

I Mina'trentai Ocho Na Liheslaturan Guåhan
BILL STATUS

BILL NO.	SPONSOR	TITLE	DATE INTRODUCED	DATE REFERRED	CMTE REFERRED	FISCAL NOTES	PUBLIC HEARING DATE	DATE COMMITTEE REPORT FILED	NOTES
244-38 (COR)	Sabina Flores Perez Chris Barnett Tina Rose Muña-Barnes	AN ACT TO <i>ADD</i> A NEW CHAPTER 72, DIVISION 2, TO TITLE 21 OF THE GUAM CODE ANNOTATED, RELATIVE TO ESTABLISHING THE UNIFORM CONSERVATION EASEMENT ACT TO PROVIDE AN ADDITIONAL OPTION FOR THE CONSERVATION OF ECOLOGICALLY AND CULTURALLY SIGNIFICANT LAND.	12/10/25 3:36 p.m.	12/19/25	Committee on Land, Environment, Housing, Agriculture, Parks, and Infrastructure.	Request: 12/19/25 12/30/25			



COMMITTEE ON RULES

Vice Speaker V. Anthony Ada, Chairperson
I Mina'trentai Ocho Na Liheslaturan Guåhan
38th Guam Legislature

December 30, 2025

To: **Rennae V. C. Meno**
Clerk of the Legislature

From: **Senator Christopher M. Dueñas** 
Acting Chairperson, Committee on Rules

Subject: **Fiscal Note for Bill No. 244-38 (COR)**

Håfa Adai!

Find the attached, Fiscal Note for the following bill:

Bill No. 244-38 (COR).

I also request that the same be sent to the respective Chairperson of the Standing Committee, to which this bill has been referred. Kindly copy the same to Management Information Services (MIS) for posting on our website.



Bureau of Budget & Management Research
Fiscal Note of Bill No. 244-38 (COR)

AN ACT TO ADD A NEW CHAPTER 72, DIVISION 2, TO TITLE 21 OF THE GUAM CODE ANNOTATED, RELATIVE TO ESTABLISHING THE UNIFORM CONSERVATION EASEMENT ACT TO PROVIDE AN ADDITIONAL OPTION FOR THE CONSERVATION OF ECOLOGICALLY AND CULTURALLY SIGNIFICANT LAND.

Department/Agency Appropriation Information	
Dept./Agency Affected: Department of Land Management	Dept./Agency Head: Joseph M. Borja, Director
Department's General Fund (GF) appropriation(s) to date:	\$963,078
Department's Other Fund appropriation(s) to date: Land Survey Revolving Fund	\$2,848,009
Total Department/Agency Appropriation(s) to date:	\$3,811,087

Fund Source Information of Proposed Appropriation:			
	General Fund:	Special Fund:	Total:
FY 2025 Unreserved Fund Balance	\$0	\$0	\$0
FY 2026 Adopted Revenues	\$0	\$0	\$0
FY 2026 Appro. (P.L. 38-60)	\$0	\$0	\$0
Sub-total:	\$0	\$0	\$0
Less appropriation in Bill	\$0	\$0	\$0
Total:	\$0	\$0	\$0

Estimated Fiscal Impact of Bill						
	One Full Fiscal Year	For Remainder of FY 2026 (if applicable)	FY 2027	FY 2028	FY 2029	FY 2030
General Fund	\$0	\$0	\$0	\$0	\$0	\$0
Special Fund	\$0	\$0	\$0	\$0	\$0	\$0
Total	1/	\$0	\$0	\$0	\$0	\$0

- Does the bill contain "revenue generating" provisions?
If Yes, see attachment / X / Yes / / No
- Is amount appropriated adequate to fund the intent of the appropriation?
If no, what is the additional amount required? \$ _____ /X/ N/A / / Yes / / No
- Does the Bill establish a new program/agency?
If yes, will the program duplicate existing programs/agencies? /X/ N/A / / Yes /X/ No
Is there a federal mandate to establish the program/agency? / / Yes /X/ No
- Will the enactment of this Bill require new physical facilities? / / Yes /X/ No
- Was Fiscal Note coordinated with the affected dept/agency? / / Yes /X/ No
If no, indicate reason: / / Other
/X/ Requested agency comments not received by due date: Department of Land Management

Analyst: <u>Michelle Pineda</u> Michelle Pineda, BMA I	Date: <u>12/29/25</u>	Director: <u>Lester L. Carlson, Jr.</u> Lester L. Carlson, Jr., Director	Date: <u>DEC 30 2025</u>
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Notes:
 1/ See Additional Comments.

**BUREAU OF BUDGET AND MANAGEMENT RESEARCH
COMMENTS ON BILL NO. 244-38 (COR)**

Bill No. 244-38 intends to add a new Chapter 72, Division 2, to Title 21 of the Guam Code Annotated, relative to establishing the Uniform Conservation Easement Act to provide an additional option for the conservation of ecologically and culturally significant land.

I Liheslaturan Guahan finds that conservation easements are one method used throughout the U.S. to protect ecologically and culturally sensitive areas. Under the easement, landowners retain full title to their property and are given flexibility to negotiate objectives that meet both the landowner's and the government agency or non-profit organization's interests, goals, and expectations, while offering the landowner abatements in real property taxes. In exchange for these abatements, the subject property must be utilized for compatible uses, which may include economic or revenue-generating activities that promote eco-tourism, sustainability, and culture.

Revenues from Real Property Tax collections are currently deposited into the Territorial Educational Facilities Fund (TEFF), which is to be used exclusively for public school needs. Should the proposed legislation be enacted, the Bureau anticipates a potential fiscal impact to the TEFF, resulting from the Real Property Tax abatements on all properties included within a conservation easement. However, absent comment from DLM and information relative to the number of properties that qualify for a conservation easement, the Bureau is unable to ascertain a specific fiscal impact at this time.