAL AIR FORCE 2		0	0	0	0	0	0	0	0
7	0	0	0		0	0	0	0	0	0	0	0
8	0	0	0		0	0	0	0	0	0	0	0
9	0	0	0		0	0	0	0	0	0	0	0
10	0	0	0		0	0	0	0	0	0	0	0
11	0	0	0		0	0	0	0	0	0	0	0
12	0	0	0		0	0	0	0	0	0	0	0
13	0	0	0		0	0	0	0	0	0	0	0
14	0	0	0		0	0	0	0	0	0	0	0
15	0	0	0		0	0	0	0	0	0	0	0
16	0	0	0		0	0	0	0	0	0	0	0
17	0	0	0		0	0	0	0	0	0	0	0
18	0	0	0		0	0	0	0	0	0	0	0
19	0	0	0		0	0	0	0	0	0	0	0
20	0	0	0		0	0	0	0	0	0	0	0
21	0	0	0		0	0	0	0	0	0	0	0
22	0	0	0		0	0	0	0	0	0	0	0
23	0	0	0		0	0	0	0	0	0	0	0
24	0	0	0		0	0	0	0	0	0	0	0
25	0	0	0		0	0	0	0	0	0	0	0
Grand Total					0	0	0	0	0	0	0	0

- 10% of reg. rate, applicable to night shift, employee must work 4 hours consecutive 24 hrs for establishment of the pay
- 15% Applies to low retirement program
- 20% Applies to sub-45 hr employees
- 25% of reg. rate of pay from 1200 hours to 1200 hours
- 30% of reg. rate of pay on days work exceeding 8 hours
- 35% Applies to sub-40 hr employees or a program, 15% of reg. rate of pay

Function : NATURAL RESOURCES

Department/Agency: CHamoru Land Trust Commission

Program: CHamoru Land Trust Commission

EQUIPMENT/CAPITAL LISTING:			
Description FY 2026	Quantity	Percentage of Use	Comments
Dell. Monitor	43	53%	100% use will be realized when recruitments have been completed.
Dell. CPU	22	54%	100% use will be realized when recruitments have been completed.
Dell. Keyboard	26	54%	100% use will be realized when recruitments have been completed.
Dell. Mouse	26	54%	100% use will be realized when recruitments have been completed.
APC UPS	26	54%	100% use will be realized when recruitments have been completed.
IBM Typewriter	1	100%	
Scanner (Table Top)	1	100%	DLM Property
Metal File Cabinet (4 Drawers)	52	100%	
Metal File Cabinet (2 Drawers)	4	100%	
Wooden File Cabinet (2 Drawers)	2	100%	1 DLM Property
Metal Table w/ 2 Drawers	2	100%	1 DLM Property
6ft Plastic Table	1	100%	1 DLM Property
Metal Cabinet (2 Door)	4	100%	
Map Cabinet 5 drawers - Safco	2	100%	
Map Cabinet 5 drawers - Kokuyo	1	100%	
Digital Still Camera	1	100%	
Digital Camcorder	1	100%	
Book Shelves		100%	
Office Desk (L Shape)	3	100%	1 L- Shape Desk DLM Property
Office Desk (Metal)	5	100%	1 GALC Property
Office Desk (Wooden)	5	100%	1 DLM Property
Yealink Telephone Unit	12	100%	DLM Property
High Back Office Chairs w/wheels	18	100%	
Chair (Wooden)	6	100%	
Couch	1	100%	
HP MP3220 Digital Projector	1	100%	
Water Cooler/Dispensor	1	100%	

SPACE REQUIREMENT (for Personnel and Equipment/Capital)	Program Space (Sq. Ft.):	4,411.00	Total Program Space Occupied (Sq. Ft.):	
Description	Square Feet	Percent of Total Program	Comments	
CLTC Personnel and Filing Area	4,411.00	100%	Rental	

Bureau of Budget Management Research
 Prior Year Obligations for FY 2025
 and Prior FYs

BBMR PYO-1

CHamoru Land Trust Commission

A	B	C	D	E	F	G
Transaction/ Obligation Date	Transaction Type	Vendor	General Fund (\$)	Special Fund (\$)	Federal Fund (\$)	Reasons for Nonsubmittal or Nonpayment
N/A						
Total			\$0.00	\$0.00	\$0.00	

Note:

Column A: Completion date of transaction or event prior to October 1, 2025.

Column B: Transaction Type such as personnel action, contracts, etc.

Column C: Vendor or Party owed

Column D, E, & F: Identify funding source and dollar amount inclusive of associated penalties or fees; if more than one transaction, need to total all transactions

Column G: Note item of concern



Constituent Matters

CHamoru Land Trust Commission

Land Agent Staff Report

MYRA BORJA DEAN AKA MYRA PEREZ BORJA Residential Lessee

I. REQUEST(S):

- 1) Cancellation of Residential Lease on Lot 7, Block 8, Tract 319 (Unit – I) Agat
- 2) Cancellation of CLTC Application No. 0000121
- 3) CLTC Lease fee refund of \$71.00 {21GCA, Chapter 75A, §75A108(b)(1)}

II. FACTS

- 1) Applicant's Date and Time: December 2, 1995 at 9:38AM
- 2) Applicant's Application Number: #0000121
- 3) Original Application Type: Residential
- 4) Lot Description: Lot 7, Block 8, Tract 319 Agat
- 5) Survey Map: 132FY93
- 6) Priority: 1
- 7) Preoccupier: No
- 8) Land Use Permit (LUP): N/A
- 9) Mayor's Certification: N/A
- 10) Recorded Lease: Ins. No. 902741
- 11) Unrecorded Lease: N/A
- 12) Lease Fee Paid: \$99.00
- 13) Is this a Registered Property: Yes
- 14) Residing on Private Property: No
- 15) Residing on Guam Ancestral Lands Property: No
- 16) Part of Null and Void Listing: No
- 17) Part of 2018 Ratified Listing: Yes
- 18) Part of 1995 Listing: No
- 19) Part of OPA Audit Listing: No
- 20) Lease Approved by CLTC Board of Commissioners: N/A

III. CHRONOLOGY

- 1) December 2, 1995 – Ms. Myra Perez Borja submitted her CLTC Application under No. 0000121
- 2) January 23, 1997 – Residential Lease Agreement issued to Myra Perez Dean on Lot 7, Block 8, Tract 319 (Unit – I), Agat containing an area of 933± sqm
- 3) April 24, 1997 – CLTC conducted their Residential Interview Report with Ms. Borja
- 4) July 27, 2000 – CLTC Lease Fee payment of \$20.00 submitted
- 5) October 6, 2015 – CLTC Lease Fee payment of \$79.00 submitted; \$0 balance remaining
- 6) January 21, 2025 – Tax receipt payments submitted for Years 2004 – 2024 in regards to Lot 7, Block 8, Tract 319 Agat
- 7) February 18, 2025 – Request from Ms. Myra Borja Dean (aka Myra Borja Perez) to cancel her Residential Lease Agreement and Application No. 0000121
- 8) April 11, 2025 – Response from DRT Property Tax Division in regards to \$0 balance owed in regards to any tax assessments under Ms. Myra Perez Borja (nka Myra Perez Dean)

CHamoru Land Trust Commission
Land Agent Staff Report

SEYMOUR HAROLD MERFALEN PAYNE
Agriculture Lessee

I. REQUEST(S):

- 1) **Cancel Agriculture Lease Agreement on Lot 7150-3-4-8 Yigo (nka Tract 10121, Block 10, Lot 7 Yigo)**
- 2) **Cancel CLTC Application No. 0000068,**
- 3) **Waive tax payments on 7150-3-4-8 Yigo (nka Tract 10121, Block 10, Lot 7 Yigo)**

II. FACTS

- 1) Applicant's Date and Time: December 2, 1995 at 9:17AM
- 2) Applicant's Application Number: #0000068
- 3) Original Application Type: Agriculture
- 4) Lot Description: Lot 7150-3-4-8 Yigo
- 5) Survey Map: None
- 6) Priority: N/A
- 7) Preoccupier: No
- 8) Land Use Permit (LUP): N/A
- 9) Mayor's Certification: No
- 10) Recorded Lease: N/A
- 11) Unrecorded Lease: N/A
- 12) Lease Fee Paid:
- 13) Is this a Registered Property: Yes
- 14) Residing on Private Property: No
- 15) Residing on Guam Ancestral Lands Property: No
- 16) Part of Null and Void Listing: No
- 17) Part of 2018 Ratified Listing: Yes
- 18) Part of 1995 Listing: No
- 19) Part of OPA Audit Listing: No
- 20) Lease Approved by CLTC Board of Commissioners: N/A

III. CHRONOLOGY

- 1) December 2, 1995 – Seymour Harold Merfalen Payne submitted his Agriculture application, App. No. 0000068
- 2) April 4, 1997 – CLTC Agriculture interview conducted with Mr. Payne
- 3) June 5, 1997 – Agriculture Lease Agreement issued to Mr. Payne on Lot 7150-3-4-8 Yigo
- 4) October 5, 1997 – CLTC issued the Approval of application for power, telephone and water services authorization for Mr. Payne under Lot 7150-3-4-8 Yigo
- 5) October 25, 1999 – Agriculture Inspection conducted by CLTC indicating that Mr. Payne has no farming activity
- 6) April 27, 2025 – Tax assessment breakdown submitted to CLTC from DRT in regards to Mr. Payne's Yigo property under T10121, B10, L7 (fka Lot 7150-3-4-8) Yigo in the amount of \$1,095.41

CHamoru Land Trust Commission
Land Agent Staff Report

DANIEL CANNON CRUZ
RESIDENTIAL APPLICANT

I. APPLICANT / LESSEE REQUEST

- Terminate the Residential Application, December 2, 1995, at 8:55 AM Number 000061

II. FACTS

1. Applicant's Date and Time: December 2, 1995 at 8:55 AM
2. Applicant's Application Number: 000061
3. Original Application Type: Residential
4. Takeover Applicant's Date of Submission: N/A
5. Lot Description: N/A
6. Survey Map: N/A
7. Priority: N/A
8. Preoccupier: N/A
9. Land Use Permit (LUP): None
10. Mayor's Certification: N/A
11. Recorded Lease: N/A
12. Unrecorded Lease: N/A
13. Lease Fee Paid: N/A
14. Is this a Registered Property? N/A
15. Residing on Private Property: N/A
16. Residing on Guam Ancestral Lands Property: N/A
17. Part of Null and Void Listing: N/A
18. Part of 2018 Ratified Listing: N/A
19. Part of 1995 Listing: N/A
20. Part of OPA Audit Listing: N/A

III. CHRONOLOGY

1. September 23, 1998: Residential Interview Report compiled by JC
2. October 29, 1998: Residential Lease Award; applicant did not sign
3. March 30, 2016: Residential Interview Report compiled by Lydia Taleu
4. January 18, 2024: The CLTC Board of Commissioners approved Mr. Cruz's application to process a lease award.
5. February 5, 2025: Certified ninety-day notice mailed out
6. February 7, 2025: Name published in the Guam Daily POST
7. February 19, 2025: Return mail
8. March 7, 2025: Mr. Cruz submitted an affidavit requesting to cancel the CLTC application

CHamoru Land Trust Commission
Staff Report
STEVEN PANGELINAN ACFALLE

I. APPLICANT / LESSEE REQUEST:

- Mrs. Maria Acfalle as the designated successor to the Agricultural lease previously held by her late son Steven Acfalle and formally requested to take over her son's Agricultural lease.

II. ISSUES:

- The Lessee initially declined acceptance of the awarded lease located on Tract 319 Lot 17, Block 11, Agat. Subsequently the lessee expressed interest in relocating to another location on a portion of Lot 5401North, Municipality to Mangilao. Addendum to relocate was not initiated.

III. FACTS

- A. Original Applicants Date and Time: 12/02/1995 at 8:37AM
- B. Application Number: 0000045
- C. Application Type: Original Application Type - Residential to Agricultural
- D. Lease: Lot 17, Block 11, Tract 319 Agat; 1st Decline of Municipality Award
- E. Priority: 2
- F. Pre-occupier: N/A
- G. Land Use Permit (LUP): N/A
- H. Mayor's Certification: None
- I. Date of Lease Issuance: 01/23/1997
- J. Lease type: Agricultural
- K. Survey: Yes, 132FY93
- L. Recorded Lease: No
- M. Lease Fee Paid: Pending
- N. Registered Property: Yes
- O. Property Tax: Pending
- P. Part of Null & Void: N/A
- Q. Ratified Listing: No

IV. CHRONOLOGY:

- A. January 2, 1997: Residential Interview Sheet
- B. January 23, 1997: Residential Lease Agreement issued to Steven

Pangelinan Acfalle on Lot 17, Block 11, Tract 319, Agat; all parties signed the Residential Lease

- C. March 14, 2008 1st Decline of Municipality Award (Residential lease n Lot 17, Blk. 11 Tract 319, Agat).
- D. January 27, 2008: Request to change application type from Residential to Agriculture. Approved by Administrative Director Joseph M. Borja.
- E. March 14, 2008: A Notice of Intent to Award Notice was issued on a Portion of Lot 5401 NORTH, Municipality of Mangilao to Steven P. Acfalle; Addendum to the new lease was never consummated.
- F. March 14, 2008: A survey authorization was issued for one-half (.50) acre on a portion of Lot 5401 NORTH, Mangilao; signed by Administrative Director Joseph M. Borja. (Lot not surveyed).

SUMMARY:

- On January 23, 1997: Residential Lease Agreement was issued to Steven Pangelinan Acfalle on Lot 17, Block 11, Tract 319, Agat.
- March 14, 2008 1st Mr. Acfalle Decline of Municipality Award (Residential lease, of Lot 17, Blk. 11 Tract 319, Agat).
- March 14, 2008: A Notice of Intent to Award Notice was issued to Steven Acfalle on a Portion of Lot 5401 North, Municipality of Mangilao. As of to date, addendum to a new lease was never initiated.
- Because Mr. Steven Acfalle declined his Residential Lease award and no longer has a lease, his application type remains as Residential.
- Lastly, as a result of Mr. Acfalle acquiring private property, this moves him to Priority 2 on an application stage.

CHamoru Land Trust Commission
Land Agent Staff Report

ANTONIO CASTRO CAMACHO
RESIDENTIAL LESSEE

I. REQUEST

- Transfer Residential Lease to Mary Lou Camacho, named successor to Antonio Castro Camacho, who is deceased.

II. ISSUE(S)

- Antonio Camacho is deceased

III. FACTS

1. Applicant's Date and Time: December 2, 1995, at 8 AM
2. Applicant's Application Number: 000001
3. Application Type: Residential
4. Takeover Applicant's Date of Submission: N/A
5. Lot Description: Lot 9, Block 1, Tract 14119, Mangilao
6. Survey Map: In-House Approved
7. Priority: N/A
8. Preoccupier: Yes, Lot 10125-R3, Dededo
9. Land Use Permit (LUP): None
10. Mayor's Certification: None
11. Recorded Lease: Yes, Doc. No. 751841
12. Unrecorded Lease: N/A
13. Lease Fee Paid: Yes, \$100.00
14. Is this a Registered Property? Yes
15. Residing on Private Property: No
16. Residing on Guam Ancestral Lands Property: No
17. Part of Null and Void Listing: No
18. Part of 2018 Ratified Listing: Yes
19. Part of 1995 Listing: N/A
20. Part of OPA Audit Listing: No

IV. CHRONOLOGY

1. January 23, 1997: Residential Lease awarded for Lot 9, Block 1, Tract 14119, Dededo, signed by AD J. Borja
2. April 26, 2001: Receipt for \$100.00 lease fee payment
3. October 14, 2002: Agriculture Interview Sheet
4. October 23, 2003: Authorization to Initiate Survey signed by AD J. Borja
5. May 26, 2006: Letter from CLTC AD T. Elliott; reason Conditions and Covenants of Lessee
6. March 12, 2007: Recording of lease Ins. No. 751841

CHamoru Land Trust Commission

Land Agent Staff Report

7. December 14, 2009: Site Inspection Report compiled by LA II E. Chargualaf and LA E. Artero
8. November 14, 2011: Addendum to Residential Lease executed to reflect in-house approved survey map, signed by AD M. Mafnas, Doc. No. 831373
9. March 5, 2020: UT for GPA and GWA signed by AD J. Hattig III
10. September 28, 2021: Death certificate received by the CLTC office
11. December 12, 2021: Mary Lou Camacho, named successor, submitted all required documents for transfer
12. October 1, 2024: Mary Lou Camacho was approved as an Eligible Beneficiary, signed by AAD J. Cruz
13. October 17, 2024: Board of Commissioners meeting, the case was tabled pending more information on how the house is situated and where the entrance to access the property
14. October 15, 2024: Acting LA G. Eay, LA II E. Chargualaf, and LA II J. Dayday conducted a site inspection.

CHamoru Land Trust Commission
Staff Report
VIRGINIA T. TAINATONGO

I. REQUEST(S):

Ms. Velma Manley respectfully petitions the board for approval to designate her as successor to the Agricultural lease formally held by her late mother, **Virginia T. Tainatongo. Ms. Verna T. Fejeran (deceased)**, daughter of Virginia T. Tainatongo is the intended beneficiary of this lease.

II. ISSUES:

Currently, lessee and the intended beneficiary are deceased. Pursuant to **21 GCA CH. 75A, § 75A109. "Successors to Lessee"** (4) In the case of the death of a lessee leaving no such relative qualified to be a lessee of Chamorro Land Trust Property, the land subject to the lease shall resume its status as unleased Chamorro Land Trust Property and the Commission is authorized to lease such land to an eligible Beneficiary or beneficiaries as provided in this Chapter.

III. FACTS

- A. Original Applicant: John Meno Tainatongo (deceased)
- B. Original Applicant date and time: 12/02/1995 at 2:57p.m.
- C. Original Application Type: Residential - Agricultural
- D. Application Number: 0000508
- E. Priority: 1
- F. Pre-occupier: N/A
- G. Land Use Permit (LUP): N/A
- H. Mayor's Certification: None
- I. Date of Lease Issuance: 06/01/2002
- J. Lease type: Agricultural
- K. Lot description: Lot 10171- 40, 4,058±sq.m., Municipality of Dededo
- L. Survey: 139 FY 2017, Lot Parceling Survey Map of Lot 10171-R75, Municipality of Dededo. Doc. No. 907352
- M. Recorded Lease: No
- N. Lease Fee Paid: Paid
- O. Registered Property: Yes
- P. Property Tax: Paid
- Q. Part of Null & Void: N/A
- R. Ratified Listing: Yes
- S. OPA Listing: N/A

IV. CHRONOLOGY:

- A. March 22, 1999: Agricultural Interview Report. Mr. Tainatongo Beneficiary Designation, named Ms. Virginia Fejeran, relationship: wife.
- B. June 01, 2002 Agricultural Lease Agreement issued to John Meno Tainatongo. A portion of Lot 10171, Dededo, containing an area of not more than 1 acre subject to survey.
- C. May 05, 2007: Virginia Tainatongo Agricultural Interview Sheet; Beneficiary Designation is Ms. Verna T. Fejeran, relationship: daughter.
- D. May 29, 2007 **Certificate of Death**, John Meno Tainatongo
- E. May 30, 2007: 60-Days Authorization to Initiate Parcel Survey
- F. September 02, 2009: Ms. Vergina T. Tainatongo to over late husband John Meno Tainatongo Agriculture lease. **Instrument No. 817613**
- G. May 18, 2021 **Certificate of Death**, Virginia Taimanglo Tainatongo
- H. September 02, 2021: **Certificate of Death**, Verna Marie Tainatongo Fejeran
- I. January 9, 2025: Received Notarized Letter from Ms. Velma F. Manley, to be named successor of her mother, Virginia T. Tainatongo Agricultural lease.
- J. January 9, 2025: Ms. Velma F. Manley submitted Agricultural application.
- K. January 14, 2025: **Notarize** letter from Mr. J.R. Gonzalo T. Fejeran relinquished his rights as a successor to his late mother Agricultural lease.
- L. January 15, 2025, Acting Administrative Director, Joseph B. Cruz Jr., approved Velma Manley as an eligible beneficiary for CLTC's land lease program.
- M. February 18, 2025: **Notarize** letter from **Valeen May Fejeran Sablan** relinquish her rights/claims to her sister Velma Jean Manley.
- N. March 08, 2025: **Notarize** letter form **Junior Fejeran relinquish** his rights to his mother's land.
- O. March 11, 2025: **Notarize** letter from **Vera May T. Fejeran**
- P. March 13, 2025: **Notarize** letter from **Vanessa Fejeran Skinner** relinquish and disclaim any and all rights, claims, or interests in the land owned by her mother Virginia T. Tainatongo.

SUMMARY:

Ms. Velma Manley is requesting board approval to designate her as a named successor to the Agricultural lease formally held by her late mother, Virginia T. Tainatongo. Who has initially designated her daughter Ms. Verna T. Fejeran (now deceased), as the intended beneficiary of this lease. All five (5) siblings relinquish their interest to their mother's agricultural lease.

CHamoru Land Trust Commission

Land Agent Staff Report

DAVID GUMATAOTAO PALOMO (DEC) Agriculture Applicant

I. REQUEST(S)

- 1) **Johnny Cariaso Palomo**, son of David Gumataotao Palomo is requesting to be the named successor to his father's Agriculture Application

II. FACTS

- 1) Applicant's Date and Time: November 17, 1997 at 3:30PM
- 2) Applicant's Application Number: #0004261
- 3) Original Application Type: Agriculture
- 4) Lot Description: Lot 8NEW, Block 2, Tract 9210 Yigo
- 5) Survey Map: 153FY2004 by Meliton S. Santos, PLS No. 53
- 6) Priority: N/A
- 7) Preoccupier: Yes, Yigo (*as stated on the application of David Gumataotao Palomo*)
- 8) Land Use Permit (LUP): None
- 9) Mayor's Certification: Yes; resident since March 26, 2024
- 10) Recorded Lease: N/A
- 11) Unrecorded Lease: N/A
- 12) Lease Fee Paid: N/A
- 13) Is this a Registered Property: Yes
- 14) Residing on Private Property: No
- 15) Residing on Guam Ancestral Lands Property: No
- 16) Part of Null and Void Listing: No
- 17) Part of 2018 Ratified Listing: No
- 18) Part of 1995 Listing: No
- 19) Part of OPA Audit Listing: No
- 20) Lease Approved by CLTC Board of Commissioners: N/A

III. CHRONOLOGY

- 1) November 17, 1997 – David Gumataotao Palomo submitted his Agriculture application under #0004261
- 2) December 4, 1998 – CLTC Agriculture Interview Report conducted with David G. Palomo
- 3) March 29, 2004 – CLTC issued an Authorization to Initiate Survey on Lot 7, Block 2, Tract 9210 (Phase-I) Yigo, one-half (.50) acre. Signed by AD F.D. Dungca.
- 4) May 6, 2004 – CLTC issued Mr. Palomo an approval of application for power, water, telephone services, building and clearing permits. Signed by AD F.D. Dungca.
- 5) July 18, 2014 – Mr. Palomo submitted his change of beneficiary form naming, Johnny Cariaso Palomo. Signed and approved by D. Camacho for M.J.B. Borja.
- 6) June 28, 2023 – Qualification under 75A concluded with Johnny Cariaso Palomo naming him as a descendent to the ostensible land owner, Olimpia Gumataotao Palomo aka Olympia Gumataotao Palomo, Lot 2025-4 Dededo

CHamoru Land Trust Commission

Land Agent Staff Report

- 7) April 10, 2024 – Submission of Mayor's Verification of Residency under Johnny Cariaso Palomo stating his occupancy on Lot 7, Block 2, Tract 9210 Yigo
- 8) November 7, 2024 – Successor Affidavit submitted by Johnny Cariaso Palomo in regards to the property under his father David Gumataotao Palomo (dec).
- 9) April 17, 2025 – Submission of Yigo Mayor's Certification indicating that he has been a resident of Yigo since March 26, 2024 on Lot 7, Block 2, Tract 9210 (Phase-I)

CHamoru Land Trust Commission
Land Agent Staff Report

DANNY LEON GUERRERO SAN NICOLAS (DEC)
Agriculture Applicant

I. REQUEST(S)

- 1) **Dannyn Fritzca S.N. Quenga**, daughter of Danny Leon Guerrero San Nicolas is requesting to be the named successor to her father's Agriculture Application

II. FACTS

- 1) Applicant's Date and Time: April 4, 1996 at 3:59PM
- 2) Applicant's Application Number: #0003467
- 3) Original Application Type: Agriculture
- 4) Lot Description: N/A
- 5) Survey Map: N/A
- 6) Priority: N/A
- 7) Preoccupier: N/A
- 8) Land Use Permit (LUP): N/A
- 9) Mayor's Certification: None
- 10) Recorded Lease: N/A
- 11) Unrecorded Lease: N/A
- 12) Lease Fee Paid: N/A
- 13) Is this a Registered Property: Yes
- 14) Residing on Private Property: No
- 15) Residing on Guam Ancestral Lands Property: No
- 16) Part of Null and Void Listing: No
- 17) Part of 2018 Ratified Listing: No
- 18) Part of 1995 Listing: No
- 19) Part of OPA Audit Listing: No
- 20) Lease Approved by CLTC Board of Commissioners: N/A

III. CHRONOLOGY

- 1) April 4, 1996 – Danny Leon Guerrero San Nicolas submitted his Agriculture application under #0003467
- 2) January 31, 2025 – Notarized letter submitted to CLTC from Francisca M. San Nicolas, wife of Danny, relinquishing her beneficiary rights to her daughter Dannyn Fritzca SN Quenga
- 3) March 20, 2025 – Notarized letter submitted to CLTC from Danny Fritz San Nicolas, son of Danny Leon Guerrero San Nicolas, relinquishing his beneficiary rights to his sister Dannyn Fritzca SN Quenga
- 4) March 20, 2025 – Notarized letter submitted to CLTC from Dannyn Fritzca SN Quenga in regards to taking over her father's CLTC Agriculture application

CHamoru Land Trust Commission
Land Agent Staff Report

MARTINA S. CRUZ
RESIDENTIAL APPLICANT

I. REQUEST(S)

- 1) Approval to accept a certificate of birth from the Roman Catholic Diocese of Chalan Kanoa, Commonwealth of the Northern Mariana Islands, to complete the eligibility process based on Public Law 37-112.
- 2) Ms. Cruz is requesting a residential lease agreement for Lot 11-5, Block 1, Tract 10316, Dededo, based on Public Law 37-132

II. FACTS

- 1) Applicant: Martina S. Cruz
- 2) Applicant's Date and Time: January 22, 2025 at 3:20 PM
- 3) Applicant's Application Number: 008518
- 4) Original Application Type: Residential
- 5) Lot Description: Lot 11-5, Block 1, Tract 10316, Dededo
- 6) Survey Map: None
- 7) Priority: 1
- 8) Pre-occupier: Yes, June 30, 1994, signed by Administrative Director Joseph M. Borja
- 9) Land Use Permit (LUP): None
- 10) Mayor's Certification: None
- 11) Recorded Lease: N/A
- 12) Unrecorded Lease: N/A
- 13) Lease Fee Paid: N/A
- 14) Is this a Registered Property? Yes
- 15) Residing on Private Property: No
- 16) Residing on Guam Ancestral Lands Property: No
- 17) Part of Null and Void Listing: N/A
- 18) Part of the 2018 Ratified Listing: N/A
- 19) Part of 1995 Listing: N/A
- 20) Part of OPA Audit Listing: N/A
- 21) Lease Approved by CLTC Board of Commissioners: N/A

III. CHRONOLOGY

- 1) February 24, 1997: The Administrative Director, J. M. Borja, approved the application for power, telephone, and water services and stated that Bernadita Dela Cruz, mother of Martina Cruz, is an occupier on Lot 10140, Dededo.
- 2) January 22, 2025, Martina S. Cruz submitted an application, receipt of payment, family tree, and an affidavit of ownership.

CHamoru Land Trust Commission

Land Agent Staff Report

CARMEN TORRES PEREZ RESIDENTIAL LESSEE

I. REQUEST(S)

- 1) Authorization to apply for building permits

II. FACTS

- 1) Original Applicant: Martha Duenas Cruz
- 2) Applicant's Date and Time: December 2, 1995 at 2:53 PM
- 3) Applicant's Application Number: 503
- 4) Original Application Type: Residential
- 5) Lot Description: Lot 4-11, Block 1A, Tract 1021, Dededo
- 6) Survey Map: 181FY2017
- 7) Priority: 1
- 8) Pre-occupier: N/A
- 9) Land Use Permit (LUP): None
- 10) Mayor's Certification: N/A
- 11) Recorded Lease: Doc #912383
- 12) Unrecorded Lease: N/A
- 13) Lease Fee Paid: \$45.00
- 14) Is this a Registered Property? Yes
- 15) Residing on Private Property: No
- 16) Residing on Guam Ancestral Lands Property: No
- 17) Part of Null and Void Listing: Yes
- 18) Part of the 2018 Ratified Listing: No
- 19) Part of 1995 Listing: No
- 20) Part of OPA Audit Listing: No
- 21) Lease Approved by CLTC Board of Commissioners: N/A

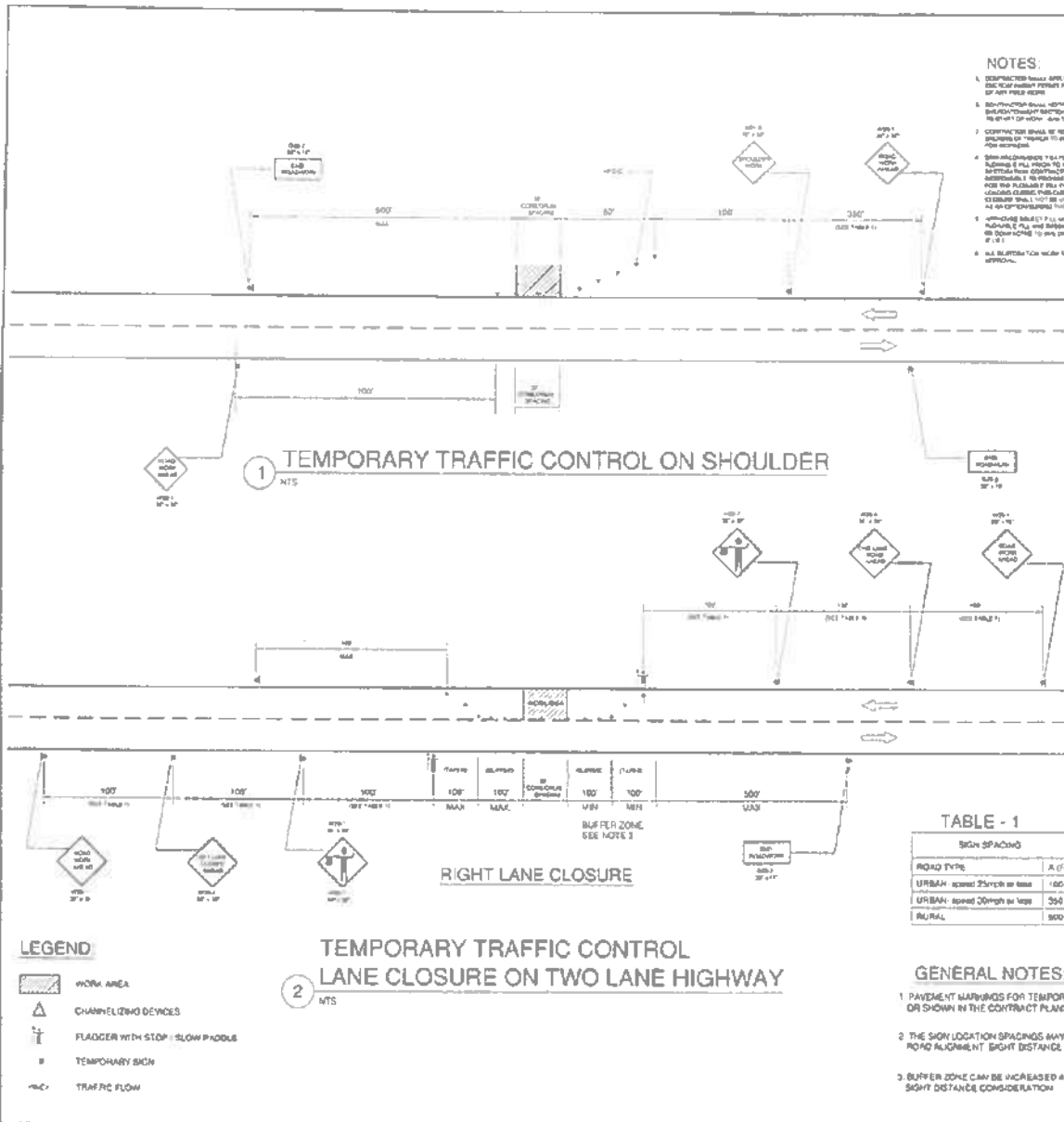
III. CHRONOLOGY

- 1) June 29, 2016: Martha Duenas Cruz's notarized letter requesting that Carmen A. Torres, nka Carmen T. Perez, transfer her application rights was received.
- 2) September 6, 2016: David Camacho, CLTC Deputy Director, approved the request to transfer application rights to Carmen A. Torres, nka Carmen T. Perez
- 3) February 2, 2017: Survey authorization issued to Carmen A. Torres for Lot 4-11, Block 1A, Tract 1021, Dededo
- 4) June 5, 2017: Survey map for Lot 4-11, Block 1A, Tract 1021, Dededo, recorded and submitted to CLTC
- 5) June 23, 2017: Residential Lease award for Lot 4-11, Block 1A, Tract 1021, Dededo, awarded to Carmen A. Torres, signed by Administrative Director M. Borja; Document #912383
- 6) May 11, 2018: An opinion from the Attorney General of Guam, the Commission reviewed the file and deemed Ms. Torres' residential lease null and void.
- 7) August 13, 2018: LA I J. Gumataotao and LA I L. Nededog conducted a site inspection and found that Carmen A. Torres was maintaining and occupying the lot.
- 8) October 12, 2018: "Status of your CLTC Lease" notice was sent to Ms. Torres

CHamoru Land Trust Commission

Land Agent Staff Report

- 9) February 4, 2025: Compliance Site Inspection found that Ms. Torres, nka Mrs. Perez, was not occupying the property or any structure.
- 10) February 18, 2025: A notice to remediate letter was issued to Mrs. Perez.
- 11) February 18, 2025, Mrs. Perez submitted a building plan for Lot 4-11, Block 1A, Tract 1021, Dededo, requesting authorization to apply for a building permit.



NOTES:

1. UNEXPECTED TRAFFIC AND SLOW MOVING OR STOPPING TRAFFIC SHOULD BE TAKEN INTO ACCOUNT IN THE DESIGN OF ANY FIELD PLANS.
2. SIGN PLACEMENT SHALL BE SUFFICIENT TO PROVIDE ADEQUATE WARNING TO TRAFFIC TO TAKE APPROPRIATE ACTION TO AVOID COLLISION WITH WORK AREA.
3. CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF TRAFFIC TO PREVENT ANY ACCIDENTS OR INJURIES.
4. SIGN PLACEMENT SHALL BE SUFFICIENT TO PROVIDE ADEQUATE WARNING TO TRAFFIC TO TAKE APPROPRIATE ACTION TO AVOID COLLISION WITH WORK AREA.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF TRAFFIC TO PREVENT ANY ACCIDENTS OR INJURIES.
6. ALL SIGN PLACEMENT SHALL BE IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, SECTION 105.01.

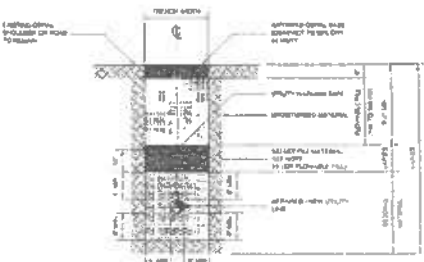


TABLE - 1

SIGN SPACING

ROAD TYPE	A (ft)
URBAN - spaced 25' from or less	100
URBAN - spaced 20' from or less	50
RURAL	300

GENERAL NOTES:

1. PAVEMENT MARKINGS FOR TEMPORARY TRAFFIC CONTROL, IF REQUIRED, SHALL BE AS DIRECTED BY THE ENGINEER OR SHOWN IN THE CONTRACT PLANS.
2. THE SIGN LOCATION SPACINGS MAY BE VARIED FROM THE DIMENSIONS SHOWN DUE TO FIELD CONDITIONS INCLUDING ROAD ALIGNMENT, SIGHT DISTANCE, INTERSECTIONS, DRIVEWAYS, PERMANENT SIGNS OR OTHER OBSTRUCTIONS.
3. BUFFER ZONE CAN BE INCREASED AS DIRECTED BY ENGINEER FOR HORIZONTAL OR VERTICAL CURVES DUE TO SIGHT DISTANCE CONSIDERATION.

PROJECT: Proposed: Four (4) Bedroom Residence

OWNER: SALLY GRANT'S TEMP. TRAFFIC CONTROL ON SHOULDER TEMPORARY TRAFFIC CONTROL LANE CLOSURE ON TWO LANE HIGHWAY

DESIGNER: Calimah T. Perez

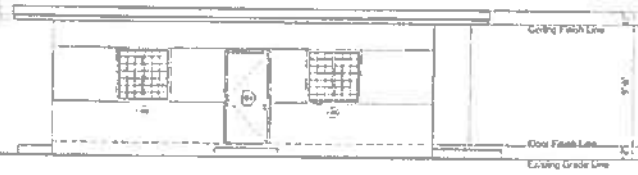
DATE: 01-13-2023

SCALE: 1/8" = 1'-0"

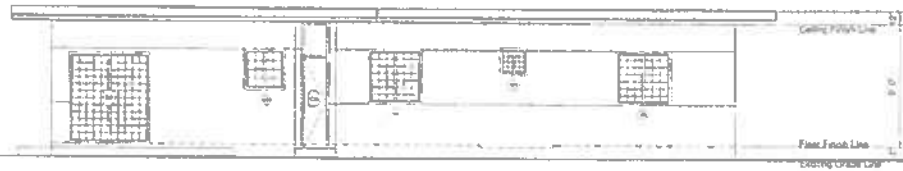
PROJECT NO: C-2

DATE: 01-13-2023

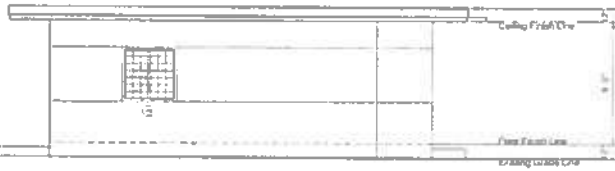
SCALE: 1/8" = 1'-0"



1 RIGHT SIDE ELEVATION
A-2 SCALE: 1/4" = 1'-0"



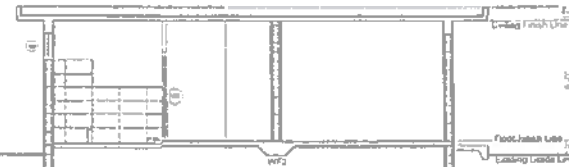
2 REAR SIDE ELEVATION
A-2 SCALE: 1/4" = 1'-0"



3 LEFT SIDE ELEVATION
A-2 SCALE: 1/4" = 1'-0"



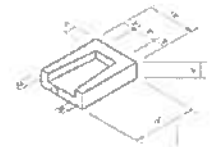
4 LONGITUDINAL SECTION
A-2 SCALE: 3/4" = 1'-0"



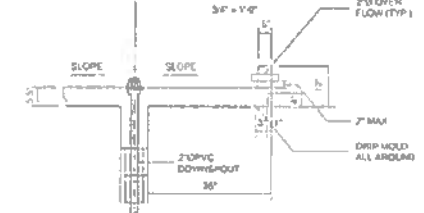
5 CROSS SECTION
A-2 SCALE: 1/4" = 1'-0"



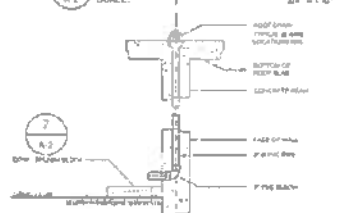
6 MISC. MOUNTING HEIGHTS
A-2 SCALE: 3/4" = 1'-0"



7 SPLASH BLOCK DETAIL
A-2 SCALE

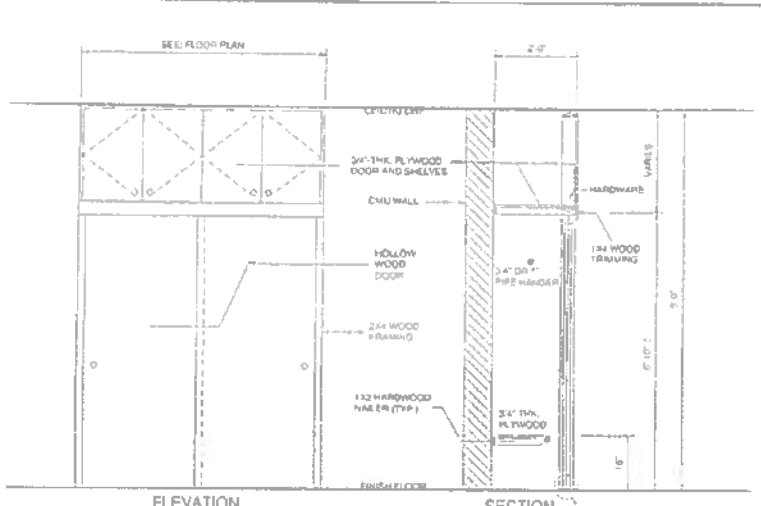


8 OVERHANG DETAIL
A-2 SCALE: 3/4" = 1'-0"

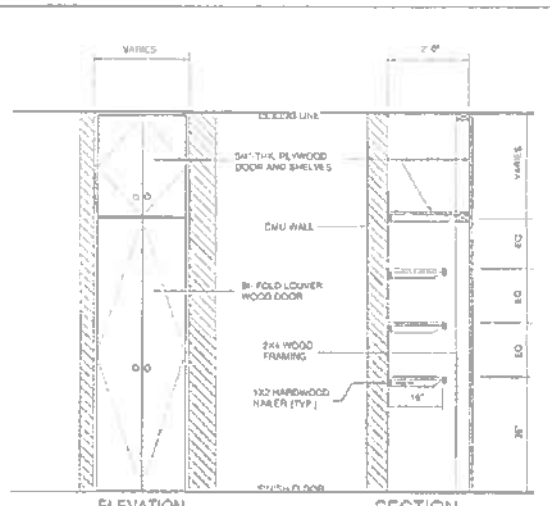


9 ROOF DRAIN AND DOWN SPOUT DETAIL
A-2 SCALE: 3/4" = 1'-0"

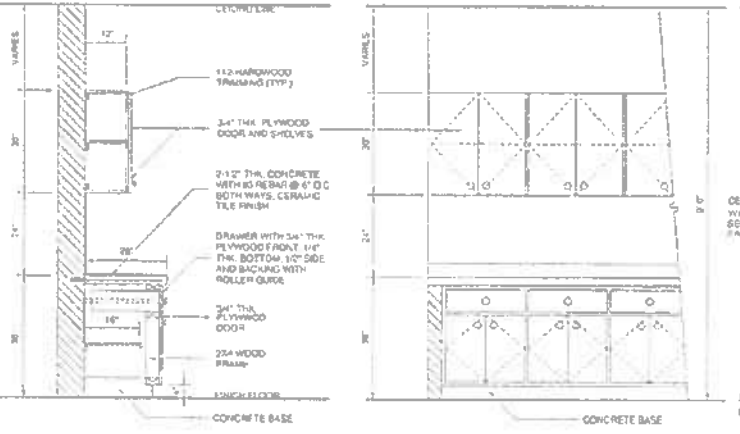
PROJECT NO.	A-2
PROJECT	Proposed: Four (4) Bedroom Residence
LOCATION	Lot 4-11, Bldg. 1A, T-1021 Dededo, Guam
OWNER	Christen T. Perez
DESIGNED BY	REGINA VITO BRAGA
CHECKED BY	WILLIAM S. PETERSON
APPROVED BY	CHRISTEN T. PEREZ
DATE	11/15/2017
SCALE	AS SHOWN
DESCRIPTION	
REV. NO.	
DATE	
DESCRIPTION	



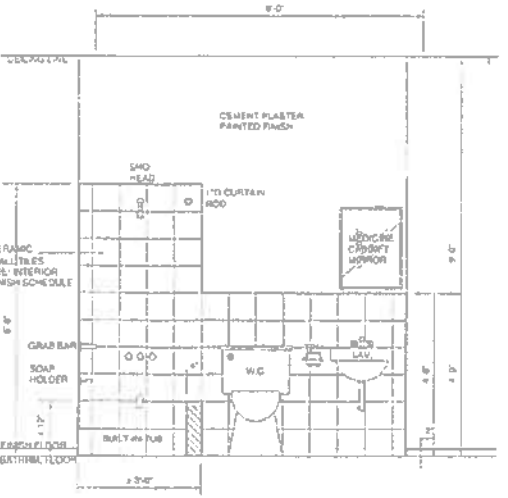
1 BEDROOM CLOSET DETAIL
SCALE: A-4



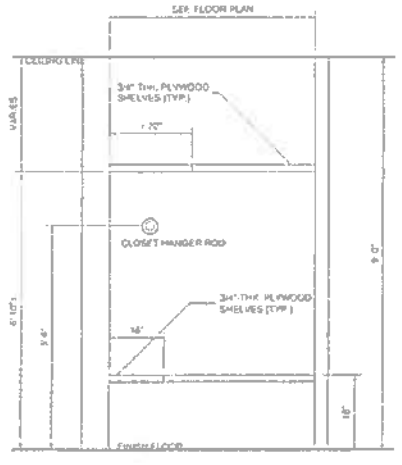
2 LINEN/STORAGE/PANTRY DETAIL
SCALE: A-4



3 KITCHEN CABINET SECT./DETAIL PARTIAL ELEV.
SCALE: A-4

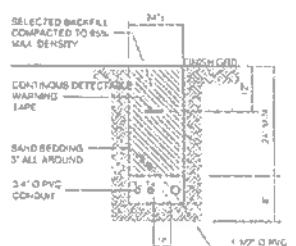
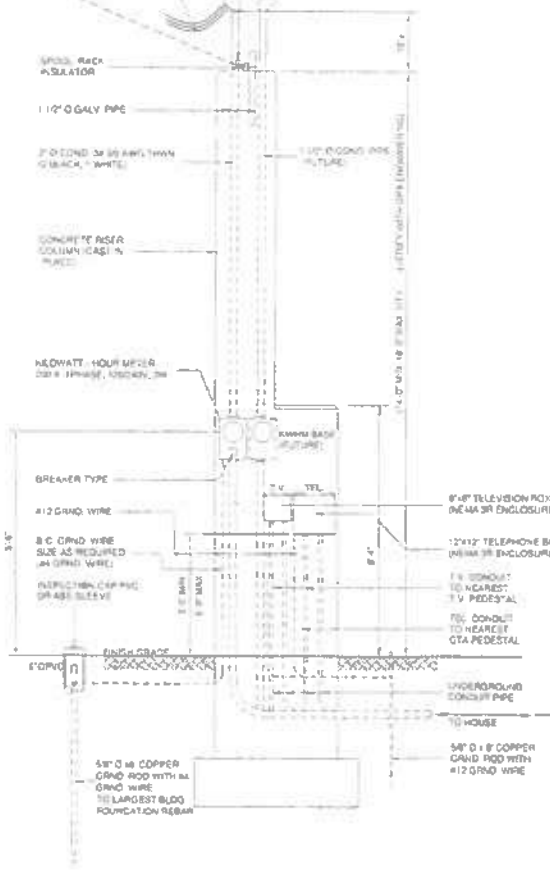
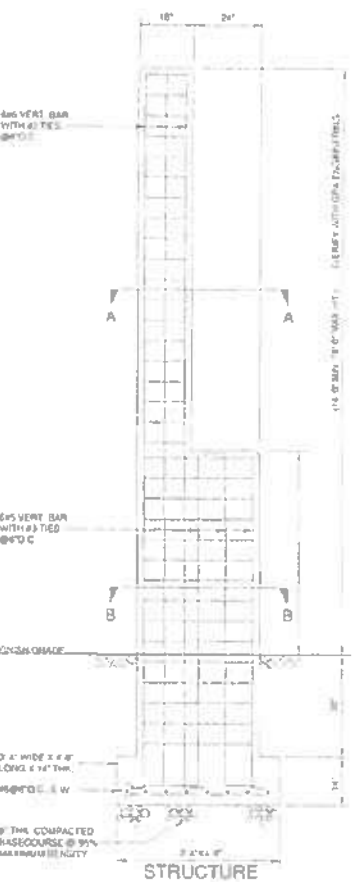


4 BATHROOM SECTION DETAIL
SCALE: A-4



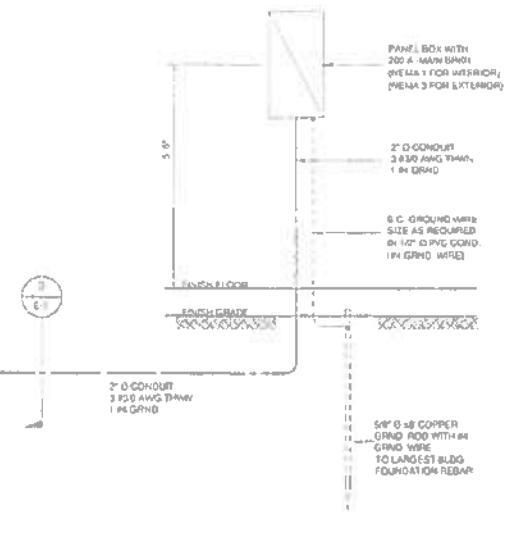
5 W.I.C. SECTION/DETAIL
SCALE: A-3

OWNER	PROJECT	DATE
OWNER	Proposed: Four (4) Bedroom Residence	Lot 4-11, Blk. 1A, T-1021 Dededo, Guam
DESIGNER	SHEET COUNT	DATE
Carmon T. Perez	BEDROOM CLOSET DETAIL KITCHEN CABINET & BATHROOM SECT./DET.	10/18/11
DATE	SCALE	DESCRIPTION
10/18/11	A-4	



NOTE:
CONCRETE ENCASMENT WHERE VEHICULAR TRAFFIC EXISTS 3' ENCASMENT ALL AROUND

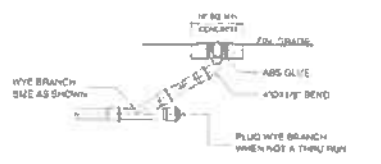
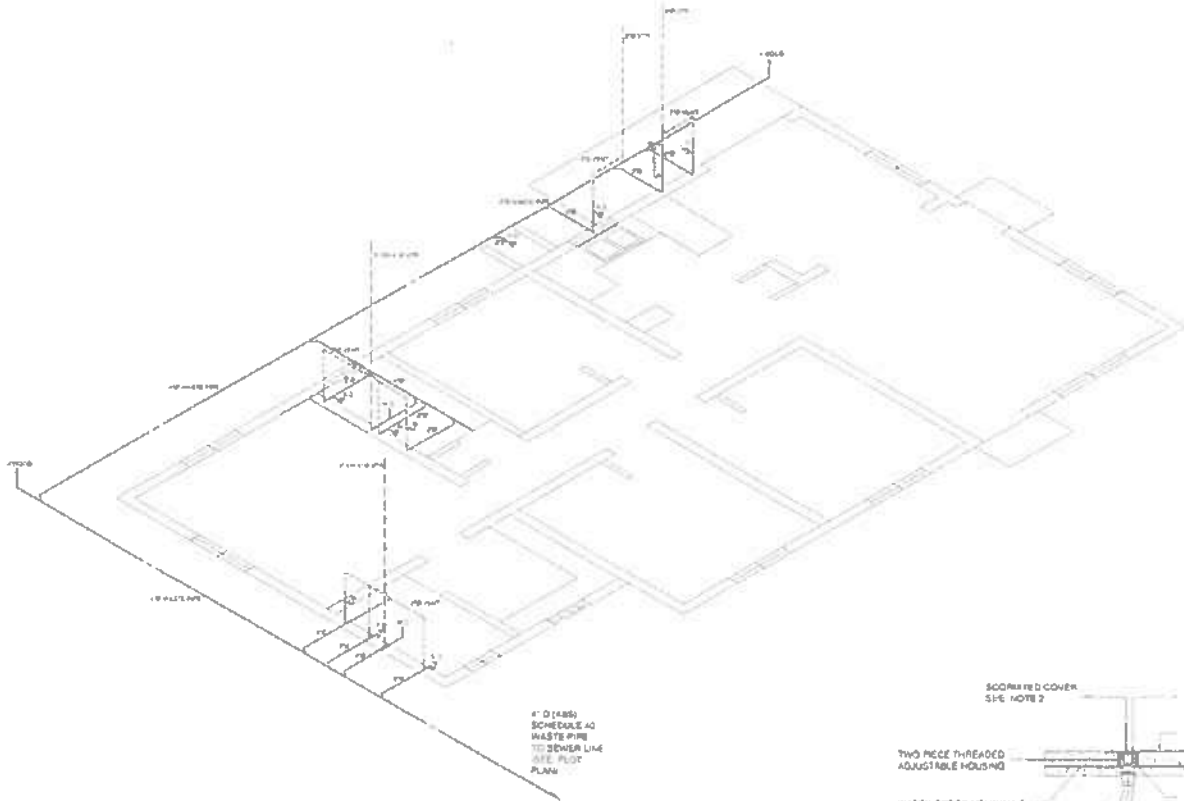
SECTION / DETAIL
1:3 NOT TO SCALE



ONE LINE DIAGRAM
1:3 NOT TO SCALE

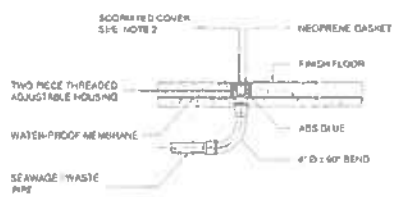
CONCRETE SERVICE PEDESTAL
1:3 NOT TO SCALE

DRAWING NO. E-3	PROJECT Proposed: Four (4) Bedroom Residence	DATE 9-27-13	JOB NO. 10
	LOCATION Lot 4-11, Blk. 1A, T-1021		
DRAWING NO. E-3	DRAWER Carmen T. Perez	DATE 9-27-13	JOB NO. 10
	DESCRIPTION CONCRETE SERVICE PEDESTAL ONE LINE DIAGRAM SECTION / DETAIL		
REVISIONS	DATE	SCALE	BY



2 GROUND CLEAN OUT DETAIL
 P-2 SCALE NONE

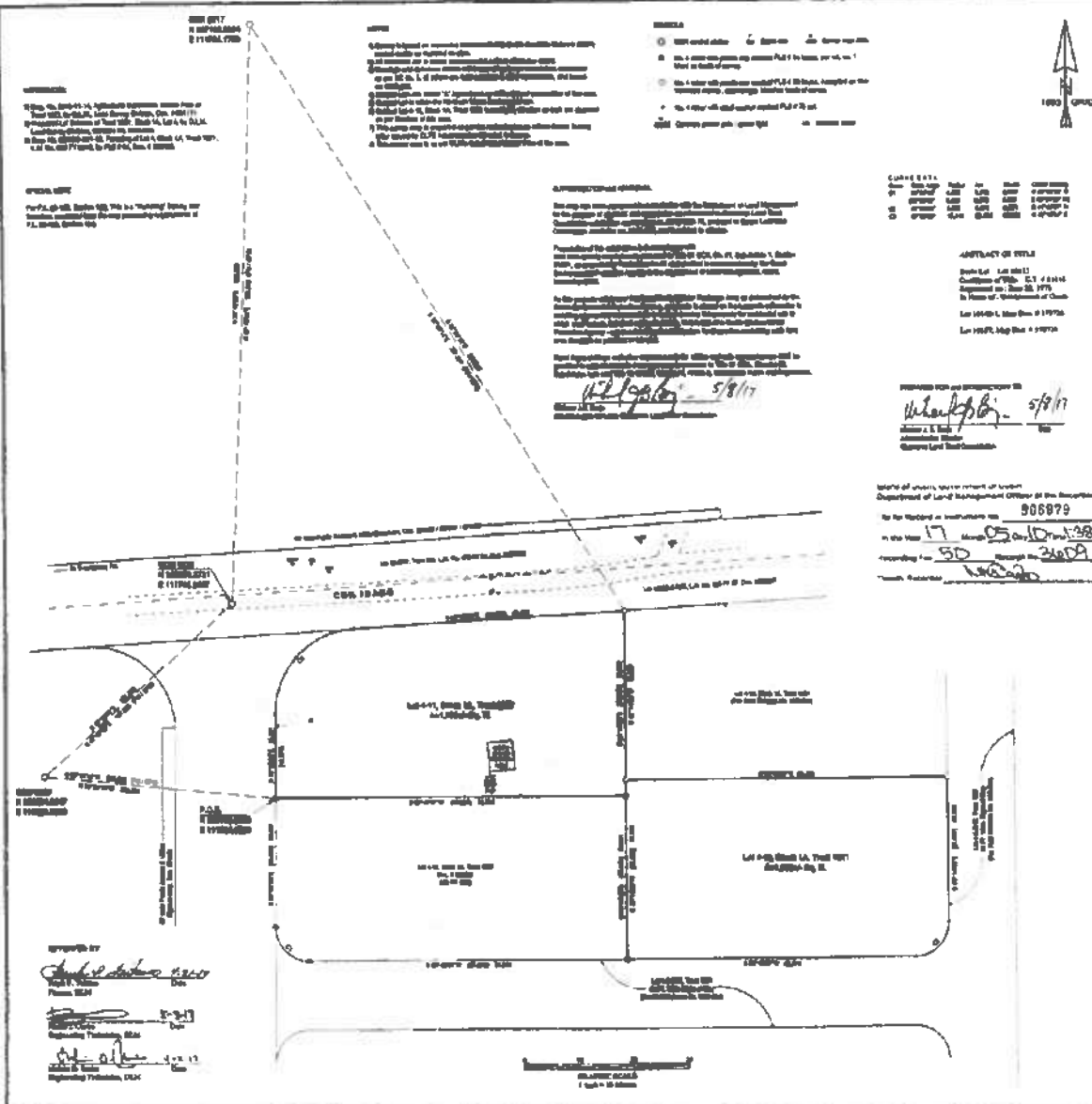
1 WASTE LINE DIAGRAM
 P-2 NOT TO SCALE



3 FLOOR CLEAN OUT DETAIL
 P-2 SCALE NONE

- NOTES:**
1. WATER-PROOF MEMBRANE ARE NOT REQUIRED IN SLAB ON GRADE.
 2. CHROME PLATED BRONZE, NICHEL BRONZE, NICKEL BRASS OR STAINLESS STEEL FLUGH TYPE ACCESS COVER PLATE.

PROJECT P-2 9/21/13 JZ JL	PROPOSED: Four (4) Bedroom Residence WASTE LINE DIAGRAM GROUND CLEAN OUT DETAIL FLOOR CLEAN OUT DETAIL	CLIENT L01 4-11, Bldg. 1A, T-1021 DESIGNER Carmen T. Perez		CHECKED BY: [Signature] DATE: 10/1/13
				SCALE: AS SHOWN



REFER TO SHEET 1 OF 2

COMMISSION OF SURVEYS
 I, Raymond A. Cruz, hereby certify that the foregoing is a true and correct copy of the original survey map as shown to me by the Surveyor. This Commission is given in accordance with the provisions of the Act of March 14, 1911, as amended, and the Surveyor is not responsible for the accuracy of the original survey map.



RAYMOND A. CRUZ, P.L.S.
 Surveyor
 4/1/17

COMMISSION OF QUAM CHIEF SURVEYOR
 I, Raymond A. Cruz, hereby certify that the foregoing is a true and correct copy of the original survey map as shown to me by the Surveyor. This Commission is given in accordance with the provisions of the Act of March 14, 1911, as amended, and the Surveyor is not responsible for the accuracy of the original survey map.

BLOCK DATA		ABSTRACT OF TITLE	
Block No.	Area	Book & Page	Condition of Title
1021	1.1000	1021	1021
1022	1.1000	1022	1022
1023	1.1000	1023	1023
1024	1.1000	1024	1024
1025	1.1000	1025	1025
1026	1.1000	1026	1026
1027	1.1000	1027	1027
1028	1.1000	1028	1028
1029	1.1000	1029	1029
1030	1.1000	1030	1030
1031	1.1000	1031	1031
1032	1.1000	1032	1032
1033	1.1000	1033	1033
1034	1.1000	1034	1034
1035	1.1000	1035	1035
1036	1.1000	1036	1036
1037	1.1000	1037	1037
1038	1.1000	1038	1038
1039	1.1000	1039	1039
1040	1.1000	1040	1040

PARCELING SURVEY MAP OF
BLOCK 1A, TRACT 1021
(LOT 4-11 & LOT 4-13)
 (Formerly Lot 10133-R2)
 Bldg. No. 10133-R2
 Municipality of DeDeo

RAYMOND A. CRUZ
 Professional Land Surveyor No. 70
 P.O. Box 10133, DeDeo, P.R. 00901

Scale: 1" = 50.00'
 Date: 4/1/17
 L.S. Cruz No. 128 PY 2017

5-15237 1/2

CHamoru Land Trust Commission

Land Agent Staff Report

DONNA MAE CRUZ AGRICULTURE LESSEE

I. REQUEST(S)

- 1) Authorization to apply for clearing and grading permits

II. FACTS

- 1) Original Applicant: Nicolas Rapolla Cruz and Teresita C. Cruz
- 2) Applicant's Date and Time: February 26, 1996
- 3) Applicant's Application Number: 3303
- 4) Original Application Type: Agriculture
- 5) Lot Description: Lot 1-7, Block 8, Tract 10121, Yigo
- 6) Survey Map: 018FY2022
- 7) Priority: N/A
- 8) Pre-occupier: Asan, Village, as stated on the application
- 9) Land Use Permit (LUP): None
- 10) Mayor's Certification: None in file
- 11) Recorded Lease: None
- 12) Unrecorded Lease: Lot 1-8, Block 4, Tract 1021, Dededo
- 13) Lease Fee Paid: Paid in full
- 14) Is this a Registered Property? Yes
- 15) Residing on Private Property: No
- 16) Residing on Guam Ancestral Lands Property: No
- 17) Part of Null and Void Listing: No
- 18) Part of the 2018 Ratified Listing: No
- 19) Part of 1995 Listing: No
- 20) Part of OPA Audit Listing: Yes
- 21) Lease Approved by CLTC Board of Commissioners: Yes, May 20, 2021

III. CHRONOLOGY

- 1) June 6, 2019, Board named Donna Mae Cruz as successor to Teresita C. Cruz's application rights and approved issuance of an addendum to Lot 8-1, Block 4, Tract 1021, Dededo
- 2) On July 13, 2020, Donna Mae requested to relocate to a registered property and reduce the acreage from six to half an acre.
- 3) January 25, 2021, Lot showing for Lot 1-7, Block 8, Tract 10121, Yigo on ARC GIS
- 4) March 31, 2021, Site inspection was conducted on Lot 8-1, Block 4, Tract 1021, Dededo, to verify if the property is clear as a condition to relocate.
- 5) May 20, 21, Board approved the request to relocate from Lot 8-1, Block 4, Tract 1021, Dededo to Lot 1-7, Block 8, Tract 10121, Yigo.
- 6) June 4, 2021, Survey authorization issued to Donna Mae Cruz for Lot 1-7, Block 8, Tract 10121, Yigo
- 7) October 28, 2022, Approved and recorded survey for Lot 1-7, Block 8, Tract 10121, Yigo submitted.
- 8) February 18, 2025, Compliance inspection conducted, no farm activity, property not cleared
- 9) February 20, 2025, Notice to Remediate letter was issued to Donna Mae Cruz
- 10) April 18, 2025, Lease fee payments of \$99.00 paid

CHamoru Land Trust Commission

Land Agent Staff Report

- 11) April 25, 2025, Verification of Eligibility approved by Director Joseph B. Cruz, Jr.
- 12) April 25, 2025, Staff Report compiled by Land Agent II J. Dayday

CHamoru Land Trust Commission
Land Agent Staff Report

LANE JO BENAVENTE
Agriculture Lessee

I. REQUEST(S):

- 1) Survey map approval on Lot 2, Block 6, Tract 10121 Yigo
- 2) Revert application from Agriculture to Residential

II. FACTS

- 1) Original Applicant: Gene Quidagua Benavente [DOB:12/16/1971]
- 2) Original Applicant's Date and Time: January 21, 1998 at 11:40AM
- 3) Application Number: 0004326
- 4) Lot Description: Portion of Lot 7150-2-R2 Yigo nka Lot 2, Block 6, Tract 10121 Yigo based on the MP Map
- 5) Survey Map: None
- 6) Priority: 1
- 7) Preoccupier: As stated on Gene's 1998 application – "177 Machananao Yigo since 1991 and til now"
- 8) Land Use Permit (LUP): None
- 9) Mayor's Certification: None
- 10) Recorded Lease: Ins. No. 903874
- 11) Unrecorded Lease: N/A
- 12) Lease Fee Paid: \$15.00; remaining balance \$84
- 13) Is this a Registered Property: Yes
- 14) Residing on Private Property: No
- 15) Residing on Guam Ancestral Lands Property: No
- 16) Part of Null and Void Listing: No
- 17) Part of 2018 Ratified Listing: Yes
- 18) Part of 1995 Listing: No
- 19) Part of OPA Audit Listing: No
- 20) Lease Approved by CLTC Board of Commissioners: N/A

III. CHRONOLOGY

- 1) August 13, 2002: Ground Lease issued to Gene Q. Benavente on a Portion of Lot 7150, Yigo containing an area of not more than .50 acre subject to survey.
- 2) June 28, 2005: Residential Interview Report conducted with Gene Q. Benavente. Mr. Benavente named his sister, Lane Jo Benavente as his beneficiary.
- 3) July 1, 2005: CLTC issues Mr. Benavente a Survey Authorization within a Portion of Lot 7150-2-R2 Yigo, one-half (.50) acre.
- 4) August 10, 2005: Survey receipt submission between Gene Q. Benavente and Surveyor Robert Ventura on a Portion of Lot 7150 Yigo, area = 0.50 acre. Map sketch under 189FY2008 in file for reference; no signatures of approving parties on this map.
- 5) August 15, 2005: Mr. Benavente requests CLTC to add his sister, Lane Jo Benavente to his lease. Signed and approved by AD Thomas A. Elliot.
- 6) May 30, 2007: AD Joseph M. Borja issued the approval of application for power, water, telephone, building and clearing permits to Gene Q. and Lane Jo Benavente on a Portion of Lot 7150-2-R2, in the municipality of Yigo.

CHamoru Land Trust Commission

Land Agent Staff Report

- 7) September 12, 2013: Payment of \$15.00 from Gene Q. Benavente towards his residential lease agreement.
- 8) September 24, 2013: Agriculture Lease recorded under Gene Q. Benavente and Lane Jo Benavente at the Department of Land Management under Ins. No. 856656. Original date of lease agreement – August 13, 2002.
- 9) February 5, 2014: Death Certificate of Gene Q. Benavente recorded at the Department of Land Management under Ins. No. 861367.
- 10) February 2, 2017: CLTC interviews Ms. Lane Jo Benavente under the Agriculture Interview; Lane Jo Benavente names her son, Frankie Cruz as her Beneficiary.
- 11) March 2, 2017: Addendum to Agriculture Lease recorded with the Department of Land Management, Office of the Recorder on September 24, 2013, under Ins. No. 856656 between CLTC and Lane Joe Benavente.
- 12) March 3, 2017: Utility Authorization request from Ms. Lane Jo Benavente with the Approval of Application for Power and Water service approved by AD Michael J.B. Borja.
- 13) October 18, 2018: CLTC Board of Commissioners adopted Resolution No. 2018-08 Declaration and Ratification of Residential and Agricultural Leases
- 14) January 9, 2020: Utility Authorization request from Ms. Lane Jo Benavente with the Approval of Application for Power and Water service approved by AD Jack Hattig III.
- 15) February 19, 2020: CLTC conducted a site assessment within Tract 10121 Yigo (formerly known as Lot 7150 Yigo)
- 16) June 19, 2020: DLM receives the request for Government Services from CLTC to DLM in regards to survey services regarding the incomplete map of Lane Jo Benavente. Request was submitted to Director J.M.Borja on February 28, 2020.
- 17) April 28, 2021: Payment of \$84.00 from Lane Jo Benavente towards her residential lease agreement.
- 18) June 7, 2021: Issuance of 60-Days Authorization to Initiate Parcel Certification Survey for Lane Jo Benavente on Lot 2, Block 6, Tract 10121 Yigo Guam for 1,997± square meters; approved by AAD Angela Camacho.
- 19) February 13, 2023 – Check print map submitted by Ray Cruz in regards to the surveyed lot of Ms. Benavente; map pending the signature from AD Taijeron.
- 20) April 21, 2023 – Letter of request to review the file of Ms. Benavente sent to OAG Attorney Finney
- 21) January 21, 2025 – Ms. Benavente came in to follow up on the status of her survey map. As per LA J. Dayday, her file will be reviewed and forwarded to the Acting Land Agent Supervisor for case assignment.
- 22) March 28, 2025 – Ms. Benavente is seeking the assistance of CLTC to move forward with her survey map so she can apply for water.
- 23) April 8, 2025 – CLTC conducted a site inspection with D. Tan and J. Casem on the property of Ms. Benavente.
- 24) April 15, 2025: Ms. Benavente met with AAD Cruz and CLTC Staff to discuss her survey map request, reverting back to the original application type of her brother Gene, and compliance findings.
- 25) April 15, 2025: Notarized letter of request from Ms. Benavente regarding the application change.

CHamoru Land Trust Commission

Land Agent Staff Report

BRYAN ROSS EVANGELISTA MENDIOLA Residential Lessee

I. ISSUES

- A. April 7, 2025 Guam Housing Corporation issued a letter to Joseph B. Cruz, Jr. Acting Administrative Director Mr. Mendiola is in default with his October 20, 2017 Guam Housing Corporation Loan IN 914000 and CLTC as the Guarantor of the loan must pay the delinquent amount and interest within 60 days of notice
- B. Prior to Public Law 37-131 enacted October 8, 2024 Mr. Mendiola's lease was considered a Null and Void case.

II. FACTS

- A. Applicant's Date and Time: December 2, 1995 at 01:04 PM
- B. Applicant's Application Number: #0000443
- C. Original Application Type: Residential
- D. Lot Description: Lot 3, Block 11, Tract 10121, Yigo
- E. Survey Map: Yes, 015FY2017, March 14, 2017 IN 904329
- F. Priority: 1
- G. Preoccupier: No
- H. Land Use Permit (LUP): N/A
- I. Mayor's Certification: None
- J. Recorded Lease: Yes, Effective March 28, 2017 IN. 905921
- K. Lease Fee Paid: Yes, December 10, 2018 Receipt No. 2217077221
- L. Is this a Registered Property: Yes
- M. Residing on Private Property: No
- N. Residing on Guam Ancestral Lands Property: No
- O. Part of Null and Void Listing: Yes
- P. Part of 2018 Ratified Listing: No
- Q. Part of 1995 Listing: No
- R. Part of OPA Audit Listing: No

III. CHRONOLOGY

- A. December 2, 1995 – Diana Muna Duenas submitted her Residential application under #0000443 at the Dededo intake site
- B. December 4, 1995 – Non-refundable application fee payment with receipt no. A4840805
- C. June 16, 1997 – CLTC Residential Interview conducted by L. Untalan indicates Diana Muna Duenas born November 28, 1961 is considered a native Chamorro despite the fact both parents were born in Saipan as stated on her birth certificate and in her parents' supporting documents
- D. June 16, 1997 – CLTC Residential Interview naming Doreen M. Duenas and Clifford M. Duenas as her successors conducted by L. Untalan
- E. July 9, 2003 – CLTC issued a letter to Ms. Duenas requesting she contact CLTC office regarding her residential application. Signed by LA II E. Chargualaf
- F. August 21, 2015 – Ms. Duenas requested her cousin, Michael Manibusan Ramos be named as her successor; the request was not approved
- G. March 16, 2016 – Ms. Duenas relinquished her application rights to Michael M. Ramos, her cousin.

CHamoru Land Trust Commission

Land Agent Staff Report

BRYAN ROSS EVANGELISTA MENDIOLA **Residential Lessee**

- H. May 2, 2016 – Transfer of Diana M. Duenas' residential rights to Michael M. Ramos was approved by Administrative Director, Michael J.B. Borja
- I. May 17, 2016 – Mr. Ramos relinquished her application rights to Bryan Ross Evangelista Mendiola, his son-in-law
- J. May 17, 2016 – Transfer of Michael M. Ramos' residential rights to Bryan Ross Evangelista Mendiola was approved by Administrative Director, Michael J.B. Borja
- K. March 10, 2017 – CLTC Residential Interview for Mr. Mendiola conducted by LA I, L. Nededog indicating Mr. Mendiola's successor as Brittany Nicole Ancheta Ramos Mendiola, his wife
- L. July 8, 2016 – Authorization to Initiate Survey issued to Mr. Mendiola signed by AD M.J.B. Borja
- M. June 16, 2016 – 2008 Property Tax for Tract 1022, Block 11, Lot 16, Dededo was paid
- N. August 2, 2016 – Contract between Mr. Mendiola and Efren B. Santos for Survey Services
- O. March 24, 2017 – Efren B. Santos issued to Mr. Mendiola receipt 919761 for survey services \$1,890 paid in full
- P. April 18, 2017 – Land Lease Fees in the amount of \$99.00 Voucher #1583 / POS Receipt #2217077221
- Q. April 18, 2017 – March 28, 2017 Residential Lease recorded under IN 905921
- R. May 14, 2017 – Addendum to Residential Lease recorded under IN 907278
- S. May 16, 2017 – Letter to Guam Housing Corporation from Community First Guam Federal Credit Union denying Mr. Mendiola's purchase/construction loan
- T. September 25, 2017 – Premiere Properties Management issued a waiver of liability and Building Construction Contract between Bryan R. & Brittany Nicole R. Mendiola and Far East Construction
- U. August 10, 2017 – Guam Housing Corporation issued a pre-approved letter to Bryan R.E. and Brittany N.R. Mendiola in the amount of \$150,000.
- V. October 19, 2017 – Staff Report for Bryan Ross Evangelista Mendiola's Loan Guaranty in the amount of \$150,000
- W. October 19, 2017 – Loan Guarantee Request Staff Report CLTC Board of Commissioners approved the Guam Housing Corporation Loan Guarantee for Bryan Ross Evangelista Mendiola in the amount of \$150,000
- X. August 21, 2018 – Inspection Report submitted by LA I L. Nededog and J. Gumataotao
- Y. September 6, 2018 – Staff Report for CLTC Board of Commissioners meeting
- Z. December 10, 2018 – Letter to Guam Housing Corporation regarding the status of Mr. Mendiola's lease agreement issued by AD M.J.B. Borja
- AA. October 24, 2017: October 20, 2017 Loan Guaranty between CLTC and Guam Housing Corporation recorded under IN 914001
- BB. December 6, 2019 – Guam Housing Corporation Loan Activity Report for Bryan Ross Evangelista and Brittney Mendiola
- CC. September 16, 2020 – Staff Report prepared by LA II, J. Dayday
- DD. January 28, 2021 – Guam Housing Corporation Loan Activity Report for Bryan Ross Evangelista and Brittney Mendiola
- EE. January 10, 2024 – Guam Housing Corporation issued a final demand letter regarding Mr. Mendiola's outstanding balance (\$138,503.27) and interest (\$4,941.20)

CHamoru Land Trust Commission

Land Agent Staff Report

BRYAN ROSS EVANGELISTA MENDIOLA Residential Lessee

- FF. January 24, 2024 – Inspection conducted by Program Coordinator IV, Joey Cruz; Program Coordinator, Dexter Tan; and Land Agent II, Eileen Chargualaf
- GG. October 22, 2024 – Guam Housing Corporation issued a formal notice that Bryan Ross E. Mendiola
- HH. May 8, 2025 – Inspection conducted by Program Coordinator II, Jenny Luces and Land Agent II, Jhoana Casem
- II. May 8, 2025 – Staff Report prepared by LA II, J. Casem
- JJ. April 7, 2025 – Guam Housing Corporation issued a formal notification that Bryan Ross E. Mendiola is in default. Mr. Mendiola has 60 days to resolve the delinquency or CLTC shall pay the delinquent amount and interest.
- KK. April 15, 2025 – Staff Report for GCA 75A qualifications based on Mr. Mendiola's supporting documents in file unable to find evidence of family-owned properties being acquired by the United States of America however Mr. Mendiola can submit additional names for research or submitted an affidavit for eligibility as neither owner or occupier, farmer or rancher

CHamoru Land Trust Commission

Land Agent Staff Report

JOSE CASTRO MUNOZ AGRICULTURE LESSEE

I. REQUEST/ISSUE

- 1) Carmen Meno is requesting to be named the successor to Jose Castro Munoz's agriculture lease
- 2) Jose Castro Munoz's home loan defaulted with the Guam Housing Corporation. A "Notice of Sale Under Mortgage" from Guam Housing Corporation

II. FACTS

- 1) Applicant: Jose Castro Munoz
- 2) Applicant's Date and Time: December 5, 1995 at 12:42 PM
- 3) Applicant's Application Number: 001295
- 4) Original Application Type: Agriculture
- 5) Lot Description: Lot 2-1, Block 5, Tract 1021, Dededo
- 6) Survey Map: None
- 7) Priority: 1
- 8) Pre-occupier: Yes, Lot 10122-R18, Dededo
- 9) Land Use Permit (LUP): None
- 10) Mayor's Certification: None
- 11) Recorded Lease: Doc # 637267
- 12) Unrecorded Lease: N/A
- 13) Lease Fee Paid: N/A
- 14) Is this a Registered Property? No
- 15) Residing on Private Property: No
- 16) Residing on Guam Ancestral Lands Property: No
- 17) Part of Null and Void Listing: N/A
- 18) Part of the 2018 Ratified Listing: Yes
- 19) Part of 1995 Listing: N/A
- 20) Part of OPA Audit Listing: N/A
- 21) Lease Approved by CLTC Board of Commissioners: N/A

III. CHRONOLOGY

- 1) On July 1, 2020, Jose Castro Munoz passed away
- 2) On July 30, 2020, Grace JoAnn Cruz submitted a notarized relinquishment of Successor Rights to Jose Castro Munoz's lease and application to Carmen Meno.
- 3) On July 30, 2020, Carmen Meno submitted a notarized letter requesting to be the named successor to Jose Castro Munoz's lease and application. A copy of her government-issued ID, Ms. Meno's birth certificate, and her parents' birth certificates, to include receipts for payment of Jose Munoz's loan with Guam Housing Corporation.
- 4) On April 18, 2024, the CHamoru Land Trust Commission Acting Administrative Director, John Burch, received a formal letter from the Guam Housing Corporation stating that Jose Munoz is in default with his loan.
- 5) On May 8, 2024, PCII J. Lucas and LAII J. Casem conducted a site inspection to verify occupancy.

CHamoru Land Trust Commission

Land Agent Staff Report

- 6) On February 11, 2025, A Notice of Sale Under Mortgage was recorded at DLM under Document #1005438 and submitted to the CHamoru Land Trust Commission.
- 7) On April 25, 2025, a site inspection was conducted by Acting Administrative Director J. Cruz, LAIII G. Eay, and PCI D. Tan

Mr. Eay (CLTC): I haven't, I don't have the staff report on that. The land agent, Jhoana [inaudible].

Ms. Casem (CLTC): So, it's really on Land Trust to conclude the problem, but if you read the notice, it indicates here the law, right, so you know, I reiterate, it's been over 1 year plus that we already last put this out. But in terms of Mr. Quintanilla, we have to also work with the other individual who was also issued the lease.

Commissioner Garrido: Okay, so...

Acting Chairperson Herrera: Because they're hanging on to the lease, right? It's something [inaudible] for them.

Commissioner Garrido: They don't have a lease like Mr. Quintanilla.

Ms. Casem (CLTC): Only Mr. Quintanilla. He is very aware he has a lease so when he got a notice, he was shocked, we even sent him a notice.

Acting AD Burch: Commissioners, I recommend we move forward because right, this has been a year and to be honest with you, if you were 18 back in 1995 and today, you're pushing close to 50, and if you're a bit older than that, you're probably not on this earth anymore. So, if we wait another 2 years to process another 5 people, no one in 95' will be alive. So, I think it's time to move the line.

[crosstalk]

Commissioner Garrido: In the spirit of moving on.

Acting AD Burch: Yes!

Commissioner Garrido: I would like to make a, place a motion on the table Mr. Chair.

Acting Chairperson Herrera: Okay.

Commissioner Garrido: That we void the four (4) lessees and we do more work for Mr. Quintanilla.

Mr. Eay (CLTC): Can we name the four (4)?

Commissioner Garrido: We void Michael Steven Pangelinan's, what should I call it, application? Julita Jesus Leon Guerrero's application. Anthony SN's application and John Anderson Leon Guerrero's application and Mr. John J. Quintanilla we do further research and reach out and see if we can ratify his place for the lease. [sic]

[crosstalk]

Commissioner Bordallo: I second.

Acting Chairperson Herrera: Okay. All in favor, say aye!

All: Aye!

Acting Chairperson Herrera: Okay, motion carries.

Acting AD Burch: Commissioners, also, another recommendation I have. We have a long list of names here.

Acting Chairperson Herrera: Right.

CHamoru Land Trust Commission

Land Agent Staff Report

ANTHONY S.N. PALACIOS

I. COMPLAINT/ISSUE:

- A. Status Update
- B. No Updated contact information

II. ACTION FROM CLTC BOARD OF COMMISSIONERS:

Approval to keep Anthony S.N. Palacios' residential application date of December 2, 1995 8:10 a.m. with numerical designation 10 from the award list for failure to comply with Guam Administrative Rules § 6A114 (a)

III. FACTS:

- A. Original Applicant's Date and Time: December 2, 1995 at 8:10 a.m.
- B. Application Number: 10
- C. Application Type: Residential
- D. Priority: 1
- E. Pre-occupier: Yes, Santa Ana Agat
- F. Land Use Permit (LUP): Yes, dated: February 22, 1994, permit holder: 345 (Antonio R. Palacios, 35th name on page 29 of the Department of Land Management Listing of Active and Inactive Ariendos)
- G. Mayor's Verification (MV): No
- H. Notice of Intent to Award (NOIA): No
- I. Lease: No
- J. Survey Authorization (SA): No
- K. Null and Void Listing: No
- L. 2018 Ratified Listing: No
- M. 1995 Listing: Yes
- N. OPA Audit Listing: No
- O. GALC Property: No
- P. Private Property: No
- Q. Registered Property: No

IV. CHRONOLOGY:

- A. December 2, 1995: Anthony S.N. Palacios residential application was received at the Merizo intake site at 8:10 a.m. and issued numerical designation 10.
- B. December 15, 1995: His non-refundable application fee of \$50.00 was paid with receipt no. 2007704212
- C. October 8, 2007: Updated his contact information
- D. October 10, 2007: Residential Interview naming his son, Anthony S.N. Palacios, II as his successor
- E. October 10, 2007: Updated his contact information

CHamoru Land Trust Commission

Land Agent Staff Report

ANTHONY S.N. PALACIOS

- F. Unknown Date: Applicant File Checklist
- G. December 18, 2012: Documents in File are part of the CLTC scanning project
- H. June 3, 2014: Letter requesting Mr. Palacios contact CLTC offices issued by Department of Land Management Deputy Director, David V. Camacho
- I. August 6, 2021: Staff report for the first 30 applicants of December 2, 1995 unknown Land Agent
- J. September 28, 2022: Letter dated September 28, 2022 requesting for updated contact information sent via certificated mail tracking no. 7020316000077305102
- K. September 29, 2022: Status of mailout
- L. September 30, 2022: Public Notice for five (5) applicants next in line to contact CLTC for lease award published in the Guam Daily Post page 37
- M. September 30, 2022: Public Notice for five (5) applicants next in line to contact CLTC for lease award posted on the CHamoru Land Trust Commission Facebook account
- N. October 31, 2022: September 28, 2022 received by Catherine Palacios, unknown relationship
- O. December 30, 2022: No letter dated September 28, 2022 was returned to CLTC

V. FINDINGS:

- A. Guam Administrative Rules and Regulations § 6A114. Application for Leases: Applicant current information. (a) An applicant for awards must notify the commission, in writing, of any change in address or other information contained in the application within fifteen calendar days of such change. Whenever the commission initiates action for awards, all applicants whose application information is not current will be given ninety (90) days written notice to update the information. Written notice shall either be served personally upon the applicant or be sent to the applicant by registered mail addressed to his mailing address, as indicated on the applications. If notice is not personally served, it shall also be published once in a daily newspaper of general circulation in Guam within three days of the date the notice is mailed out. If the applicant does not furnish the information necessary to facilitate the award within 90 days of notice, the commission shall remove the applicant from the award list and the applicant must re-apply as a new applicant.
- B. Guam Administrative Rules and Regulations § 6A114. Application for Leases: Applicant current information. (b) The applicant may appeal the commission's decision to remove his name from any award list as provided by the Administrative Adjudication Law.

VI. SUMMARY:

Mr. Anthony S.N. Palacios' residential application was received at the Merizo intake site on December 2, 1995 at 8:10 a.m. and was issued numerical designation 10. On September 28, 2022 CLTC sent a letter via certifiable mail to Mr. Palacios using the mailing address as provided by his residential application. On September 30, 2022 CLTC issued public notice to the next five applicants in line for lease issuance to contact CLTC to begin the process of lease award via Guam Daily Post newspaper,

CHamoru Land Trust Commission

Land Agent Staff Report

ANTHONY S.N. PALACIOS

the CLTC Facebook and Guam Mayors' Offices. The deadline to contact CLTC was December 29, 2022. Mr. Palacios' letter was received on October 31, 2022 at 11:10 a.m. Because the letter was not return to CLTC indicates his contact information is current. Mr. Palacios has fulfilled the requirements of § 6A114 (a). His name should remain the lease award list.

VII. DOCUMENTS IN FILE

- A. Publication advertising ad: Newspaper, date & page #
- B. DLM Website
- C. Letter to Mayor's Council & approval to post notice at the mayor's office
- D. Letter to applicant with copy of US Post Office Receipt
- E. Proof of letter received or returned

VIII. COMPLIED BY: Lydia E. Taleu, CLTC Land Agent I

CLTC PARCELS AND TRACTS FOR LEASING

The Parcels and Tracts are listed below:

- | | | |
|---|---|--|
| <p>A. Tract 10316, Blk 3, Dededo [NEW]</p> <ul style="list-style-type: none"> (1) Opening of easements and survey (2) 44 potential agriculture lots; schemed (3) 61 potential residential lots; schemed (4) With sewer installed, approximately 183 residential lots can be created (500± sqm) | } | <p>Retracement/Stake-Out Survey Cost from DLM = \$66,585.86</p> <p>Water and Sewer Infrastructure Cost Estimates (GWA) = \$10,800,000.00; off-sight sewer main extension estimate = \$2,835,000.00</p> |
| <p>B. Tract 10316, Blk 16, Dededo [NEW]</p> <ul style="list-style-type: none"> (1) Opening of easements and survey (2) 50 potential agriculture lots | } | <p>GPA Construction Cost = \$310,474.89</p> |
| <p>C. Tract 10124, Dededo (by Chalan Palauan Street)</p> <ul style="list-style-type: none"> (1) Opening of easements and survey (2) 121 potential available agriculture lots for leasing; schemed (3) Retracement/Stake-Out Survey Cost from DLM = \$36,100.43 | | |
| <p>D. Tract 1722 Mangilao (by Mangilao Golf Course)</p> <ul style="list-style-type: none"> (1) Servicing about 86 residential lessees (2) Retracement/Stake-Out Survey Cost from DLM = \$46,830.43 (3) GPA Construction Cost (Block 2) = \$132,600.28 | | |
| <p>E. Tract 10123, Yigo (across GAIN) [NEW]</p> <ul style="list-style-type: none"> (1) 159 residential lots for leasing (1/4 acre lots); schemed (2) Retracement/Stake-Out Survey Cost from DLM = \$31,790.93 (3) Water and Sewer Infrastructure Cost Estimates (GWA) = \$6,930,000.00 | | |
| <p>F. Tract 15344, Blk 1, Mangilao (Fadian/back road area)</p> <ul style="list-style-type: none"> (1) Opening of easements and survey; current lessees in the area are currently utilizing GALC properties to access their properties (2) Servicing about 68 lots residential/agriculture (3) 17 potential available agriculture lots for leasing (4) Retracement/Stake-Out Survey Cost from DLM = \$30,753.43 (5) GPA Construction Cost = \$184,921.42 | | |
| <p>G. Lot 7160, Yigo (Chalan Emsley, past AAFB)</p> <ul style="list-style-type: none"> (1) Opening of easements and survey (2) 54 residential leases issued (3) Servicing 156 individuals (issuance of NOIA and/or SA) (4) Retracement/Stake-Out Survey Cost from DLM = \$87,317.06 (5) GPA Construction Cost = \$590,932.47 | | |
| <p>H. Tract 319, Hagat (Umang)</p> <ul style="list-style-type: none"> (1) Opening of easements and survey (2) Servicing 171 Residential Lessees (3) Retracement/Stake-Out Survey Cost from DLM = \$82,977.82 | | |

CLTC PARCELS AND TRACTS FOR LEASING

I. Tract 18113, Mangilao (baseball/basketball court area)

- (1) Opening of easements and survey
- (2) Servicing 70 lots
- (3) 21 potential available lots for residential leasing
- (4) Retracement/Stake-Out Survey Cost from DLM = \$72,100.86
- (5) GPA Construction Cost = \$372,497.19

J. Tract 1113, Dededo (Astumbo) [NEW]

- (1) Opening of easements and survey
- (2) 71 residential lots for leasing (1/2 acre lots); schemed
- (3) Retracement/Stake-Out Survey Cost from DLM = \$22,086.70
- (4) Water and Sewer Infrastructure Cost Estimates (GWA) = \$7,066,000.00
- (5) With sewer installed, approximately 213 lots can be created (500± sqm)

K. Lot 10090-1-1 & R2 Dededo (Machanao) [NEW]

- (1) Opening of easements and survey
- (2) 74 residential lots for leasing (1/2 acre lots); schemed
- (3) Retracement/Stake-Out Survey Cost from DLM = \$37,305.93
- (4) Water and Sewer Infrastructure Cost Estimates (GWA) = \$8,094,000.00
- (5) With sewer installed, approximately 222 lots can be created (500± sqm)



Adjournment