



CLTC Special Board Meeting

June 6, 2025



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

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 Special Board Meeting **Friday, June 06, 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 Google Meet joining info Video call link:
[https:// meet.google.com/cqn-faxc-yvv](https://meet.google.com/cqn-faxc-yvv)

AGENDA

- I. Call to Order – Certification of a Quorum Present
- II. Certification – Public Notice Requirements
 - A. Guam Daily Post (May 30, 2025 and June 04, 2025)
 - B. Guam Public Notice Website (<https://notices.guam.gov>)
- III. Old Business
 - A. FY25 Appropriation of Nine Million Dollars (\$9,000,000)
- IV. Next Meeting – Thursday, June 19, 2025 at 1:00 PM
CLTC Conference Room, Suite 223, 2nd Floor ITC Building
Tamuning, Guam 96913
- V. Adjournment

In compliance with the Americans with Disabilities Act, individuals requiring special accommodations or services should contact Dexter Tan (671) 300-3296 ext. 217 or Charlene Mayo (671) 300-3298 ext. 202.
Email: dexter.tan@cltc.guam.gov / charlene.mayo@cltc.guam.gov



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

P.O. Box 2950 Hagåtña, Guåhan 96932

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

Lourdes A. Leon Guerrero
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Commissioner

Joseph B. Cruz Jr.
Acting Administrative Director

BOARD OF COMMISSIONERS MEETING **ATTENDANCE SHEET**

Date: Friday, June 06, 2025 – SPECIAL BOARD MEETING

Time: 1:03 PM

Adjournment: 2:08 PM

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

NAME:	TITLE:	SIGNATURE:
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BOARD OF COMMISSIONERS:

Present Absent

1. Arlene P. Bordallo	Chairperson	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>Arlene P. Bordallo</i>
2. Earl J. Garrido	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>Earl J. Garrido</i>
3. Fabienne C. Respicio	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>Fabienne C. Respicio</i>
4. Jeremy J. Rojas	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>Jeremy J. Rojas</i>
5. Joseph F. Artero-Cameron	Commissioner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<i>Joseph F. Artero-Cameron</i> VIA GOOGLE MEETING

NAME:	TITLE:	SIGNATURE:
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CLTC STAFF (Print and Sign):

1. <i>WBB Muro</i>	8. <i>[Signature]</i>
2. <i>Joseph Cruz</i>	9. <i>[Signature]</i>
3. <i>Prin J. Oestre</i>	10. <i>[Signature]</i>
4. <i>HELEN BA</i>	11. <i>[Signature]</i>
5. <i>Julius J. Ido</i>	12. <i>[Signature]</i>
6. <i>Maya</i>	13. <i>[Signature]</i>
7. <i>JABANA CAMERON</i>	14. <i>[Signature]</i>

[illegible]



Call to Order—Certification of a Quorum Present



Certification—Public Notice Requirements

CAMACHO CALVO LAW GROUP IS HIRING!

We're looking for driven and detail-oriented professionals to join our dynamic team in the following roles:

- Legal Assistant
- Paralegal

This is an excellent opportunity to work alongside experienced attorneys in a fast-paced, collaborative environment where your contributions matter. If you're ready to grow your career in the legal field and make a difference for our clients, we'd love to hear from you!

Submit your resume to:

BusinessOffice@camachocalvo.law

Camacho Calvo Law Group is an Equal Opportunity Employer

**DEPARTMENT OF ADMINISTRATION**

DIPATTAMENTON ATMENESTRASION
GENERAL SERVICES AGENCY DIVISION
(Abenshon Setibision Hinirar)
Telephone (Telifon): 671-475-1705/1706



LOURDES A. LEON GUERRERO
Governor (Maga Hagi)
JOSHUA F. TENORIO
U.S. Governor (Gobernador Maga Hagi)

THIS ADVERTISEMENT WAS PAID WITH GOVERNMENT FUNDS BY:
Guam Customs & Quarantine Agency

A non-refundable fee of \$10.00 per bid package will be assessed.
Certified Check, Cashier's Check, Cash will be accepted. No personal or Company Check.
Payment for bid package picked up after 3:00pm will not be accepted.

INVITATION FOR BID

BID NO: **GSA-046-25**
For: **Dually Pickup Truck 4x4**
Opening Date: **6/23/2025** Time: **2:00pm**
Location to Submit: **General Services Agency, Tamuning, Guam**

The General Services Agency is issuing this Invitation for Bid for Dually Pickup Truck 4x4. A pdf copy is available to download at www.gsa.doa.guam.gov, or a hard copy can be obtained at the General Services Agency located at 2nd floor ITC Bldg. Rm. 230, Tamuning, Guam 96931 from 8:00am - 5:00pm, Monday through Friday, beginning Friday, 5/30/2025 until Monday, 6/23/2025.

Bidders must register their current contact information with GSA to ensure they receive any notices regarding changes or updates to the IFB. The procuring agency and GSA will not be liable for failure to provide notice to any party who did not register current contact information.

/s/ Andriana Quitugua
Acting Chief Procurement Officer

THE LAW OFFICE

OF WILLIAM BENJAMIN POLE, PC

FNA THE LAW OFFICE

OF GUMATAOTAO AND POLE, PC

is physically closing as of

SEPTEMBER 26, 2025.

Please come to

456 WEST O'BRIEN DRIVE

HAGATNA GUAM

or call us at

671-475-0200

to pick up your file
if applicable.

NOW HIRING

International Archaeological Research Institute, Inc. (IARII) is an equal opportunity employer seeking a **part-time Maintenance Specialist** to support the upkeep of our facilities, apartment building, vehicles, and equipment. This 20-hour-per-week position is ideal for candidate that are self-starters who work well independently, demonstrate strong follow-through and time management, and is adaptable to shifting tasks and priorities.

Resumes can be sent to HR@iaoceania.com



Kumision Inangokkon Tano' CHamoru
(CHamoru Land Trust Commission)



CHamoru Land Trust Commission

Special Board Meeting

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Email: dexter.tan@cltc.guam.gov / charlene.mayo@cltc.guam.gov



Mobil Oil Guam Inc. (Mobil) is a subsidiary of Exxon Mobil Corporation - one of the largest publicly traded international energy and petrochemical companies that creates solutions that improve quality of life and meet society's evolving needs. ExxonMobil holds an industry-leading portfolio of resources, and is one of the largest integrated fuels, lubricants, and chemical companies in the world. This is your opportunity to join the dynamic company and become part of the team that thrives in a fast-paced environment as:

Sales Territory Manager (TM)**Job Description**

We are seeking a dynamic and experienced sales professional to drive growth in a multinational environment. The ideal candidate will develop and execute strategic sales plans, build strong client relationships, and achieve sales targets.

This role requires the individual to have excellent communication skills, a proven track record in sales, and the ability to work effectively across diverse and multinational teams.

We are looking for candidates who thrive in a fast-paced environment, and are driven to work in a global organization and contribute to the company's success.

Primary Job Functions

- Drive revenue growth and expand the customer base, aligning with business objectives.
- Foster long-term relationships with new and existing clients by delivering exceptional service and tailored solutions based on business needs.
- Develop and implement strategic sales plans and programs to achieve revenue targets and enhance value for customers, agents, and partners.
- Partner with the Marketing team to improve customer experience for current and prospective clients, agents, and partners.
- Coordinate with operations, logistics, and business centers to ensure seamless customer experience, efficient order fulfillment, and accurate invoicing.
- Monitor industry trends and customer preferences to identify growth opportunities and potential product expansions.
- Prepare regular sales reports, analyze performance metrics, and propose actionable improvement plans.
- Represent the company at trade shows, conferences, and networking events to enhance brand visibility and build professional networks.

Required Qualifications and Attributes

- Bachelor's degree, preferably in marketing, business administration/management, finance, accounting or engineering (other disciplines will be considered).
- Proficient in the use of Microsoft PowerPoint, Outlook, Excel and Word.
- Must have excellent communication skills, both oral and written.
- Must be self-motivated, assertive and a team player.
- Should have a positive work attitude, adaptable and can work well in time-sensitive environment.
- Able to create and deliver presentations.
- Previous experience in sales is required.
- Strong negotiation and interpersonal skills.

Preferred Qualifications

- Proficient in the use of SAP, FX360 Sales, Force, Tableau.
- Experienced in Commercial Relationship Management.

PLEASE SUBMIT YOUR RESUME ON OR BEFORE MAY 31, 2025 TO THE FOLLOWING:

Simmerdeep Kaur, Recruiting Advisor
simmerdeep.kaur@exxonmobil.com

Norshamira Shariff, Recruiting Advisor
norshamira.shariff@exxonmobil.com

Mobil is an Equal Opportunity Employer

All qualified applicants will receive consideration for employment without regard to race, color, age, religion, sex, sexual orientation, gender identity, national origin, citizenship status, genetic information, protected veteran or disability status.

THE LAW OFFICES OF DUNCAN G. McCULLY, P.C.
ATTORNEYS AT LAW
434 W. O'BRIEN DRIVE SUITE 201
ADA CLIFFSIDE OFFICE BUILDING C
HAGATÑA, GUAM 96910
TEL (671) 472-7418 FAX (671) 472-1201

NOTICE OF SALE UNDER MORTGAGE

NOTICE IS HEREBY GIVEN, pursuant to 18 G.C.A. §36113, Paragraph 5 of the below described mortgage and the Notice of Default recorded on December 28, 2022 as Instrument No. 982380, that the mortgage executed on December 19, 2019 by JOSEPH A. CRUZ dba A to Z Janitorial & Lawn Care Services, ("Mortgagor"), in favor of COAST 360 FEDERAL CREDIT UNION, ("Mortgagee"), and filed for record in the Department of Land Management, Government of Guam, on December 23, 2019 as Instrument No. 943120, will be FORECLOSED pursuant to a POWER OF SALE contained in the above mortgage.

The property described below will be sold, WITHOUT WARRANTY OF ANY KIND BEING GIVEN, EXPRESS OR IMPLIED, including without limitation, warranties regarding title, possession, access, rights of redemption, subsurface conditions, the condition of any structure or encumbrances, to the highest bidder at public auction, to be held at the Mayor's office in Chalan Pago, Guam at 2:00 p.m. on June 18, 2025, in order to satisfy the amount due on the mortgage and its promissory note at the time of the sale. Terms of the sale are cash, certified check or other terms deemed acceptable by Mortgagee. The Mortgagee reserves the right to bid all or part of the amount due on the mortgage at the time of the sale; to reject any bid made at the sale and to withdraw this notice and postpone the sale from time to time.

Special Notice: The property subject to foreclosure may not have legal access. No warranties of any kind are given as to whether or not there is legal access to the property.

The property subject to the mortgage and to be sold at sale is as follows:

Parcel 1: Lot No. 3308-3-2-1, Ordot-Chalan Pago, Guam (Estate No. 72230 under Basic Lot No. 3308-3-2), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,987± square meters.

Parcel 2: Lot No. 3308-3-2-2, Ordot-Chalan Pago, Guam (Estate No. 72230 under Basic Lot No. 3308-3-2), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,849± square meters.

Parcel 3: Lot No. 3308-3-2-3, Ordot-Chalan Pago, Guam (Estate No. 72230 under Basic Lot No. 3308-3-2), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,911± square meters.

Parcel 4: Lot No. 3308-3-2-4, Ordot-Chalan Pago, Guam (Estate No. 72230 under Basic Lot No. 3308-3-2), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,987± square meters.

Parcel 5: Lot No. 3308-3-2-R4, Ordot-Chalan Pago, Guam (Estate No. 72230 under Basic Lot No. 3308-3-2), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,987± square meters.

Parcel 6: Lot No. 3308-3-1-1, Ordot-Chalan Pago, Guam (Estate No. 72229 under Basic Lot No. 3308-3-1), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,987± square meters.

The amount due the Mortgagee is for the sum of \$281,930.40, plus interest as of March 31, 2025 of \$70,054.07, interest at the rate of 9.5% per annum from March 31, 2025 to the date of full payment, attorney fees, and costs of this sale.

If the sale is set aside for any reason, the purchaser at the sale shall be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against Mortgagor, the Mortgagee or the Mortgagee's attorneys.

The undersigned are the attorneys for the Mortgagee and hereby give notice that they are attempting to collect a debt and any information that is obtained will be used for that purpose.

DATED this 8th day of May, 2025.

The Law Offices of Duncan G. McCully, P.C.
Attorneys for Coast 360 Federal Credit Union

By: /s/ DUNCAN G. McCULLY

Guam

On this 8th day of May, 2025, before me, the undersigned notary, personally appeared DUNCAN G. McCULLY, the person whose name is signed on the preceding document, and acknowledged to me that he signed it voluntarily for its stated purpose, as attorney for Coast 360 Federal Credit Union.

/s/ MAUREEN E.T. TAITANO

NOTARY PUBLIC

In and for Guam, U.S.A.

My Commission Expires: Aug. 18, 2025
434 W. O'Brien Dr., Ste 201, Ada Cliffside Office Bldg., Hagatña, GU 96910

THE LAW OFFICES OF DUNCAN G. McCULLY, P.C.
ATTORNEYS AT LAW
434 W. O'BRIEN DRIVE SUITE 201
ADA CLIFFSIDE OFFICE BUILDING C
HAGATÑA, GUAM 96910
TEL (671) 472-7418 FAX (671) 472-1201

NOTICE OF SALE UNDER MORTGAGE

NOTICE IS HEREBY GIVEN, pursuant to 18 G.C.A. §36113, Paragraph 5 of the below described mortgage and the Notice of Default recorded on December 28, 2022 as Instrument No. 982381, that the mortgage executed on March 5, 2020 by JOSEPH A. CRUZ dba A to Z Janitorial & Lawn Care Services, ("Mortgagor"), in favor of COAST 360 FEDERAL CREDIT UNION, ("Mortgagee"), and filed for record in the Department of Land Management, Government of Guam, on March 6, 2020 as Instrument No. 945803, will be FORECLOSED pursuant to a POWER OF SALE contained in the above mortgage.

The property described below will be sold, WITHOUT WARRANTY OF ANY KIND BEING GIVEN, EXPRESS OR IMPLIED, including without limitation, warranties regarding title, possession, access, rights of redemption, subsurface conditions, the condition of any structure or encumbrances, to the highest bidder at public auction, to be held at the Mayor's office in Chalan Pago, Guam at 2:30 p.m. on June 18, 2025, in order to satisfy the amount due on the mortgage and its promissory note at the time of the sale. Terms of the sale are cash, certified check or other terms deemed acceptable by Mortgagee. The Mortgagee reserves the right to bid all or part of the amount due on the mortgage at the time of the sale; to reject any bid made at the sale and to withdraw this notice and postpone the sale from time to time.

Special Notice: The property subject to foreclosure may not have legal access. No warranties of any kind are given as to whether or not there is legal access to the property.

The property subject to the mortgage and to be sold at sale is as follows:

Parcel 1: Lot No. 3308-3-1-2, Ordot-Chalan Pago, Guam (Estate No. 72229 under Basic Lot No. 3308-3-1), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,987± square meters.

Parcel 2: Lot No. 3308-3-1-3, Ordot-Chalan Pago, Guam (Estate No. 72229 under Basic Lot No. 3308-3-1), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,987± square meters.

Parcel 3: Lot No. 3308-3-1-4, Ordot-Chalan Pago, Guam (Estate No. 72229 under Basic Lot No. 3308-3-1), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,987± square meters.

Parcel 4: Lot No. 3308-3-1-R4, Ordot-Chalan Pago, Guam (Estate No. 72229 under Basic Lot No. 3308-3-1), Suburban, as said lot is marked and designated on Map Drawing No. FC96-002 (LM#205FY96) dated May 5, 1996 and recorded May 8, 1996 in the Department of Land Management, Government of Guam under Instrument No. 545400. Area: 1,987± square meters.

The amount due the Mortgagee is for the sum of \$199,412.08, plus interest as of March 31, 2025 of \$48,004.14, interest at the rate of 9.5% per annum from March 31, 2025 to the date of full payment, attorney fees, and costs of this sale.

If the sale is set aside for any reason, the purchaser at the sale shall be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against Mortgagor, the Mortgagee or the Mortgagee's attorneys.

The undersigned are the attorneys for the Mortgagee and hereby give notice that they are attempting to collect a debt and any information that is obtained will be used for that purpose.

DATED this 8th day of May, 2025.

The Law Offices of Duncan G. McCully, P.C.
Attorneys for Coast 360 Federal Credit Union

By: /s/ DUNCAN G. McCULLY

Guam, U.S.A.

On this 8th day of May, 2025, before me, the undersigned notary, personally appeared DUNCAN G. McCULLY, the person whose name is signed on the preceding document, and acknowledged to me that he signed it voluntarily for its stated purpose, as attorney for Coast 360 Federal Credit Union.

/s/ MAUREEN E.T. TAITANO

NOTARY PUBLIC

In and for Guam, U.S.A.

My Commission Expires: Aug. 18, 2025
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- Legal Assistant
- Paralegal

This is an excellent opportunity to work alongside experienced attorneys in a fast-paced, collaborative environment where your contributions matter. If you're ready to grow your career in the legal field and make a difference for our clients, we'd love to hear from you!

Submit your resume to:

BusinessOffice@camachocalvo.law

Camacho Calvo Law Group is an Equal Opportunity Employer

Office of the Attorney General
Douglas B. Moylan
Attorney General of Guam
Family Section, General Crimes Division
590 S. Marine Corps Drive, ITC Bldg., Ste. 706
Tamuning, Guam 96913 • USA
(671) 475-2595 • (671) 475-3343 (fax)
danielpalacion@agguam.org
Attorneys for the People of Guam

IN THE SUPERIOR COURT OF GUAM

IN THE INTEREST OF :

K.M.C. (DOB: 12/11/2024),
(DOB: 02/28/2024),

Minor.

JUVENILE CASE NO. JP0299-24

Summons

To: LORENZO ATTAN, Natural Father

NCS Dededo, Guam (Behind White Market,
Grey house, fourth on the right side)

You are hereby summoned to appear via zoom before the HONORABLE LINDA L. INGLES, at the Judiciary of Guam, Superior Court of Guam, 120 West O' Brien Drive, Hagatña, Guam, for a court hearing on:

WEDNESDAY, JUNE 18, 2025 AT 11:30 A.M.
Zoom Meeting ID: 716 711 9213 / Password: 76504

"YOUR PARENTAL AND CUSTODIAL DUTIES AND RIGHTS CONCERNING THE CHILD WHO IS THE SUBJECT OF THE ABOVE MAY BE TERMINATED BY AWARD OF PERMANENT CUSTODY IF YOU FAIL TO APPEAR ON THE DATE THAT IS SET FORTH IN THIS SUMMONS."

YOU MAY BE HELD IN CONTEMPT IF YOU FAIL TO APPEAR ON THE DATE SET FORTH IN THIS SUMMONS.

Dated: APR 18, 2025.

CLERK, SUPERIOR COURT OF GUAM

By: /s/ Nikole L. B McDonald
Deputy Clerk

LAW OFFICES

CUNLIFFE & COOK

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

Attorneys for: Petitioner

IN THE SUPERIOR COURT OF GUAM IN THE MATTER OF THE ESTATE

OF

DANIEL QUENGA SANTOS,

Deceased.

Probate Case No. PR0071-25

NOTICE OF HEARING ON PETITION FOR

LETTERS OF ADMINISTRATION

NOTICE IS HEREBY GIVEN that JEFFREY A. COOK has filed a Petition praying for Letters of Administration upon the Estate of DANIEL QUENGA SANTOS and that on June 11, 2025, at 9:30 a.m. in the courtroom of the SUPERIOR COURT OF GUAM, Guam Judicial Center, 120 West O'Brien Drive, Hagatña, Guam, a hearing on said Petition shall be held and all persons interested are hereby notified to appear at the time and place set for said hearing and show cause, if any they have, why the Petition should not be granted.

Reference is hereby made to the Petition for further particulars.

DATED: MAY 07, 2025.

Janice M. Camacho-Perez, CLERK OF COURT
SUPERIOR COURT OF GUAM

By: /s/ Pauline I. Untalan

Chamber/Courtroom Clerk

You may appear in person at the Courtroom of Judge Dana A. Gutierrez, 120 W. O'Brien Drive, Hagatña, Guam or you may participate via Zoom by logging onto <https://guamcourts-arg.zoom.us> and enter the Meeting ID: 839 7874 0380 and Passcode: 189701. For technical assistance, please call (671) 475-3207 five (5) minutes prior to the designated hearing time.



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CLTC Board of Commissioner Special Meeting

PRINT

CLTC Board of Commissioner Special Meeting

MEETING

Posted on: 05/30/2025 06:00 AM

Posted by: Charlene Mayo

Meeting Date: 06/06/2025 01:00 PM

Department(s): CHAMORU LAND TRUST COMMISSION (/notices?department_id=23)

Division(s): (/notices?division_id=)

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

P.O. Box 2950 Hagåtña, Guam 96932

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

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

May 30, 2025

COPY

Newstalk K57
962 Pale San Vitores Rd #116
Tamuning, Guam 96913

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (FIRST NOTICE)

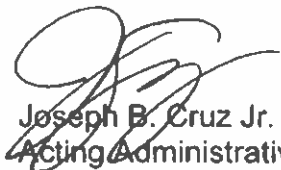
Buenas yan Hafa Adai.

In accordance with §8108, Chapter 8, Title 5, Guam Code Annotated, the CHamoru Land Trust Commission would like to inform you that we will be conducting a special meeting on June 06, 2025, at 1:00 p.m. in the CLTC Conference Room, Suite 223, 2nd Floor, ITC Building, Tamuning, Guam. The meeting may be viewed at GovGuam Live-YouTube or Google: <http://meet.google.com/cqn-faxc-yvv>. Attached for your reference is the special board meeting agenda.

In compliance with ADA requirements, individuals requiring special accommodations, auxiliary aids, or services may contact Mr. Dexter Tan at 671-300-3296 ext. 217 or Ms. Charlene Mayo at 671-300-3296 ext. 202.


If you should have any questions, please contact me at 671-300-3296.

Senseramente,


Joseph B. Cruz Jr.
Acting Administrative Director

Attachment.

Rev. 04 / 2025


Phyllis Ann Peralo 5/30/2025



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Commissioner

Joseph B. Cruz Jr.
Acting Administrative Director

May 30, 2025

COPY

Wave 105 Radio Station
161 U.S. Army Juan C. Fejeran Street
Barrigada Heights, Guam 96913

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (FIRST NOTICE)

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Senseramente,

Joseph B. Cruz Jr.
Acting Administrative Director

Rev 04 / 2025

6PDN - Silabo Agaña
Wave - Barrigada
Newstalk - Pw & Tarp

The Point - Across DPW
KVAM - Har on
GDR - Across Dennis
Tamuning.

Revised Peredo 5/30/2025
PNCHAM Peredo



Lourdes A. Leon Guerrero
Governor

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(CHamoru Land Trust Commission)

P.O. Box 2950 Hagåtña, Guam 96932

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

May 30, 2025

COPY

Pacific Daily News
962 Pale San Vitores Road Suite 202
Tumon, Guam 96913

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (FIRST NOTICE)

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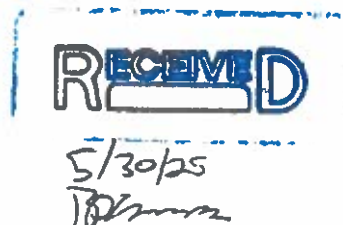
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Joseph B. Cruz Jr.
Acting Administrative Director

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Rev 04 / 2025





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COPY

May 30, 2025

Ray Gibson
The Point
543A North Marine Corps Drive
Tamuning, Guam 96913

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (FIRST NOTICE)

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Senseramente,

Joseph B. Cruz Jr.
Acting Administrative Director

Rec'd by
Kevin Aguon

5/30/25

Attachment.

Rev. 04/1/2025



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May 30, 2025

COPY

Guam Daily Post
388 S Marine Corps Dr Ste 301
Tamuning, Guam 96913

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Commissioner

Joseph B. Cruz Jr.
Acting Administrative Director

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P.O. Box 2950 Hagatña, Guahan 96932

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

May 30, 2025

COPY

KUAM News
600 Harmon Loop Rd. Ste 102
Dededo, Guam 96929

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (FIRST NOTICE)

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Acting Administrative Director

Attachment.

Rev 04/1/2025

CHamoru
CHRISTINE 1963A
5/30/25 @ 11:51



Dexter Tan <dexter.tan@cltc.guam.gov>

CLTC Media Release 05.30.2025

2 messages

CLTC Admin <cltc.admin@cltc.guam.gov>
Reply-To: cltc.admin@cltc.guam.gov
To: CLTC Admin <cltc.admin@cltc.guam.gov>
Cc: publisher@pacificislandtimes.com

Fri, May 30, 2025 at 10 27 AM

Hafa Adal and Good morning,

Please refer to the attached letter.

If you have any questions or concerns, please contact Charlene Mayo at (671) 300-3296 extension 202 or email at charlene.mayo@cltc.guam.gov.
Thank you.

 Letter Pacific Island Times CLTC June 06 2025 Special Meeting 05.30.2025.pdf
78K

CLTC Admin <cltc.admin@cltc.guam.gov>
Reply-To: cltc.admin@cltc.guam.gov
To: CLTC Admin <cltc.admin@cltc.guam.gov>
Cc: "news@kanditnews.com" <news@kanditnews.com>

Fri, May 30, 2025 at 10 29 AM

[Quoted text hidden]

 Letter Kandit News Group CLTC June 06 2025 Special Meeting 05.30.2025.pdf
105K



Lourdes A. León Guerrero
Governor

Joshua F. Tenorio
Lieutenant Governor

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P.O. Box 2950 Hagatña, Guam 96932

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

May 30, 2025

COPY

Pacific Island Times
1082 Pale San Victoros Rd.
Tumon, Guam 96913

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (FIRST NOTICE)

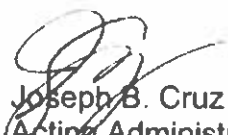
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Senseramente,


Joseph B. Cruz Jr.
Acting Administrative Director

Attachment.



Dexter Tan <dexter.tan@cltc.guam.gov>

CLTC Media Release 05.30.2025

2 messages

CLTC Admin <cltc.admin@cltc.guam.gov>
Reply-To: cltc.admin@cltc.guam.gov
To: CLTC Admin <cltc.admin@cltc.guam.gov>
Cc: publisher@pacificislandtimes.com

Fri, May 30, 2025 at 10:27 AM

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Thank you.

 Letter Pacific Island Times CLTC June 06 2025 Special Meeting 05.30.2025.pdf
78K

CLTC Admin <cltc.admin@cltc.guam.gov>
Reply-To: cltc.admin@cltc.guam.gov
To: CLTC Admin <cltc.admin@cltc.guam.gov>
Cc: "news@kanditnews.com" <news@kanditnews.com>

Fri, May 30, 2025 at 10:29 AM

[Quoted text hidden]

 Letter Kandit News Group CLTC June 06 2025 Special Meeting 05.30.2025.pdf
105K



Lourdes A. Leon Guerrero
Governor

Joshua F. Tenorio
Lieutenant Governor

Commission Members

Arlene P. Bordallo
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Earl J. Garrido
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Jeremy J. Rojas
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Joseph B. Cruz Jr.
Acting Administrative Director

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

P.O. Box 2950 Hagåtña, Guam 96932

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

May 30, 2025

COPY

Troy Torres
Kandit News Group
troy@kanditnews.com

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (FIRST NOTICE)

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Senseramente,

Joseph B. Cruz Jr.
Acting Administrative Director

Attachment.



Charlene Mayo <charlene.mayo@cltc.guam.gov>

CLTC Media Release June 4, 2025

Charlene Mayo <charlene.mayo@cltc.guam.gov>
To: "news@kanditnews.com" <news@kanditnews.com>
Cc: CLTC Admin <cltc.admin@cltc.guam.gov>

Wed, Jun 4, 2025 at 8:51 AM

Hafa Adai and Good morning,

Please refer to the attached letter.

If you have any questions or concerns, please contact Charlene Mayo at (671) 300-3296 extension 202 or email at charlene.mayo@cltc.guam.gov.

Thank you.



kandit - media release.pdf

90K



Lourdes A. Leon Guerrero
Governor

Joshua F. Tenorio
Lieutenant Governor

Commission Members

Arlene P. Bordallo
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(CHamoru Land Trust Commission)

P.O. Box 2950 Hagatña, Guahan 96932

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

June 04, 2025

COPY

Troy Torres
Kandit News Group
troy@kanditnews.com

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (SECOND NOTICE)

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Acting Administrative Director

Attachment.



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(CHamoru Land Trust Commission)

P.O. Box 2950 Hagatña, Guahan 96932

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

CHamoru Land Trust Commission Special Board Meeting **Friday, June 06, 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 Google Meet joining info Video call link: [https://
meet.google.com/cqn-faxc-yvv](https://meet.google.com/cqn-faxc-yvv)

AGENDA

- I. Call to Order – Certification of a Quorum Present
- II. Certification – Public Notice Requirements
 - A. Guam Daily Post (May 30, 2025 and June 04, 2025)
 - B. Guam Public Notice Website (<https://notices.guam.gov>)
- III. Old Business
 - A. FY25 Appropriation of Nine Million Dollars (\$9,000,000)
- IV. Next Meeting – Thursday, June 19, 2025 at 1:00 PM
CLTC Conference Room, Suite 223, 2nd Floor ITC Building
Tamuning, Guam 96913
- V. Adjournment

In compliance with the Americans with Disabilities Act, individuals requiring special accommodations or services should contact Dexter Tan (671) 300-3296 ext. 217 or Charlene Mayo (671) 300-3298 ext. 202.
Email: dexter.tan@cltc.guam.gov / charlene.mayo@cltc.guam.gov



Charlene Mayo <charlene.mayo@cltc.guam.gov>

CLTC Media Release June 04, 2025

Charlene Mayo <charlene.mayo@cltc.guam.gov>

Wed, Jun 4, 2025 at 8:56 AM

To: publisher@pacificislandtimes.com

Cc: CLTC Admin <cltc.admin@cltc.guam.gov>

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Please refer to the attached letter.

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Thank you.



Pacific Island Times Media Release.pdf

111K



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June 04, 2025

Pacific Island Times
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June 04, 2025

Guam Daily Post
388 S Marine Corps Dr Ste 301
Tamuning, Guam 96913

COPY

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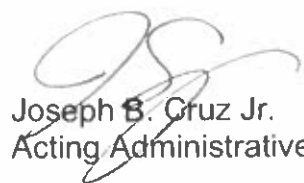
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Joseph B. Cruz Jr.
Acting Administrative Director

Attachment.





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Commissioner

Jeremy J. Rojas
Commissioner

Joseph B. Cruz, Jr.
Acting Administrative Director

June 04, 2025

COPY

Mornings with Patty Arroyo
Wave 105
161 U.S. Army Juan C. Fejeran Street
Barrigada Heights, Guam 96913

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (SECOND NOTICE)

Buenas yan Hafa Aдай.

In accordance with §8108, Chapter 8, Title 5, Guam Code Annotated, the CHamoru Land Trust Commission would like to inform you that we will be conducting a special meeting on June 06, 2025, at 1:00 p.m. in the CLTC Conference Room, Suite 223, 2nd Floor, ITC Building, Tamuning, Guam. The meeting may be viewed at GovGuam Live-YouTube or Google: <http://meet.google.com/cqn-faxc-yvv>. Attached for your reference is the special board meeting agenda.

In compliance with ADA requirements, individuals requiring special accommodations, auxiliary aids, or services may contact Mr. Dexter Tan at 671-300-3296 ext. 217 or Ms. Charlene Mayo at 671-300-3296 ext. 202.

If you should have any questions, please contact me at 671-300-3296.

Senseramente,

Joseph B. Cruz Jr.
Acting Administrative Director

Attachment.

Rev. 04/1/2025

*PHCYAmpored
RUCAPampored
6/4/2025*



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

Kumision Inangokkon Tano' CHamoru

(CHamoru Land Trust Commission)

P.O. Box 2950 Hagatña, Guahan 96932

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

June 04, 2025

Newstalk K57
161 U.S. Army Juan C. Fejeran Street
Barrigada Heights, Guam 96913

COPY

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (SECOND NOTICE)

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Joseph B. Cruz Jr.
Acting Administrative Director

Attachment.

Rev. 04/1/2025

PHILIP ANTON PEREDO
PHILIP ANTON PEREDO
6/4/2025



Lourdes A. Leon Guerrero
Governor

Joshua F. Tenorio
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Commission Members

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(CHamoru Land Trust Commission)

P.O. Box 2950 Hagatña, Guahan 96932

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

June 04, 2025

Ray Gibson
The Point
543A North Marine Corps Drive
Tamuning, Guam 96913

COPY

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (SECOND NOTICE)

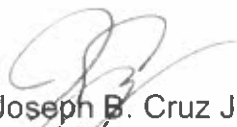
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Joseph B. Cruz Jr.
Acting Administrative Director

Attachment.

Received:

Michelle Chriscio



0604-25



Lourdes A. Leon Guerrero
Governor

Joshua F. Tenorio
Lieutenant Governor

Commission Members

Arlene P. Bordallo
Chairperson

Earl J. Garrido
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Joseph F. Artero-Cameron
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Joseph B. Cruz Jr.
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Kumision Inangokkon Tano' CHamoru *(CHamoru Land Trust Commission)*

P.O. Box 2950 Hagatña, Guahan 96932

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

June 04, 2025

KUAM News
600 Harmon Loop Rd. Ste 102
Dededo, Guam 96929

COPY

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (SECOND NOTICE)

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Acting Administrative Director

Attachment.

CHRISTINE IUSA

Chasen 6/4/25 @ 11:06



Lourdes A. Leon Guerrero
Governor

Joshua F. Tenorio
Lieutenant Governor

Commission Members

Arlene P. Bordallo
Chairperson

Earl J. Garrido
Commissioner

Joseph F. Artero-Cameron
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Joseph B. Cruz, Jr.
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(CHamoru Land Trust Commission)

P.O. Box 2950 Hagatña, Guahan 96932

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

June 04, 2025

COPY

Pacific Daily News
962 Pale San Vitores Road Suite 202
Tumon, Guam 96913

SUBJECT: SPECIAL BOARD MEETING – JUNE 06, 2025 (SECOND NOTICE)

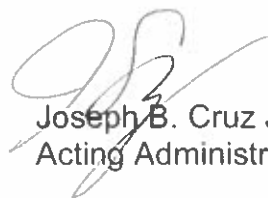
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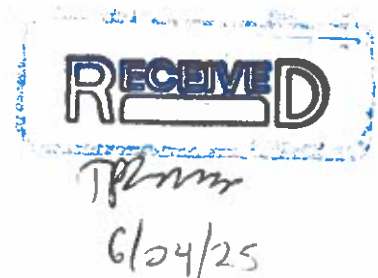
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**FY2025 Nine (\$9,000,000.00) Million
Appropriation**

FY2025 Nine (\$9,000,000) Million Appropriation

In FY2025 the CHamoru Land Trust Commission Survey and Infrastructure Fund was appropriated Nine Million (\$9,000,000) Dollars. The Survey and Infrastructure Fund is a Special Fund that was created through the enactment of Public Law 33-90 and codified into §75A124, Chapter 75 & 75A, Title 21 Guam Code Annotated. The expenditures of the SIF are restricted to the following:

1. For the subdivision, surveying, mapping, and registration of tracts of residential and agricultural land in the CLTC property inventory; and
2. For the construction of infrastructure, to include access roads, water, and power utilities, to service CLTC residential and agricultural tracts of land.

A. Proposed Projects:

1. Tract 1722, Mangilao
 - a. Retracement/Stake-Out Survey
 - b. Installation of Power Utility
 - c. Benefit: 86 Residential Lessees
2. Tract 15344, Block 1, Mangilao
 - a. Retracement/Stake-Out Survey
 - b. Installation of Power Utility
 - c. Rectify the unauthorized use of GALC property as an easement
 - d. Benefit (Current): 68 Residential/Agricultural Lessees
 - e. Benefit (New): Creation of 17 Agriculture Lot
3. Tract 18113, Mangilao
 - a. Retracement/Stake-Out Survey
 - b. Installation of Power Utility
 - c. Benefit (Current): 70 Residential/Agriculture Lessees
 - d. Benefit (New): Creation of 21 Residential Lots
4. Tract 319, Agat
 - a. Retracement/Stake-Out Survey
 - b. Benefit (Current): 171 Residential Lessees
5. Tract 1113, Dededo
 - a. Retracement/Stake-Out Survey
 - b. Installation of Power Utility
 - c. Benefit (New): Creation of 71 Residential Lots
 - d. Installation of Water and Sewer Infrastructure
 - e. Benefit (New): Creation of approximately 213 Residential Lots
6. Lot 7160, Yigo
 - a. Retracement/Stake-Out Survey
 - b. Installation of Power Utility
 - c. Benefit (Current): 156 Residential Lessees and Applicants issued NOIAs (Notice of Intent to Award)

B. Benefit / Cost Breakdown:

(Cost Estimates were provided by the Department of Land Management (DLM), Guam Power Authority (GPA), and Guam Waterworks Authority (GWA)

	Tract 1722	Tract 15344	Tract 18113	Tract 319	Tract 1113	Lot 7160	Total
Benefit (Current)	86	68	70	171		210	605
Benefit (New)		17	21		213		251
Total							856
RT / ST Survey* (DLM)	\$46,830.43	\$30,753.43	\$72,100.86	\$82,977.82	\$22,086.70	\$87,317.06	\$342,066.30
Instl Pwr Util** (GPA)	132,600.28	184,921.42	372,497.19			590,932.47	1,280,951.36
Instl W & S Infra*** (GWA)					7,066,000.00		7,066,000.00
Total							\$8,689,017.66
Reserved for Project Cost Increases:							\$310,982.34

* Retracement / Stake-Out Survey

** Installation of Public Utility

*** Installation of Water and Sewer Infrastructure

C. Summary:

On May 22, 2025, the CLTC Board approved eleven (11) Tracts/Lots, to allocate the Nine Million (\$9,000,000) FY 2025 Appropriation. Collectively, CLTC staff had selected a total of six (6) of the eleven (11) Tracts/Lots for the board's acceptance and approval to grant the Acting Administrative Director to execute the necessary contracts to commence and complete the proposed projects.

D. Explanation:

The six tracts of land will benefit a total of 605 lessees and will provide a vital solution for 251 lessees who hold leases on properties that are unusable due to non-compliance with minimum lot size requirements over the northern aquifers, where no sewer system is available.

Additionally, the proposed projects will ensure that the initial investment yields cost benefits for future infrastructure planning for the adjacent CLTC properties. For example, Tract 1113 in Dededo is located next to Tract 1022, which was originally designated for the Land for the Landless program. The lots within Tract 1022 were surveyed at approximately 474 square meters. However, because they do not meet the minimum lot size requirements, lessees in Tract

1022 have been unable to fully enjoy the benefits of their leased properties without consolidating lots.

Moreover, a quote received about three years ago indicated that the cost to install water and sewer services in Tract 1022 would exceed \$50 million. However, if the Board considers installing water and sewer infrastructure in Tract 1113, it could significantly reduce the overall costs of these services for Tract 1022. Creating new lots will also allow the CLTC to relocate lessees and address the deficiencies present in Tract 1022.

Furthermore, the recent fire at an illegal dumpsite within Tract 1022 has raised environmental concerns that could affect nearby water wells. Correcting these deficiencies will not only enable lessees to fully benefit from their leased properties but will also help reduce illegal dumping and prevent potential environmental issues related to contaminants that could impact the water wells in the vicinity.

E. Board Consideration:

Authorize the CLTC Administrative Director to enter into the necessary agreements with the Department of Land Management, Guam Waterworks Authority, and Guam Power Authority in order to execute each of the various components of the plan proposed here. Further, the Administrative Director is authorized to expend up to \$25,000 from the Survey and Infrastructure Fund and sign such agreements as may be necessary to complete any particular aspect of the plan. Any expenditure of more than \$25,000 from the Survey and Infrastructure Fund shall be considered and approved by the CLTC Board. Finally, the Administrative Director shall report on the execution of this plan as part of his Director's Report at all subsequent CLTC Board meetings.

Attached:

DLM Cost Estimate

GWA Cost Estimate

GPA Cost Estimate

CLTC PARCELS AND TRACTS FOR LEASING

Tract 1022 Dededo

Project: Water and Sewer Infrastructure Cost Estimates

Location: Chamorro Land Trust Commission (CLTC) Tract 1022 (formerly Lot 10125), Dededo

Date: September 10, 2021

Cost estimates for water and sewer infrastructure to serve CLTC Tract 1022 are identified in this document. Figure 1 contains a location and utility map. The estimates are based on CLTC's property maps (Figures 2 and 3), which identify 421 quarter-acre lots intended for residential development.

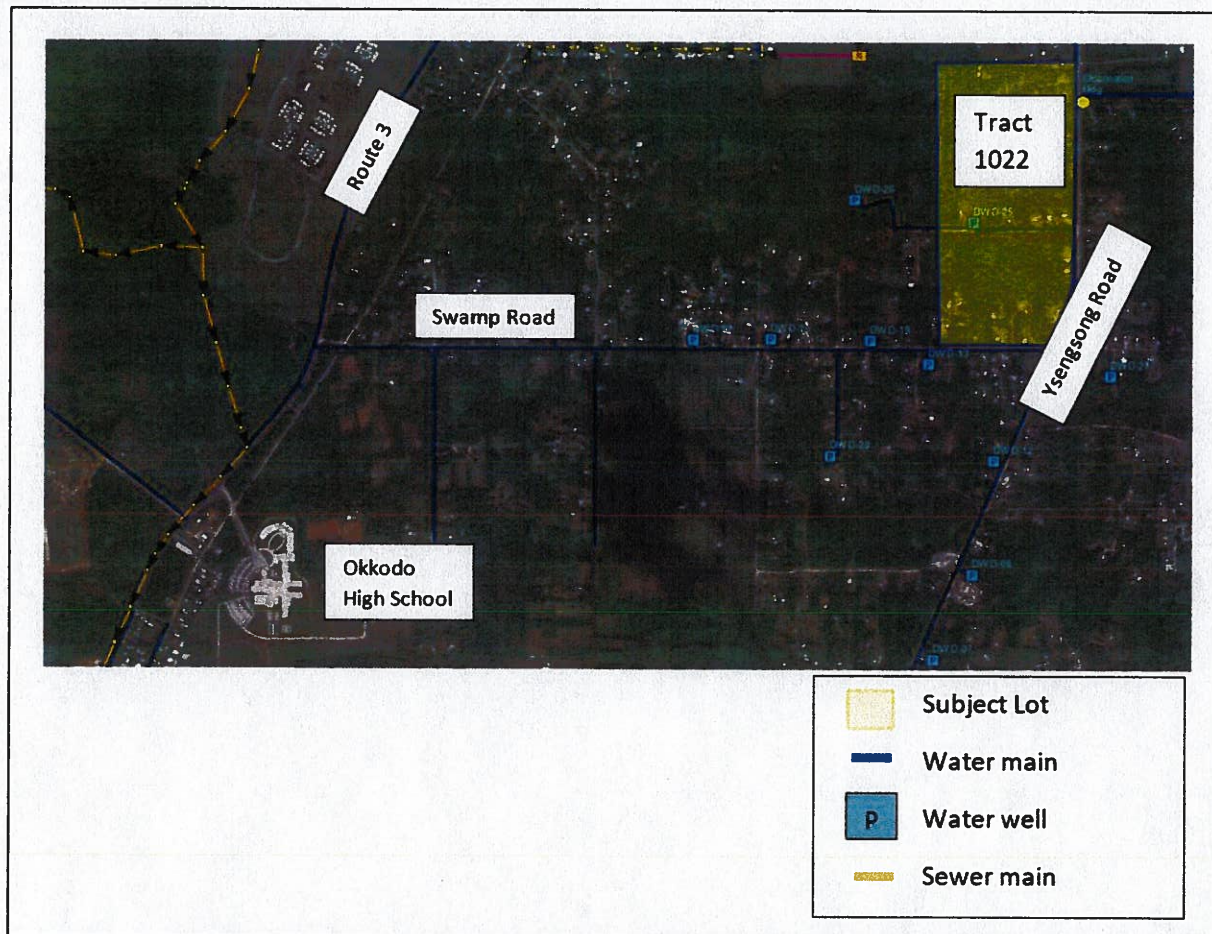


Figure 1. Location and utility map.

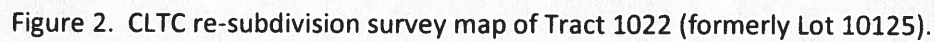


Figure 2. CLTC re-subdivision survey map of Tract 1022 (formerly Lot 10125).

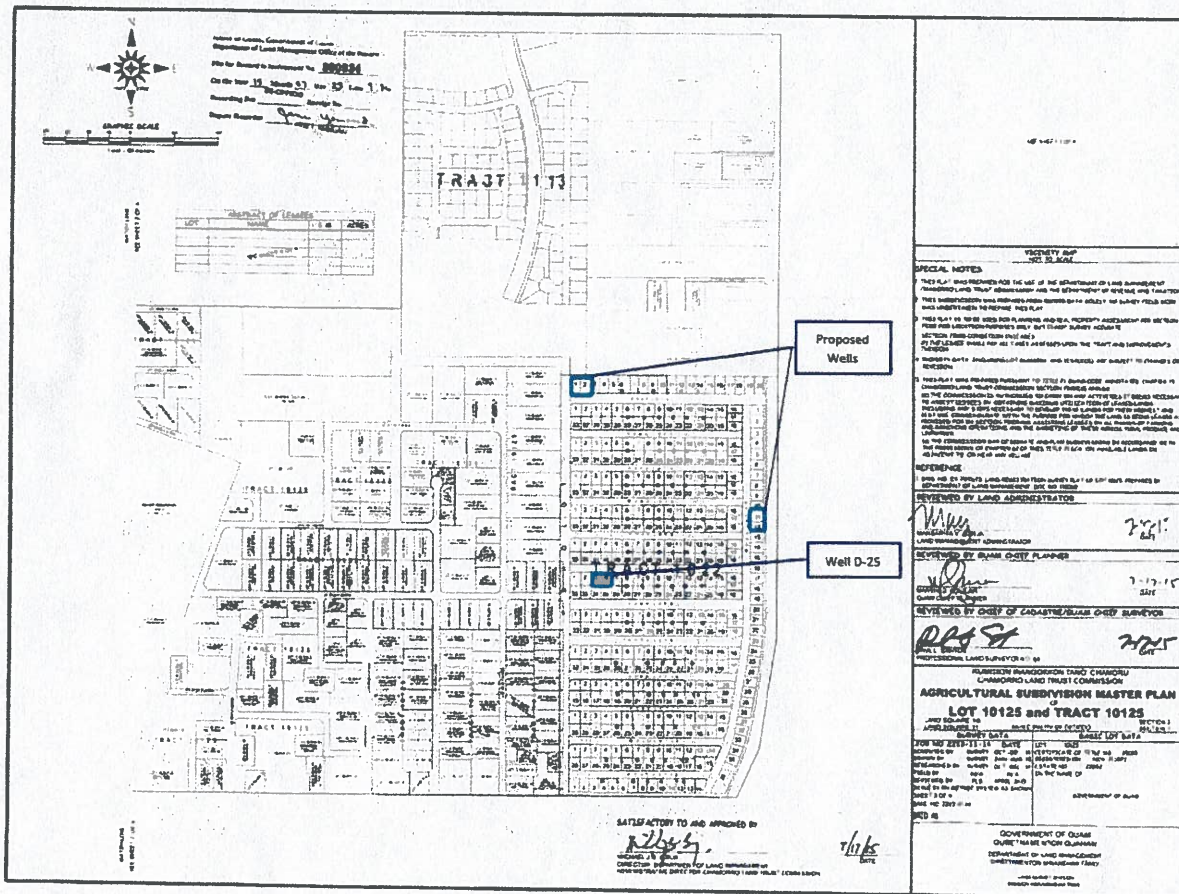


Figure 3. CLTC subdivision master plan of Tract 1022 (formerly Lot 10125).

General Considerations

- (1) Quarter-acre residential lots will require a connection to the public sewer system.
- (2) Septic tanks and leaching fields are not allowed within 300 feet of a water well. Water well D-25 is located on Tract 1022. Tract 1022 needs to have public sewer infrastructure in order to accommodate residential construction near this well.
- (3) The development is within the zone of the Northern Guam Lens Aquifer (NGLA) that is ideal for well development, and needs to be protected as per the Guam Drinking Water Source Assessment and Protection Program and Wellhead Protection Plan. The water wells on Swamp Road and near Tract 1022 currently have maximum nitrate-nitrogen concentrations below 5 mg/L (less than half of the Safe Drinking Water maximum contaminant level of 10 mg/L). Development near these wells should be connected to the public sewer system to protect the public water supply.
- (4) Public water and sewer infrastructure must be constructed on public rights of way or easements.
- (5) Infrastructure planning should include future development from neighboring properties, including CLTC properties.

- (6) Estimated unit costs include design, construction management, and construction costs, unless otherwise noted.

Water System

- (1) Water demand calculations assume 421 lots at 600 gpd per household per Hawaii Standards.
- (2) The development is within the zone of the NGLA that is ideal for well development, and GWA will require two additional wells within the development area for water production, at 1/4-acre lots each. See Figure 3.
- (3) Water mains from Wells D-25 and D-26 are located on Tract 1022, through the proposed development. GWA will need at a minimum 20-foot wide utility easement for the current water main. If an easement is not provided, then the cost to relocate the water mains onto the proposed right of way will need to be added into the total infrastructure cost.
- (4) Water system cost estimates are listed in the table below.

Water System	Estimated Unit Cost	Number of Units	Cost
Mains (6 -inch diameter) with hydrants	\$300/Linear Foot (LF)	10,800 LF	\$3,240,000
Mains (8 -inch diameter) with hydrants	\$350/LF	7,200 LF	\$2,520,000
Valves (6-inch) with box, riser, and cap	\$3,000 EA	22 EA	\$66,000
Valves (8-inch) with box, riser, and cap	\$3,500 EA	14 EA	\$49,000
Well Design	\$500,000 EA	2 EA	\$1,000,000
Well Development	\$3,000,000 EA	2 EA	\$6,000,000
Water Infrastructure Cost Estimate:			\$12,875,000

Sewer System

- (1) Sewer load estimates assume 90% of water demand for design average flow.
- (2) Pipe size estimates account for possible surrounding future tributary development with an ultimate build-out of approximately 5,000 residential lots, which include CLTC property. Available ground elevation data indicate gravity sewer flow is attainable. Surveyed elevations are required for the sewer design.
- (3) A new sewer main is required along Swamp Road, from Tract 1022 to Route 3. Options for connection to the existing sewer system are described below.

Option A: From Swamp southwest on a frontage road (where the military fuel pipeline is located), to the intersection of Route 3 and Okkodo High School driveway (see Figure 4).

Modeling results indicate that a new sewer main connection to the 18-inch sewer line on Route 3 by Okkodo High School can accommodate 421 homes on Tract 1022.

This will direct wastewater to the Southern Link Pump Station, which can accommodate wastewater loading from Tract 1022. However, as additional development is connected to the new sewer main, upgrades to the existing Route 3 gravity sewer and Southern Link Pump Station will be required.

Option B: An alternate connection would be from the end of Swamp Road turning northwest, crossing Route 3, along a public right-of-way, then connecting to a 42-inch sewer line. Coordination with the military and acquisition of a public easement on private property may be required (see Figure 4). This alternate route would require trenchless technology tunnel boring under Route 3 to avoid utility conflicts and damage to the newly-paved road. This cost varies widely depending on many factors including selected technology, ground conditions, soil type, groundwater level, faults, total distance, construction options, etc. including cost escalation to reflect that on Guam. A conservatively low estimate would be around \$2,000 per linear foot.

Initial modeling results indicate that the existing 42-inch diameter sewer can accommodate the full build-out load. Additional modeling is required to evaluate the future military sewer load with the future private development and CLTC sewer load.

(4) Sewer system cost estimates are listed in the table below.

Sewer System		Estimated Unit Cost	Number of Units	Cost
Tract 1022 Gravity sewer mains (8-inch diameter)		\$630/LF for 8-inch pipe	13,000 LF	\$8,190,000
Tract 1022 Gravity sewer mains (12-inch diameter)		\$1,743/LF for 12-inch pipe	2,500 LF	\$4,357,500
Tract 1022 Gravity sewer mains (18-inch diameter)		\$1,850/LF for 18-inch pipe	2,550 LF	\$4,717,500
Swamp Road Gravity sewer mains (24-inch diameter)		\$2,000/LF for 24-inch pipe	7,200 LF	\$14,400,000
Manholes		\$25,000 EA	60 EA	\$1,500,000
Connection Option A	Ukudo Road 24-inch diameter	\$2,000/LF for 24-inch pipe	2,200 LF	\$4,400,000
	Manholes	\$25,000 EA	5 EA	\$125,000
Connection Option B	Route 3 Crossing and Gravity sewer (24-inch diameter)	\$2,000/LF for 24-inch pipe	2,200 LF	\$4,400,00
	Manholes	\$25,000 EA	6 EA	\$150,000
	Land acquisition for easement on private property (estimate)	-	-	\$75,000

Sewer Infrastructure Cost Estimate with Connection Option A:	\$37,690,000
Sewer Infrastructure Cost Estimate with Connection Option B:	\$37,790,000

Total Cost Estimates

Total Water and Sewer Infrastructure Cost Estimates	
With Sewer Connection Option A:	\$50,565,000
With Sewer Connection Option B:	\$50,665,000

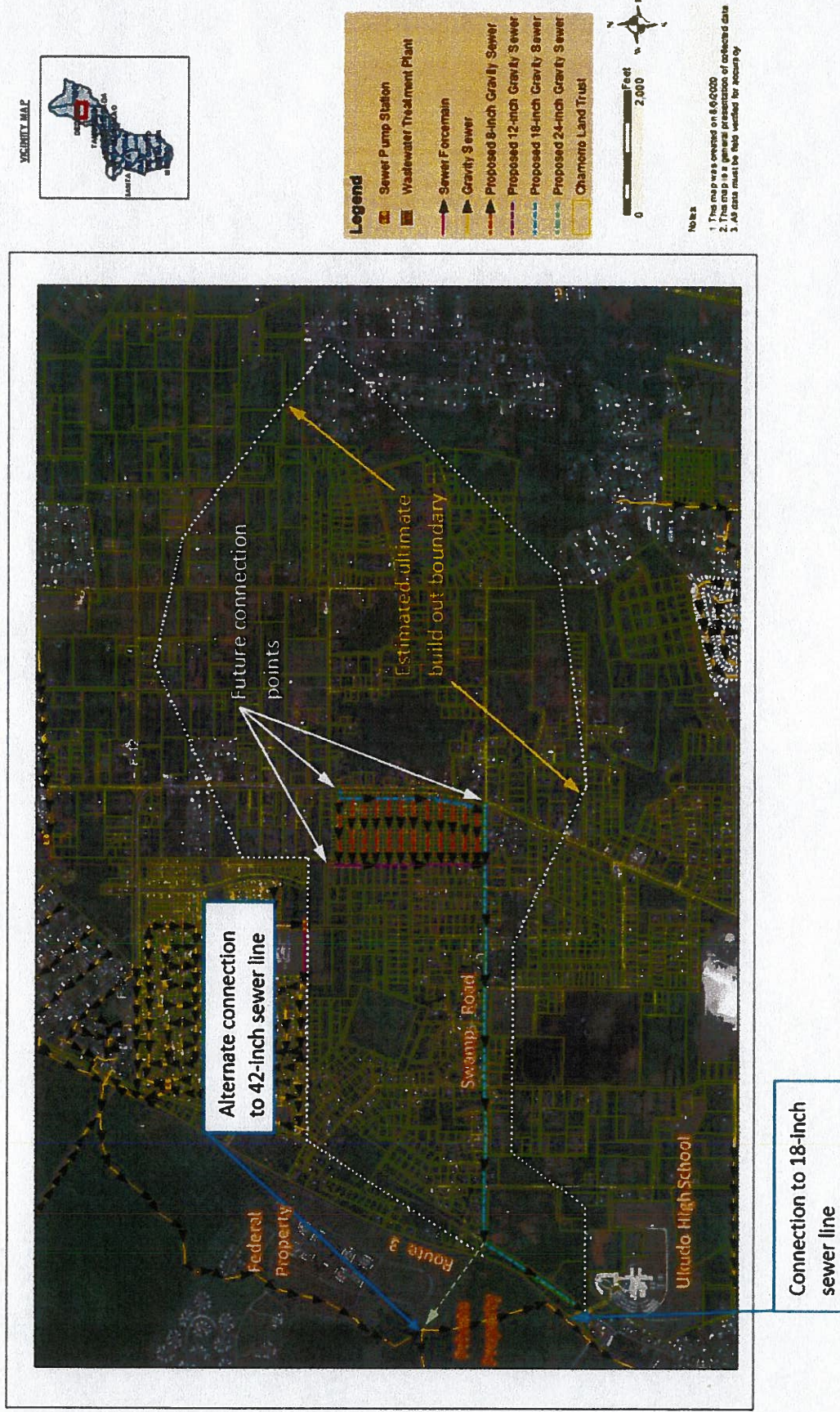
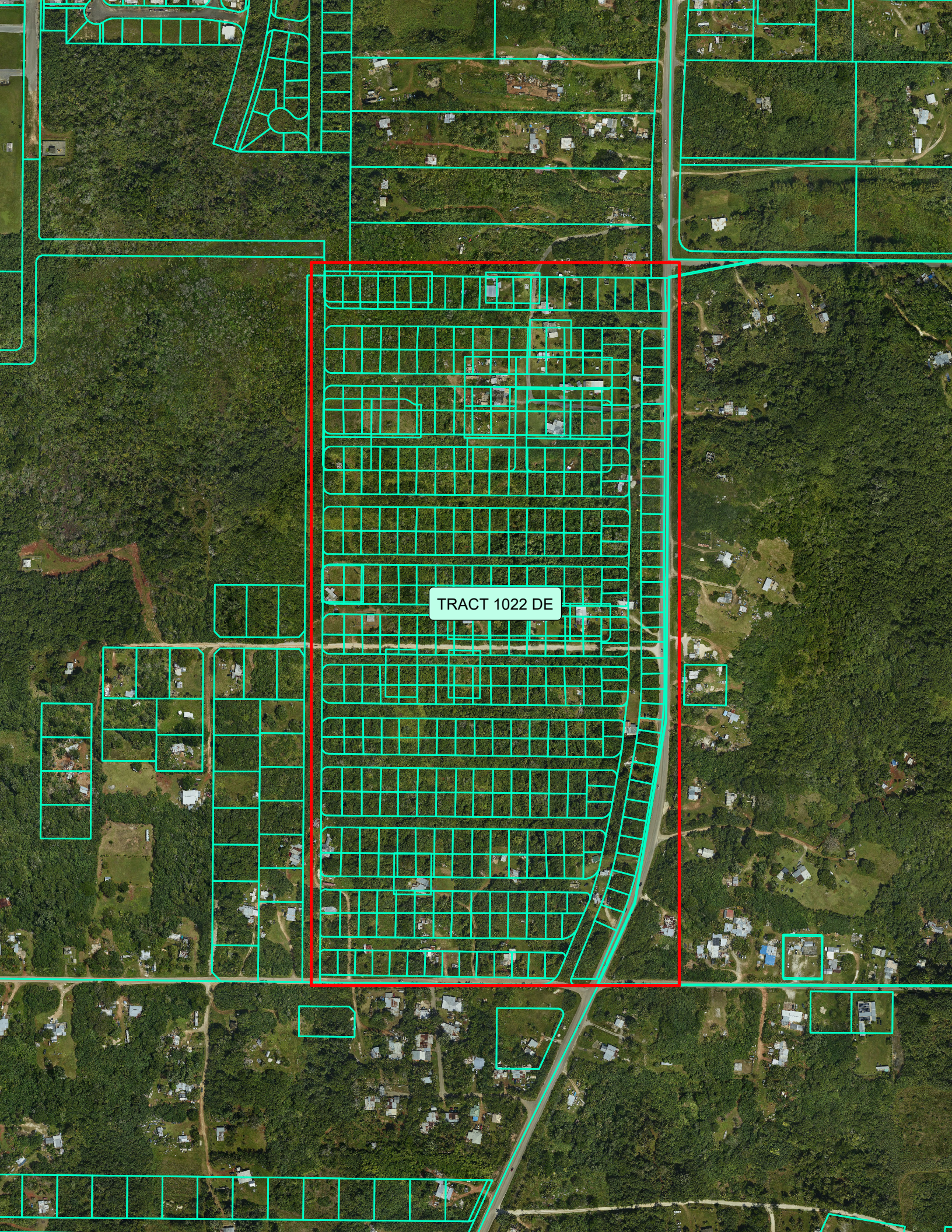


Figure 4. Proposed sewer infrastructure.



TRACT 1022 DE

CLTC PARCELS AND TRACTS FOR LEASING

Tract 1722 Mangilao

DEPARTMENT OF LAND MANAGEMENT - DIVISION OF LAND SURVEY
LAND SURVEY COST ESTIMATE
RETRACEMENT/STAKE-OUT SURVEY OF TRACT 1722, Mangilao

I. SCOPE OF WORK, PROJECT EXPENDITURES & MAPPING:

a.	Project and Coordination setup	1 day	f.	Computation & Analysis	3 days
b.	Research, Drafting of Sketch for field work & Reconnaissance Survey	5 days	g.	Parceling Stake-out & Final Monumentation:	5 days
c.	Field Traverse & Property Survey	10 days	h.	Final Mapping	10 days
d.	Supplies & Materials:	\$150.00			
e.	Gas & Maintenance	\$300.00			

II. LIST PERSONNEL INVOLVED AND TABULATE HOURLY RATE ALSO TO INCLUDE BENEFITS:

	NAME	RATE PER HR.	NO. OF DAYS	RATE + BENEFITS PER HR.	TOTAL
1	Paul L. Santos, PLS		15		\$8,209.33
2	Edgardo R. Taguam		35		\$11,678.56
3	Benjamin T. Limes, Jr.		35		\$7,495.98
4	Jerome Okada		35		\$6,137.65
5	Joseph Flores		30		\$5,128.85
					\$38,650.36

****TWENTY PERCENT (20%) OF ABOVE TOTAL ARE ADDED TO REFLECT ADMINISTRATIVE COSTS AND OTHER UNFORESEEN COSTS OR EXPENDITURES INCLUDING ADVERSE WEATHER.**

TWENTY PERCENT (20%) ADMINISTRATIVE COSTS		\$7,730.07
GRAND TOTAL: (**inclusive of Supplies/Materials/Gas & Maintenance -\$450)		\$46,830.43

PREPARED BY:

Edgardo R. Taguam 4/9/2025
EDGARDO R. TAGUAM, Date
 Cartographic Supervisor, DLM

APPROVED BY:

Paul L. Santos 4/9/2025
PAUL L. SANTOS, P.L.S. No. 68 Date
 Chief of Cadastre/Guam Chief Surveyor, DLM

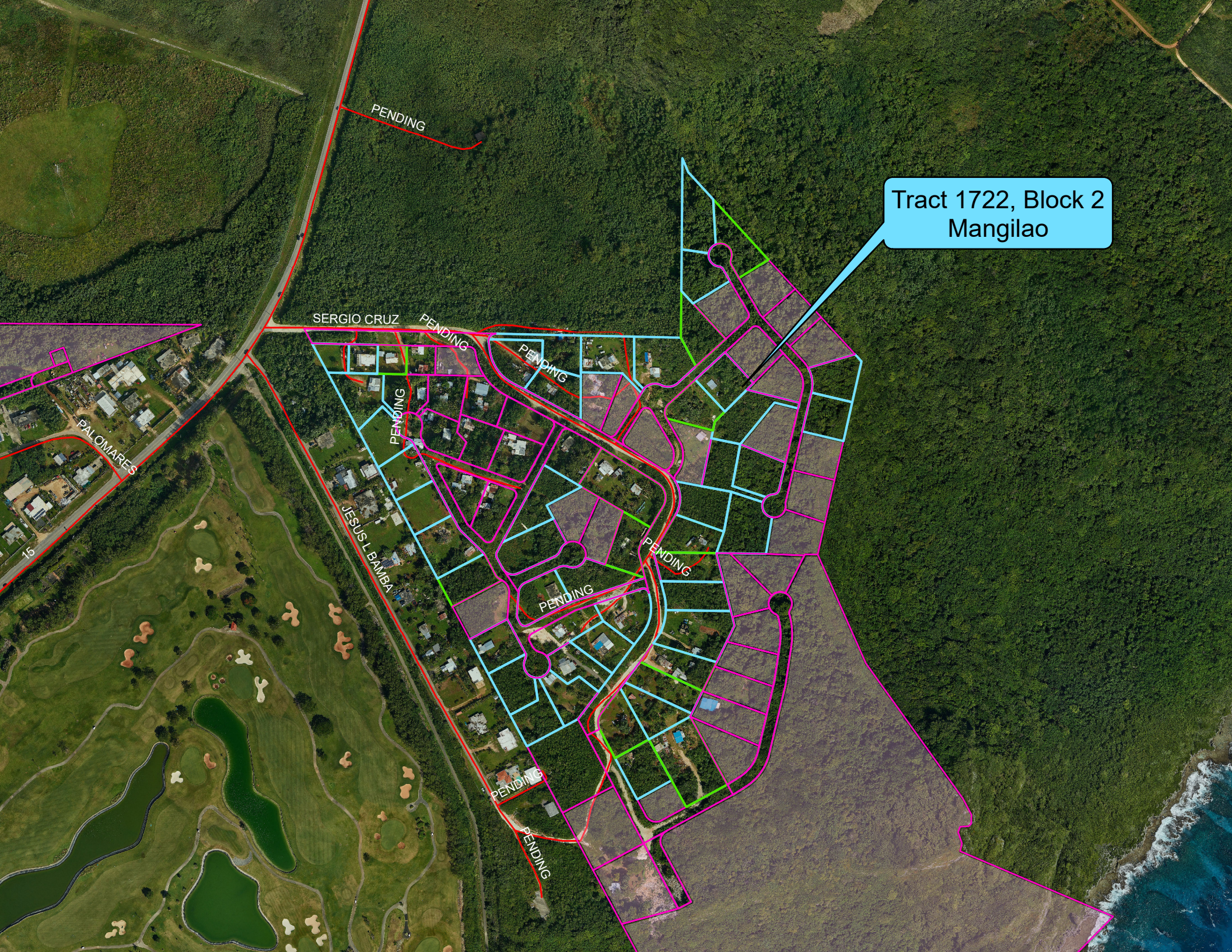
CONCURRED BY:

Joseph M. Boria Apr. 15, 2025
JOSEPH M. BORJA Director Date
 Department of Land Management

ACCEPTED BY:

JOSEPH B. CRUZ, Jr., Date
 Acting Administrative Director, CLTC

NOTE: Acceptance herein constitutes the Notice to Proceed with the survey and mapping.



Tract 1722, Block 2
Mangilao

PENDING

SERGIO CRUZ

PENDING

PENDING

PENDING

JESUS L BAMBIA

PENDING

PENDING

PENDING

PENDING

PALOMARES

15

GPA CONSTRUCTION WORK ORDERW.O No. **60100107180TRACT 172**

ASSOC JO- _____

NAME - **CLTC**
LOCATION - **MANGILAO**GRID NO.- _____
FEEDER NO.- **P323**
ACCT. NO.- _____MAILING _____
ADDRESS - _____

PARENT WO - _____

EST. REVENUE - **0.00**TOTAL EST COST- **0.00**REQUIRED AID - **0.00****SKETCH: SEE ATTACHED SKETCH/MAP**Manhours Required: **435****WORK REQUIRED :**INSTALL 22 EA. 45' CONCRETE POWER POLES, 10
EA. PRIMARY DOWN GUYS, 6,210L.F. OF
2#2AL PRIMARY LINES, 4 EA. VB7(DE), 11 EA.
VB1,6 EA. VB8-3, 1 EA. VB6 AND 2 EA.
VB7(LT)

DATE START - _____

DATE COMP - _____

TOTAL DAYS - _____

W.O. Type - **Ext****JUSTIFICATION :****ESTIMATED COSTS:**

ACCT#-	<u>364.323-1</u>	<u>364.323-1</u>	<u>365.323-1</u>
DESC.-	<u>POLE 45'</u>	<u>FRAMING</u>	<u>#2 BARE AL.</u>
LABOR-	<u>6223.36</u>	<u>832.00</u>	<u>183.04</u>
M & S-	<u>85769.20</u>	<u>16589.96</u>	<u>1625.00</u>
EQUIP-	<u>7280.00</u>	<u>1434.00</u>	<u>455.70</u>
OVRHD-	<u>10132.76</u>	<u>1867.00</u>	<u>208.26</u>
MISC.-	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL-	<u>109405.32</u>	<u>20722.96</u>	<u>2472.00</u>

SIGNATURE	DATE	SIGNATURE	DATE
ORIGINATOR		CLOSED BY	
SUPERVISOR		SERVICE DATE	
DIV MANAGER		ENTERED MAPS	
GEN MGR		ENTERED LDGR	
COMP BY		STAKED OUT	

SHEET 1 OF 1

GUAM POWER AUTHORITY
SUPPLY ISSUE RECEIPT

S.I.R. NO.	R	3	
------------	---	---	--

ACCOUNT NO.								JOB ORDER					
6	0	1	0	0	7	1	0	0	T	R	A	C	T

DOC. NO. T R A C T 1 7 2

MARK THE APPROPRIATE SECTION or DEPT.:

ENGINEERING-COPY

☐ WAREHOUSE-COPY

☐ LINE-CREN-COPY

OPERATOR-COPY

METER SHOP-COPY

(Additional Comments/Sketch:)

[illegible]

GUAM POWER AUTHORITY
SUPPLY ISSUE RECEIPT

DOC. NO. T R A C T I 7 2

☐ ENGINEERING-COPY
☐ WAREHOUSE-COPY
☐ LINE-CREW-COPY
☐ OPERATOR-COPY
☐ METER SHOP-COPY

TRACT 1722BLK2

[illegible]

TRACT 1722, BLK 2

45 C/P - 22 EA.

VB7(DE) - 4 EA ✓

VB1-A - 11 EA ✓

DG - 10 EA ✓

VB7(LT) - 2 EA ✓

VB8-3 - 6 EA ✓

VB8 — 1 EA

SPANS (2#2AL) —

100	150
155	120
140	180
170	180
160	170
180	
110	<u>730</u>

100
1,115 = 1,845
(2)

100 — = 3,690

180 (6) = 1080

80 —

1,260 (2) = 2,520
L.F.

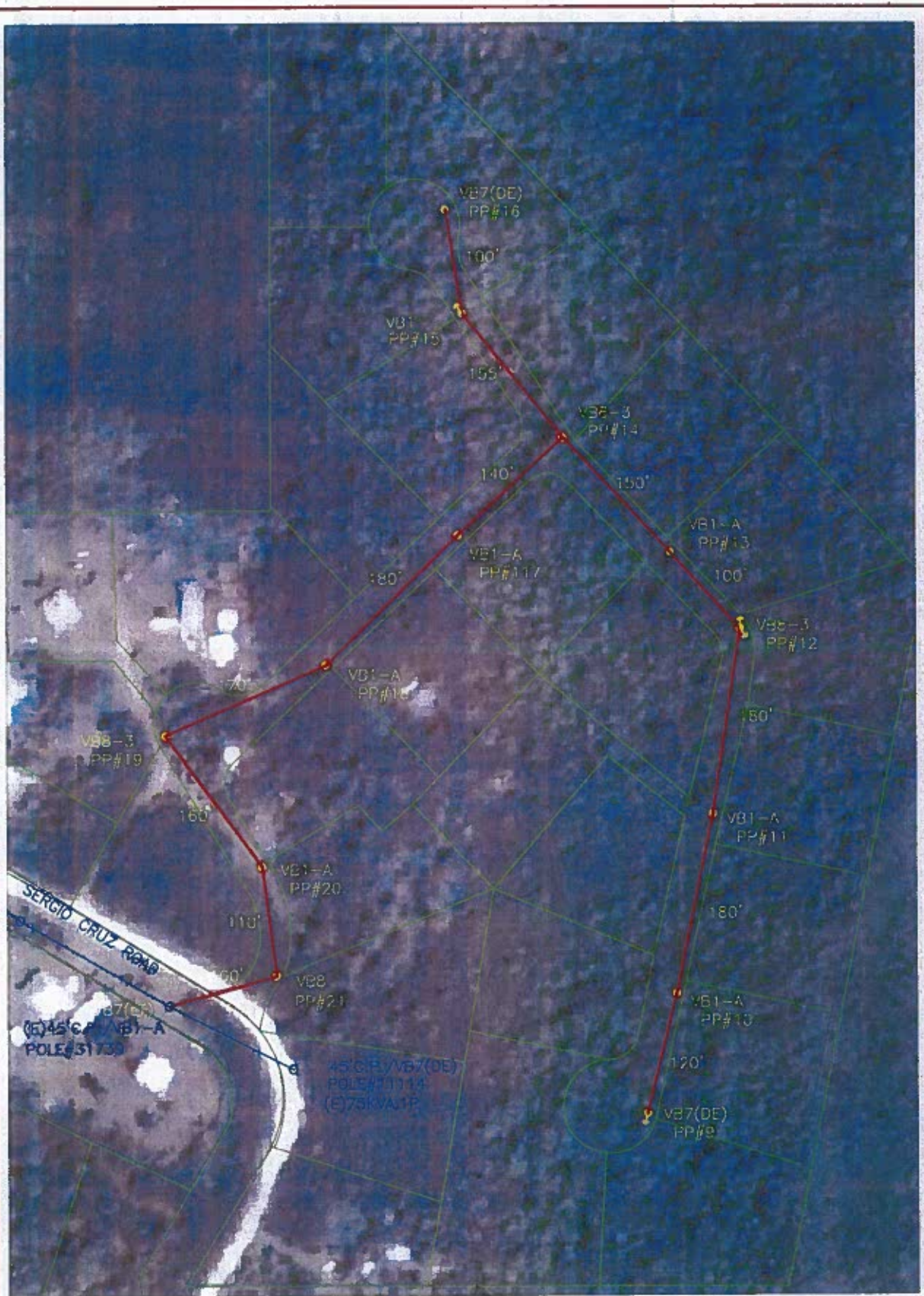
3,690
2,520
6,210 L.F.



GUAM POWER AUTHORITY
P.O. BOX 2977 AGANA, GUAM 96910-2977

PROJECT:
CLTC PROPOSED LINE EXTENSION
TRACT 1722,BLOCK 2
GHURA
MANGILAO
DRAWN BY: ADM
APPROVED BY: LCC

CHILD V.O.# XX
ASSOCIATE I.O.# XX
DRAWING# PHASE I
DATE: 2/17/2025
GRID NO. 26-06
FEEDING-NODE# P-323



GUAM POWER AUTHORITY
P.O. BOX 2977 AGANA, GUAM 96910-2977

PROJECT:
CLTC PROPOSED LINE EXTENSION
TRACT 1722, BLOCK 2
CHURA
MANGILAO
DRAWN BY: ADM
APPROVED BY: LCC

CHILD W.O.# XX
ASSOCIATE J.O.# XX
DRAWING# PHASE II
DATE: 02/08/07
GRID NO. 28-08
FEEDER#-NODE# P-87 /

CLTC PARCELS AND TRACTS FOR LEASING

Tract 15344, Block 1
Mangilao

DEPARTMENT OF LAND MANAGEMENT - DIVISION OF LAND SURVEY
LAND SURVEY COST ESTIMATE
RETRACEMENT/STAKE-OUT SURVEY OF BLK. 1, TRACT 15344, Mangilao

I. SCOPE OF WORK, PROJECT EXPENDITURES & MAPPING:

a.	Project and Coordination setup	1 day	f.	Computation & Analysis	3 days
b.	Research, Drafting of Sketch for field work & Reconnaissance Survey	5 days	g.	Parceling Stake-out & Final Monumentation:	5 days
c.	Field Traverse & Property Survey	10 days	h.	Final Mapping	10 days
d.	Supplies & Materials:	\$150.00			
e.	Gas & Maintenance	\$300.00			

II. LIST PERSONNEL INVOLVED AND TABULATE HOURLY RATE ALSO TO INCLUDE BENEFITS:

	NAME	RATE PER HR.	NO. OF DAYS	RATE + BENEFITS PER HR.	TOTAL
1	Paul L. Santos, PLS		15		\$8,209.33
2	Edgardo R. Taguam		20		\$6,673.46
3	Benjamin T. Limes, Jr.		20		\$4,283.42
4	Jerome Okada		20		\$3,507.23
5	Joseph Flores		15		\$2,564.42
					\$25,237.86

****TWENTY PERCENT (20%) OF ABOVE TOTAL ARE ADDED TO REFLECT ADMINISTRATIVE COSTS AND OTHER UNFORESEEN COSTS OR EXPENDITURES INCLUDING ADVERSE WEATHER.**

TWENTY PERCENT (20%) ADMINISTRATIVE COSTS		\$5,047.57
GRAND TOTAL: (*Inclusive of Supplies/Materials/Gas & Maintenance -\$450)		\$30,735.43

PREPARED BY:

Edgardo R. Taguam
EDGARDO R. TAGUAM,
 Cartographic Supervisor, DLM

4/9/2025
 Date

APPROVED BY:

Paul L. Santos
PAUL L. SANTOS, P.L.S. No. 68
 Chief of Cadastre/Guam Chief Surveyor, DLM

4/9/2025
 Date

CONCURRED BY:

Joseph M. Boria
JOSEPH M. BORJA, Director
 Department of Land Management

Apr. 15, 2025
 Date

ACCEPTED BY:

JOSEPH B. CRUZ, Jr.,
 Acting Administrative Director, CLTC

Date

NOTE: Acceptance herein constitutes the Notice to Proceed with the survey and mapping.



LOT	NAME
1	JOHN PAUL ROSARIO
2	MARION MARY DAVIS
3	JOHN PAUL ROSARIO
4	JOHN PAUL ROSARIO
5	JOHN PAUL ROSARIO
6	JOHN PAUL ROSARIO
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50	JOHN PAUL ROSARIO

TRACT 15344					
	LOT	BLOCK	NAME	S. J.	AGES
34	1	1	UNDA G. CHANDRUPAL	2525	5
35	1	1	UNDA G. CHANDRUPAL	2525	5
36	1	1	FRANCOIS ANDRIOLA	1417	7
37	1	1	FRANCOIS ANDRIOLA	1417	7
38	1	1	JOSEPH C. TAYLOR-OR	2038	5
39	1	1	TAYLOR C. TAYLOR-OR	2047	7
40	1	1	JOHN L. F. 64-10	1808	5
41	1	1	JOHN L. F. 64-10	1808	5
42	1	1	JOHN L. F. 64-10	1808	5
43	1	1	JOHN L. F. 64-10	1808	5
44	1	1	LAURENCE VINCENT LUTZ	2650	5
45	1	1	LAURENCE VINCENT LUTZ	2650	5
46	2	2	ROMAN PAVU 18	1800	5
47	2	2	ALFRED R. AILE	1800	5
48	2	2	ALFRED R. AILE	1800	5
49	2	2	ALFRED R. AILE	1800	5
50	2	2	ALFRED R. AILE	1800	5
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272	2	2	ALFRED R. AILE	1800	5
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274	2	2	ALFRED R. AILE	1800	5
275	2	2	ALFRED R. AILE	1800	5
276					

ADDITIONAL SPECIAL NOTE:

THE RECORDED MAP (WITH TACT 1513) 7, LOT PARCELS ON LOT 5402 4946 W-18, 01/29/2010, DOCUMENT NUMBER 151342 AND SUBDIVISION SURVEY MAP OF LOT 5402 4946 W-18, 7/19/2000, ? DOCUMENT NUMBER 740779, ARE NOW SUPERSEDED BY THESE MAPS IN REFERENCE TO THE LOT NUMBERS LOT 5402 4946 W-19 AND 15, BLOCK 9, TRACT 15134 AND LOT 5402 4946 W-18, BLOCK 9, TRACT 15134, RESPECTIVELY.

that that it was prepared for the use of the general public and was available without charge. The Commission and the Department of the Interior, in turn, have concluded that this Commission and the Department of the Interior have not taken any steps to prevent the public from obtaining the information and that this information was not made available to the public in any other way. The Commission and the Department of the Interior, in turn, have concluded that this Commission and the Department of the Interior have not taken any steps to prevent the public from obtaining the information and that this information was not made available to the public in any other way.

1 DWG NO 14-077762 (LN NO 08719700) RE SUBDIVISION SURVEY MAP OF LOT 5003-RINGW-05, POSTED TO DEPARTMENT OF LAND MANAGEMENT, BOX NO 766993

WILLIAM A. LINDENBAUM


MARVIN C. QUIGLEY

[Signature]
AUL L. SANTOS

AGRICULTURAL SUBDIVISION MASTER

SURVEY DATA		BASIC LOT DATA	
1.8 14 SEC 4	W/1004 BASIC CT 0402	1.8 13 SEC 2 A 2	
MUNICIPALITY OF MARCHAND			

DATE NO 21761

IN THE NAME OF

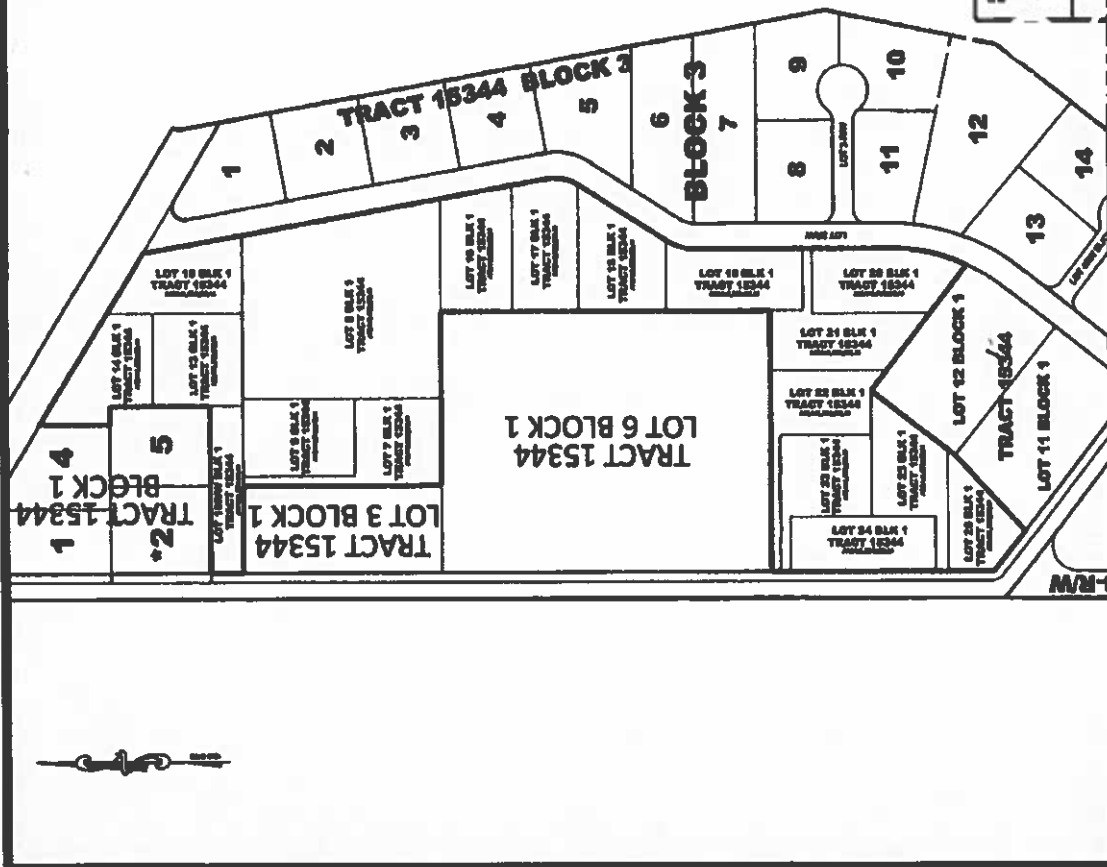
CC FERNING T I LYAM

DE PARTIEMENT DE LANGUE MANGA
: DÉPARTAMENT N. TON MINGWE HAN TAI

— — — — —

SPECIAL NOTES:

THESE LOT NUMBERS ARE FOR INFORMATIONAL PURPOSES ONLY. UPON SURVEY AND MAPPING OF THESE LOTS, LOT NUMBERS SHALL BE ASSIGNED AS THE MAP PROCESSOR THROUGH THE APPROPRIATE AND PRECEDING PROCESSING BUREAU.



WATERSHED TO AND APPROVED BY
W. J. J. J. 5/16/17
 DATE

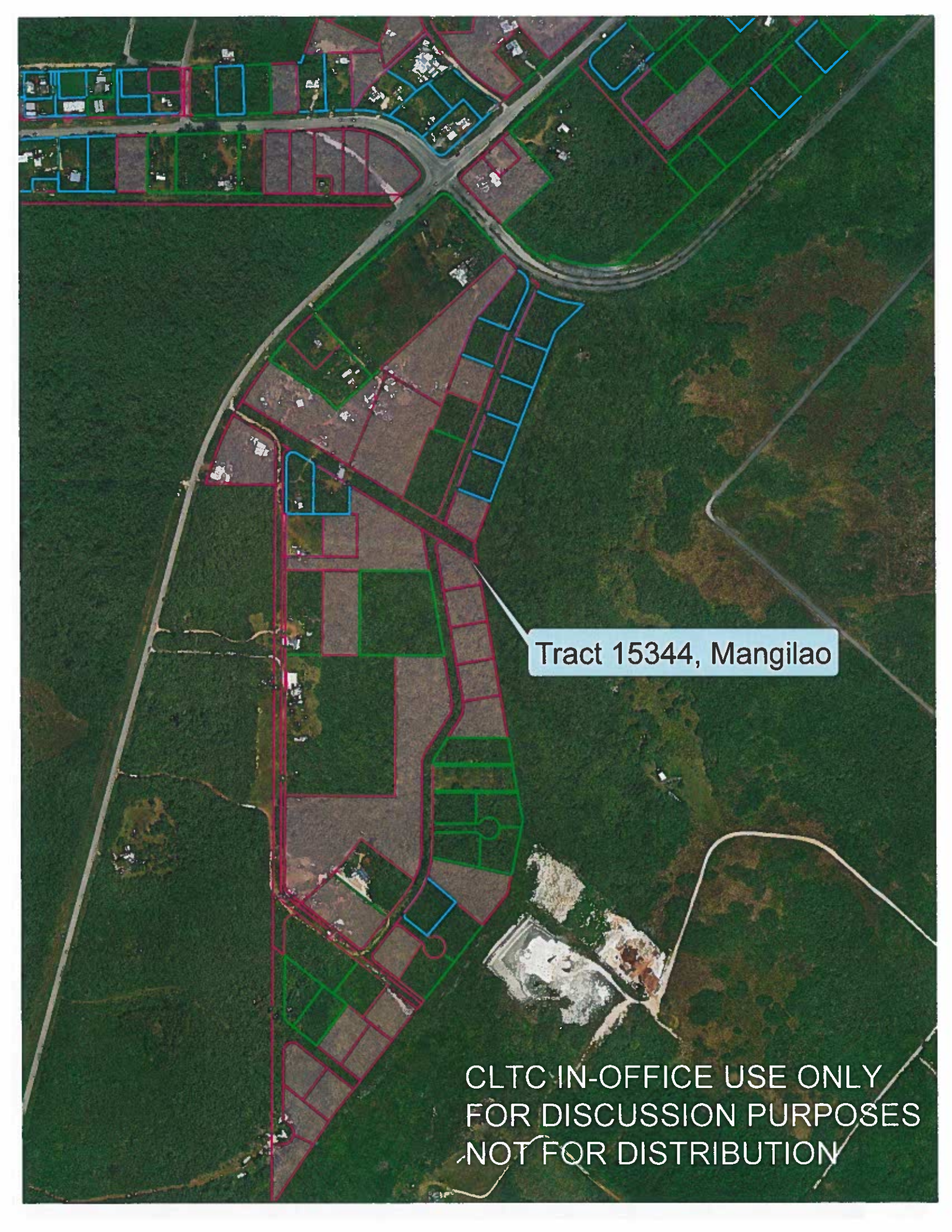
WATERSHED BY
W. J. J. J. 5-16-17
 DATE

WATERSHED BY
W. J. J. J. 5-16-17
 DATE

WATERSHED BY
W. J. J. J. 5-16-17
 DATE

WATERSHED BY
W. J. J. J. 5-16-17
 DATE

WATERSHED BY
W. J. J. J. 5-16-17
 DATE



Tract 15344, Mangilao

CLTC IN-OFFICE USE ONLY
FOR DISCUSSION PURPOSES
NOT FOR DISTRIBUTION

GPA CONSTRUCTION WORK ORDERW.O No. **60100107TRACT 153**

ASSOC JO- _____

NAME - CLTC
LOCATION - MANGILAOGRID NO.- _____
FEEDER NO.- P323
ACCT. NO.- _____MAILING _____
ADDRESS - _____PARENT WO - TRACT 15344

EST. REVENUE - _____ 0.00

TOTAL EST COST- _____

REQUIRED AID - _____ 0.00

SKETCH: SEE ATTACHED SKETCH/MAPManhours Required: 606**WORK REQUIRED :**INSTALL 31 EA. 45' CONCRETE POWER POLES, 16
EA. PRIMARY DOWN GUYS, 9,940L.F. OF
2#2AL PRIMARY LINES, 4 EA. VB7(DE), 21 EA.
VB1, 2 EA. VB8, 2 EA. VB8-3, 1 EA. VB6 AND 4
EA.
VB7 (LT)

DATE START - _____

DATE COMP - _____

TOTAL DAYS - _____

W.O. Type - Ext**JUSTIFICATION :****ESTIMATED COSTS:**

ACCT#-	364.323-1	364.323-1	365.323-1
DESC.-	POLE 45'	FRAMING	#2 BARE AL.
LABOR-	8769.28	1131.52	183.04
M & S-	120856.60	21780.80	2594.80
EQUIP-	10010.00	2095.50	455.70
OVH-	14277.98	2460.96	305.24
MISC.-	0.00	0.00	0.00
TOTAL-	153913.86	27468.78	3538.78

SIGNATURE	DATE	SIGNATURE	DATE
ORIGINATOR		CLOSED BY	
SUPERVISOR		SERVICE DATE	
DIV MANAGER		ENTERED MAPS	
GEN MGR		ENTERED LDGR	
COMP BY		STAKED OUT	

SHEET 1 OF 1

Customer: CLTC
Location: MANGILAO

GUAM POWER AUTHORITY
SUPPLY ISSUE RECEIPT

S.I.R. NO.	R	3	
------------	---	---	--

ACCOUNT NO.								JOB ORDER					
6	0	1	0	0	7	1	0	0	T	R	A	C	T
DOC NO.		T R A C T I S 3											

MARK THE APPROPRIATE SECTION or DEPT.:

- ☐ ENGINEERING-COPY
☐ WAREHOUSE-COPY
☐ LINE-CREW-COPY
☐ OPERATOR-COPY
☐ METER SHOP-COPY

(Additional Comments/Sketch:)

[illegible]

TRACT 15344

Customer: CLTC
Location: MANGILAO

GUAM POWER AUTHORITY
SUPPLY ISSUE RECEIPT

S.R. NO.

R	3	
---	---	--

ACCOUNT NO.										JOB ORDER				
6	0	1	0	0	7	1	0	0	T	R	A	C	T	
DOC. NO.		T R A C T I S 3												

MARK THE APPROPRIATE SECTION or DEPT.:

- ☐ ENGINEERING-COPY
☐ WAREHOUSE-COPY
☐ LINE-CREW-COPY
☐ OPERATOR-COPY
☐ METER SHOP-COPY

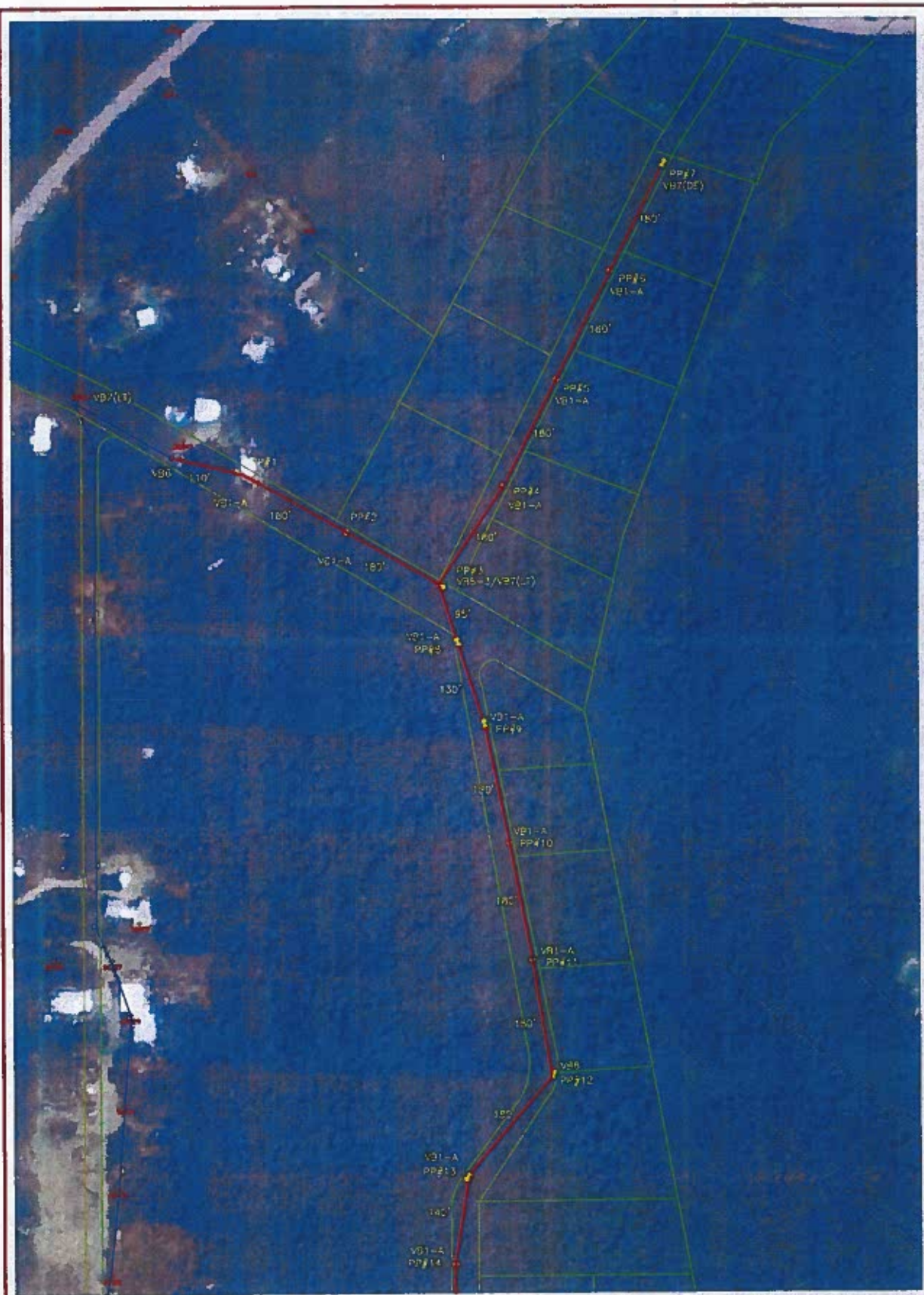
(Additional Comments/Sketch:)

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TRACT 15344



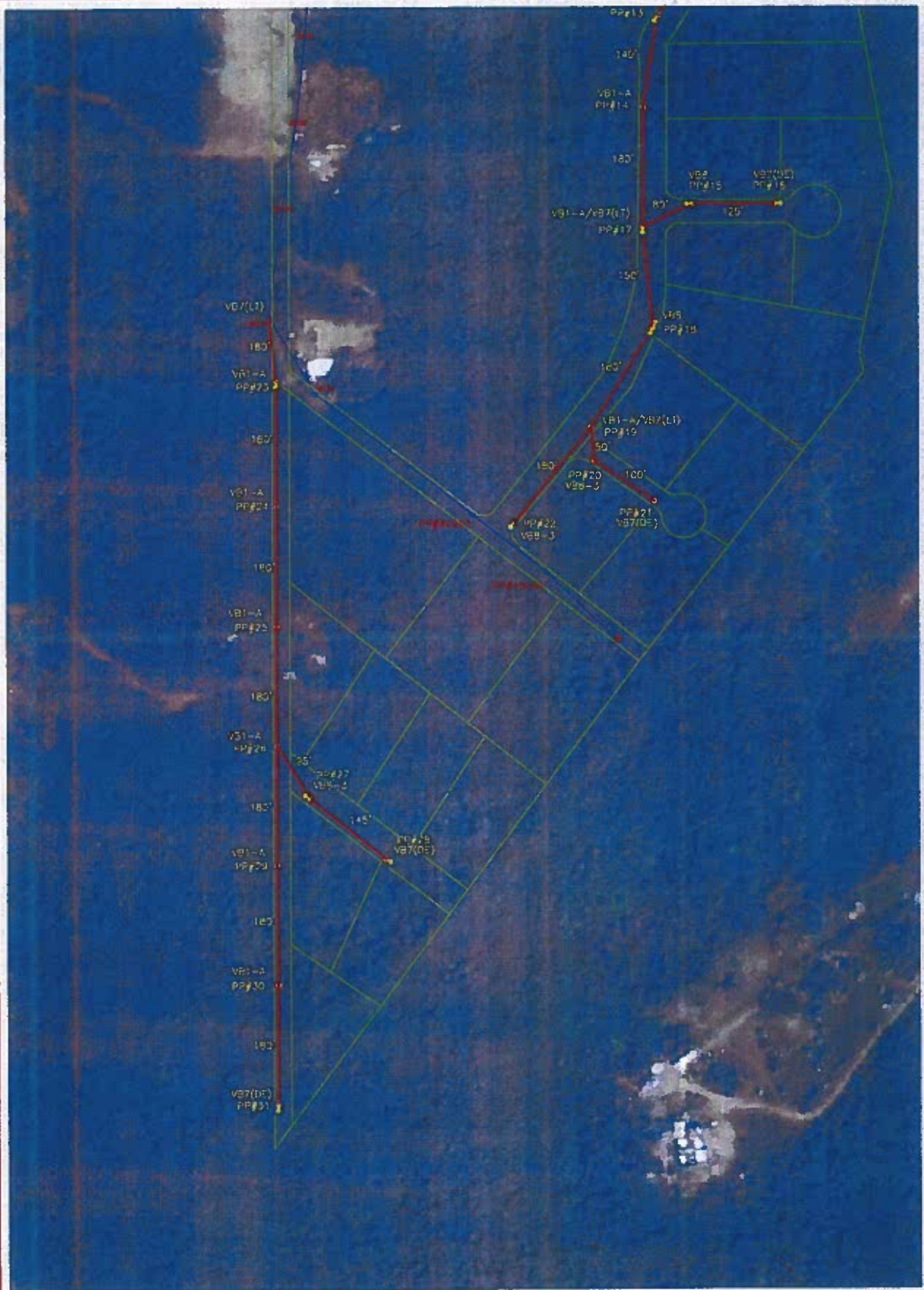
35
34
42
43
48
50



GUAM POWER AUTHORITY
P.O. BOX 2977 AGANA, GUAM 96910-2977

PROJECT:
GPA PROPOSED LINE EXTENSION
CLTC PROPOSED POWER LINE EXT.
TRACT 15344
MANGILAO
DRAWN BY: ADM
APPROVED BY: LCC

CHILD W.O.# XX
ASSOCIATE J.O.# XX
PARENT W.O.#
DATE: 02/13/2025
GRID NO. 28-D8
FEEDER-WIDE# P-323



GUAM POWER AUTHORITY
P.O. BOX 2977 AGANA, GUAM 96910-2977

PROJECT:
GPA PROPOSED LINE EXTENSION
CLTC PROPOSED POWER LINE EXT.
TRACT 15344
MANGILAO
DRAWN BY: ADM
APPROVED BY: LCC

CHILD W.O.# XX
ASSOCIATE J.O.# XX
PARENT W.O.#
DATE: 02/13/2025
GRID NO. 26-08
FEDER#-CODE# P-323

CLTC PARCELS AND TRACTS FOR LEASING

Tract 18113 Mangilao

DEPARTMENT OF LAND MANAGEMENT - DIVISION OF LAND SURVEY
LAND SURVEY COST ESTIMATE
RETRACEMENT/STAKE-OUT SURVEY OF TRACT 18113, Mangilao

I. SCOPE OF WORK, PROJECT EXPENDITURES & MAPPING:

a.	Project and Coordination setup	3 days	f.	Computation & Analysis	5 days
b.	Research, Drafting of Sketch for field work & Reconnaissance Survey	5 days	g.	Parceling Stake-out & Final Monumentation:	30 days
c.	Field Traverse & Property Survey	15 days	h.	Final Mapping	20 days
d.	Supplies & Materials:	\$300.00			
e.	Gas & Maintenance	\$500.00			

II. LIST PERSONNEL INVOLVED AND TABULATE HOURLY RATE ALSO TO INCLUDE BENEFITS:

	NAME	RATE PER HR.	NO. OF DAYS	RATE + BENEFITS PER HR.	TOTAL
1	Paul L. Santos, PLS		30		\$16,418.65
2	Edgardo R. Taguam		50		\$16,683.65
3	Benjamin T. Limes, Jr.		50		\$10,708.54
4	Jerome Okada		50		\$8,768.08
5	Joseph Flores		40		\$6,838.46
					\$59,417.38

****TWENTY PERCENT (20%) OF ABOVE TOTAL ARE ADDED TO REFLECT ADMINISTRATIVE COSTS AND OTHER UNFORESEEN COSTS OR EXPENDITURES INCLUDING ADVERSE WEATHER.**

TWENTY PERCENT (20%) ADMINISTRATIVE COSTS		\$11,883.48
GRAND TOTAL: (**Inclusive of Supplies/Materials/Gas & Maintenance -\$900)		\$72,100.86

PREPARED BY:


EDGARDO R. TAGUAM,
 Cartographic Supervisor, DLM

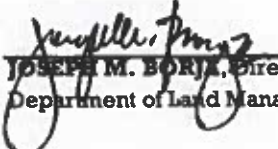
Date

APPROVED BY:


PAUL L. SANTOS, P.L.S. No. 68
 Chief of Cadastre/Guam Chief Surveyor, DLM

Date

CONCURRED BY:


JOSEPH M. BORJA, Director
 Department of Land Management

Date

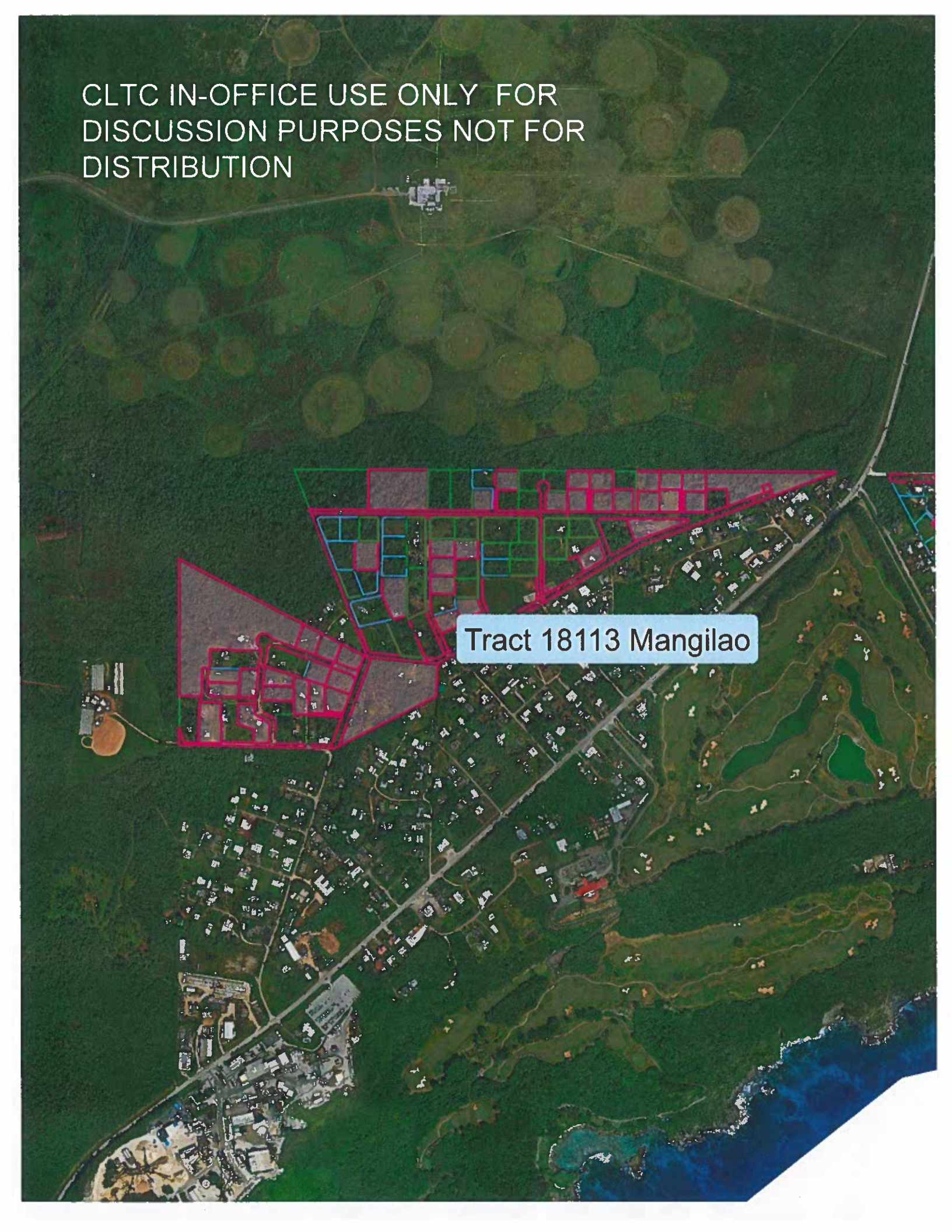
ACCEPTED BY:

JOSEPH B. CRUZ, Jr.,
 Acting Administrative Director, CLTC

Date

NOTE: Acceptance herein constitutes the Notice to Proceed with the survey and mapping.

CLTC IN-OFFICE USE ONLY FOR
DISCUSSION PURPOSES NOT FOR
DISTRIBUTION



An aerial photograph of a coastal area in Mangilao, Guam. A large, irregularly shaped tract of land is outlined in red. This tract is subdivided into numerous smaller parcels, some of which are further outlined in blue. The tract is situated between a dense forested area to the north and a residential neighborhood to the south. The residential area includes several houses, streets, and a small commercial area with a red-roofed building. To the east of the tract is a golf course with several green fairways and ponds. The coastline is visible at the bottom right, with blue water and some rocky shorelines.

Tract 18113 Mangilao

GPA CONSTRUCTION WORK ORDERW.O No. **60100107100TRACT 181**

ASSOC JO- _____

NAME - **CLTC**
LOCATION - **MANGILAO**GRID NO.- _____
FEEDER NO.- **P323**
ACCT. NO.- _____MAILING
ADDRESS - _____PARENT WO - _____
EST. REVENUE - **0.00**
TOTAL EST COST- **0.00**
REQUIRED AID - **0.00****SKETCH: SEE ATTACHED SKETCH/MAP**Manhours Required: **1,214****WORK REQUIRED :**DATE START - _____
DATE COMP - _____
TOTAL DAYS - _____W.O. Type - **Ext****JUSTIFICATION :****ESTIMATED COSTS:**

ACCT#-	<u>364.323-1</u>	<u>364.323-1</u>	<u>365.323-1</u>
DESC.-	<u>POLE 45'</u>	<u>FRAMING</u>	<u>#2 BARE AL.</u>
LABOR-	<u>17821.44</u>	<u>2196.48</u>	<u>183.04</u>
M & S-	<u>245611.80</u>	<u>43070.74</u>	<u>5077.80</u>
EQUIP-	<u>19716.67</u>	<u>3937.25</u>	<u>455.70</u>
OVRHD-	<u>29016.54</u>	<u>4856.19</u>	<u>553.54</u>
MISC.-	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL-	<u>312166.45</u>	<u>54060.66</u>	<u>6270.08</u>

SIGNATURE	DATE	SIGNATURE	DATE
ORIGINATOR		CLOSED BY	
SUPERVISOR		SERVICE DATE	
DIV MANAGER		ENTERED MAPS	
GEN MGR		ENTERED LDGR	
COMP BY		STAKED OUT	

SHEET 1 OF 1

GPA CONSTRUCTION WORK ORDERW.O No. **60100071 CONTRACT 181**

ASSOC JO- _____

NAME - **CLTC**
LOCATION - **MANGILAO**GRID NO.- _____
FEEDER NO.- **P323**
ACCT. NO.- _____MAILING _____
ADDRESS - _____PARENT WO **TRACT 18113**

EST. REVENUE - _____ 0.00

TOTAL EST COST- **372497.19**

REQUIRED AID - _____ 0.00

SKETCH: SEE ATTACHED SKETCH/MAPManhours Required: 1,214**WORK REQUIRED :**INSTALL 63 EA. 45' CONCRETE POWER POLES, 29
EA. PRIMARY DOWN GUYS,
19,4790L.F. OF 2#2AL PRIMARY WIRES, 37 EA.
VB1, 5 EA. VB8, 6 EA. VB8-3, 12 EA. VB7(DE),
3 EA. VB6 AND 5 EA.VB7(LT)

DATE START - _____

DATE COMP - _____

TOTAL DAYS - _____

W.O. Type - Ext**JUSTIFICATION :****ESTIMATED COSTS:**

ACCT#-	<u>364.323-1</u>	<u>364.323-1</u>	<u>365.323-1</u>
DESC.-	<u>POLE 45'</u>	<u>FRAMING</u>	<u>#2 BARE AL.</u>
LABOR-	<u>17821.44</u>	<u>2196.48</u>	<u>183.04</u>
M & S-	<u>245611.80</u>	<u>43070.74</u>	<u>5077.80</u>
EQUIP-	<u>19716.67</u>	<u>3937.25</u>	<u>455.70</u>
OVRHD-	<u>29016.54</u>	<u>4856.19</u>	<u>553.54</u>
MISC.-	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL-	<u>312166.45</u>	<u>54060.66</u>	<u>6270.08</u>

SIGNATURE	DATE	SIGNATURE	DATE
ORIGINATOR		CLOSED BY	
SUPERVISOR		SERVICE DATE	
DIV MANAGER		ENTERED MAPS	
GEN MGR		ENTERED LDGR	
COMP BY		STAKED OUT	

SHEET 1 OF 1

Customer: CLTC
Location: MANGILAO

GUAM POWER AUTHORITY
SUPPLY ISSUE RECEIPT

S.LR. NO.	R	3	
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ACCOUNT NO.								JOB ORDER					
6	0	1	0	0	7	1	0	0	T	R	A	C	T
DOC NO.		T R A C T I S I											

MARK THE APPROPRIATE SECTION or DEPT.:

- ☐ ENGINEERING-COPY
☐ WAREHOUSE-COPY
☐ LINE-CREW-COPY
☐ OPERATOR-COPY
☐ METER SHOP-COPY

(Additional Comments/Sketch:)

[illegible]

TRACT 18113

Customer: CLTC
Location: MANGILAO

GUAM POWER AUTHORITY
SUPPLY ISSUE RECEIPT

S.R. NO.	R	3	
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ACCOUNT NO.								JOB ORDER					
6	0	1	0	0	7	1	0	0	T	R	A	C	T

DOC. NO. T R A C T I 8 I

MARK THE APPROPRIATE SECTION or DEPT.:

- ☐ ENGINEERING-COPY
☐ WAREHOUSE-COPY
☐ LINE-CREW-COPY
☐ OPERATOR-COPY
☐ METER SHOP-COPY

(Additional Comments/Sketch:)

[illegible]

TRACT 18113

15,480

43 (180) - 7,740 (2) D6-29

170	55
60	70
145	90
160	150
180	85
110	180
130	110
130	100
170	120
<u>1,175 (2)</u>	<u>880 (2)</u>

$\frac{1880}{1175}$
 $\frac{2005 (2)}{15480} = 4,010$
 $\frac{15480}{19,490 \text{ L.F.}}$

TRACT 18113

45 C/P - 63 FA ✓

VB1-A - 37 FA ✓

VB8 - 5 FA ✓

VB8-3 - 6 FA ✓

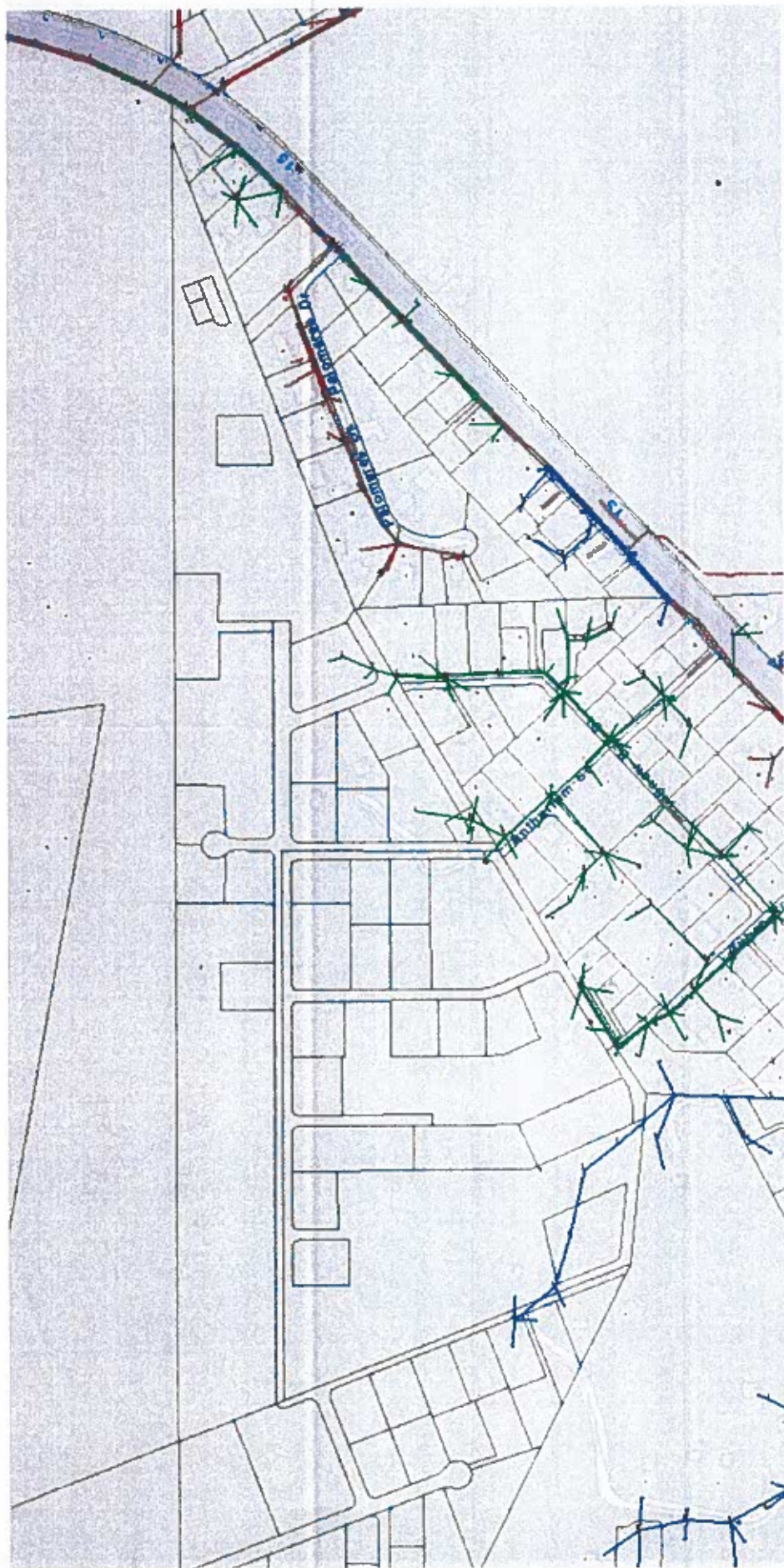
DOWN GUYS - 29 ✓
(PRIMARY)

SPANS - 19,400 L.F.
(2#2AL)

VB7(DE) - 12 FA ✓

VB6 - 3 FA ✓

VB7(LT) - 4 FA ✓





GUAM POWER AUTHORITY
P.O. BOX 2977 AGANA, GUAM 96910-2977

APPROVED BY:
CLTC PROPOSED LINE EXTENSION
TRACT 18113
GHURA
MANG'LAO
DRAWN BY: ADM
APPROVED BY: LCC

WORK ORDER#	XX
SERVICE ORDER#	XX
DRAWING#	PHASE 1
DATE:	2/17/2025
GRID NO.	61-C3
PERIOD#-MODE#	P-323



GUAM POWER AUTHORITY
P.O. BOX 2977 AGANA, GUAM 96910-2977

PROJECT:
CLTC PROPOSED LINE EXTENSION
TRACT 18113
GHURA
MANGILAO
DRAWN BY: ADM
APPROVED BY: LCC

WORK ORDER# XX
SERVICE ORDER# XX
DRAWING# PHASE II
DATE: 2/17/2025
GRID NO. 61-C3
PERMIT#-RUE# P-323

CLTC PARCELS AND TRACTS FOR LEASING

Tract 319 Hagat

DEPARTMENT OF LAND MANAGEMENT - DIVISION OF LAND SURVEY
LAND SURVEY COST ESTIMATE
RETRACEMENT/STAKE-OUT SURVEY OF TRACT 319, HAGAT

I. SCOPE OF WORK, PROJECT EXPENDITURES & MAPPING:

a.	Project and Coordination setup	1 day	f.	Computation & Analysis	3 days
b.	Research, Drafting of Sketch for field work & Reconnaissance Survey	3 days	g.	Parceling Stake-out & Final Monumentation:	15 days
c.	Field Traverse & Property Survey	30 days	h.	Final Mapping	30 days
d.	Supplies & Materials:	\$300.00			
e.	Gas & Maintenance	\$500.00			

II. LIST PERSONNEL INVOLVED AND TABULATE HOURLY RATE ALSO TO INCLUDE BENEFITS:

	NAME	RATE PER HR.	NO. OF DAYS	RATE + BENEFITS PER HR.	TOTAL
1	Paul L. Santos, PLS		45		\$24,627.98
2	Edgardo R. Tagniam		50		\$16,683.65
3	Benjamin T. Limer, Jr.		50		\$10,708.54
4	Jerome Okada		50		\$8,768.08
5	Joseph Flores		45		\$7,693.27
					\$68,481.52

****TWENTY PERCENT (20%) OF ABOVE TOTAL ARE ADDED TO REFLECT ADMINISTRATIVE COSTS AND OTHER UNFORESEEN COSTS OR EXPENDITURES INCLUDING ADVERSE WEATHER.**

TWENTY PERCENT (20%) ADMINISTRATIVE COSTS		\$13,696.30
GRAND TOTAL: (**Inclusive of Supplies/Materials/Gas & Maintenance: \$800)		\$82,977.82

PREPARED BY:

EDGARDO R. TAGNIAM,
 Cartographic Supervisor, DLM

Date

APPROVED BY:

PAUL L. SANTOS, P.L.S. No. 68
 Chief of Cadastre/Guam Chief Surveyor, DLM

Date

CONCURRED BY:

JOSEPH M. BORIA, Director
 Department of Land Management

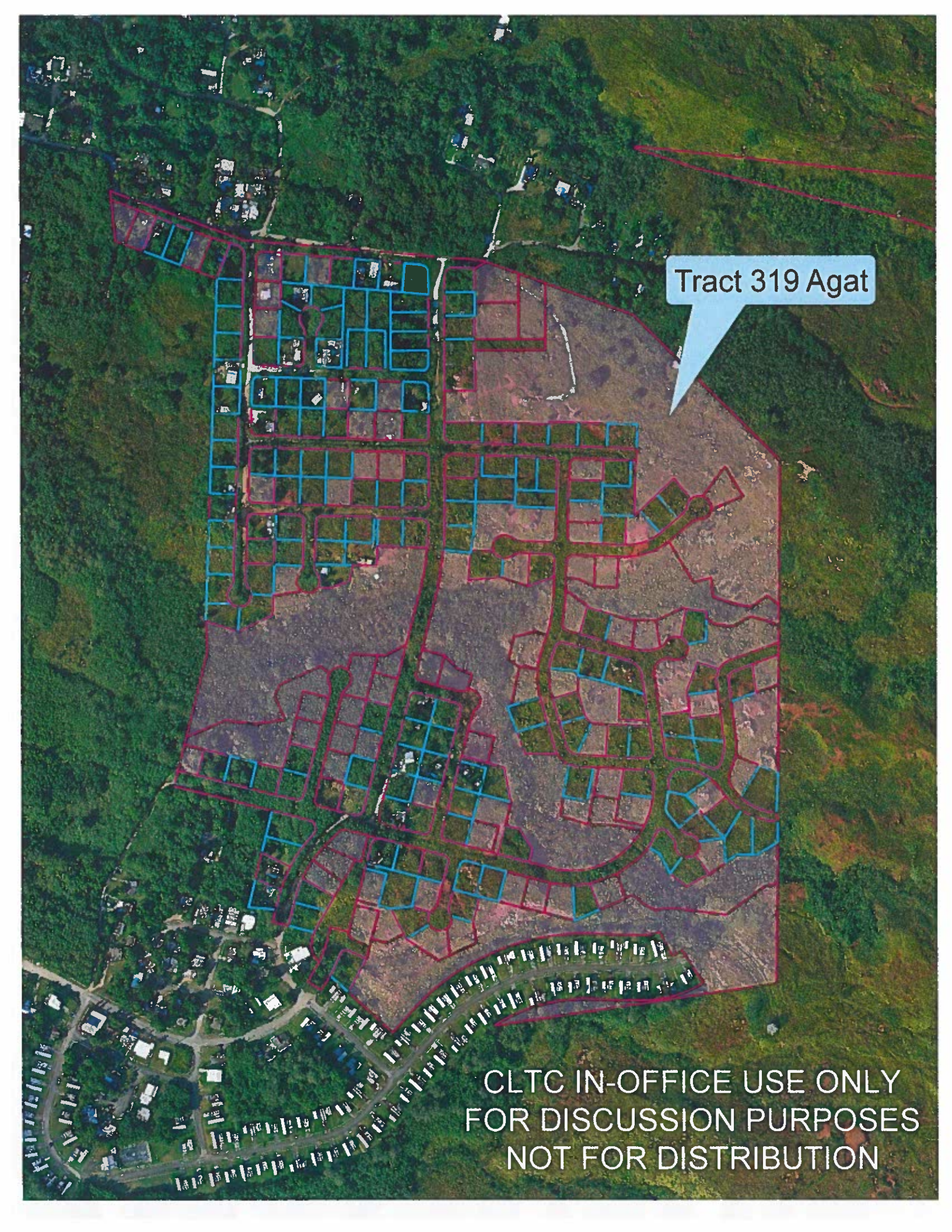
Date

ACCEPTED BY:

JOSEPH E. CRUZ, Jr.,
 Acting Administrative Director, CLTC

Date

NOTE: Acceptance herein constitutes the Notice to Proceed with the survey and mapping.

An aerial photograph of a large, irregularly shaped tract of land. The tract is outlined in red and contains numerous smaller, irregularly shaped parcels outlined in blue. The land is mostly brown and appears to be cleared or under construction, with some green vegetation visible around the edges. A blue speech bubble points to the top right corner of the tract.

Tract 319 Agat

CLTC IN-OFFICE USE ONLY
FOR DISCUSSION PURPOSES
NOT FOR DISTRIBUTION

CLTC PARCELS AND TRACTS FOR LEASING

Tract 1113 Dededo [NEW]

DEPARTMENT OF LAND MANAGEMENT - DIVISION OF LAND SURVEY
LAND SURVEY COST ESTIMATE
RETRACEMENT/STAKE-OUT SURVEY OF BLOCK 16, TRACT 1113, Dededo

I. SCOPE OF WORK, PROJECT EXPENDITURES & MAPPING:

a.	Project and Coordination setup	2 day	f.	Computation & Analysis	3 days
b.	Research, Drafting of Sketch for field work & Reconnaissance Survey	5 days	g.	Parceling Stake-out & Final Monumentation:	5 days
c.	Field Traverse & Property Survey	10 days	h.	Final Mapping	10 days
d.	Supplies & Materials:	\$150.00			
e.	Gas & Maintenance	\$300.00			

II. LIST PERSONNEL INVOLVED AND TABULATE HOURLY RATE ALSO TO INCLUDE BENEFITS:

	NAME	RATE PER HR.	NO. OF DAYS	RATE + BENEFITS PER HR.	TOTAL
1	Paul L. Santos, PLS		10		\$5,472.88
2	Edgardo R. Tagniam		15		\$5,005.10
3	Benjamin T. Limes, Jr.		15		\$3,212.56
4	Jerome Okada		15		\$2,630.42
5	Joseph Flores		10		\$1,709.62
					\$18,030.58

****TWENTY PERCENT (20%) OF ABOVE TOTAL ARE ADDED TO REFLECT ADMINISTRATIVE COSTS AND OTHER UNFORESEEN COSTS OR EXPENDITURES INCLUDING ADVERSE WEATHER.**

TWENTY PERCENT (20%) ADMINISTRATIVE COSTS		\$3,606.12
GRAND TOTAL: (**Inclusive of Supplies/Materials/Gas & Maintenance -\$450)		\$22,086.70

PREPARED BY:

EDGARDO R. TAGNIAM,
 Cartographic Supervisor, DLM

Date

APPROVED BY:

PAUL L. SANTOS, P.L.S. No. 68
 Chief of Cadastre/Guam Chief Surveyor, DLM

Date

CONCURRED BY:

JOSEPH M. BORJA, Director
 Department of Land Management

Date

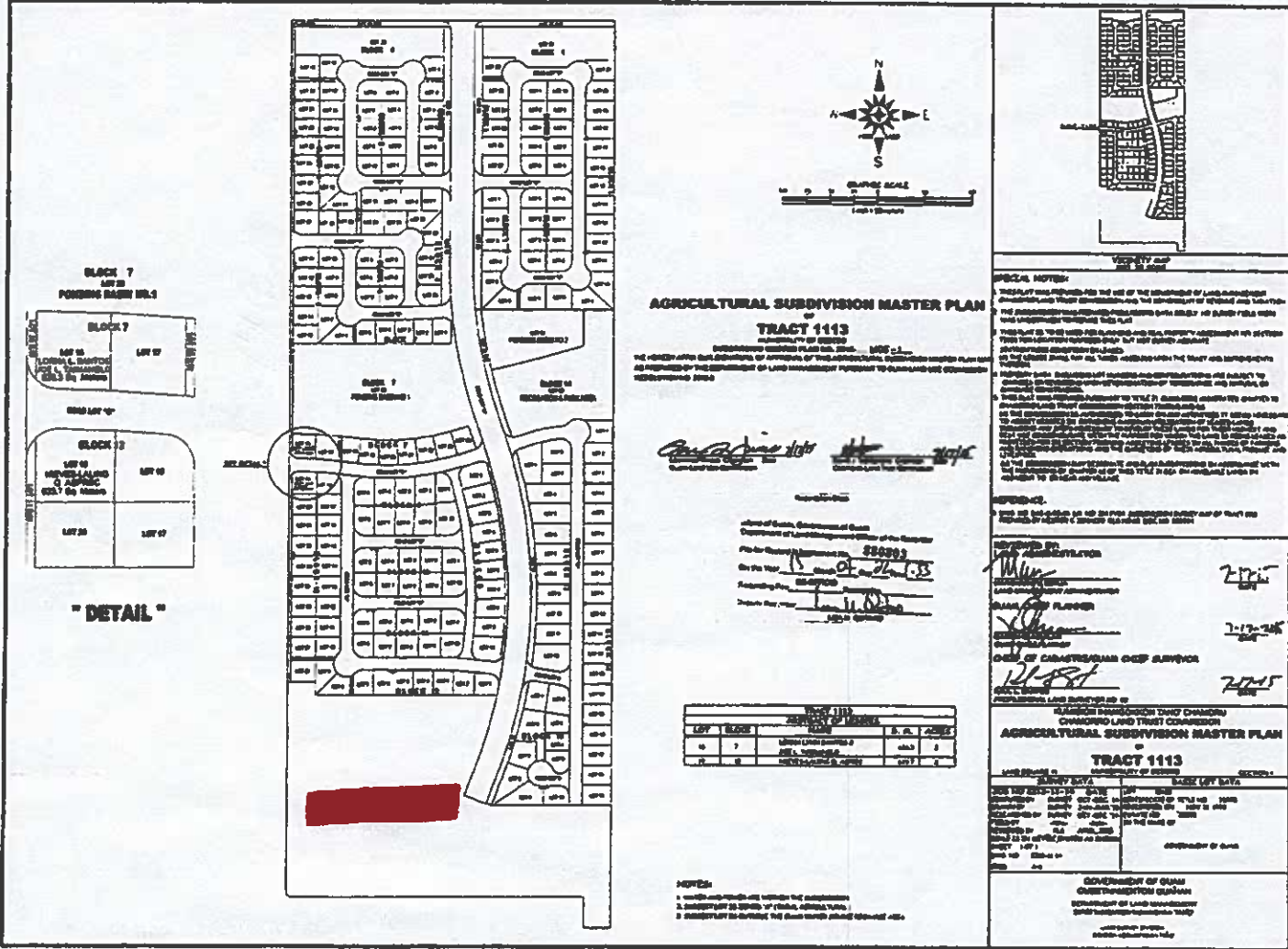
ACCEPTED BY:

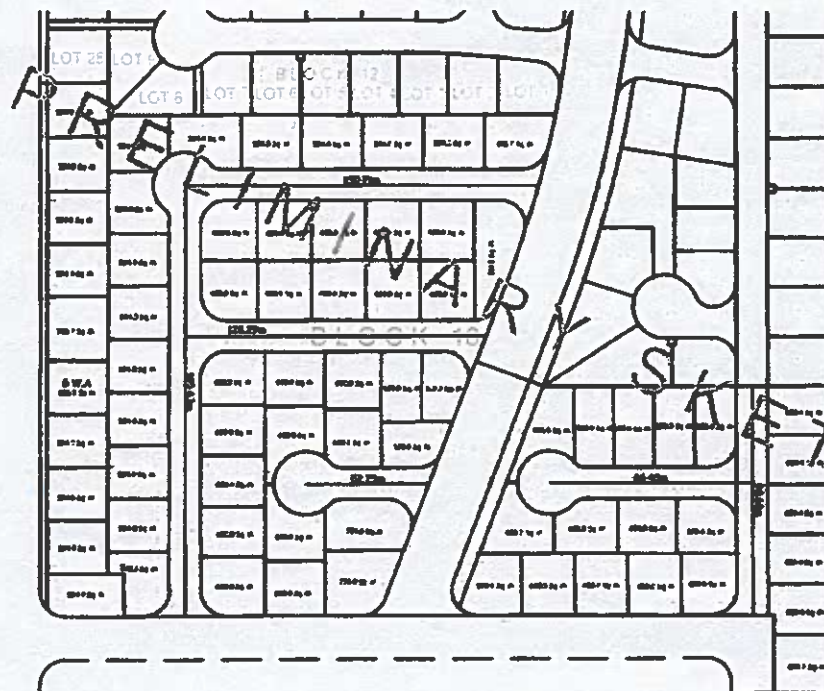
JOSEPH B. CRUZ, Jr.,
 Acting Administrative Director, CLTC

Date

NOTE: Acceptance herein constitutes the Notice to Proceed with the survey and mapping.

RESIDENTIAL





TOTAL DISTANCE= 702.46 meters

SPECIAL NOTES:

1. THESE LOT NUMBERS ARE FOR INFORMATIONAL PURPOSES ONLY. UPON SURVEY AND ALIENING OF THESE LOTS NEW LOT NUMBERS WILL BE ASSIGNED AS THE MAP PROCEEDS THROUGH THE APPROVAL AND RECORDING PROCESS IN D.L.A.
2. THE LOT LAY-OUTS AND LOT NUMBERS SHOWN HEREIN ARE BASED ON THE AGRICULTURAL SUBDIVISION MASTERPLANS PROVIDED BY THE DEPARTMENT OF LAND MANAGEMENT DOCUMENT#1085003

I CERTIFY THAT THE LOTS SHOWN ON THIS PLAN HAVE BEEN REVIEWED AND ARE AVAILABLE FOR LEASE

LAND AGENT G.T.C. DATE

SCHEME NO: 1005-0000

REVIEWED BY:

YAGEL HAYTER III
(ACTING) ADMINISTRATIVE DIRECTOR
CHAIRMAN / LAND TRUST COMMISSION

DATE

PAUL L. SANTOS P.L.S. NO. 68
GUAM DEEP SURVEYOR / CHIEF OF CADASTRE, D.L.A.

DATE

PREPARED BY MELVIN Q. JAVIER, G.T.C.

**PROPOSED LOT SCHEME
OF
TRACT 1143, BLOCK 16**

MUNICIPALITY OF DEDEO SECTION NO. 2

GOVERNMENT OF GUAM
SUBCOMMISSION GUAM
DEPARTMENT OF LAND MANAGEMENT
SUBCOMMISSION GUAM
LAND SURVEY DIVISION
RECORDS AND DOCUMENTS SECTION

CLTC IN-OFFICE USE ONLY
FOR DISTRIBUTION PURPOSES
NOT FOR DISTRIBUTION

Astumbo Middle School

Tract 1113, Block 16 Dededo
Astumbo Area

Proposed Scheme No. M05-S000

CLTC IN-OFFICE USE ONLY FOR
DISTRIBUTION PURPOSES NOT
FOR DISTRIBUTION



GUAM **WATERWORKS** AUTHORITY

Project: Water and Sewer Infrastructure Cost Estimates

Location: Chamorro Land Trust Commission (CLTC) Tract 1113, Block 16, Dededo

Date: March 20, 2025

Cost estimates estimates for water and sewer infrastructure to serve CLTC Tract 1113, Block 16, are identified in this document. Figure 1 shows the location and utility map of the combined subject lots. The estimates are based on CLTC's proposed subdivision schematic shown on Figure 2, which identify 71 lots intended for residential development. No certified surveyed map was provided to GWA by CLTC to identify right of way lengths, widths, or lot elevations.

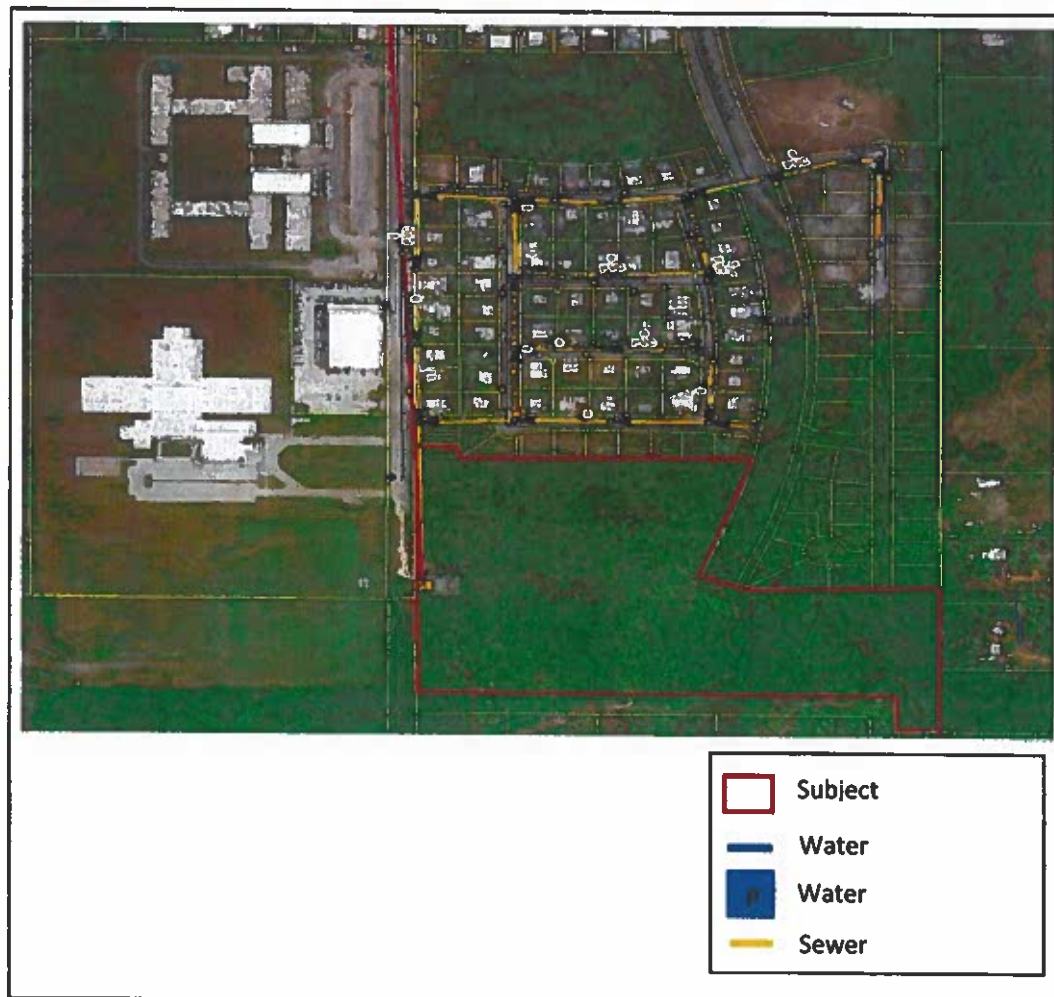


Figure 1. Location and utility map

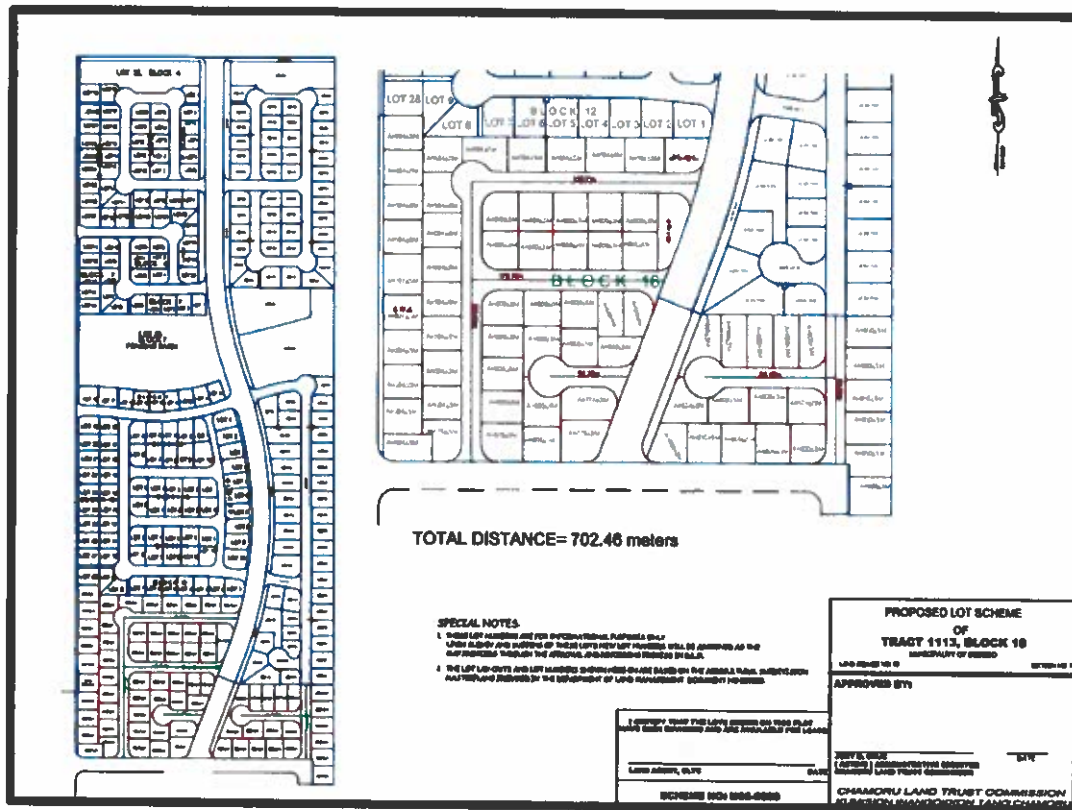


Figure 2. CLTC Proposed Subdivision for Tract 1113, Block 16

General Considerations

- (1) Residential lots will require a connection to the public sewer system.
- (2) The development is within the zone of the Northern Guam Lens Aquifer (NGLA) that ideal for well development and needs to be protected as per the Guam Drinking Water Source Assessment and Protection Program and Wellhead Protection Plan.
- (3) Public sewer infrastructure must be constructed on public rights of way or easements.
- (4) Infrastructure planning should include future development from neighboring properties, including CLTC properties.
- (5) Surveyed right of way dimensions and elevations are needed to provide more detailed estimate, including a determination if a sewer pump station is needed. A new pump station will cost about \$2,000,000.00.
- (6) The available capacity of the downstream sewer system will need to be determined. If the available capacity is not sufficient to accommodate the proposed development on the subject lots, then the downstream sewer system will need to be upgraded.
- (7) Estimated unit costs include designs, construction management, and construction costs, unless otherwise noted.

Water System

- (1) Water demand calculations assume 71 lots at 600 gpd per household per Hawaii Standards.
- (2) Additional wells need to be established.
- (3) The surrounding residents near the wells need to consider the shorter contact time of chloride concentration. A minimum time duration is needed for effective disinfection of the water, before reaching the households.
- (4) Water system cost estimates are listed in the table below.

Sewer System

- (1) Available ground elevation data indicate gravity sewer flow is attainable. Surveyed elevation is required for sewer design.
(2) Sewer system cost estimates are listed in the table below.

Water System	Estimated Unit Cost	Number of Units	Cost
Mains (6-inch diameter) with hydrants	\$350/LF for 6-inch pipe	3800	\$1,330,000.00
Wet Barrel Fire Hydrant	\$3000 EA	7	\$21,000.00
Valves (6-inch) with box, riser, and cap	\$5000 EA	5	\$25,000.00
New well construction and development	\$3,000,000.00	1	\$3,000,000.00
Water Infrastructure Cost Estimate:			\$4,376,000.00

Sewer System	Estimated Unit Cost	Number of Units	Cost
Gravity sewer mains (8-inch diameter)	\$630/LF for 8-inch pipe	3,000 LF	\$1,890,000.00
Manholes	\$25,000 EA	12 EA	\$300,000.00
Existing Sewer Lifting Station Upgrades	\$500,000	1 LS	\$500,000.00
Sewer Infrastructure Cost Estimate:			\$2,690,000.00

Total Water and Sewer Infrastructure Cost Estimate	\$7,066,000.00
--	----------------

CLTC PARCELS AND TRACTS FOR LEASING

Lot 7160 Yigo

DEPARTMENT OF LAND MANAGEMENT - DIVISION OF LAND SURVEY
LAND SURVEY COST ESTIMATE
RETRACEMENT/STAKE-OUT SURVEY OF LOT 7160, YIGO

I. SCOPE OF WORK, PROJECT EXPENDITURES & MAPPING:

a.	Project and Coordination setup	1 day	f.	Computation & Analysis	3 days
b.	Research, Drafting of Sketch for field work & Reconnaissance Survey	3 days	g.	Parceling Stake-out & Final Monumentation:	15 days
c.	Field Traverse & Property Survey	30 days	h.	Final Mapping	30 days
d.	Supplies & Materials:	\$300.00			
e.	Gas & Maintenance	\$500.00			

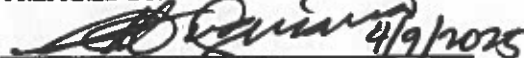
II. LIST PERSONNEL INVOLVED AND TABULATE HOURLY RATE ALSO TO INCLUDE BENEFITS:

	NAME	RATE PER HR.	NO. OF DAYS	RATE + BENEFITS PER HR.	TOTAL
1	Paul L. Santos, PLS		45		\$24,627.98
2	Edgardo R. Taguam		55		\$18,352.02
3	Benjamin T. Limes, Jr.		55		\$11,779.39
4	Jerome Okada		55		\$9,644.88
5	Joseph Flores		45		\$7,693.27
					\$72,097.55

****TWENTY PERCENT (20%) OF ABOVE TOTAL ARE ADDED TO REFLECT ADMINISTRATIVE COSTS AND OTHER UNFORESEEN COSTS OR EXPENDITURES INCLUDING ADVERSE WEATHER.**

TWENTY PERCENT (20%) ADMINISTRATIVE COSTS		\$14,419.51
GRAND TOTAL: (**Inclusive of Supplies/Materials/Gas & Maintenance: \$800)		\$87,317.06

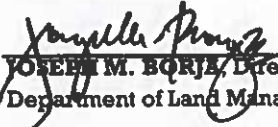
PREPARED BY:


EDGARDO R. TAGUAM, Date **4/9/2025**
 Cartographic Supervisor, DLM

APPROVED BY:


PAUL L. SANTOS, P.L.S. No. 68 Date **4/9/2025**
 Chief of Cadastre/Guam Chief Surveyor, DLM

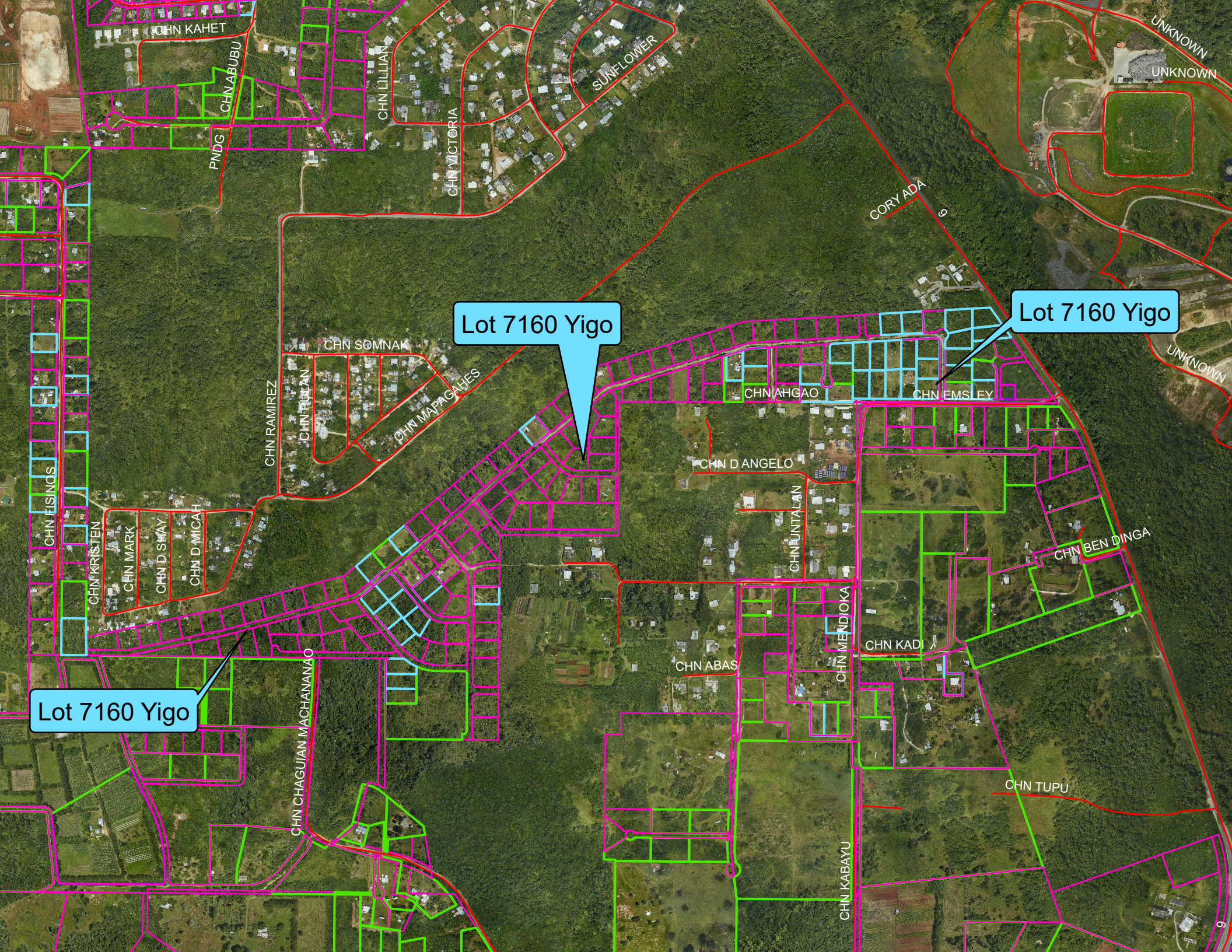
CONCURRED BY:


JOSEPH M. BORJA, Director Date **Apr. 15, 2025**
 Department of Land Management

ACCEPTED BY:

JOSEPH B. CRUZ, Jr., Date
 Acting Administrative Director, CLTC

NOTE: Acceptance herein constitutes the Notice to Proceed with the survey and mapping.



Lot 7160 Yigo

Lot 7160 Yigo

Lot 7160 Yigo

GPA CONSTRUCTION WORK ORDERW.O No. **60100107100517CLTC**

ASSOC JO- _____

NAME - **CLTC**
LOCATION - _____GRID NO.- _____
FEEDER NO.- **P-330**
ACCT. NO.- _____PARENT WO - **CLTC-Estimate**EST. REVENUE - **0.00**
TOTAL EST COST- **590932.47**
REQUIRED AID - **0.00**MAILING
ADDRESS - _____**SKETCH: SEE ATTACHED SKETCH/MAP**Manhours Required: **2,076****WORK REQUIRED :**CLTC Line Extension
(Primary Distribution Lines ONLY)
Coming From Chalan EmsleyDATE START - _____
DATE COMP - _____
TOTAL DAYS - _____W.O. Type - **Ext****JUSTIFICATION :****ESTIMATED COSTS:**

ACCT#-	<u>364.-1</u>	<u>364.-1</u>	<u>365.-1</u>
DESC.-	<u>POLE 45'</u>	<u>FRAMING</u>	<u>#2 BARE AL.</u>
LABOR-	<u>31682.56</u>	<u>2679.04</u>	<u>183.04</u>
M & S-	<u>436643.20</u>	<u>26848.07</u>	<u>8642.40</u>
EQUIP-	<u>24700.00</u>	<u>3267.83</u>	<u>436.80</u>
OVRHD-	<u>51584.96</u>	<u>3354.57</u>	<u>910.00</u>
MISC.-	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL-	<u>544610.72</u>	<u>36149.51</u>	<u>10172.24</u>

SIGNATURE	DATE	SIGNATURE	DATE
ORIGINATOR		CLOSED BY	
SUPERVISOR		SERVICE DATE	
DIV MANAGER		ENTERED MAPS	
GEN MGR		ENTERED LDGR	
COMP BY		STAKED OUT	

SHEET 1 OF 1

Location:

GUAM POWER AUTHORITY
SUPPLY ISSUE RECEIPT

S.I.R. NO.	R	3	
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ACCOUNT NO.								JOB ORDER						
6	0	1	0	0	7	1	0	0	5	1	7	C	L	1

DOC. NO. 5 1 7 C L T C

MARK THE APPROPRIATE SECTION or DEPT.:

ENGINEERING-COPY

☐ WAREHOUSE - COPY

☐ LINE-CREW-COPY

☐ OPERATOR-COPY

METER SHOP-COPY

(Additional Comments/Sketch:)

[illegible]

Customer: CLTC
Location: _____

GUAM POWER AUTHORITY
SUPPLY ISSUE RECEIPT

S.I.R. NO.	R	3	
------------	---	---	--

ACCOUNT NO.								JOB ORDER						
6	0	1	0	0	7	1	0	0	3	1	7	C	L	1

DOC. NO. 5 1 7 C L T C

MARK THE APPROPRIATE SECTION or DEPT.:

ENGINEERING-COPY

WAREHOUSE-COPY

LINE-CREW-COPY

OPERATOR-COPY

METER SHOP-COPY

(Additional Comments/Sketch:)

[illegible]

517CLTC