

Re: Messages & Communications Doc. No. 38GL-26-2074 through 2083.

From Guam Legislature Clerks <clerks@guamlegislature.gov>  
Date Tue 3/24/2026 4:35 PM  
To 38th Committee On Rules <committeeonrules@guamlegislature.gov>  
Cc Rennae Meno <rennae.meno@guamlegislature.gov>

Håfa Adai,

Received, and thank you.



**Elijah Untalan**  
**Clerks Office**

*I Mina'trentai Ocho na Liheslaturan Guåhan*

Guam Congress Building, 163 Chalan Santo Papa, Hagåtña, Guam 96910

Voice: (671) 472-3465/3460 Fax: (671) 472-3524

[guamlegislature.gov](http://guamlegislature.gov)

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Thank you

From: 38th Committee On Rules <committeeonrules@guamlegislature.gov>  
Sent: Tuesday, March 24, 2026 4:00 PM  
To: Guam Legislature Clerks <clerks@guamlegislature.gov>  
Cc: Frank Blas Jr. <speakerblas@guamlegislature.gov>  
Subject: Messages & Communications Doc. No. 38GL-26-2074 through 2083.

Håfa Adai Clerks Office,

Please see attached, **Messages & Communications Doc. No. 38GL-26-2074 through 2083** for processing:

✓	38GL-26-2074	Department of Integrated Services for Individuals with Disabilities	Acting Director Designation of Reuel Drilon, for the Department of Integrated Services for Individuals with Disabilities (DISID) from March 27, 2026 to April 3, 2026*
✓	38GL-26-2075	Department of Education	Guam Education Board Meeting Packet for March 17, 2026*
✓	38GL-26-2076	Department of Public Health and Social Services	Guam Board of Examiners for Dentistry Regular Board Meeting Packet for March 18, 2026*
✓	38GL-26-2077	Guam Solid Waste Authority	Board Meeting Packet for March 19, 2026*
✓	38GL-26-2078	CHamoru Land Trust Commission	Board Meeting Packet for March 19, 2026*
✓	38GL-26-2079	Office of the Governor of Guam	Prior Year Obligations to pay The Pacific Community in the total amount of \$66,903.21*
✓	38GL-26-2080	Office of Public Accountability - Guam	OPA Report No. 26-03 March 2026, Guam Department of Education Accountability of Textbooks Investigative Audit for October 1, 2019 to September 30, 2025*
✓	38GL-26-2081	A.B. Won Pat International Airport Authority	Sole Source Procurement/Emergency Procurement- February 2026*
✓	38GL-26-2082	A.B. Won Pat International Airport Authority	Small Purchases and Construction for the month of February 2026*
✓	38GL-26-2083	Guam Housing Corporation	Unaudited Statement of Revenue and Expenditure Report for February 2026*

Please retrieve Doc. No. 38GL-26-2077, 2078, 2082 and 2083 from link below:

[Messages & Communications Physical Scanned Copy - Google Drive](#)

Kindly reply to this email



*Si Yu'os ma'åse',*

Marie Crisostomo

Committee on Rules Assistant

**COMMITTEE ON RULES**

Vice Speaker V. Anthony Ada, Chairperson

*I Mina'trentai Ocho Na Liheslaturan Guåhan*

38<sup>th</sup> Guam Legislature

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**Messages and Communications 38GL-26-2078\***

2 messages

**Speaker Frank Blas Jr.** <speakerblas@guamlegislature.gov>

Mon, Mar 23, 2026 at 3:43 PM

To: 38th Committee On Rules &lt;committeeonrules@guamlegislature.gov&gt;, Sabrina Salas Matanane &lt;office.senatorbri@guamlegislature.gov&gt;

*Håfa adai,*

Please see attached M&amp;C Doc. No. 38GL-26-2078

38GL-26-2078	CHamoru Land Trust Commission	Board Meeting Packet for March 19, 2026*
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*Si Yu'os Ma'åse'**Bernice Rivera*

Administrative Assistant

**Office of Speaker Frank F. Blas, Jr.**I Mina'trentai Ocho na Liheslaturan Guåhan 38<sup>th</sup> Guam Legislature

Guam Congress Building, 163 Chalan Santo Papa, Hagatña

(671)969-6456

[speakerblas@guamlegislature.gov](mailto:speakerblas@guamlegislature.gov)

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----- Forwarded message -----

From: **Ebony Tenorio** <ebony.tenorio@cltc.guam.gov>

Date: Fri, Mar 20, 2026 at 9:22 AM

Subject: CLTC Post Meeting Packet for March 19, 2026

To: &lt;speakerblas@guamlegislature.gov&gt;

Cc: Tina Tainatongo &lt;tina.tainatongo@cltc.guam.gov&gt;, Dexter Tan &lt;dexter.tan@cltc.guam.gov&gt;

Hafa Adai,

Please find the attached CLTC Board Meeting Packet for March 19, 2026, along with these additional documents:

- **Approved & Signed Minutes** (Agenda IV)
- **Director's Report** (Agenda V)
- **GICC** (Agenda Item IV-C)

Please let me know if you have any questions. Thank you and have a great day!


Best Regards,

Ebony N. Tenorio

Administrative Assistant

CHamoru Land Trust Commission

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**5 attachments** **CLTC Board Meeting March 19 2026 Packet (1).pdf**  
2785K **Directors Report for 03192026 CLTC Board Meeting (Add't Document) 03.19.26.pdf**  
86K **Approved Minutes for CLTC 022326 Board Meeting (Add't Document) 03.19.26.pdf**  
1330K **Guam Internation Country Club, Inc. (GICC) - 03.18.26 (1).pdf**  
2958K **38GL-26-2078.pdf**  
1162K

To: "Speaker Frank Blas Jr." <speakerblas@guamlegislature.gov>

*Håfa Adai,*

Received, and thank you.



*Si Yu'os ma'åse',*

Marie Crisostomo

Committee on Rules Assistant

## **COMMITTEE ON RULES**

Vice Speaker V. Anthony Ada, Chairperson

*I Mina'trentai Ocho Na Liheslaturan Guåhan*

*38<sup>th</sup> Guam Legislature*

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[Quoted text hidden]



Speaker Frank Blas Jr. <speakerblas@guamlegislature.gov>

## CLTC Post Meeting Packet for March 19, 2026

2 messages

**Ebony Tenorio** <ebony.tenorio@cltc.guam.gov>

Fri, Mar 20, 2026 at 9:21 AM

To: speakerblas@guamlegislature.gov

Cc: Tina Tainatongo <tina.tainatongo@cltc.guam.gov>, Dexter Tan <dexter.tan@cltc.guam.gov>

Hafa Adai,

Please find the attached CLTC Board Meeting Packet for March 19, 2026, along with these additional documents:

- **Approved & Signed Minutes** (Agenda IV)
- **Director's Report** (Agenda V)
- **GICC** (Agenda Item IV-C)

Please let me know if you have any questions. Thank you and have a great day!

Best Regards,  
Ebony N. Tenorio  
Administrative Assistant  
CHamoru Land Trust Commission

Doc Type: 38GL-26-2078  
OFFICE OF THE SPEAKER  
FRANK F. BLAS, JR.  
March 20, 2026  
Time: 9:21 AM  
Received: *FBK*

### 4 attachments

- CLTC Board Meeting March 19 2026 Packet (1).pdf**  
2785K
- Directors Report for 03192026 CLTC Board Meeting (Add't Document) 03.19.26.pdf**  
86K
- Approved Minutes for CLTC 022326 Board Meeting (Add't Document) 03.19.26.pdf**  
1330K
- Guam Internation Country Club, Inc. (GICC) - 03.18.26 (1).pdf**  
2958K

**Speaker Frank Blas Jr.** <speakerblas@guamlegislature.gov>

Mon, Mar 23, 2026 at 9:10 AM

To: Ebony Tenorio <ebony.tenorio@cltc.guam.gov>

Cc: Tina Tainatongo <tina.tainatongo@cltc.guam.gov>, Dexter Tan <dexter.tan@cltc.guam.gov>

Hâfa Adai,

Confirming receipt of your email.

*Si Yu'os Ma'âse'*

*Bernice Rivera*

Administrative Assistant



## Office of Speaker Frank F. Blas, Jr.

I Mina'trentai Ocho na Liheslaturan Guahan 38<sup>th</sup> Guam Legislature

Guam Congress Building, 163 Chalan Santo Papa, Hagatña

(671)969-6456

[speakerblas@guamlegislature.gov](mailto:speakerblas@guamlegislature.gov)

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**CHamoru Land Trust Commission  
Board Meeting Packet  
March 19, 2026**



**38GL-26-2078**  
Messages and Communications

**RECEIVED**  
COMMITTEE ON RULES  
March 23, 2026

3:43 p.m.

*Marie Crisostomo*



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

P.O. Box 2950 Hagåtña, Guåhan 96932 • Phone: (671)300-3296 • Fax: (671)300-3319 • Email: [cltc.admin@cltc.guam.gov](mailto:cltc.admin@cltc.guam.gov)

## **CHamoru Land Trust Commission Regular Board Meeting Thursday, March 19, 2026 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](mailto:cltc.admin@cltc.guam.gov) To view the meeting virtually, log on to GovGuam Live-YouTube or Google Meeting link: <https://meet.google.com/qyb-jrfw-arv>

*Lourdes A. Leon Guerrero*  
*I Maga'Haga*  
*Governor of Guam*

### **AGENDA**

*Joshua F. Tenorio*  
*I Segundo Maga'Lahi*  
*Lt. Governor of Guam*

#### **I. Call to Order – Certification of Quorum Present**

#### **II. Certification – Public Notice Requirements**

- A. Guam Pacific Daily News (March 12, 2026 and March 17, 2026)
- B. Guam Public Notice Website (<https://notices.guam.gov>)

#### **III. Chairman's Remark/Innovation**

#### **IV. Approval of Minutes:** February 19, 2026 (Regular Board Meeting) February 23, 2026 (Working Session)

#### **V. Administrative Director's Report**

#### **VI. Old Business**

- A. Lot 7055, Yigo
- B. Lot 7161-R1, Yigo
- C. Guam International Country Club Inc.

#### **VII. New Business**

- A. Lot 440-4 and Lot 440-5, Merizo
- B. Lot 198-R10, Yona
- C. Declare and Designate a Portion of Tract 100-C, Block 6, Lot 3, Dededo for commercial leasing
- D. FY 2027 Budget request

#### **VIII. Public Comment(s)**

#### **IX. Next Meeting – Thursday, April 16, 2026 at 1:00PM, CLTC Conference Room, Suite 223, ITC Building, 590 S. Marine Corp. Drive, Tamuning, Guam**

#### **X. Adjournment**

#### *Commission Members*

*Earl J. Garrido*  
*– Chairman*

*Joseph F. Artero-Cameron*  
*Commissioner*

*Fabienne Cruz Respicio*  
*Commissioner*

*Jeremy J. Rojas*  
*Commissioner*

*Vacant*  
*Commissioner*

*Angela M. Camacho*  
*Interim Administrative Director*



## **Certification—Public Notice Requirements**



**Kumision Inangokkon Tano' CHamoru**  
(CHamoru Land Trust Commission)  
CHamoru Land Trust Commission  
Regular Board Meeting  
Thursday, March 19, 2026 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](mailto:cltc.admin@cltc.guam.gov) To view the meeting virtually, log on to GovGuam Live-YouTube or Google Meeting link: <https://meet.google.com/qyb-irfw-arv>

**AGENDA**

- I. Call to Order** – Certification of Quorum Present
- II. Certification** – Public Notice Requirements
  - A. Pacific Daily News (March 12, 2026 and March 17, 2026)
  - B. Guam Public Notice Website (<https://notices.guam.gov>)
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- IV. Approval of Minutes:**
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- VIII. Public Comment(s)**
- IX. Next Meeting** – Thursday, April 16, 2026 at 1:00PM, CLTC Conference Room, Suite 223, ITC Building, 590 S. Marine Corp. Drive, Tamuning, Guam
- X. Adjournment**

Individuals requiring special accommodations, auxiliary aids or services, may call the CLTC Office at (671)300-3296 or email [cltc.admin@cltc.guam.gov](mailto:cltc.admin@cltc.guam.gov) for more information. This ad is paid for by CLTC Funds



Francis E. Santos  
CCU Chairman

**GUAM POWER AUTHORITY**  
ATURIDAT ILEKTRESDAT GUAHAN  
P.O. BOX 2977 • HAGATÑA, GUAM U.S.A. 96932-2977  
Telephone Nos. (671) 648-3045/55 or Facsimile (671) 648-3165



John M. Benavente, P.E.  
General Manager

**REQUEST FOR PROPOSALS**

This notice is paid for by **GUAM POWER AUTHORITY REVENUE FUNDS**  
Public Law 26-12

RFP NO.:	DUE DATE:	TIME:	DESCRIPTION:
GPA-RFP-26-004	04/09/2026	4:00 P.M.	GPWA Customer Information Systems (CIS) System Support

RFP package may be picked up at the GPA Procurement Office, 1<sup>st</sup> Floor, Gloria B. Nelson Public Service Building, 688 Route 15, Mangilao, Guam 96913. All interested firms should register with GPA's Procurement Division to be able to participate in the RFP. Please call our office at 1 (671) 648-3054 / 3055 to register. Registration is required to ensure that all "Amendments and Special Reminders" are communicated to all proponents throughout the RFP process. Procurement instructions are posted on the Authority's web site at: <https://notices.guam.gov>.

/s/ John M. Benavente, P.E.  
General Manager



**GHURA**

**Guam Housing and Urban Renewal Authority**  
Aturidat Ginima' Yan Rinueban Siudad Guahan  
117 Bien Venida Avenue, Sinajana, Guam 96910  
Tel: (671) 477-9851 • Fax: (671) 300-7565 • TTY: (671) 472-3701  
Website: [www.ghura.org](http://www.ghura.org)



Lourdes A. Leon Guerrero  
Governor of Guam

Joshua F. Tenorio  
Lt. Governor of Guam

**REQUEST FOR PROPOSAL**

**RFP GHURA-26-005**  
**STATEMENT OF QUALIFICATION (SOQ)**  
**FOR**  
**CERTIFIED HOME INSPECTOR SERVICES**  
(This ad is paid with HUD funds.)

The Guam Housing and Urban Renewal Authority (GHURA) is soliciting proposals from interested and qualified individuals or firms to provide **Statement of Qualification (SOQ) for Certified Home Inspector Services**.

RFP announcement is available to view on GHURA's website: <https://www.ghura.org/doing-business-us/bids> beginning **Thursday, March 12, 2026** Interested parties must register on GHURA's website using the "registration form" link on the RFP announcement, or in person at GHURA's Main Office in Sinajana, Guam. Registered vendors will receive access to a downloadable RFP packet file, receive notifications of any changes, amendments and/or addendums. To obtain a physical copy of the RFP packet, there is a fee of \$25.00 (exact cash amount, money order, or company check) which is non-refundable. **Registration schedule is: Monday through Friday, 8:30 a.m. - 4:00 p.m. ChST with the exception of Government of Guam holidays.**

Any questions regarding the proposal or requirements must be submitted in writing via email to our procurement office, at [proc@ghura.org](mailto:proc@ghura.org) no later than **Friday, March 20, 2026, at 5:00 p.m. ChST. The deadline for all proposal submissions is Friday, April 03, 2026, at 3:00 p.m. ChST.**

The Guam Housing and Urban Renewal Authority (GHURA) intends to award a contract to the most qualified offeror based on the evaluation factors defined in this Request for Proposal (RFP), subject to the negotiation of fair and reasonable compensation. If an agreement cannot be reached with the most qualified offeror, negotiations will be formally terminated. GHURA may then enter negotiations with the next-ranked qualified offeror, in order of their qualification, until an agreement is reached and a contract is awarded.

Proposals shall not be withdrawn for a period of 60 days following the opening of the RFP without prior written consent from GHURA.

The contractor must not discriminate on the basis of race, color, religion, sex, national origin, age, disability, or genetic information in employment or the provision of services. There is a restriction against contractors employing convicted sex offenders from working at Government of Guam venues (5 GCA § 5253).

GHURA is an Equal Opportunity Employer

/s/ Elizabeth F. Napoli  
Executive Director

GHURA does not discriminate against persons with disabilities. The Chief Planner has been designated as Section 504 Coordinator. The Coordinator can be contacted at the above address and telephone numbers.



**THE BUREAU OF STATISTICS AND PLANS**

*Sagan Planu Siha Yan Emfotmasion*



LOLA E. LEON GUERRERO  
Director  
MATTHEW C. SANTOS  
Deputy Director

LOURDES A. LEON GUERRERO  
Governor of Guam  
JOSHUA F. TENORIO  
Lieutenant Governor

**NOTICE TO THE PUBLIC**  
**EXTENSION OF PUBLIC COMMENT PERIOD**  
**The Guåhan 2050 Sustainability Plan**

In accordance with the requirements of 5 GCA § 1205, the Bureau of Statistics and Plans (BSP) conducted two public hearings on February 12, 2026, at the Hagåtña Mayor's Office and February 25, 2026, at the Dededo Mayor's Office on **The Guåhan 2050 Sustainability Plan (GSP)**. The GSP serves as a comprehensive framework for Guam's future, addressing critical areas such as economic resilience, environmental stewardship, and community well-being. This plan also acts as the official update to the Guam Comprehensive Development Plan (Kabales) as mandated by Public Law 35-110.

**THE PUBLIC COMMENT PERIOD EXTENDED TO APRIL 25, 2026.**

Residents and stakeholders can visit [bsp.guam.gov/gsp2050/](http://bsp.guam.gov/gsp2050/) to access a digital library of planning resources, including:

- **Review the Draft:** View and download the full draft of the 2050 Guåhan Sustainability Plan.
- **Quick References:** Access FAQs and concise chapter summaries to navigate the plan's key components.
- **Legal & Historical Context:** View a plan summary with direct links to Public Law 35-110 and the original Kabales plan currently being updated.
- **Interactive Mapping:** Explore the Draft Land Use Web Map and download specific village-level maps included in the plan.
- **Data & Research:** Download the Residential Survey Results Report and the detailed analysis of surveys that informed the plan's development.
- **Public Hearing Archives:** View video recordings of the public presentations from the two previously held public hearings.

Hard copies are available for review at the Bureau of Statistics and Plans, Office of the Director 513 West Marine Corps Drive, Ricardo J. Bordallo Complex, Hagåtña, Monday through Friday, 8:00 a.m.-5:00 p.m. Written testimonies may be submitted online to [gsp2050@bsp.guam.gov](mailto:gsp2050@bsp.guam.gov). Please include your name when submitting testimonies online. **Deadline to submit comments has been extended to April 25, 2026, by 11:59 p.m., ChST.** Facsimile submissions will not be accepted.

For more information, please contact Director Lola E. Leon Guerrero, at 671-472-4201/2. Any persons needing special accommodations, please email [raymond.dunqca@bsp.guam.gov](mailto:raymond.dunqca@bsp.guam.gov) or call 671-475-9683.

/s/ LOLA E. LEON GUERRERO  
Director, Bureau of Statistics and Plans

This advertisement is paid with Government of Guam funds by the BSP.

# CLTC Board of Commissioner Regular Meeting

## CLTC Board of Commissioner Regular Meeting

### MEETING

📅 **Posted on:** 03/12/2026 06:00 AM

👤 **Posted by:** Ebony Tenorio, Ebony N. Tenorio, Administrative Assistant

📅 **Meeting Date:** 03/19/2026 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):** MEETING (/notices?topic\_id=65)

📄 **Types of Notice:** MEETING (/notices?type\_id=5)

👥 **For Audience(s):** PUBLIC (/notices?public=1)

➔ **Share this notice**



### AGENDA

I. Call to Order – Certification of Quorum Present

II. Certification – Public Notice Requirements

A. Guam Pacific Daily News (March 12, 2026 and March 17, 2026)

B. Guam Public Notice Website (<https://notices.guam.gov>)

III. Chairman's Remark/Innovation

IV. Approval of Minutes: February 19, 2026 (Regular Board Meeting)

February 23, 2026 (Working Session)

V. Administrative Director's Report

VI. Old Business

A. Lot 7055, Yigo

B. Lot 7161-R1, Yigo

C. Guam International Country Club Inc.

VII. New Business

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C. Declare and Designate a Portion of Tract 100-C, Block 6, Lot 3, Dededo for commercial leasing

D. FY 2027 Budget request

VIII. Public Comment(s)

IX. Next Meeting – Thursday, April 16, 2026 at 1:00PM, CLTC Conference Room,

Suite 223, ITC Building, 590 S. Marine Corp. Drive, Tamuning, Guam

X. Adjournment



## Chairman's Remark / Innovation



## Approval of Minutes



*Lourdes A. Leon Guerrero*  
*I Mago Haga Guåhan*  
*Governor of Guam*

*Joshua F. Tenorio*  
*I Segundo Na Maga Lahen*  
*Guåhan*  
*Lieutenant Governor of Guam*

**Commission Members**

*Earl J. Garrido*  
*Chairperson*

*Joseph F. Artero-Cameron*  
*Commissioner*

*Fabienne Cruz Respicio*  
*Commissioner*

*Jeremy J. Rojas*  
*Commissioner*

*(Vacant)*  
*Commissioner*

*Angela M. Camacho*  
*Interim 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 Regular Board Meeting** **Thursday, February 19, 2026, at 1:00 PM**

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](mailto:cltc.admin@cltc.guam.gov). To view the meeting virtually, log on to GovGuam Live-YouTube or Google Meeting link: [meet.google.com/jbp-wkzk-prj](https://meet.google.com/jbp-wkzk-prj)

## **Meeting Minutes**

Public Notice: *The Pacific Daily News*, February 12, 2026, and February 17, 2026

### **PRESENT:**

#### **COMMISSIONERS**

Earl J. Garrido, Chairperson  
Fabienne C. Respicio, Commissioner  
Jeremy J. Rojas, Commissioner  
Joseph F. Artero-Cameron (via Google Meet)

#### **Management and Staff**

Joseph B. Cruz, Jr., Acting Administrative Director  
Glenn Eay, Land Agent Supervisor  
Tina Tainatongo, Administrative Officer (via Google Meet)  
Ebony Tenorio, Administrative Assistant  
Dexter Tan, Program Coordinator I  
Eileen Chargualaf, Land Agent III (via Google Meet)  
Jessica Dayday, Land Agent III  
Lydia Taleu, Land Agent I (via Google Meet)  
Damian Narcis, Land Agent I (via Google Meet)

#### **Guests**

Bertha Sablan Duenas  
Rodney T. Perez  
John Burch (GMA)  
Hans Ada (GMA)  
Danny Wu (Global Recycling)

## Summary

The CHamoru Trust Commission (CLTC) board approved the minutes from December 18, 2025, and January 15, 2026, while the chairman emphasized CLTC's focus on addressing three major issues: the Guam Raceway, the golf course, and recycling, alongside implementing a planned residential subdivision. The board approved several motions, including a 20-year lease for the Guam Motorsports Association (GMA) with a revised stepped rental structure proposed by Commissioner Respicio and seconded by Commissioner Artero-Cameron, the requirement for a Phase Two environmental site assessment for the Global Recycling Center, and the designation of Bertha Sablan Duenas and Mr. Joseph Tenorio Perez as eligible beneficiaries. The administrative director reported on the near-completion of the FY 2027 budget request, progress in land registration, and the transfer of over 400 lots by DLM, while the board also passed a motion for the chair to sign all lease terminations and scheduled a working session to discuss commercial rules and regulations and the FY2027 budget request.

## Details

### I. Meeting Called to Order – Certification of Quorum Present

Acting Chairman Garrido called the February 19, 2026, Board of Commissioners meeting to order at around 1:22 P.M.

The CHamoru Land Trust Commission (CLTC) regular board meeting commenced on Thursday, February 19, 2026, at 1:22 p.m., establishing a quorum according to the 5GCA Chapter 8 Open Government Law.

Commissioner Artero-Cameron was recognized as having difficulty logging in initially, but was expected to join later. Acting Administrative Director Mr. Joseph B. Cruz Jr. was also present. The meeting agenda was published in the Pacific Daily News on February 12 and February 17, 2026, and posted on the CLTC website.

### II. Chairman's Remarks

The chairman emphasized that the CLTC is focused on moving forward and "writing the wrongs of the past," currently addressing three major issues: the Guam Raceway, the golf course, and recycling. Furthermore, the commission is implementing a planned residential subdivision for over 70 homes with the necessary infrastructure to facilitate real home ownership. The CLTC is partnering with local and federal sister agencies to build homes faster and more efficiently, to achieve affordable homeownership.

The Commission is auditing commercial property leases for mandated conformity and plans to act swiftly to remediate violations. The board intends to present findings to the legislature and request the discretion needed to negotiate and manage commercial and nonprofit leases responsibly.

**III. Approval of Minutes:** December 18, 2025 (Regular Board Meeting);  
January 15, 2026 (Regular Board Meeting).

Before the vote, Commissioner Respicio raised a question about an unauthorized charge on one of the accounts, which staff confirmed was still under review due to ongoing questions and concerns about the activity. Motion made by Commissioner Respicio to approve the minutes, seconded by Commissioner Rojas. Chairman Garrido called for a vote. APPROVED. 3-0.

**IV. Administrative Director's Report**

**A. Budget and Loan Program**

- The acting administrative director reported that the Fiscal Year (FY) 2027 budget request is nearly complete, with a work session scheduled for the following week, and a presentation to the board for approval in March 2026. Regarding the loan guarantee program, staff is working with Community First Credit Union and Attorney Miller to finalize details on a rider for the mortgage program, which will offer another financing option for constituents alongside USDA and VA housing.

**B. Land Registration and Audit**

- The land registration process has moved forward, with 13 lots now at the Attorney General's office for legal proceedings. For the FY2024 annual audit, the working trial balances were shared with Ernest and Young, and final unaudited financial statements are expected to be forwarded by the end of the following week so the audit can begin.

**C. Housing and GUAM Program**

- Staff met with representatives from GEDA, who are inclined to assist with the proposal process for affordable housing on Tract 10123, in Yigo. The application for zoning change for CLTC application number 2013-49 has been approved, rezoning the area from agricultural to residential. Additionally, the Guam Restoration Program (GHURA) will provide employees to assist with application requirements and the victim program.

**D. Residential / Agriculture and Commercial Leases.**

- The CLTC paid the Department of Administration (DOA) \$500,589 from the \$9 million appropriation, but is waiting for DOA to receive the money. Lot 7160 in Yigo is scheduled for a site visit and is the first of six identified projects. Regarding commercial leases, the acting administrative director will reach out to Commissioner Rojas to discuss eight existing expired commercial leases, which are anticipated to be presented to the board in March 2026.

**E. Telecommunications and Land Transfer**

- The board completed a review of the Piti operations and will begin billing them about \$1 million for existing and two new submerged cables, with the lease retroactively starting October 1, 2022. Furthermore, GTA will be invoiced about \$100,000 for a landed cable. DLM will be transferring over

400 other lots, and the land administrator is working on the transfer of tract 1113, block 16.

## V. Old Business

### A. James Sablan Cruz – Not Present

Commissioner Artero-Cameron made a motion to amend the motion for a residential lease award to approve an agricultural lease award for James Sablan Cruz for Tract 18113, Block 1, Lot 1, containing an area of 2,201 square meters. The motion was seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0

### B. Reordering of Agenda:

Commissioner Rojas made a motion to reorder the business to hear Mr. Carlos Camacho (item D of old business) first, followed by new business matters, and then item B of old business, due to Mr. Camacho being on the mainland and recovering from surgery. The motion was seconded by Commissioner Respicio. Acting Chairman Garrido called for a vote. Approved. 4-0

### C. GICC's Selection of Appraiser and Clubhouse Inclusion: Carlos Camacho (GICC) Present

Commissioner Respicio proposed a motion and then restated to exercise the CLTC's option to include the clubhouse and the surrounding five acres in the lease for GICC. The motion also specified that the selected appraiser must be an MAI-certified appraiser in good standing, independent of any previous GICC appraisal. Crucially, the motion confirmed that since GICC is the current tenant and has not released the property, CLTC will not assume any liability or responsibility for maintenance. Motion seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0.

*\*\*The meeting went into a five-minute break at 2:28 p.m.\*\**

### D. Lot 7161-R1, Yigo: Hans Ada and John Burch (GMA) Present

The meeting moved to old business item B at 2:34 pm, concerning the Guam Motorsports Association (GMA). Review of GMA **Business Plan**

The board acknowledged the updated proposal for the 252-acre land trust property. Support was expressed for the GMA's efforts, noting that the plan extends beyond reopening a racetrack to include public safety, youth education, and long-term sustainability. Key community benefits highlighted include the Safe Drive Performance Academy and partnerships for STEM education and technical training.

#### **Rental Structure and Lease Terms**

There was a discussion regarding the GMA's initial proposal of zero rent for the first three years. To meet the fiduciary obligation of generating a return for the trust, the following stepped rental schedule was proposed and subsequently approved:

- Months 1-6: \$0/month
- Months 7-12: \$1,500/month

- Year 2: \$2,500/month
- Year 3: \$5,000/month
- Year 4 through Year 20: \$10,000/month

While GMA representatives expressed concerns regarding the sustainability of the \$10,000 monthly rent and noted high startup costs for property rehabilitation, the motion to approve the lease based on these revised terms and a 20-year duration passed unanimously.

**Next Steps**

Lease paperwork will be drafted within the next two weeks. The final agreement remains subject to all compliance requirements and will require approval from the Board, the Attorney General, and the Governor.

Commissioner Rojas made a motion to approve a twenty-year lease for the Guam Motorsports Association (GMA). Commissioner Rojas amended the motion to include a 20-term lease and confirmed the motion would approve the lease for GMA based on the stepped rental structure and subject to all compliance requirements. Year 1 (first 6 months): \$0 (Rent-free period), Year 1 (Remaining 6 months): \$1,500 per month, Year 2: \$2,500, Year 3: \$5,000 per month, and Years 4 through 20: \$10,000 per month. Compliance: the lease is subject to all standard compliance reporting. Subleasing: Sublease requests must be approved by the Commission. The motion was seconded by Commissioner Artero-Cameron. Acting Chairman Garrido called for a vote. Approved. 4-0.

**E. Global Recycling Center: Danny Wu – Present**

Commissioner Rojas made a motion to require a phase two environmental site assessment. Seconded by Commissioner Respicio. Discussions. Acting Chairman Garrido called for a vote. Approved. 4-0.

**F. Publication of Recruitment – Administrative Director:**

Commissioner Rojas made a motion to table old business Item E, publication of recruitment for the administrative director. Seconded by Commissioner Respicio. Acting Chairman Garrido called for a vote. Approved. 4-0.

**Motion to Table Administrative Director Recruitment**

The board discussed the selection of a business publication for the recruitment of a new Administrative Director. A motion was made, seconded, and passed to table this item for later discussion. It was noted that Commissioner Respicio expressed reservations regarding the necessity of the recruitment at this time.

**Discussion on Interim Administrative Director**

Commissioner Artero-Cameron informed the board that the current Administrative Director, Mr. Joey Cruz, will be vacating his post shortly. A formal letter has been submitted to the Governor requesting the assignment of a temporary or interim acting Administrative Director. Commissioner Artero-Cameron emphasized the importance of ensuring that the appointee, whether interim or permanent, is a full-time employee to manage the commission's increasing workload.

## VII. New Business

### A. Constituent Matters

#### 1. Bertha Sablan Duenas – Present

Commissioner Artero-Cameron made a motion to approve Bertha Sablan Duenas as an eligible beneficiary of the CHamoru Land Trust Commission and to designate her son, Keith Anthony Ascura, as an eligible beneficiary and approved successor. The motion was seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0.

Mrs. Duenas shared historical context about her previous land application attempt and current difficulties with her agricultural lot. The commission clarified that the relocation request would be handled in a separate meeting.

#### 2. Joseph Tenorio Perez – Rodney Tenorio Perez (Attorney-in-Fact) -- Present

Motion made by Commissioner Artero-Cameron to approve Joseph Tenorio Perez for eligibility of the CHamoru Land Trust Commission based on an affidavit of occupancy, seconded by Commissioner Respicio. Chairman Garrido called for a vote. APPROVED. 4-0.

#### 3. Antonio Rabago Palacios – Not Present

Land Agent Supervisor Glenn Eay reported that Antonio Rabago Palacios' application to be an eligible beneficiary lacks supporting documentation and a legal description of the property, with the indicated land being in a National Park Tent City area. Since Mr. Palacios was not present, Acting Chairman Garrido made a suggestion to table this matter until representatives are present. Commissioner Rojas made a motion to table item 3 of new business, seconded by Commissioner Artero-Cameron. Discussion. Commissioner Respicio and Commissioner Artero-Cameron discussed the status of a constituent's application to be deemed an eligible beneficiary through a completed affidavit of occupancy. A question was raised regarding whether approval of the application would mean the constituent would not be eligible until the affidavit was completed. Commissioner Artero-Cameron expressed concern that continued delays could lead to legal issues involving the attorney general's office.

The motion to rescind the original motion was made by Commissioner Respicio and seconded by Commissioner Artero-Cameron. Acting Chairman Garrido called for a vote. Approved. 4-0.

A motion made by Commissioner Respicio to approve Mr. Palacios as an eligible beneficiary of the CHamoru Land Trust Commission based on his affidavit of occupancy or the information that was presented to the commission. The motion was seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0.

**4. Designate the Chairperson to sign all termination of leases on behalf of the board:**

Commissioner Respicio made a motion to designate the chair to sign all termination of leases on behalf of the board, seconded by Commissioner Rojas. Acting Chairman called for a vote. Approved. 4-0.

**5. Administrative Assistant Introduction:** The new administrative assistant for the CHamoru Land Trust Commission, Ebony Tenorio, was introduced as the primary contact for the board.

**VIII. Public Comment(s)**

No public comment at this meeting

**IX. Next Meeting** – Thursday, March 19, 2026, at 1:00 PM, CLTC Conference Room, Suite 223, ITC Building, Tamuning, Guam 96913

**X. Adjournment**

Commissioner Respicio made a motion to adjourn the meeting, seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0.

The meeting was adjourned at 3:15 PM

*\*\*Compiled by: J. Dayday, Land Agent III\*\**

Approved by motion in the meeting of \_\_\_\_\_

Concurred By:

\_\_\_\_\_  
Earl J. Garrido, CLTC Chairperson

\_\_\_\_\_  
Date



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

P.O. Box 2950 Hagåtña, Guåhan 96932 • Phone: (671)300-3296 • Fax: (671)300-3319 • Email: [cltc.admin@cltc.guam.gov](mailto:cltc.admin@cltc.guam.gov)

**CHamoru Land Trust Commission Working Session**  
**Monday, February 23, 2026, at 1:00 PM**

## **Working Session Notes**

Public Notice: *The Guam Daily POST* on February 13, 2026.

*Lourdes A. Leon Guerrero*  
*I Maga'Haga*  
*Governor of Guam*

### **PRESENT:**

*Joshua F. Tenorio*  
*I Segundo Maga'Lahi*  
*Lt. Governor of Guam*

### **Commissioners**

Fabienne C. Respicio, Commissioner  
Jeremy J. Rojas, Commissioner

### **Management and Staff**

Joseph B. Cruz Jr., Acting Administrative Director  
Dexter Tan, Program Coordinator I

### **Commission Members**

*Earl J. Garrido*  
*Chairman*

*Joseph F. Artero-Cameron*  
*Commissioner*

*Fabienne Cruz Respicio*  
*Commissioner*

*Jeremy J. Rojas*  
*Commissioner*

*Vacant*  
*Commissioner*

*Angela M. Camacho*  
*Interim Administrative Director*

## Summary

Commissioner Rojas, Commissioner Respicio, and Acting Administrative Director Joey Cruz discussed several proposed amendments to commercial leasing regulations, including resolving conflicts between CLTC's rules and Public Law 38-1, establishing a fixed cap of 740 acres or removing the "not to exceed" clause for commercial land allocation, and modifying the public hearing requirement for land designation to a 30-day public comment period. Other topics included reducing the legislative review period for resolutions from 60 days to 30 days, permitting the acceptance of unsolicited commercial proposals to trigger a competitive solicitation process, striking the reference to the CHamoru Home Loan Fund, and researching comparable jurisdictions to set a new base rate for commercial agricultural rent. The meeting also included a review and adjustment of the FY2027 budget request to maintain the previous year's level and discussed an organizational chart with an anticipated staffing increase to 21 employees by 2027, including new positions for a survey crew, which necessitates the identification of new office space.

## Details

- **Commercial Leases and Public Law 38-1 Conflict:** The meeting opened with a discussion regarding a conflict between the CLTC's commercial rules and regulations, codified under 21 GCA Chapter 75A, and amendments introduced by Public Law 38-1 concerning government property leasing. The concern is determining whether to prioritize CLTC's established commercial rules and regulations or adhere to the new Public Law 38-1, as the two processes are interpreted differently. To address this, the commission is considering amendments to 75A122 to ensure parity with 131 while maintaining legislative oversight and transparency.
- **Commercial Land Allocation Cap Proposal:** A point of discussion involved the existing commercial rules that state CLTC may designate lands not exceeding 9% of the total remaining unassigned land trust inventory for commercial leasing. The concern with the 9% percentage is that it fluctuates as residential properties are leased, potentially leading to violations if current commercial leases exceed the reduced percentage of remaining land. A recommendation was made to establish a definite number, such as 740 acres, as a cap, which was approximately 9% of the unassigned inventory when the law was passed.
- **Flexibility in Commercial Land Allocation:** A concern was raised that a fixed cap, such as 740 acres, may restrict future economic development and the ability to use property for its "highest and best use" in the future. It was suggested that maintaining flexibility is crucial for long-term viability,

especially considering changing economic landscapes, like the increased military presence on Guam. As a result, the suggestion was made to strike out the "not to exceed" clause from the commercial rules entirely to allow for flexibility in utilizing properties for commercial use.

- **Public Hearing Requirement for Designation:** The current commercial rules require that land designation for commercial use be made by a board resolution "after a CLTC public hearing on the specific area of land to be designated". It was proposed that the requirement for a public hearing be struck out, as holding these hearings is resource-intensive and time-consuming, and Public Law 38-1 does not require public hearings for agencies. While there was concern about removing opportunities for community input, an alternative was suggested to require publication with a 30-day window for public comment, followed by discussion at the board meeting.
- **Legislative Review Period for Resolutions:** CLTC's current process mandates a 60-day legislative review period for resolutions declaring land available for commercial leasing, where approval is automatic if the legislature does not act within 61 days. This 60-day review is not required under Public Law 38-1. It was discussed that while the legislative oversight is necessary for exceptional terms (e.g., leases exceeding 25 years), the 60-day period may hinder progress. A counter-proposal was made to reduce the review period from 60 days to 30 days to mitigate delays.
- **Acceptance of Unsolicited Commercial Proposals:** Current rules prevent CLTC from accepting unsolicited proposals for commercial leasing until the 60-day legislative review has elapsed, effectively closing the door for businesses interested in specific properties. The proposed amendment aims to allow CLTC to accept unsolicited proposals, which would then trigger a competitive solicitation process to maintain transparency, including publishing notice in a newspaper for a 30-day period. It was recommended to publish the solicitation a minimum of two times and to extend the public window to 60 days to allow the public sufficient time to prepare and submit proposals.
- **Allocation of Commercial Lease Funds:** The discussion addressed the current rule requiring funds from commercial activities to be deposited into both the Chamorro Survey and Infrastructure Fund and the Chamorro Home Loan Fund. A proposal was made to strike out the reference to the Chamorro Home Loan Fund, as CLTC already maintains a Beneficiary Loan Guarantee Fund that guarantees home loans, making the Home Loan Fund redundant and dormant. The operational complexity and resources required to manage an actual home loan fund were also cited as reasons for removing the requirement to fund it.
- **Base Rate for Annual Commercial Rent:** The existing commercial rules set a floor, stating that annual rent "shall be no less than 10% of the current appraisal of fair market value of the land". While the floor is intended to prevent "sweetheart deals," there is concern that a 10% floor may be too high for commercial agriculture activities, potentially hindering that industry.

The discussion concluded with a commitment to research what other jurisdictions charge for commercial agriculture use to determine a more reasonable floor rate for that specific industry.

- **Review of FY2027 Budget Request:** The budget review focused on the proposed \$1,890,135 budget request for Fiscal Year (FY) 2027, which includes additional full-time personnel. The requested budget is funded through the General Fund, the CLTC Special Operations Fund, and the CLTC Survey and Infrastructure Fund. The total request is \$110,000 less than the previous year due to BBMR setting a cap on the operations fund and the use of unexpended prior-year appropriations.
- **Concerns Regarding Budget Reduction and Operations Fund:** A concern was raised that reducing the budget request, especially in light of increasing costs and planned staff expansion, is not reasonable given the anticipated increase in CLTC activity for FY2027. There is worry that the Operations Fund revenue is diminishing because all new commercial lease revenue since October 2015 goes into the Survey and Infrastructure Fund, potentially leading to the defunding of operations. It was suggested that CLTC should aim for financial self-sufficiency and consider altering the 2015 mandate that shifts new revenue away from the Operations Fund.
- **Budget Adjustments and General Fund Request:** The commission decided to adjust the FY2027 budget request to maintain the same level as the previous fiscal year, rather than the proposed \$1.8 million. The adjustment will involve increasing the General Fund request, with the understanding that if the legislature denies the increase, they may authorize the use of special funds to cover the difference. It was also noted that the budget currently includes no allocation for travel, and a decision was made to include funds under the training category to support staff travel to research best practices, such as the operations of the Native Hawaiian homeland.
- **Incoming Director Transition and Hands-on Training:** The incoming acting director will be apprised of the current status, and efforts will be made to ensure a smooth transition. Hands-on training is valued as it is considered more impactful, leads to better retention, and allows for the development of new, relevant ideas based on real-life scenarios.
- **Proposed Organizational Chart and Staffing Structure:** The proposed organizational structure is intended to enhance the agency's ability to operate efficiently and effectively. This structure includes an administrative section with an administrative officer and assistant, a proposed accounting and finance department, a program coordinator, and a compliance and commercial division, which includes a property site manager position approved in the previous budget.
- **Records Division and Beneficiary Validation:** The records division is proposed to be staffed by a Land Abstractor 3 and a Land Abstractor 1. Their primary duties will be to handle the validation of eligible beneficiary status, which requires thorough research, and they will also oversee the vault, scan documents, and input data into the land web system for constituent use.

- **Planning Section Responsibilities:** The planning section, which includes a Planner 3 and a Planner 2, will be primarily responsible for determining the highest and best use of land. They will participate in developing master pads or schemes and ensuring that all schemes and activities align with subdivision laws, as these are expert technical positions.
- **Engineering Support and Survey Crew Creation:** In coordination with the Director of DM and the Chief of Cadastre, the agency is requesting the recruitment of one Engineering Tech 2 and two Engineering Aids. This staffing will form one survey crew that will work under the supervision of the Chief of Cadastre, primarily focusing on CLTC projects and augmenting the existing team.
- **Survey Crew Cost Impact and Availability:** The addition of an in-house survey crew may potentially offset some future costs associated with external surveys, although it will not immediately offset current costs. However, having a survey crew readily available is beneficial for conducting surveys desired by the board, such as surveying entire subdivisions or unsurveyed basements.
- **Land Administration Focus and Staffing Strategy:** The Land Administration section will primarily focus on processing leases for the commencement of the lease award process. To maintain a succession cycle, the agency plans to add two Land Agent 1 positions in lieu of recruiting one Land Agent 2, providing progression opportunities from Land Agent 1 to 2, and 2 to 3.
- **Program Coordinator Position Flexibility:** A discussion occurred regarding the Program Coordinator 4 position, which Acting Administrative Director Joey Cruz currently holds, based on their background and the audit report. If a suitable Program Coordinator 4 cannot be found, there is a question about whether a candidate could be hired as a Program Coordinator 3, which may require a change in the position title to maintain the function within the division.
- **Future Staffing Levels and Office Space Needs:** The agency plans to adjust the numbers for recruitment and anticipates a staffing level of 21 in 2027 if all recruitment requests are successful, compared to the current level of nine. This projected increase in staffing necessitates more office space, and potential accommodations have been identified in the back area, file room, admin office, and through changes to the large reception area.
- **Finalization of Budget Submission and Meeting Adjournment:** The updated staffing numbers will be finalized for the board meeting in March, as the agency needs to submit the request to the Office of Finance and Budget by March 27th. The working session was adjourned at 2:17 PM, and additional recommendations from participants were welcomed before the final submission.



## **Administrative Director's Report**



**Old Business**



**Lot 7055, Yigo**



**FRANCES S. LIZAMA**  
Mayor

# OFFICE OF THE MAYOR AND VICE MAYOR

274 W. Gayinero Dr., Yigo, Guam 96929  
P.O. Box 786, Hagatna, Guam 96932  
(671) 653-YIGO (9446) / 5248 / 9119  
yigomunicipaloffice@gmail.com



**PEDRO S. BLAS**  
Vice Mayor

December 10, 2025

Mr. Earl J. Garrido  
CHamoru Land Trust Commission  
590 S. Marine Corps Drive, Suite 223  
Tamuning, Guam 96913

Subject: CLTC Lot 7055 – Conceptual Plan and Construction Timeline

Buenas yan Håfa Adai Mr. Garrido!

As per your request, enclosed is a copy of a Conceptual Plan and Construction Timeline for the Board's review. I am hopeful that the Board will consider the placement on your next Board meeting's agenda.

The idea of developing Lot 7055 is not something new. It was the dream and a vision of the late Antonio Acosta Calvo, who served as Commissioner from 1968 to 1981, and subsequent efforts have been made to expand upon that vision. The goal is to develop the CLTC property behind the Yigo Gymnasium into a first-class complex of sports facilities and other community service amenities. Several adjacent parcels have already been committed to other causes, such as GAIN, the DPW Bus Satellite, GPD's Yigo Precinct and Evidence Lab.

Yigo's growth and development continues. However, we do not have adequate facilities to address this growth. Currently, the Yigo schools along with several organized sports teams and the community are sharing the use of Yigo's facilities. Due to the number of requests to utilize these facilities, we must limit the use for each to accommodate all requests. We have also denied usage due to no availability. With a population of about 20,000 residents, we are urgently in need of additional sports facilities as well as community amenities. To address this, I have assembled a team of advisors to assist with proper master planning for this area.

I look forward to working with you and the Board in hopes of bringing this dream to reality for the residents of Yigo. Should you have any questions or concerns, please feel free to contact me via email or you can call my office.

Merry Christmas and a Happy and Prosperous New Year!

Best regards,



**Frances S. Lizama**  
Mayor of Yigo

Enclosures (2)

Cc: Mr. Joseph F. Artero-Cameron, CLTC Commissioner / PIO  
Mr. Joseph Cruz, Acting Administrator, CLTC

Project: Proposed Yigo Sport Complex with Mayor's Office and Community Center  
 Location: Yigo, Guam  
 Contractor:  
 Subject: Progress Schedule / Time line  
 Owner: Yigo Mayor's Office  
 Date: 9-Dec-25

Item no.	Description	Duration (days)	Unit	%
I	Engineering and Planning approval	60	days	
	Complete Construction plan, Stamp and Sign Product Submittals			
II	Construction Proper	700	days	
	Worker's Compensation			
	Liability Insurance			
	Off-Island Materials, (CIF Purchase)			
	Temporary safety signs, (on-going)			
	Safety plans			
1	Mobilization			
	first day will be start when NTP received			
a	Building permit	90		
b	Highway encroachment permit			
c	DPW			
d	GEPA			
e	PARKS AND RECREATION			
f	AGRICULTURE			
g	GUAM WATER WORKS			
h	GUAM POWER			
2	SITE PREPARATION	50		
a	EROSION CONTROL			
b	EXCAVATION AND BACKFILLING			
c	GRADING			
3	FACILITIES	550		
a	1.SOCCER FIELD			
b	2. FOOTBALL FIELD			
c	3.RESTROOM			
d	4. PLAYGROUND			
e	5.PARKING			
f	6.PLAYGROUND			
g	7. VOLLEY BALL			
h	8. BASKETBALL OUTDOOR COURT			
i	9. FARMERS MARKET			
j	10. GARBAGE BIN			
k	11,PLAYGROUND			
l	12.RESTROOM CONCESSION			
m	13. SOFTBALL FIELD WITH BENCHES			
n	14.BASEBALL FIELD WITH BENCHES			
o	15.JOGGING & WALKING PATH			
p	16.SOLAR ELECTRIC POST LED			
4	COMPLETION	10		
a	Testing all activity and installed lighting including the final positioning and measure required luminaire meter of each lights			
b	Final Joint Inspection			
c	Turn over to the owner			
d	Occupancy permit			
	Total		days	100%

Prepared by:

Yigo Mayor's Office





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

P.O. Box 2950 Hagåtña, Guåhan 96932 • Phone: (671)300-3296 • Fax: (671)300-3319 • Email: cltc.admin@cltc.guam.gov

November 18, 2025

Honorable Frances S. Lizama  
Mayor, Municipality of Yigo  
274 W. Gayinero Dr.,  
Yigo, Guam 96929

**SUBJECT: REQUEST FOR REMAINDER PARCEL OF LOT 7055,  
MUNICIPALITY OF YIGO**

Buenas yan Háfa Adai Mayor Lizama!

The CHamoru Land Trust Commission (CLTC) has received your letter dated July 29, 2025, regarding your request for the remaining portion of Lot 7055 in the Municipality of Yigo. To facilitate a thorough and informed discussion among the CLTC Commissioners about your proposal, I kindly request that you provide a copy of your Conceptual Plan and a detailed construction timeline. Your prompt submission of these documents will enable us to fully consider your request and engage in meaningful discourse.

Senseramente,

  
Earl J. Garrido  
Acting Chairperson

Cc:  
Joseph F. Artero-Cameron, CLTC Commissioner / PIO

*Lourdes A. Leon Guerrero*  
I Maysa Hagn  
Governor of Guam

*Joshua F. Tenorio*  
I Segundo Maga'Lahi  
Lt. Governor of Guam

Commission Members

*Earl J. Garrido*  
Acting Chairperson

*Joseph F. Artero-Cameron*  
Commissioner

*Fabrienne Cruz Respicio*  
Commissioner

*Jeremy J. Rojas*  
Commissioner

*Vacant*  
Commissioner

*Joseph B. Cruz Jr.*  
Acting Administrative Director





**FRANCES S. LIZAMA**  
Mayor

## OFFICE OF THE MAYOR AND VICE MAYOR

274 W. Gayinero Dr., Yigo, Guam 96929  
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yigomunicipaloffice@gmail.com



**PEDRO S. BLAS**  
Vice Mayor

July 29, 2025

Mr. Joseph Cruz  
Acting Director  
Chamorro Land Trust Commission  
Suite 222, ITC Building  
Tamuning, Guam 96913

**SUBJECT:** Request for Remainder Parcel of Lot 7055, Municipality of Yigo

Dear Mr. Cruz,

*Buenas yan Hafa Adai!*

I hope this letter finds you in good health and high spirits.

I am writing to you in hopes of obtaining assistance regarding Lot 7055, located in the municipality of Yigo. This property, consisting of 42.65 acres, is situated directly behind the Yigo Bus Satellite.

Public Law 22-18 reserved a portion of Lot 7055, totaling 29.16 acres, for the Guam Waterworks Authority. The remaining 13.49 acres have not been reserved or transferred to any other government agency.

The property has remained undeveloped for decades, and I am not aware of any current plans or proposals for its development. Therefore, I respectfully request that the remaining parcel of Lot 7055—13.49 acres—be turned over to the Yigo Mayor's Office for community use. I have attached a map for your reference, noting that the reserved 29.16 acres is not specifically identified its exact location on the said lot. I also indicated the preferred area (in red) due to easy accessibility from the Yigo Gymnasium.

As you may know, Yigo's existing sports facilities include only the Yigo Gymnasium and the Yigo Softball Field. As our community continues to grow with new housing developments, our current facilities are inadequate to meet the increased demand. If the remaining parcel of this lot is transferred to the Yigo Mayor's Office, my vision is to

develop it into a community recreational area featuring softball, baseball, football, and soccer fields; outdoor volleyball and basketball courts; playground areas; restroom facilities including locker rooms; and an ample parking lot. Additionally, a walking path is essential, especially since Andersen South housing is no longer available for use as a community walking route.

The development and utilization of Lot 7055 aligns with the shared vision of former Mayors Rudy Matanane, Robert Lizama, and Commissioner Antonio Calvo, who have long advocated for promoting healthy, active lifestyles through community recreation programs.

Any assistance you can provide in facilitating the turnover of the remainder of Lot 7055 would be greatly appreciated by the people of Yigo.

Please feel free to contact me at my office should you have any questions. I look forward to your favorable response.

Sincerely,



**Frances S. Lizama**  
Mayor of Yigo

Cc: CLTC Board  
Senator Tony Ada, Chairman, Committee on Land

Attachment

CLTC Director  
Lot 7055  
July 29, 2025 - Pg. 2



**Lot 7161, Yigo**  
**(No Attachment)**



## Guam International Country Club Inc.

**CHAMORRO LAND TRUST COMMISSION**  
**Board of Commissioners Meeting**  
**Staff Report**

**Guam International Country Club (GICC)**

**1. FACTS:**

- a. **Location:** Lot No. 10122-12, Municipality of Dededo
- b. **Lot Size / Lease Type:** 829,124+/- sqm (less 28,328+/- sqm, GPA & GWA to use) / Commercial Lease
- c. **Lease Instrument Number:** 863522
- d. **Field Description:** Municipal Golf Facility / Solar Farm

**2. DETAILS:**

- a. December 18, 2025 First Amendment to Commercial Lease Agreement recorded with DLM under Document No. 1016340.
- b. Received a letter dated February 25, 2026 from Mr. Carlos Camacho, Authorized Agent of the Guam International Country Club requesting an amendment to lease term.
- c. Received a letter dated March 04, 2026 from Mr. Carlos Camacho, Authorized Agent of the Guam International Country Club requesting to convey, easement, lease, an estimated area of 3,012.72 square meters of property to the Guam Power Authority for a substation to support the GICC Solar Project.

**3. Summary**

After researching the requirements for a Power Purchase Agreement (PPA) and a Public-Private Partnership Agreement (PPP), we have determined that any vendor looking to supply solar energy to the Guam Power Authority will need to commit to a thirty (30) year agreement. However, due to the circumstances surrounding the First Amendment to the Commercial Lease Agreement for GICC, the required thirty (30) year term cannot be met.

If the board decides to consider amending the lease term, we recommend that the extended period should commence upon the issuance of the Notice to Proceed (NTP) by the Department of Public Works (DPW). This extension should only be for the number of years necessary to total the thirty (30) years. For example, if the NTP is awarded by DPW in January 2028, the initial lease will expire in 2039, leaving 11 years remaining. Thus, the extension should be for an additional 19 years, bringing the cumulative total lease term to 30 years. Also, this decision should be formalized into a Resolution and forwarded to CLTCs Oversight Chairman for Legislative Action. Based on PL 38-61, CLTC cannot issue a lease term that exceed January 31, 2055.

Regarding the second request to convey, grant an easement, or lease approximately 3,012.72 square meters, we recommend that this request be denied. Since the substation can be considered an accessory building or structure related to the solar farm activity, the property identified in the map provided for the substation falls within the leased property of GICC.



*Guam International Country Club*

495 Battulo Street - Dededo, Guam 96929 \* Tel # 1-671-632-4445 \* Fax # 1-671-632-4440

March 04, 2026

Mr. Earl J. Garrido  
Acting Chairperson  
Chamorro Land Trust Commission  
590 South Marine Drive  
Tamuning, Guam 96913

**Re: Request for CLTC Approval –Property Use for GPA Substation supporting GICC Solar Project**

Dear Mr. Garrido:

To support the Guam Power Authority (GPA) and the Government of Guam's mandate to achieve 50% renewable energy by 2035, GPA continues to expand renewable generation through public-private partnerships. The Guam International Country Club (GICC) Solar Project is one such initiative and is expected to help lower electricity rates for more than 50,000 GPA customers.

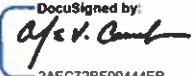
To implement the GICC Solar Project, a new substation must be constructed to interconnect the facility with GPA's existing grid infrastructure. The proposed substation will be located within the GICC property, at the nearest feasible interconnection point to the GPA substation in Dededo.

Accordingly, we respectfully request the Chamorro Land Trust Commission (CLTC) Board's approval for the conveyance of approximately 3,000 square meters of property to GPA for the purpose of constructing, operating and maintaining the required substation supporting the GICC Solar Project.

In the event that the Board determines that conveyance of the property is not feasible, we respectfully request consideration of an alternative arrangement such as the grant of a perpetual utility easement, right-of-way, or long-term lease to GPA. The term of the conveyance, easement, lease, or other approved arrangement shall be for the duration required under GPA's power purchase agreement and related project agreements governing the GICC Solar Project, including any approved extensions necessary for the continued operation, maintenance, and decommissioning of the facility.

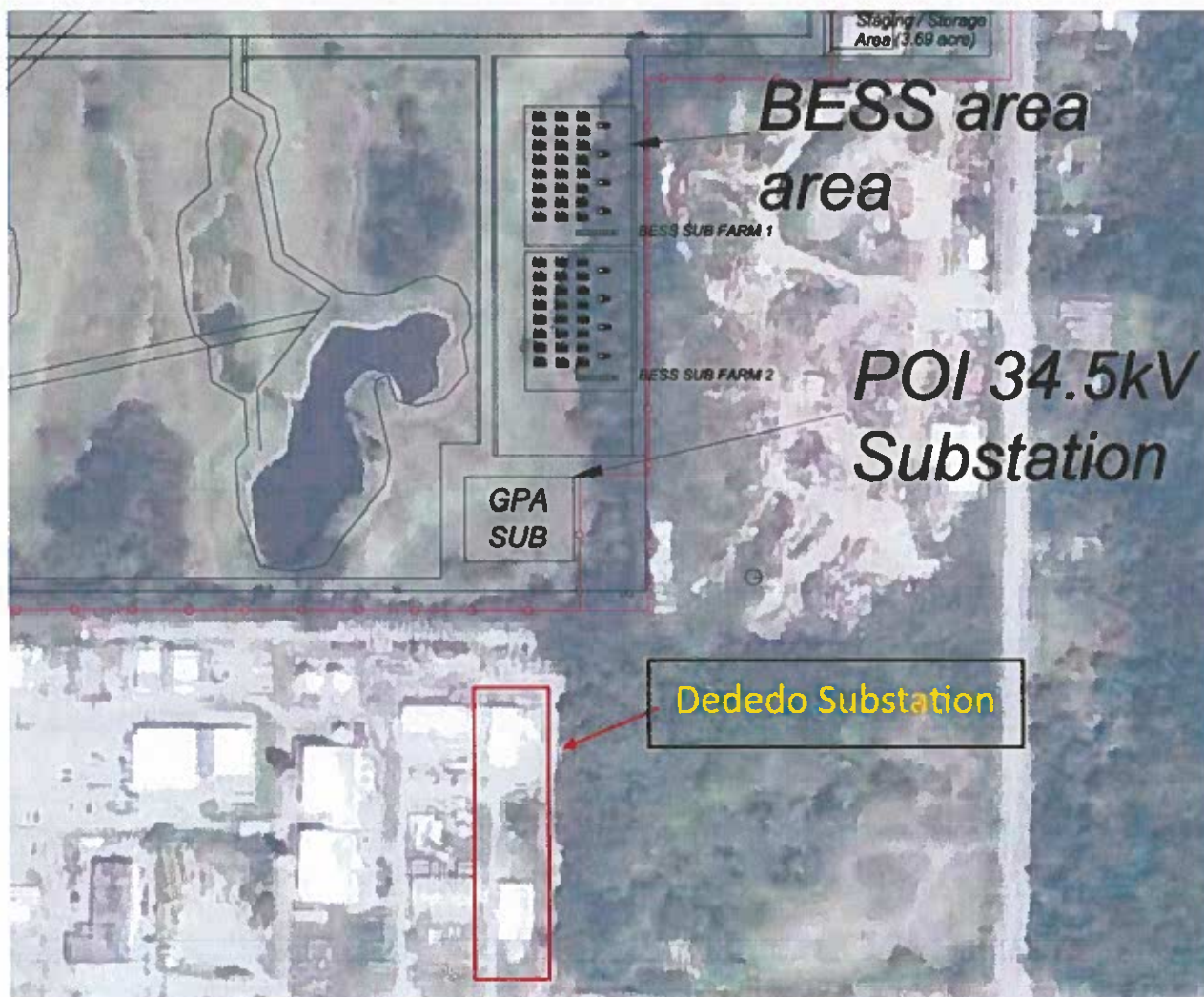
For the Board's reference, please find the attached location map and layout identifying the proposed substation area. We respectfully request the Board's favorable consideration and approval of this request. Thank you for your continued support of renewable energy development and infrastructure that benefits the people of Guam.

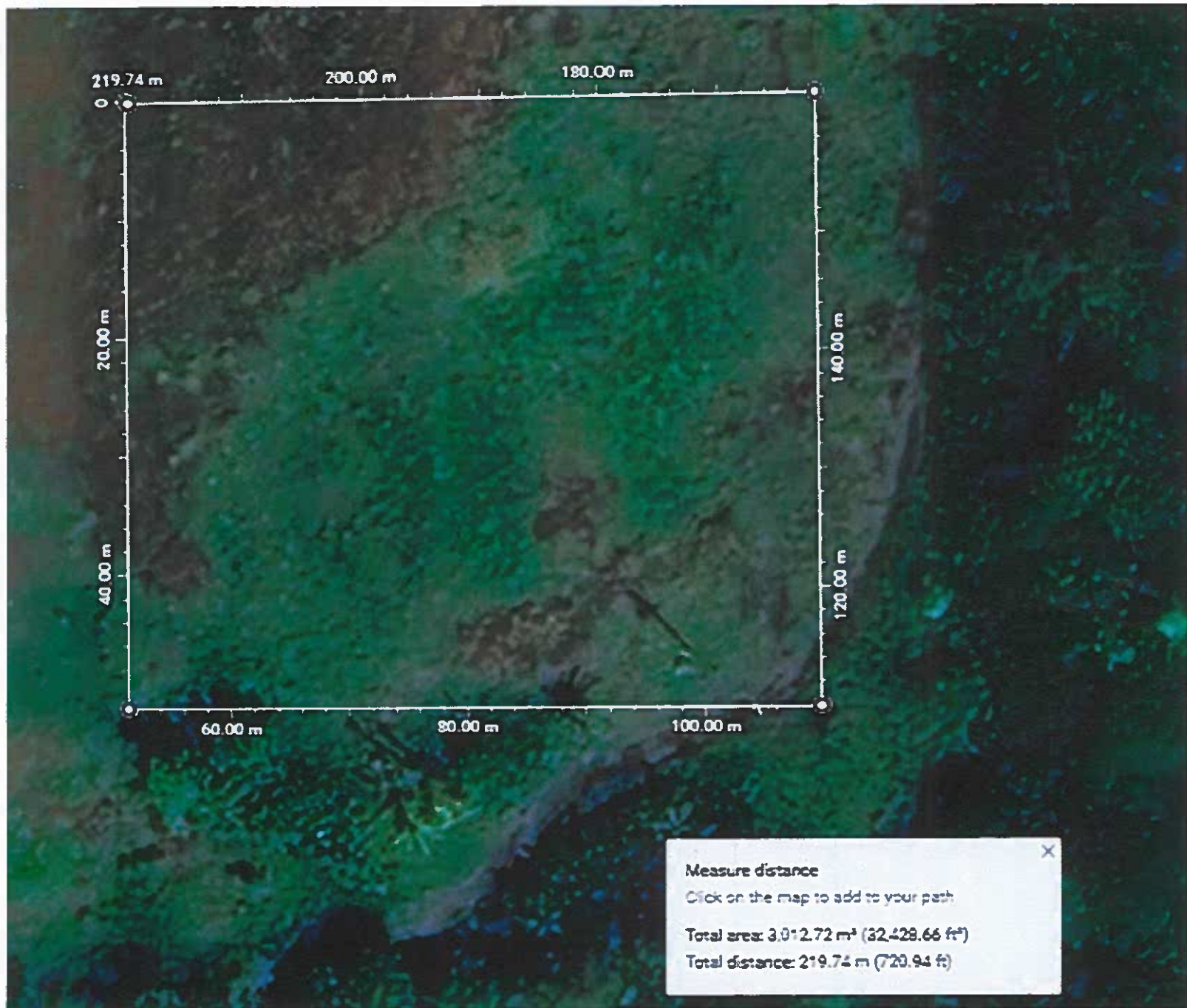
Regards,

DocuSigned by:  
  
2AEC72BF09444EB  
Carlos Camacho  
Authorized Agent

### 1 & 2 POI Substation/Facility Substation:

- A. Assumed **shared**, since both projects interconnect to Dededo Substation
- B. Estimated Area: **3,012.72 sq. m** or approx. **0.75 acres** w/ setbacks included







**Guam International Country Club**

495 Battulo Street - Dededo, Guam 96929 \* Tel # 1-671-632-4445 \* Fax # 1-671-632-4440

February 25, 2026

Mr. Earl J. Garrido  
Acting Chairman  
Chamorro Land Trust Commission  
590 South Marine Drive  
Tamuning, Guam 96913

**Re: Request to Amend Lease Term – Guam International Country Club (GICC) Solar Project**

Dear Mr. Garrido:

GICC respectfully requests an amendment to the executed CLTC lease to revise the lease term to ensure sufficient time to complete the Guam Power Authority (GPA) Phase IV Solar Project and to deliver the full 30 years of power required under the GPA Power Purchase Agreement (PPA).

Bill 179-37 was introduced in anticipation of receiving a GPA Intent to Award Notice by the end of 2023. A key component of the Bill was to extend the lease term for development of a solar project; however, Bill 179-37 expired at the close of the 37th Guam Legislature stalling the process. The measure was reintroduced in the 38th Legislature as Bill 135-38 and enacted as Public Law 38-61 on October 16, 2025. Due to the delays between the anticipated 2023 award and the 2025 enactment of the law, the lease term ending January 31, 2055, is no longer adequate to deliver the full 30 years of power required under the PPA with GPA.

Accordingly, we respectfully request the following amendments:

1. Revise the lease expiration date from January 31, 2055, to October 16, 2058, to align with the updated project timeline and GPA's 30-year power delivery requirement.
2. Maintain the existing two-year regulatory and construction period to extend the potential lease end date to October 16, 2060.

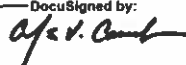
GICC acknowledges that this will require additional payments to compensate for the extended lease term and is prepared to pay by one of the following two methods:

1. Increase the MAI Appraiser's calculations of the Net Present Value (NPV) of future rents to include the additional lease term of February 1, 2055, to October 16, 2060; or
2. Pay the extended lease term when due starting on February 1, 2055, and culminating on October 16, 2060, at the future rate applicable at that time inclusive of all rent escalations that are expected to occur every five years at 12% per Public Law 38-61.

This amendment will align the lease term with the project schedule and GPA's 30-year power requirements, while ensuring fair compensation to the CLTC. We respectfully request the Commission's consideration and approval.

Please advise if any additional information is required.

Sincerely,

DocuSigned by:  
  
 2AEC72BF09444EB  
 Carlos Camacho  
 Authorized Agent



## New Business



**Lot 440-4 and Lot 440-5, Merizo**



**OFFICE OF THE MAYOR**  
*Municipality of Malesso'*

*Franklin J. Q. Champaco, Mayor*

October 16, 2025

To: Honorable Mr. Earl J. Garrido – Acting Chairman  
Chamorro Land Use Commission  
Suite 222, 2<sup>nd</sup> Floor, ITC Building  
Tamuning, GU 96932

From: Franklin J.Q. Champaco  
Mayor of Malesso'  
440 Joseph A. Cruz Avenue  
Malesso', GU 96915

Subject: Request for Use of Decommissioned Radio Station Property in Pigua, Malesso'

Dear Chairman Garrido,

Buenas yan Hafa Adai! I hope this letter finds you well. On behalf of the people of Malesso', I respectfully submit this request for the Chamorro Land Use Commission's favorable consideration in designating the decommissioned radio station property located in Pigua, Malesso', for use by the Malesso' Mayor's Office. Trans World Radio (TWR) shortwave transmitter site (KTWR), which is scheduled to cease all broadcasts by October 31, 2025.

The property holds great potential to be revitalized for community purposes. If granted, the Malesso' Mayor's Office intends to develop the site in ways that will directly benefit the residents of our village-through public programs, community gatherings, recreational initiatives, and other services that enhance the quality of life of our people.

Malesso' is a village rich in history and culture, and our residents would greatly value the opportunity to see this property transformed into a resource that strengthens our community. We are committed to ensuring that its use reflects the best interests of our constituents and preserves the cultural and historical significance of the site.

I kindly ask for the Commission's support and guidance in moving this request forward. Should you require additional information or wish to meet discuss potential plans for the property, I would be more than happy to provide details at your convenience.

Si Yu'os Ma'ase' for your time and consideration of this request.

Respectfully,



Mayor Franklin J.Q. Champaco

☎ 671.828.8312/2941

📍 P.O. Box 786 Hagatna, Guam

✉ [franklin.champaco@mcog.guam.gov](mailto:franklin.champaco@mcog.guam.gov)





**Lot 198-R10, Yona**



# MUNICIPALITY OF YONA

## Mayors' Council of Guam

*Finechelen Mahet Guahan*

P.O. Box 786 Agana, Guam 96932

**Brian Jess C. Terlaje**  
*Mayor of the Municipality of Yona*  
265 Sr. Mary Eucharita Street  
Yona, Guam 96915  
671-789-1525/6

**Honorable Earl J. Garrido**  
*Acting Chairman*  
*CHamoru Land Trust Commission*

Håfa Adai yan Buenas Mr. Garrido!

I respectfully submit this letter to request permission from the CHamoru Land Trust Commission to clear existing land within the Tagachang Beach area to provide additional parking in support of the 2nd Annual Yona Cultural Festival by the Sea, scheduled for August 28, 29, and 30, 2026.

During the inaugural festival last year, our village was humbled and encouraged by the overwhelming response from the community. The event drew a large influx of patrons not only from throughout the island, but also visitors from off-island. While this strong turnout was a tremendous success for Yona and the promotion of our culture, it also revealed significant logistical and safety challenges—most notably, the lack of adequate parking.

My office coordinated extensively with the Governor's Office and the Department of Public Works to clean and prepare as much surrounding area as possible to accommodate parking needs. Additionally, we implemented a shuttle service from a designated staging area to transport patrons to the festival grounds. Despite these efforts, parking capacity remained insufficient, resulting in congestion along the Tagachang roadway and raising serious safety concerns for pedestrians, motorists, and emergency access.

In preparation for this year's festival, and in the interest of public safety and orderly traffic flow, I am respectfully requesting permission from the CHamoru Land Trust Commission to allow the clearing of limited areas along the main Tagachang roadway—approximately 20 to 30 feet inward—to assist in addressing the parking situation.

Should permission be granted, I want to assure you that:

- All clearing efforts will be coordinated by my office and will not require or burden CLTC personnel or resources.
- Proper equipment and machinery will be secured independently.
- Every precaution will be taken to identify, protect, and preserve any indigenous, cultural, or historical items found within the area.
- Clearing will be limited strictly to what is necessary for temporary festival parking and safety mitigation.

To allow sufficient time for coordination and careful execution, I am respectfully requesting authorization to begin clearing activities no later than May 2026.

The Yona Cultural Festival by the Sea is a celebration of our CHamoru heritage, community resilience, and village pride. With your support, we can ensure that this event is not only culturally meaningful, but also safe and accessible for all who attend. Si Yu'os Ma'åse' for your time, consideration, and continued service to our people. I am available at your convenience should you wish to discuss this request further.

Sincerely,

  
MAYOR BRIAN J. TERLAJE



*Office of the People of Yona*



"Strength of People United"

YONA MAYOR'S OFFICE  
EMAIL: [bibayona@gmail.com](mailto:bibayona@gmail.com)  
TEL: (671) 789-1525/1526/4798/0012  
FAX: (671) 789-1821



Village Flower "Bougainvillea"





**Declare and Designate a  
Portion of Tract 217, Dededo  
for Commercial Leasing**

**CHAMORRO LAND TRUST COMMISSION**  
**Board of Commissioners Meeting (May 22, 2025)**  
**Staff Report**

**Commercial Leasing**

**1. FACTS:**

- a. **Location:** Tract 100C, Blk 6, Lot 3 Municipality of Dededo
- b. **Lot Size / Lease Type:** No more than 2 acres
- c. **Lease Instrument Number:** N/A
- d. **Field Description:** Warehouses / Overgrown Vegetation
- e. **Complaint/Issue/Request:** N/A

**2. DETAILS:**

- a. Received a letter dated February 7, 2025 from Mr. Renerio Ramos of MedPharm requesting to obtain a Commercial Lease for Lot 5, Tract 217, Dededo

**3. Findings:**

- a. The property identified in Mr. Ramos's letter is private property.
- b. No Residential or Agriculture leases awarded on Tract 100C, Blk 6, Lot 3

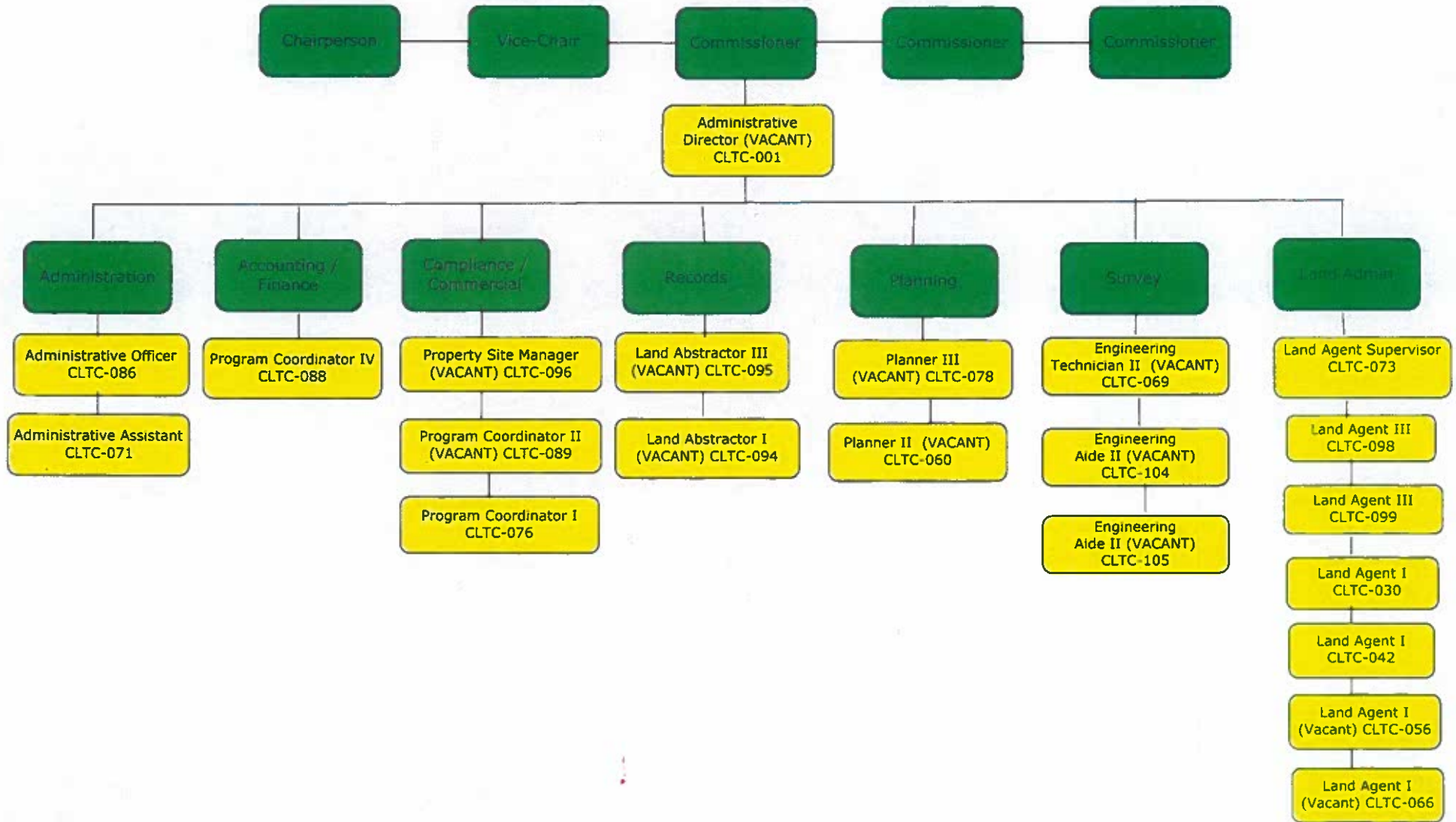
**4. Summary:**

After careful consideration of the request and thorough research, we have confirmed that Tract 100C, Block 3, Lots 2 and 3 are strategically located adjacent to private businesses, presenting a valuable opportunity for development. We urge the board to approve the designation of these areas, now known as Tract 100C, Block 3 REM, Lots 1 and 3, for commercial use, limited to a maximum area of 2 acres. This initiative aligns with sustainable growth and will comply with §75A122, Chapter 75A, Title 21 Guam Code Annotated, ensuring a responsible approach to expanding our local economy.



# FY 2027 Budget Request

# CHamoru Land Trust Commission— Organizational Chart (Proposed)



Government of Guam  
Fiscal Year 2027  
Budget Digest

Function: General Government  
Department: CHamoru Land Trust Commission  
Program: SUMMARY  
624-27-4400\*\*\*\*\* (Per OFB Request)  
669-27-4400\*\*\*\*\* (Per OFB Request)  
100-27-4400\*\*\*\*\* (Per OFB Request)

AS400 Account Code	Appropriation Classification	GENERAL FUND 1/			SPECIAL FUND 2/			FEDERAL MATCH			GRAND TOTAL (ALL FUNDS)		
		FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances (A + D + G)	FY 2026 Authorized Level (B + E + H)	FY 2027 Governor's Request (C + F + I)
<b>PERSONNEL SERVICES</b>													
111	Regular Salaries/Increments/Special Pay:	199,191	682,760	423,674	350,711	439,012	634,281	0	0	0	549,902	1,121,772	1,057,955
112	Overtime:	0	0	0	0	0	0	0	0	0	0	0	0
113	Benefits:	86,796	384,671	215,668	177,237	232,407	308,028	0	0	0	264,033	617,078	523,697
	<b>TOTAL PERSONNEL SERVICES</b>	<b>\$285,987</b>	<b>\$1,067,431</b>	<b>\$639,342</b>	<b>\$527,948</b>	<b>\$671,419</b>	<b>\$942,309</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$813,935</b>	<b>\$1,738,850</b>	<b>\$1,581,652</b>
<b>OPERATIONS</b>													
220	TRAVEL- Off-Island/Local Mileage Reimburs:	0	0	0	0	0	0	0	0	0	0	0	0
230	CONTRACTUAL SERVICES:	18,588	40,745	182,805	500,588	57,803	60,000	0	0	0	519,175	98,548	222,805
233	OFFICE SPACE RENTAL:	124,390	0	0	0	135,413	150,000	0	0	0	124,390	135,413	150,000
240	SUPPLIES & MATERIALS:	2,951	15,615	14,600	0	0	17,200	0	0	0	2,951	15,615	31,800
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	1,600	7,200	7,200	0	0	0	1,600	7,200	7,200
	<b>TOTAL OPERATIONS</b>	<b>\$145,927</b>	<b>\$56,360</b>	<b>\$177,405</b>	<b>\$502,189</b>	<b>\$200,416</b>	<b>\$234,400</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$648,116</b>	<b>\$256,778</b>	<b>\$411,805</b>
<b>UTILITIES</b>													
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	5,000	0	0	0	0	5,000	10,000
	<b>TOTAL UTILITIES</b>	<b>\$0</b>	<b>\$5,000</b>	<b>\$5,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$5,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$5,000</b>	<b>\$10,000</b>
450	<b>CAPITAL OUTLAY</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
	<b>TOTAL APPROPRIATIONS</b>	<b>\$431,914</b>	<b>\$1,128,791</b>	<b>\$821,747</b>	<b>\$1,030,137</b>	<b>\$871,835</b>	<b>\$1,181,709</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,482,051</b>	<b>\$2,000,628</b>	<b>\$2,003,457</b>
	1/ FY2027 GF: \$821,746												
	2/ FY2027 OPS: \$834,391												
	2/ FY2027 SIF: \$347,318												
<b>FULL TIME EQUIVALENCIES (FTEs)</b>													
	UNCLASSIFIED:	0	1	1	0	0	0	0	0	0	0	1	1
	CLASSIFIED:	0	14	7	7	7	14	0	0	0	7	21	21
	<b>TOTAL FTEs</b>	<b>0.00</b>	<b>15.00</b>	<b>8.00</b>	<b>7.00</b>	<b>7.00</b>	<b>14.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>7.00</b>	<b>22.00</b>	<b>22.00</b>

FUNCTIONAL AREA: GENERAL GOVERNMENT  
 DEPARTMENT/AGENCY: CHAMORU LAND TRUST COMMISSION  
 PROGRAM: SUMMARY (PROPOSED)  
 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		(E+F+G+I) Subtotal	Benefits					Medical (Premium)	Dental (Premium)	Total Benefits (K thru Q)	(J + R) TOTAL
								Date	Amt.		Retirement (J * 30.70%) 1/	Retire (DDI) (\$19.01 * 26PP) 2/	Social Security (6.2% * J)	Medicare (1.45% * J)	Life 3/				
1	---	CLTC OPS FUND	---	---	405,882	0	0	---	3,948	409,830	125,818	3,465	0	5,943	1,309	45,292	3,335	185,161	594,991
2	---	CLTC SIF FUND	---	---	224,451	0	0	---	0	224,451	68,906	2,970	0	3,255	1,122	43,290	3,324	122,867	347,318
3	---	GENERAL FUND	---	---	419,533	0	0	---	4,141	423,674	130,068	3,960	0	6,143	1,496	69,743	4,258	215,668	639,342
4																			
5																			
6																			
7																			
8																			
9																			
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11																			
12																			
13																			
14																			
15																			
16																			
17																			
18																			
19																			
20																			
					\$1,049,866	\$0	\$0		\$8,089	\$1,057,955	\$324,792	\$10,395	\$0	\$15,340	\$3,927	\$158,325	\$10,917	\$523,697	\$1,581,652

\* Night Differential / Hazardous / Worker's Compensation / etc.  
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).  
 2/ FY 2027 (Proposed) GovGuam contribution rate of 30.70% for the Government of Guam Retirement is subject to change.  
 3/ FY 2027 (Proposed) GovGuam contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.  
 4/ FY 2027 (Proposed) GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

**FUNCTIONAL AREA:** GENERAL GOVERNMENT  
**DEPARTMENT/AGENCY:** CHAMORU 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		(E+F+G*1) Subtotal	Retirement (J * 33.85%)	Retire (DDI) \$19.01*26PP	Social Security (6.2% * J)	Benefits			Medical (Premium)	Denial (Premium)	Total Benefits (K thru Q)	(J + R) TOTAL
								Date	Amt.					Life I/	Medicare (1.45% * J)	Life I/				
1																				
2		CLTC OPS FUND			405,882	0	0		623	406,505	137,602	3,465	0	5,894	1,309	37,193	2,437	187,900	594,405	
3		GENERAL FUND			349,761	0	0		0	349,761	118,394	2,970	0	5,072	1,122	58,438	2,946	188,942	538,703	
4		GENERAL FUND FY23			294,223	0	0		0	294,223	99,594	3,960	0	4,266	1,496	66,480	3,888	179,685	473,908	
5																				
6																				
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			<b>Grand Total:</b>		\$1,049,866	\$0	\$0		\$623	\$1,050,489	\$355,591	\$10,395	\$0	\$15,232	\$3,927	\$162,111	\$9,271	\$556,527	\$1,607,016	

\* Night Differential / Hazardous / Worker's Compensation / etc.  
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).  
 2/ FY 2026 GovGuam contribution rate of 33.85% for the Government of Guam Retirement is subject to change.  
 3/ FY 2026 GovGuam contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.  
 4/ FY 2026 GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

Schedule B - Contractual

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ 60,000.00	\$ 45,325.00	\$ 14,675.00
CLTC Survey, & Infrastructure Fund	0	\$0.00	\$ -	\$ 12,478.00	\$ (12,478.00)
General Fund	0	\$0.00	\$ 162,805.00	\$ 40,745.00	\$ 122,060.00
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Contractual</b>			\$ 222,805.00		

Schedule C - Supplies & Materials

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ 17,200.00	\$ -	\$ 17,200.00
CLTC Survey, & Infrastructure Fund	0	\$0.00	\$ -	\$ -	\$ -
General Fund	0	\$0.00	\$ 14,600.00	\$ 15,615.00	\$ (1,015.00)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Supplies &amp; Materials</b>			\$ 31,800.00		

Schedule D - Equipment

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ -	\$ -	\$ -
CLTC Survey, & Infrastructure Fund	0	\$0.00	\$ -	\$ -	\$ -
General Fund	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Equipment</b>			\$ -		

Schedule E - Miscellaneous

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ 7,200.00	\$ 7,200.00	\$ -
CLTC Survey, & Infrastructure Fund	0	\$0.00	\$ -	\$ -	\$ -
General Fund	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Miscellaneous</b>			\$ 7,200.00		

Schedule F - Capital Outlay

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
CLTC Operations Fund	0	\$0.00	\$ -	\$ -	\$ -
CLTC Survey, & Infrastructure Fund	0	\$0.00	\$ -	\$ -	\$ -
General Fund	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Capital Outlay</b>			\$ -		

Function: General Government  
 Department: CHamoru Land Trust Commission  
 Program: CLTC Operations  
 824-27-4400 (Per OFB Request)

Government of Guam  
 Fiscal Year 2027  
 Budget Digest

AS400 Account Code	Appropriation Classification	GENERAL FUND			SPECIAL FUND 1/			FEDERAL MATCH			GRAND TOTAL (ALL FUNDS)		
		FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances (A + D + G)	FY 2026 Authorized Level (B + E + H)	FY 2027 Governor's Request (C + F + I)
<b>PERSONNEL SERVICES</b>													
111	Regular Salaries/Increments/Special Pay:	0	0	0	350,711	439,012	409,830	0	0	0	350,711	439,012	409,830
112	Overtime:	0	0	0	0	0	0	0	0	0	0	0	0
113	Benefits:	0	0	0	177,237	232,407	185,181	0	0	0	177,237	232,407	185,181
	<b>TOTAL PERSONNEL SERVICES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$527,948</b>	<b>\$671,419</b>	<b>\$594,991</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$527,948</b>	<b>\$671,419</b>	<b>\$594,991</b>
<b>OPERATIONS</b>													
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	45,325	60,000	0	0	0	0	45,325	60,000
233	OFFICE SPACE RENTAL:	0	0	0	0	135,413	150,000	0	0	0	0	135,413	150,000
240	SUPPLIES & MATERIALS:	0	0	0	0	0	17,200	0	0	0	0	0	17,200
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	1,600	7,200	7,200	0	0	0	1,600	7,200	7,200
	<b>TOTAL OPERATIONS</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,600</b>	<b>\$187,938</b>	<b>\$234,400</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,600</b>	<b>\$187,938</b>	<b>\$234,400</b>
<b>UTILITIES</b>													
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	5,000	0	0	0	0	0	5,000
	<b>TOTAL UTILITIES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$5,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$5,000</b>
450	<b>CAPITAL OUTLAY</b>	<b>\$0</b>	<b>\$0</b>	<b>0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
	<b>TOTAL APPROPRIATIONS</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$529,548</b>	<b>\$859,357</b>	<b>\$834,391</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$529,548</b>	<b>\$859,357</b>	<b>\$834,391</b>
1/ CLTC Operations Fund													
<b>FULL TIME EQUIVALENCIES (FTEs)</b>													
	UNCLASSIFIED:	0	0	0	0	0	0	0	0	0	0	0	0
	CLASSIFIED:	0	0	0	7	7	8	0	0	0	7	7	8
	<b>TOTAL FTEs</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>7.00</b>	<b>7.00</b>	<b>8.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>7.00</b>	<b>7.00</b>	<b>8.00</b>

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

6111/6112001-624-26-4400201 (per OFB Request)

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 4/	Name of Incumbent	Grade/Step	Salary	Overtime	Special <sup>1/</sup>	Increment		Subtotal (E+F+G+H)	Retirement (J * 30.70%) 2/	Retire (DDI) (\$19.01*26PP) 3/	Social Security (6.2% * J)	Benefits			Medical (Premium)	Dental (Premium)	Total Benefits (K thru Q)	(J + R) TOTAL
								Rate	Amnt.					Medicare (1.45% * J)	Life 4/					
1	CLTC-030	Land Agent I	Talen, Lydin E.	LX-07	\$43,600	50	50		50	\$43,600	\$13,380	\$495	50	\$632	\$187		\$7,215	\$554	\$22,471	\$66,079
2	CLTC-060	Planner II	VACANT	MX-11	49,731	0	0		0	49,731	15,267	495	0	721	187		7,215	554	24,400	74,571
3	CLTC-000	Program Coordinator IV	VACANT (Cruz, J. B. Jr.)	OX-08	78,500	0	0		0	78,500	24,102	495	0	1,120	187		7,215	554	33,691	112,190
4	CLTC-090	Land Agent III	Dayday, Jonica S.	MX-03	53,571	0	0	12/1/2026	1,692	55,263	16,966	495	0	801	187		4,141	372	22,563	78,226
5	CLTC-097	Land Agent III	Charumbel, Eileen A.	MX-07	62,163	0	0	6/1/2027	650	62,813	19,286	495	0	911	187		4,141	372	29,402	92,213
6	CLTC-000	Administrative Officer	Talantaga, Tina Rose	LX-04	58,695	0	0	12/1/2026	1,596	60,291	18,826	495	0	737	187		4,141	372	21,979	74,182
7	CLTC-096	Property Site Manager	VACANT	PX-01	67,696	0	0		0	67,696	20,783	495	0	982	187		7,215	554	30,215	97,911
8					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
10					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
12					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
14					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
16					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
18					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
20					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
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:					\$495,882	50	50		\$3,940	\$499,820	\$125,818	\$3,465	50	\$5,943	\$1,340		\$45,292	\$3,335	\$185,161	\$594,991

\* Night Differential / Hazardous / Worker's Compensation / etc.  
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).  
 2/ FY 2027 (Proposed) GovGuam contribution rate of 30.70% for the Government of Guam Retirement is subject to change.  
 3/ FY 2027 (Proposed) GovGuam contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.  
 4/ FY 2027 (Proposed) GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

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

6111- 6113001-624-26-4400201 (per OPB Request)

Input by Department											Input by Department									
No.	(A) Position Number	(B) Position Title U	(C) Name of Incumbent	(D) Grade / Step	(E) Salary	(F) Overtime	(G) Special*	(H) Increment		(I) Date	(J) E*P+G+I Subtotal	(K) Retirement (J * 33.85%)	(L) Retire (DDI) (\$19.01*26PP)	(M) Social Security (6.2% * J)	(N) Medicare (1.45% * J)	(O) Life	(P) Medical (Premium)	(Q) Dental (Premium)	(R) Total Benefits (K thru Q)	(S) (J + R) TOTAL
								Rate	Amnt.											
1	CLTC-630	Land Agent I	Talen, Lydia E.	EX-07	543,600	50	50		50	543,600	\$14,761	\$495	\$0	\$432	\$187	\$0	\$0	\$0	\$16,876	\$59,604
2	CLTC-660	Planner II	VACANT	MX-11	49,731	0	0		0	49,731	16,834	495	0	721	187	3,310	486	27,033	76,764	
3	CLTC-688	Program Coordinator IV	Cruz, Joseph B. Jr.	OX-08	78,500	0	0	3/4/2026	623	79,123	26,786	495	0	1,147	187	4,141	459	33,215	112,346	
4	CLTC-698	Land Agent III	Dayday, Jessica S.	MX-03	53,571	0	0	12/1/2026	0	53,571	18,134	495	0	777	187	4,141	373	24,107	77,678	
5	CLTC-697	Land Agent III	Changmaif, Eileen A.	MX-07	62,163	0	0	6/1/2027	0	62,163	21,042	495	0	901	187	3,150	373	31,149	93,312	
6	CLTC-686	Administrative Officer	Talantoga, Tina Rose	LX-04	50,605	0	0	12/1/2026	0	50,605	17,130	495	0	734	187	4,141	373	23,060	73,665	
7	CLTC-696	Property Site Manager	VACANT	PX-01	67,696	0	0		0	67,696	22,915	495	0	982	187	3,310	373	33,262	100,958	
8					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
10					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
12					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
14					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
16					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
18					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
20					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
22					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
24					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
			Grand Total:		\$495,882	50	50		\$623	\$486,505	\$137,602	\$3,465	\$0	\$5,094	\$1,309	\$31,181	\$2,437	\$187,900	\$594,405	

\* Night Differential / Hazardous / Worker's Compensation / etc.  
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).  
 2/ FY 2026 GovGuam contribution rate of 33.85% for the Government of Guam Retirement is subject to change.  
 3/ FY 2026 GovGuam contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.  
 4/ FY 2026 GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

Schedule B - Contractual

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
Audit Services	1	\$40,000.00	\$ 40,000.00	\$ 38,000.00	\$ 2,000.00
Advertisements - 2x Monthly	4	\$3,000.00	\$ 12,000.00	\$ -	\$ 12,000.00
Quickbooks Renewal	1	\$8,000.00	\$ 8,000.00	\$ 7,325.00	\$ 675.00
Vehicle Maintenance & Repairs	0	\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Contractual</b>			\$ 60,000.00		

Schedule C - Supplies & Materials

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
Office Supplies	12	\$300.00	\$ 3,600.00	\$ -	\$ 3,600.00
Fuel	12	\$300.00	\$ 3,600.00	\$ -	\$ 3,600.00
Postage	800	\$12.00	\$ 9,600.00	\$ -	\$ 9,600.00
Sanitization Supplies	4	\$100.00	\$ 400.00	\$ -	\$ 400.00
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Supplies &amp; Materials</b>			\$ 17,200.00		

Schedule D - Equipment

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
N/A	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Equipment</b>			\$ -	\$ -	\$ -

Schedule E - Miscellaneous

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
Stipends, 6 mem cx \$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	\$ -	\$ -	\$ -
<b>Total Miscellaneous</b>			\$ 7,200.00		

Schedule F - Capital Outlay

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Capital Outlay</b>			\$ -	\$ -	\$ -

Function: General Government  
 Department: CHamoru Land Trust Commission  
 Program: General Fund  
 100-27-4400 (Per OFB Request)

Government of Guam  
 Fiscal Year 2027  
 Budget Digest

AS400 Account Code	Appropriation Classification	GENERAL FUND 1/			SPECIAL FUND			FEDERAL MATCH			GRAND TOTAL (ALL FUNDS)		
		FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances (A + D + G)	FY 2026 Authorized Level (B + E + H)	FY 2027 Governor's Request (C + F + I)
	<b>PERSONNEL SERVICES</b>												
111	Regular Salaries/Increments/Special Pay:	199,191	682,760	423,674	0	0	0	0	0	0	199,191	682,760	423,674
112	Overtime:	0	0	0	0	0	0	0	0	0	0	0	0
113	Benefits:	86,796	384,671	215,668	0	0	0	0	0	0	86,796	384,671	215,668
	<b>TOTAL PERSONNEL SERVICES</b>	<b>\$285,987</b>	<b>\$1,067,431</b>	<b>\$639,342</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$285,987</b>	<b>\$1,067,431</b>	<b>\$639,342</b>
	<b>OPERATIONS</b>												
220	TRAVEL- Off-Island/Local Mileage Reimburs:	0	0	0	0	0	0	0	0	0	0	0	0
230	CONTRACTUAL SERVICES:	18,586	40,745	162,805	0	0	0	0	0	0	18,586	40,745	162,805
233	OFFICE SPACE RENTAL:	124,390	0	0	0	0	0	0	0	0	124,390	0	0
240	SUPPLIES & MATERIALS:	2,951	15,615	14,600	0	0	0	0	0	0	2,951	15,615	14,600
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
	<b>TOTAL OPERATIONS</b>	<b>\$145,927</b>	<b>\$56,360</b>	<b>\$177,405</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$145,927</b>	<b>\$56,360</b>	<b>\$177,405</b>
	<b>UTILITIES</b>												
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:	4,341	5,000	5,000	0	0	0	0	0	0	4,341	5,000	5,000
	<b>TOTAL UTILITIES</b>	<b>\$4,341</b>	<b>\$5,000</b>	<b>\$5,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$4,341</b>	<b>\$5,000</b>	<b>\$5,000</b>
450	<b>CAPITAL OUTLAY</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
	<b>TOTAL APPROPRIATIONS</b>	<b>\$436,254</b>	<b>\$1,128,791</b>	<b>\$821,747</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$436,254</b>	<b>\$1,128,791</b>	<b>\$821,747</b>
	1/ General Fund FY2023:\$473,906 / FY2026:\$654,883												
	<b>FULL TIME EQUIVALENCIES (FTEs)</b>												
	UNCLASSIFIED:	1	1	1	0	0	0	0	0	0	1	1	1
	CLASSIFIED:	3	14	7	0	0	0	0	0	0	3	14	7
	<b>TOTAL FTEs</b>	<b>4.00</b>	<b>15.00</b>	<b>8.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>4.00</b>	<b>15.00</b>	<b>8.00</b>

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

6111/ 6113-100-27-4400001 (per OFB Request)

Input by Department											Input by Department										
No.	(A) Position Number	(B) Position Title /	(C) Name of Incumbent	(D) Grade/ Step	(E) Salary	(F) Overtime	(G) Special*	(H) Increment		(J) Subtotal (E+F+C+I)	(K) Retirement (J * 30.70%) 2/	(L) Retire (DDI) (\$19.01*10PP) 3/	(M) Social Security (6.2% * J)	(N) Benefits (1.45% * J)			(O) Life 4/	(P) Medical (Premium)	(Q) Dental (Premium)	(R) Total Benefits (K thru Q)	(S) TOTAL (J + R)
								Date	Amnt.					Medical	Dental	Life					
1	CLTC-001	UC - Administrative Director	VACANT	EP-22	114,816	\$0	\$0	N/A	\$0	\$114,816	\$35,880	\$495	\$0	\$1,653	\$187	\$7,215	\$54	\$45,197	\$159,123		
2	CLTC-007	Administrative Assistant	Tomas, Ebony N.	JX-01	37,913	0	0		0	37,913	11,639	495	0	550	187	7,215	54	20,640	58,553		
3	CLTC-073	Land Agent Supervisor	Ey, Glenn R.	MX-07	68,648	0	0	3/15/2027	1,270	69,918	21,465	495	0	1,814	187	7,215	742	45,128	115,038		
4	CLTC-076	Program Coordinator I	Tan, Dexter Lee H.	KX-03	44,567	0	0	1/10/2026	1,548	46,115	14,157	495	0	669	187	4,141	373	20,822	66,137		
5	CLTC-089	Program Coordinator II	VACANT	MX-01	49,731	0	0		0	49,731	15,267	495	0	721	187	7,215	54	24,640	74,171		
6	CLTC-042	Land Agent I	Nardo, Dombin Marlon A.	IX-01	34,886	0	0	10/8/2026	1,323	36,209	11,116	495	0	525	187	8,310	373	21,866	37,215		
7	CLTC-056	Land Agent I	VACANT	IX-01	34,886	0	0		0	34,886	10,710	495	0	586	187	7,215	54	19,667	54,953		
8	CLTC-066	Land Agent I	VACANT	IX-01	34,886	0	0		0	34,886	10,710	495	0	586	187	7,215	54	19,667	54,953		
9					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	
11					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	
13					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	
15					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	
17					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	
19					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	
21					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	
23					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	
25					0	0	0		0	0	0	0	0	0	0	0	0	0	0	0	
Grand Total:					349,533	\$0	\$0		\$4,141	\$423,674	\$130,860	\$3,960	\$0	\$6,143	\$1,496	\$69,743	\$4,250	\$215,660	\$639,342		

\* Night Differential / Hazardous / Worker's Compensation / etc.  
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).  
 2/ FY 2027 (Proposed) GovGuam contribution rate of 30.70% for the Government of Guam Retirement is subject to change.  
 3/ FY 2027 (Proposed) GovGuam contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.  
 4/ FY 2027 (Proposed) GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

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

6111-6113-100-26-4400001 (per OFB Request)

Input by Department										Input by Department										
No.	(A) Position Number	(B) Position Title 1/	(C) Name of Incumbent	(D) Grade / Step	(E) Salary	(F) Overtime	(G) Special*	(H) Increment		(J) Subtotal (E+F+G+H)	(K) Retirement (J * 33.85%)	(L) Retire (DD) (\$19.01*26PP)	(M) Social Security (6.2% * J)	(N) Benefits			(P) Medical (Premium)	(Q) Dental (Premium)	(R) Total Benefits (K thru Q)	(S) (J + R) TOTAL
								Date	Am.					Life 2/	Medicare (1.45% * J)	Life 2/				
1	CLTC-001	UC - Administrative Director	VACANT	EP-22	114,816	\$0	\$0	N/A	\$0	\$114,816	\$38,594	\$495	\$0	\$1,653	\$187	\$0,218	\$486	\$49,726	\$163,742	
2	CLTC-007	Administrative Assistant	Tenorin, Ebeay N.	JX-01	37,913	0	0		0	37,913	12,834	495	0	558	187	8,310	486	22,861	60,774	
3	CLTC-073	Land Agent Supervisor	Eay, Choa R	NX-07	68,648	0	0	3/15/2023	0	68,648	23,237	495	0	995	187	21,217	742	46,874	115,522	
4	CLTC-076	Program Coordinator I	Tan, Dexter Lee H.	KX-03	44,567	0	0	11/18/2026	0	44,567	15,086	495	0	646	187	4,141	373	18,928	65,495	
5	CLTC-089	Program Coordinator II	VACANT	MX-01	49,731	0	0		0	49,731	16,334	495	0	721	187	8,310	486	27,833	76,764	
6	CLTC-042	Land Agent I	Narcks, Damian Erisan A.	LX-01	34,886	0	0	10/9/2026	0	34,886	11,899	495	0	586	187	8,158	373	21,528	56,406	
7					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	
9					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	
11					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	
13					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	
15					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	
17					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	
19					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	
21					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	
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:		\$349,761	\$0	\$0		\$0	\$349,761	\$118,394	\$2,970	\$0	\$5,872	\$1,122	\$58,438	\$2,946	\$188,942	\$538,703	

\* Night Differential / Hazardous / Worker's Compensation / etc.  
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).  
 2/ FY 2026 GovGuam contribution rate of 33.85% for the Government of Guam Retirement is subject to change.  
 3/ FY 2026 GovGuam contribution rate of \$19.01 (bi-weekly) for DD1 is subject to change.  
 4/ FY 2026 GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

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

4111/4113-100-23-4400001 (per OFB Request)

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 1/	Name of Incumbent	Grade Step	Salary	Overtime	Special*	Increment		Subtotal (E+F+G+I)	Retirement (J * 33.85%)	Retire (DDI) (\$19.01 * 26PP)	Social Security (6.1% * J)	Medicare (1.45% * J)	Life 2/	Medical (Premium)	Dental (Premium)	Total Benefits (K thru Q)	TOTAL (J * R)
								Dste	Amc										
1	CLTC-856	Land Agent I	VACANT	IX-01	34,886	50	50		50	\$34,886	\$11,899	\$495	\$0	\$596	\$187	\$8,310	\$486	\$21,793	\$56,679
2	CLTC-866	Land Agent I	VACANT	IX-01	34,886	0	0		0	34,886	11,899	495	0	596	187	8,310	486	21,793	56,679
3	CLTC-869	Engineering Technician II	VACANT	JX-01	37,913	0	0		0	37,913	12,834	495	0	558	187	8,310	486	22,861	69,774
4	CLTC-104	Engineering Aide II	VACANT	EX-01	25,736	0	0		0	25,736	8,712	495	0	373	187	8,310	486	18,563	44,299
5	CLTC-105	Engineering Aide II	VACANT	EX-01	25,736	0	0		0	25,736	8,712	495	0	373	187	8,310	486	18,563	44,299
6	CLTC-878	Planner III	VACANT	NX-01	54,918	0	0		0	54,918	18,590	495	0	796	187	8,310	486	28,864	83,783
7	CLTC-894	Land Abstractor I	VACANT	IX-01	34,886	0	0		0	34,886	11,899	495	0	596	187	8,310	486	21,793	56,679
8	CLTC-895	Land Abstractor III	VACANT	LX-01	45,262	0	0		0	45,262	15,321	495	0	656	187	8,310	486	25,455	78,717
9					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
11					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
13					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
15					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
17					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
19					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
21					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
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:					\$294,223	50	50		50	\$294,223	\$99,594	\$3,960	\$0	\$4,266	\$1,496	\$66,488	\$3,882	\$179,685	\$475,988

\* Night Differential / Hazardous / Worker's Compensation / etc.  
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).  
 2/ FY 2026 GovGuam contribution rate of 33.85% for the Government of Guam Retirement is subject to change.  
 3/ FY 2026 GovGuam contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.  
 4/ FY 2026 GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

Schedule B - Contractual

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
Advertisements - Board Meetings & Misc.	1	\$30,000.00	\$ 30,000.00	\$ 9,000.00	\$ 21,000.00
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	\$ -
Virtual Server Subscription	1	\$90,000.00	\$ 90,000.00	\$ -	\$ 90,000.00
Postage Meter	1	\$6,000.00	\$ 6,000.00	\$ -	\$ 6,000.00
Training	1	\$20,000.00	\$ 20,000.00	\$ 14,940.00	\$ 5,060.00
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Contractual</b>			\$ 162,805.00		

Schedule C - Supplies & Materials

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
Office Supplies	12	\$300.00	\$ 3,600.00	\$ 4,644.00	\$ (1,044.00)
Fuel	12	\$400.00	\$ 4,800.00	\$ 4,800.00	\$ -
Postage	1	\$5,000.00	\$ 5,000.00	\$ 5,000.00	\$ -
Sanitization Supplies	12	\$100.00	\$ 1,200.00	\$ 1,171.00	\$ 29.00
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Supplies &amp; Materials</b>			\$ 14,600.00		

Schedule D - Equipment

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
<b>Total Equipment</b>			\$ -		

Schedule E - Miscellaneous

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Miscellaneous</b>			\$ -		

Schedule F - Capital Outlay

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Capital Outlay</b>			\$ -		

Government of Guam  
 Fiscal Year 2027  
 Budget Digest

Appropriation Classification	GENERAL FUND			SPECIAL FUND 1/			FEDERAL MATCH			GRAND TOTAL (ALL FUNDS)		
	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances	FY 2026 Authorized Level	FY 2027 Governor's Request	FY 2025 Expenditures & Encumbrances (A + D + G)	FY 2026 Authorized Level (B + E + H)	FY 2027 Governor's Request (C + F + I)
<b>PERSONNEL SERVICES</b>												
Regular Salaries/Increments/Special Pay:	0	0	0	0	0	224,451	0	0	0	0	0	224,451
Overtime:	0	0	0	0	0	0	0	0	0	0	0	0
Benefits:	0	0	0	0	0	122,867	0	0	0	0	0	122,867
<b>TOTAL PERSONNEL SERVICES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$347,318</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$347,318</b>
<b>OPERATIONS</b>												
TRAVEL- Off-Island/Local Mileage Reimburs:	0	0	0	0	0	0	0	0	0	0	0	0
CONTRACTUAL SERVICES:	0	0	0	500,589	12,478	0	0	0	0	500,589	12,478	0
OFFICE SPACE RENTAL:	0	0	0	0	0	0	0	0	0	0	0	0
SUPPLIES & MATERIALS:	0	0	0	0	0	0	0	0	0	0	0	0
EQUIPMENT:	0	0	0	0	0	0	0	0	0	0	0	0
WORKERS COMPENSATION:	0	0	0	0	0	0	0	0	0	0	0	0
DRUG TESTING:	0	0	0	0	0	0	0	0	0	0	0	0
SUB-RECIPIENT/SUBGRANT:	0	0	0	0	0	0	0	0	0	0	0	0
MISCELLANEOUS:	0	0	0	0	0	0	0	0	0	0	0	0
<b>TOTAL OPERATIONS</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$500,589</b>	<b>\$12,478</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$500,589</b>	<b>\$12,478</b>	<b>\$0</b>
<b>UTILITIES</b>												
Power:	0	0	0	0	0	0	0	0	0	0	0	0
Water/ Sewer:	0	0	0	0	0	0	0	0	0	0	0	0
Telephone/ Toll:	0	0	0	0	0	0	0	0	0	0	0	0
<b>TOTAL UTILITIES</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>CAPITAL OUTLAY</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
<b>TOTAL APPROPRIATIONS</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$500,589</b>	<b>\$12,478</b>	<b>\$347,318</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$500,589</b>	<b>\$12,478</b>	<b>\$347,318</b>
1/ CLTC Survey, & Infrastructure Fund												
<b>FULL TIME EQUIVALENCIES (FTEs)</b>												
UNCLASSIFIED:	0	0	0	0	0	0	0	0	0	0	0	0
CLASSIFIED:	0	0	0	0	0	6	0	0	0	0	0	6
<b>TOTAL FTEs</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>6.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>6.00</b>

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

6111/6113-100-27-4400205 (per OFB Request)

Input by Department											Input by Department										
No.	(A) Position Number	(B) Position Title /	(C) Name of Incumbent	(D) Grade / Step	(E) Salary	(F) Overtime	(G) Special*	(H) Increment		(I) Amt.	(J) Subtotal (E+F+G+I)	(K) Retirement (J * 30.70%)	(L) Retire (DDI) (\$19.01*2499)	(M) Social Security (6.2% * J)	(N) Benefits			(P) Medical (Premium)	(Q) Dental (Premium)	(R) Total Benefits (K thru Q)	(S) (J + R) TOTAL
								Date	Amt.						Life	Life	Life				
1	CLTC-069	Engineering Technician II	VACANT	JX-01	37,913	50	50		50	\$37,913	\$11,639	\$495	\$0	\$558	\$187	\$7,215	\$554	\$20,649	\$58,553		
2	CLTC-104	Engineering Aide II	VACANT	EX-01	25,736	0	0		0	25,736	7,901	495	0	373	187	7,215	554	16,725	42,461		
3	CLTC-195	Engineering Aide II	VACANT	EX-01	25,736	0	0		0	25,736	7,901	495	0	373	187	7,215	554	16,725	42,461		
4	CLTC-094	Land Abstractor I	VACANT	IX-01	34,896	0	0		0	34,896	10,710	495	0	586	187	7,215	554	19,667	54,553		
5	CLTC-095	Land Abstractor III	VACANT	LX-01	45,262	0	0		0	45,262	13,895	495	0	656	187	7,215	554	23,002	68,265		
6	CLTC-078	Planner III	VACANT	NX-01	54,918	0	0		0	54,918	16,868	495	0	796	187	7,215	554	26,107	81,025		
7					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		
9					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		
11					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		
13					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		
15					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		
17					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		
19					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		
21					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		
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:		\$224,451	50	50		50	\$224,451	\$68,966	\$2,970	\$0	\$3,155	\$1,122	\$43,290	\$3,124	\$122,667	\$347,318		

\* Night Differential / Hazardous / Worker's Compensation / etc.  
 1/ Indicate "(LTA)" or "(Temp.)" next to Position Title (where applicable).  
 2/ FY 2027 GovGuam contribution rate of 30.70% for the Government of Guam Retirement is subject to change.  
 3/ FY 2027 GovGuam contribution rate of \$19.01 (bi-weekly) for DDI is subject to change.  
 4/ FY 2027 GovGuam contribution rate of \$187 (per annum) for Life Insurance is subject to change.

Schedule B - Contractual

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
Survey Services	0	\$0.00	\$ -	\$ 12,478.00	\$ (12,478.00)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Contractual</b>			\$ -	\$ -	\$ -

Schedule C - Supplies & Materials

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Supplies &amp; Materials</b>			\$ -	\$ -	\$ -

Schedule D - Equipment

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
		\$0.00	\$ -	\$ -	\$ -
<b>Total Equipment</b>			\$ -	\$ -	\$ -

Schedule E - Miscellaneous

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Miscellaneous</b>			\$ -	\$ -	\$ -

Schedule F - Capital Outlay

Item	Quantity	Unit Price	FY 2027 Request	FY 2026 Authorized	Variance Increase/(Decrease)
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
	0	\$0.00	\$ -	\$ -	\$ -
<b>Total Capital Outlay</b>			\$ -	\$ -	\$ -

**1) ADMINISTRATIVE**

- A. Volunteer – Mr. Joey Cruz since his separation has been Volunteering his time in a consulting capacity on certain days about three to four hours . This was approved by the Interim Acting Administrative Director Ms. Angela Camacho.

**2) RESIDENTIAL / AGRICULTURE**

- A. FY2025 Nine Million Dollar Appropriation
  - 1) DLM
    - a. Paid in Full - \$500,589.00
    - b. Rescheduled Site Visit of Lot 7160, Yigo
  - 2) GPA
    - a. Application Fee Without Meter Invoice Processed for payment totalling: \$1,300
    - b. Ninety-two (92) pending applications submitted.
  - 3) GWA
    - a. Pending the transfer of Tract 1113 Block 16, Municipality of Dededo to CLTC from the Department of Land Management.

**3) COMMERCIAL**

- 1) Proposed Amendments to Subsection 75A122, Chapter 75A, Title 21 Guam Code Annotated also known as the CHamoru Land Trust Commission Commercial Rules and Regulations. Based on the working session on February 23, 2026 we are finalizing the draft that will take into account the suggested edits and will be sharing with the Commissioners for their questions, comments, or concerns prior to placing the Draft on the Agenda for approval.
- 2) Guam Motorsports Association – The draft lease has been received from DAG Miller. However, we will be sending DAG Miller a list of items that we would consider to be added to the Draft. After that is completed we will share with Commissioners individually for your review, questions, comments, or suggestions.



# *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, February 19, 2026, at 1:00 PM**

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](mailto:cltc.admin@cltc.guam.gov). To view the meeting virtually, log on to GovGuam Live-YouTube or Google Meeting link: [meet.google.com/jbp-wkzk-prj](https://meet.google.com/jbp-wkzk-prj)

### **Meeting Minutes**

Public Notice: *The Pacific Daily News*, February 12, 2026, and February 17, 2026

#### **PRESENT:**

#### **COMMISSIONERS**

Earl J. Garrido, Chairperson  
Fabrienne C. Respicio, Commissioner  
Jeremy J. Rojas, Commissioner  
Joseph F. Artero-Cameron (via Google Meet)

#### **Management and Staff**

Joseph B. Cruz, Jr., Acting Administrative Director  
Glenn Eay, Land Agent Supervisor  
Tina Tainatongo, Administrative Officer (via Google Meet)  
Ebony Tenorio, Administrative Assistant  
Dexter Tan, Program Coordinator I  
Eileen Chargualaf, Land Agent III (via Google Meet)  
Jessica Dayday, Land Agent III  
Lydia Taleu, Land Agent I (via Google Meet)  
Damian Narcis, Land Agent I (via Google Meet)

#### **Guests**

Bertha Sablan Duenas  
Rodney T. Perez  
John Burch (GMA)  
Hans Ada (GMA)  
Danny Wu (Global Recycling)

*Loures A. Leon Guerrero*  
*I Magsa' Hlaga Guåhan*  
*Governor of Guam*

*Joshua F. Tenorio*  
*I Segundo Na Magsa' Lahen*  
*Guåhan*  
*Lieutenant Governor of Guam*

#### **Commission Members**

*Earl J. Garrido*  
*Chairperson*

*Joseph F. Artero-Cameron*  
*Commissioner*

*Fabrienne Cruz Respicio*  
*Commissioner*

*Jeremy J. Rojas*  
*Commissioner*

*(Vacant)*  
*Commissioner*

*Angela M. Camacho.*  
*Interim Administrative Director*

## Summary

The CHamoru Trust Commission (CLTC) board approved the minutes from December 18, 2025, and January 15, 2026, while the chairman emphasized CLTC's focus on addressing three major issues: the Guam Raceway, the golf course, and recycling, alongside implementing a planned residential subdivision. The board approved several motions, including a 20-year lease for the Guam Motorsports Association (GMA) with a revised stepped rental structure proposed by Commissioner Respicio and seconded by Commissioner Artero-Cameron, the requirement for a Phase Two environmental site assessment for the Global Recycling Center, and the designation of Bertha Sablan Duenas and Mr. Joseph Tenorio Perez as eligible beneficiaries. The administrative director reported on the near-completion of the FY 2027 budget request, progress in land registration, and the transfer of over 400 lots by DLM, while the board also passed a motion for the chair to sign all lease terminations and scheduled a working session to discuss commercial rules and regulations and the FY2027 budget request.

## Details

### I. Meeting Called to Order – Certification of Quorum Present

Acting Chairman Garrido called the February 19, 2026, Board of Commissioners meeting to order at around 1:22 P.M.

The CHamoru Land Trust Commission (CLTC) regular board meeting commenced on Thursday, February 19, 2026, at 1:22 p.m., establishing a quorum according to the 5GCA Chapter 8 Open Government Law.

Commissioner Artero-Cameron was recognized as having difficulty logging in initially, but was expected to join later. Acting Administrative Director Mr. Joseph B. Cruz Jr. was also present. The meeting agenda was published in the Pacific Daily News on February 12 and February 17, 2026, and posted on the CLTC website.

### II. Chairman's Remarks

The chairman emphasized that the CLTC is focused on moving forward and "writing the wrongs of the past," currently addressing three major issues: the Guam Raceway, the golf course, and recycling. Furthermore, the commission is implementing a planned residential subdivision for over 70 homes with the necessary infrastructure to facilitate real home ownership. The CLTC is partnering with local and federal sister agencies to build homes faster and more efficiently, to achieve affordable homeownership.

The Commission is auditing commercial property leases for mandated conformity and plans to act swiftly to remediate violations. The board intends to present findings to the legislature and request the discretion needed to negotiate and manage commercial and nonprofit leases responsibly.

**III. Approval of Minutes:** December 18, 2025 (Regular Board Meeting);  
January 15, 2026 (Regular Board Meeting).

Before the vote, Commissioner Respicio raised a question about an unauthorized charge on one of the accounts, which staff confirmed was still under review due to ongoing questions and concerns about the activity. Motion made by Commissioner Respicio to approve the minutes, seconded by Commissioner Rojas. Chairman Garrido called for a vote. APPROVED. 3-0.

**IV. Administrative Director's Report**

**A. Budget and Loan Program**

- The acting administrative director reported that the Fiscal Year (FY) 2027 budget request is nearly complete, with a work session scheduled for the following week, and a presentation to the board for approval in March 2026. Regarding the loan guarantee program, staff is working with Community First Credit Union and Attorney Miller to finalize details on a rider for the mortgage program, which will offer another financing option for constituents alongside USDA and VA housing.

**B. Land Registration and Audit**

- The land registration process has moved forward, with 13 lots now at the Attorney General's office for legal proceedings. For the FY2024 annual audit, the working trial balances were shared with Ernest and Young, and final unaudited financial statements are expected to be forwarded by the end of the following week so the audit can begin.

**C. Housing and GUAM Program**

- Staff met with representatives from GEDA, who are inclined to assist with the proposal process for affordable housing on Tract 10123, in Yigo. The application for zoning change for CLTC application number 2013-49 has been approved, rezoning the area from agricultural to residential. Additionally, the Guam Restoration Program (GHURA) will provide employees to assist with application requirements and the victim program.

**D. Residential / Agriculture and Commercial Leases.**

- The CLTC paid the Department of Administration (DOA) \$500,589 from the \$9 million appropriation, but is waiting for DOA to receive the money. Lot 7160 in Yigo is scheduled for a site visit and is the first of six identified projects. Regarding commercial leases, the acting administrative director will reach out to Commissioner Rojas to discuss eight existing expired commercial leases, which are anticipated to be presented to the board in March 2026.

**E. Telecommunications and Land Transfer**

- The board completed a review of the Piti operations and will begin billing them about \$1 million for existing and two new submerged cables, with the lease retroactively starting October 1, 2022. Furthermore, GTA will be invoiced about \$100,000 for a landed cable. DLM will be transferring over

400 other lots, and the land administrator is working on the transfer of tract 1113, block 16.

## V. Old Business

### A. James Sablan Cruz – Not Present

Commissioner Artero-Cameron made a motion to amend the motion for a residential lease award to approve an agricultural lease award for James Sablan Cruz for Tract 18113, Block 1, Lot 1, containing an area of 2,201 square meters. The motion was seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0

### B. Reordering of Agenda:

Commissioner Rojas made a motion to reorder the business to hear Mr. Carlos Camacho (item D of old business) first, followed by new business matters, and then item B of old business, due to Mr. Camacho being on the mainland and recovering from surgery. The motion was seconded by Commissioner Respicio. Acting Chairman Garrido called for a vote. Approved. 4-0

### C. GICC's Selection of Appraiser and Clubhouse Inclusion: Carlos Camacho (GICC) Present

Commissioner Respicio proposed a motion and then restated to exercise the CLTC's option to include the clubhouse and the surrounding five acres in the lease for GICC. The motion also specified that the selected appraiser must be an MAI-certified appraiser in good standing, independent of any previous GICC appraisal. Crucially, the motion confirmed that since GICC is the current tenant and has not released the property, CLTC will not assume any liability or responsibility for maintenance. Motion seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0.

*\*\*The meeting went into a five-minute break at 2:28 p.m.\*\**

### D. Lot 7161-R1, Yigo: Hans Ada and John Burch (GMA) Present

The meeting moved to old business item B at 2:34 pm, concerning the Guam Motorsports Association (GMA). Review of GMA Business Plan

The board acknowledged the updated proposal for the 252-acre land trust property. Support was expressed for the GMA's efforts, noting that the plan extends beyond reopening a racetrack to include public safety, youth education, and long-term sustainability. Key community benefits highlighted include the Safe Drive Performance Academy and partnerships for STEM education and technical training.

#### Rental Structure and Lease Terms

There was a discussion regarding the GMA's initial proposal of zero rent for the first three years. To meet the fiduciary obligation of generating a return for the trust, the following stepped rental schedule was proposed and subsequently approved:

- Months 1-6: \$0/month
- Months 7-12: \$1,500/month

- Year 2: \$2,500/month
- Year 3: \$5,000/month
- Year 4 through Year 20: \$10,000/month

While GMA representatives expressed concerns regarding the sustainability of the \$10,000 monthly rent and noted high startup costs for property rehabilitation, the motion to approve the lease based on these revised terms and a 20-year duration passed unanimously.

#### **Next Steps**

Lease paperwork will be drafted within the next two weeks. The final agreement remains subject to all compliance requirements and will require approval from the Board, the Attorney General, and the Governor.

Commissioner Rojas made a motion to approve a twenty-year lease for the Guam Motorsports Association (GMA). Commissioner Rojas amended the motion to include a 20-term lease and confirmed the motion would approve the lease for GMA based on the stepped rental structure and subject to all compliance requirements. Year 1 (first 6 months): \$0 (Rent-free period), Year 1 (Remaining 6 months): \$1,500 per month, Year 2: \$2,500, Year 3: \$5,000 per month, and Years 4 through 20: \$10,000 per month. Compliance: the lease is subject to all standard compliance reporting. Subleasing: Sublease requests must be approved by the Commission. The motion was seconded by Commissioner Artero-Cameron. Acting Chairman Garrido called for a vote. Approved. 4-0.

#### **E. Global Recycling Center: Danny Wu – Present**

Commissioner Rojas made a motion to require a phase two environmental site assessment. Seconded by Commissioner Respicio. Discussions. Acting Chairman Garrido called for a vote. Approved. 4-0.

#### **F. Publication of Recruitment – Administrative Director:**

Commissioner Rojas made a motion to table old business Item E, publication of recruitment for the administrative director. Seconded by Commissioner Respicio. Acting Chairman Garrido called for a vote. Approved. 4-0.

#### **Motion to Table Administrative Director Recruitment**

The board discussed the selection of a business publication for the recruitment of a new Administrative Director. A motion was made, seconded, and passed to table this item for later discussion. It was noted that Commissioner Respicio expressed reservations regarding the necessity of the recruitment at this time.

#### **Discussion on Interim Administrative Director**

Commissioner Artero-Cameron informed the board that the current Administrative Director, Mr. Joey Cruz, will be vacating his post shortly. A formal letter has been submitted to the Governor requesting the assignment of a temporary or interim acting Administrative Director. Commissioner Artero-Cameron emphasized the importance of ensuring that the appointee, whether interim or permanent, is a full-time employee to manage the commission's increasing workload.

## VII. New Business

### A. Constituent Matters

#### 1. Bertha Sablan Duenas – Present

Commissioner Artero-Cameron made a motion to approve Bertha Sablan Duenas as an eligible beneficiary of the CHamoru Land Trust Commission and to designate her son, Keith Anthony Ascura, as an eligible beneficiary and approved successor. The motion was seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0.

Mrs. Duenas shared historical context about her previous land application attempt and current difficulties with her agricultural lot. The commission clarified that the relocation request would be handled in a separate meeting.

#### 2. Joseph Tenorio Perez – Rodney Tenorio Perez (Attorney-in-Fact) -- Present

Motion made by Commissioner Artero-Cameron to approve Joseph Tenorio Perez for eligibility of the CHamoru Land Trust Commission based on an affidavit of occupancy, seconded by Commissioner Respicio. Chairman Garrido called for a vote. APPROVED. 4-0.

#### 3. Antonio Rabago Palacios – Not Present

Land Agent Supervisor Glenn Eay reported that Antonio Rabago Palacios' application to be an eligible beneficiary lacks supporting documentation and a legal description of the property, with the indicated land being in a National Park Tent City area. Since Mr. Palacios was not present, Acting Chairman Garrido made a suggestion to table this matter until representatives are present. Commissioner Rojas made a motion to table item 3 of new business, seconded by Commissioner Artero-Cameron. Discussion. Commissioner Respicio and Commissioner Artero-Cameron discussed the status of a constituent's application to be deemed an eligible beneficiary through a completed affidavit of occupancy. A question was raised regarding whether approval of the application would mean the constituent would not be eligible until the affidavit was completed. Commissioner Artero-Cameron expressed concern that continued delays could lead to legal issues involving the attorney general's office.

The motion to rescind the original motion was made by Commissioner Respicio and seconded by Commissioner Artero-Cameron. Acting Chairman Garrido called for a vote. Approved. 4-0.

A motion made by Commissioner Respicio to approve Mr. Palacios as an eligible beneficiary of the CHamoru Land Trust Commission based on his affidavit of occupancy or the information that was presented to the commission. The motion was seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0.

**4. Designate the Chairperson to sign all termination of leases on behalf of the board:**

Commissioner Respicio made a motion to designate the chair to sign all termination of leases on behalf of the board, seconded by Commissioner Rojas. Acting Chairman called for a vote. Approved. 4-0.

**5. Administrative Assistant Introduction:** The new administrative assistant for the CHamoru Land Trust Commission, Ebony Tenorio, was introduced as the primary contact for the board.

**VIII. Public Comment(s)**

No public comment at this meeting

**IX. Next Meeting** – Thursday, March 19, 2026, at 1:00 PM, CLTC Conference Room, Suite 223, ITC Building, Tamuning, Guam 96913

**X. Adjournment**


Commissioner Respicio made a motion to adjourn the meeting, seconded by Commissioner Rojas. Acting Chairman Garrido called for a vote. Approved. 4-0.

The meeting was adjourned at 3:15 PM

*\*\*Compiled by: J. Dayday, Land Agent III\*\**

Approved by motion in the meeting of March 19, 2026

Concurred By:



Earl J. Garrido, CLTC Chairperson

3-19-26  
Date

**Cover Memo for CLTC Staff Packet**

**To:** Chamorro Land Trust Commission Staff (CLTC)  
**From:** Guam International Country Club, Inc. (GICC)  
**Date:** March 17, 2026  
**Subject:** Request for Utility Easement / Right-of-Way (Lot No. 10122-12, Dededo)

GICC respectfully requests CLTC's approval of a utility easement or right-of-way over a limited portion of Lot No. 10122-12 to allow installation, operation, and maintenance of electrical infrastructure necessary to connect a solar energy project to the Guam power grid in coordination with the Guam Power Authority.

The easement is strictly limited to utility infrastructure purposes, does not transfer ownership of CLTC land, and includes protections to revert the land to CLTC control if the infrastructure is removed. This request is consistent with prior CLTC approvals for GPA and GWA infrastructure on this and other CLTC parcels.

Approval will directly support Guam's renewable energy transition, strengthen grid reliability, reduce reliance on imported fuel, and provide ongoing public benefit while preserving CLTC's authority and stewardship of the land. GICC respectfully requests the CLTC Board to approve the easement and authorize the Chairperson, or designee, to execute the necessary documents.

## CLTC BOARD BRIEFING SUMMARY

### Request for Utility Easement to Support Guam Power Authority Renewable Energy Interconnection, Lot No. 10122-12 (GICC Lease)

**Applicant:** Guam International Country Club, Inc. (GICC)

**Property:** Lot No. 10122-12, Dededo  
Commercial Lease between GICC and the Chamorro Land Trust Commission  
Lease dated April 1, 2014, as amended December 18, 2025

#### 1. Request:

GICC respectfully requests CLTC's approval of a utility easement/right-of-way over a limited portion of Lot 10122-12, to allow installation and maintenance of electrical infrastructure necessary to connect a solar energy project to the Guam power grid. The infrastructure will be installed and operated in coordination with the Guam Power Authority Infrastructure to be installed:

The easement will allow construction and operation of electrical infrastructure such as:

- electrical substation facilities
- underground electrical cables and conduits
- power lines and transmission equipment
- switching equipment and protective devices
- transformer pads and related electrical facilities
- access for inspection, maintenance, and repair by authorized utility personnel

The easement area will be limited to the minimum land area required, as shown on the attached site plan.

#### 2. Protection of CLTC Land:

Approval of the easement does not transfer ownership or leasehold rights. Key protections include:

- CLTC retains full ownership and authority over the land
- GICC's existing lease remains unchanged
- Easement is limited strictly to utility infrastructure purposes
- Easement remains in place only while the infrastructure is in service
- Land may be restored if infrastructure is removed

#### 3. Prior CLTC Precedent

CLTC has previously approved similar utility access on the same property and other CLTC parcels. Examples include:

- GPA power line right-of-way (Instrument No. 485312 – March 4, 1993)
- GWA monitoring well access (Instrument No. 992216 – October 23, 2023)
- GPA right-of-way grants on other CLTC parcels (Instruments 1015781-1015784 - January 2026)

These approvals demonstrate CLTC's historical support for public utility infrastructure serving Guam residents.

#### 4. Public Benefit to Guam

The requested easement supports:

- expansion of renewable energy generation
- improved power grid reliability
- reduced dependence on imported fuels
- long-term energy sustainability for Guam

The project will help support the renewable energy initiatives of the Guam Power Authority and contribute to Guam's energy transition.

## **5. Requested CLTC Action**

GICC respectfully requests that the Chamorro Land Trust Commission:

1. Approve the utility easement / right-of-way over a limited portion of Lot 10122-12, and
2. Authorize the CLTC Chairperson or designee to execute the necessary easement documents

### **Attachments**

GICC'S Official Letter w/attachments



March 17, 2026

Mr. Earl J. Garrido  
Acting Chairperson  
Chamorro Land Trust Commission  
590 South Marine Drive  
Tamuning, Guam 96913

**Re: Request for Approval of Utility Easement/Right-of-Way (Lot No. 10122-12, Dededo)**

Dear Mr. Garrido,

Guam International Country Club, Inc. ("GICC"), the lessee under that certain Commercial Lease Agreement dated April 1, 2014, as amended by the First Amendment to Commercial Lease Agreement effective December 18, 2025, with the Chamorro Land Trust Commission ("CLTC") covering Lot No. 10122-12 in Dededo, respectfully requests CLTC's approval for a utility easement or right-of-way over a limited portion of the leased property to allow installation and operation of electrical infrastructure required for a renewable energy project.

This request is associated with the development of a solar energy generation project and the electrical infrastructure necessary to connect the project to the Guam power grid in coordination with the Guam Power Authority.

GICC respectfully submits that approval of this easement is consistent with the existing lease, with CLTC's historical practice regarding public utility infrastructure, and with the broader public interest of the people of Guam.

**1. Lease Authority**

GICC occupies the property pursuant to the Commercial Lease Agreement dated April 1, 2014, as amended by the First Amendment effective December 18, 2025.

Under the amended lease:

- the property may be used for the generation, storage, and transmission of renewable solar energy, including associated infrastructure; and
- the parties agree to cooperate as reasonably necessary to support project financing and federal Investment Tax Credit (ITC) requirements.

The lease also recognizes that public utilities, including GPA, GWA, and other utility providers, may require access to the property for infrastructure and services necessary to serve Guam's residents.

The requested easement is limited strictly to utility infrastructure purposes and does not transfer, assign, mortgage, or otherwise convey any leasehold interest held by GICC under the existing lease with CLTC. Ownership of the land will remain with CLTC, and the property will continue to be governed by the existing lease.

**2. Purpose and Scope of the Easement**

The requested easement will allow installation, operation, and maintenance of electrical infrastructure necessary to connect the solar project to the Guam power grid.



Infrastructure associated with the easement may include:

- electrical substation facilities
- underground electrical cables and conduits
- power lines and transmission equipment
- switching equipment and protective devices
- transformer pads and related electrical facilities
- access for inspection, maintenance, and repair by authorized utility personnel

The easement area will be limited to the minimum amount of land necessary, as shown in the attached Site Plan (Exhibit A), and will not interfere with the overall use of the leased property

### **3. Consistency with Prior CLTC Utility Easements**

Approval of utility easements on CLTC properties to support public infrastructure is consistent with prior approvals granted by CLTC on the GICC property and other CLTC parcels.

Examples include:

- Grant of Right-of-Way: Instrument No. 485312 (March 4, 1993)  
Lot 10122-12 (GICC leased property with CLTC) – power line infrastructure for the Guam Power Authority (Exhibit B)
- Right of Entry Agreement: Instrument No. 992216 (October 23, 2023)  
Lot 10122-12-R9 (GICC leased property with CLTC) – monitoring well access for the Guam Waterworks Authority (Exhibit C)
- Grants of Right-of-Way: Instrument Nos. 1015781–1015784 (January 16, 2026)  
Utility infrastructure for the Guam Power Authority on other CLTC parcels (Exhibit D)

These examples demonstrate that CLTC has historically supported utility access where necessary to provide infrastructure and services benefiting the people of Guam.

### **4. Public Benefit**

The proposed easement directly supports the development of renewable energy generation and modern electrical infrastructure serving Guam's power grid.

This project will help Guam:

- expand renewable energy generation
- strengthen long-term grid reliability and resilience
- reduce dependence on imported fuel
- support Guam's long-term energy transition goals

This infrastructure will support the expansion of renewable energy and grid reliability for Guam and will assist the Guam Power Authority in meeting Guam's renewable energy objectives while maintaining the land under the stewardship of the Chamorro Land Trust Commission for the benefit of the people of Guam.

Importantly, the easement will not alter GICC's leasehold rights nor diminish CLTC's ownership of the land, and the property will remain subject to all terms and conditions of the existing CLTC lease.



*Guam International Country Club*

495 Battulo Street, Yigo, GU 96929 \* Tel # 1-671-632-4445 \* Fax # 1-671-632-4440

### **5. Easement Duration and Protection of CLTC Interests**

The requested easement is intended to allow utility infrastructure necessary to support the solar energy project and electrical grid connection. The easement will remain in effect for so long as the authorized utility infrastructure is in service, and will remain subject to the authority and oversight of the Chamorro Land Trust Commission.

In the event the infrastructure is permanently removed or no longer in service, the easement area may be restored and released in accordance with CLTC policies and applicable agreements, ensuring that the property remains available for future use consistent with CLTC's mission.

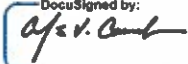
### **6. Request for CLTC Approval**

For these reasons, GICC respectfully requests that the Chamorro Land Trust Commission approve the requested utility easement or right-of-way over a limited portion of Lot No. 10122-12 to allow installation, operation, and maintenance of electrical infrastructure necessary for the renewable energy project.

To facilitate timely coordination with the Guam Power Authority and the project's infrastructure and financing requirements, GICC further respectfully requests that the Commission authorize the CLTC Chairperson, or his designee, to execute the necessary easement or right-of-way documents on behalf of CLTC, subject to final review by CLTC legal counsel and consistent with the terms of the existing lease (Exhibit E: Sample Easement Agreement for Electric Utility Purposes).

GICC appreciates CLTC's continued cooperation and leadership in supporting infrastructure improvements and renewable energy development that benefit the people of Guam.

Respectfully submitted,

DocuSigned by:  
  
2AEC72BF09444EB...  
Carlos Camacho  
Authorized Agent

### **Attachments**

- Exhibit A: Site Plan Showing Proposed Easement Area
- Exhibit B: Grant of Right-of-Way Instrument No. 485312 (1993)
- Exhibit C: Right of Entry Agreement Instrument No. 992216 (2023)
- Exhibit D: GPA Right-of-Way Grants on CLTC Parcels (2026)
- Exhibit E: Sample Easement Agreement for Electric Utility Purposes



# EXHIBIT B

485312

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GOVERNMENT OF GUAM  
DEPARTMENT OF LAND MANAGEMENT  
LAND RECORDS SECTION

TERRITORY OF GUAM, DEPARTMENT OF LAND MANAGEMENT, OFFICE OF THE RECORDER

485312

INSTRUMENT NUMBER \_\_\_\_\_  
TYPE OF INSTRUMENT Grant  
THIS INSTRUMENT WAS FILED FOR RECORD ON 4  
DAY OF ( MARCH ) 1993 AT 1032 AM ( X ) PM ( )  
AND DULY RECORDED IN BOOK \_\_\_\_\_ AT PAGE \_\_\_\_\_  
RECORDED FEE \$ De Officio VOUCHER NUMBER \_\_\_\_\_

Jud Cortez  
FOR RECORDER

- (1) COMPUTER LISTING \_\_\_\_\_ (MAR) 11 1993 )
- (2) NUMERICAL INDEX URBAN \_\_\_\_\_ (SUB) \_\_\_\_\_ (VOL) \_\_\_\_\_ ( ) ( a )
- (3) ALPHABETICAL GRANTOR (LAND) (MISC.) \_\_\_\_\_ ( ) ( )
- (4) ALPHABETICAL GRANTEE (LAND) (MISC.) \_\_\_\_\_ ( ) ( )
- (5) MARGINAL NOTATION C.T. NO. \_\_\_\_\_ G.C. NO. \_\_\_\_\_ ( ) ( )
- (6) ISSUANCE OF C.T. NO. \_\_\_\_\_ G.C. NO. \_\_\_\_\_ ( ) ( )
- (7) CANCELLATION OF C.T. \_\_\_\_\_ G.C. NO. \_\_\_\_\_ ( ) ( )
- (8) CHANGES PROPERTY LISTING DAILY SALES DATA NO. \_\_\_\_\_ ( ) ( )
- (9) GRANTORS SOCIAL SECURITY NO. \_\_\_\_\_ ( ) ( )
- (10) GRANTEES SOCIAL SECURITY NO. \_\_\_\_\_ ( ) ( )
- (11) MINOR'S SOCIAL SECURITY NO. \_\_\_\_\_ ( ) ( )

REMARKS: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**GRANT OF RIGHT-OF-WAY  
FOR THE ERECTION AND MAINTENANCE OF POWER  
LINES, POLES, WIRES, CABLES AND  
UNDERGROUND CONDUITS**

GUAM MUNICIPAL GOLF, INC. of DEDEDO, GUAM

Territory of Guam, hereinafter called the "Owner", hereby grants GUAM POWER AUTHORITY, hereinafter called the "Authority", its successors and assigns, the right to erect, construct, re-construct, replace, remove, maintain and use a line of poles, towers or underground conduits with such wires and cables as the Authority shall from time to time suspend therefrom or run therethrough for power and communication purposes, and all necessary and proper foundation, down-guys, footings, crossarms and other appliances and fixtures for use in connection with said poles, wire and cables, together with a right-of-way, on, along and in all of the hereinafter described strip of those certain lands which are situated in the Municipality of DEDEDO, Territory of Guam, and more particularly described as follows:

A 10' x 90' foot strip of land extending partially across Lot No. 10122-12, Municipality of DEDEDO, Territory of Guam, Guam, as delineated in that certain sketch (or map) marked Exhibit "A" and attached hereto is made a part hereof.

Owner further grants to the Authority, the right of ingress to and egress from said strip over and across said lands by means of roads and lanes thereon, if such there be, otherwise by such route or routes as shall occasion the least practicable damage and inconvenience to Owner.

Owner shall have the right to use said strip for purpose not inconsistent with

485312

Authority shall have the further right from time to time to trim and to cut down and clear away any and all trees and brush now or hereafter on said strip and shall have the further right from time to time to trim and to cut down and clear away any trees on either side of said strip which now or hereafter in the opinion of Authority may be a hazard to said poles, wires, cables, or conduits, by reason of the danger of falling thereon or interfering therewith, provided, however, that all trees which Authority is hereby authorized to cut and remove, if valuable for timber or wood, shall continue to be the property of Owner, but all tops, brush and refuse wood shall be burned or removed by Authority.

Authority shall also have the right to mark the location of said strip by suitable markers set in the ground or on said poles, towers, wires or cables, but said markers set in the ground shall be placed in fences or other locations which will not interfere with any reasonable use Owner shall make of said strip.

Authority shall repair any damage it shall do to Owner's private roads or lanes on said lands, and shall indemnify Owner against any loss and damage which shall be caused by the exercise of said ingress and egress, or by any wrongful or negligent act or omission of Authority or of its agents or employees in the course of their employment.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, Owner has executed these presents this 10 day of

FEBRUARY, 19 93.



35"

33.96

(G)

(F)

S 00° 04' 25" E

15.10

80' WIDE R/W FOR PUBLIC ACCESS AND UTILITY EASEMENT

EXHIBIT 'A'  
E-2555-92

485312

SCALE 1" = 60'

DO HEREBY GRANT 50 FT. PUBLIC ACCESS & UTILITIES SHOWN ON LOT NO. 10122-R1?

DIRECTOR OF LAND MANAGEMENT

DATE

LOT 10122-12

A = 829,124 ± SQ. M.

(AREA TABULATION SHEET 5 OF 5)

(INCLUDING EASEMENT AREA)

(SEE PART ON SHEET 1 OF 5)

LOT 10122-96

A = 33,464 ± SQ. M.

(AREA TABULATION SHEET 5 OF 5)

80' R/W FOR PUBLIC ACCESS

& UTILITY EASEMENT

LOT 10122-17

A = 10,625 ± S.M.

SEE SPECIAL NOTE

SEMI CONC. HOUSE

123.00

BASIC LOT 10122-RB  
REC A = 2,927,987 ± SQ. M.  
COM. A = 2,927,987 ± SQ. M.

10' x 30' EASEMENT

EXISTING 12' WIDE ASPHALT PAVEMENT TYPICAL

LOT 10122-

A = 1,793,935 ± S

(AREA TABULATION SHEET

(SEE SPECIAL NOTE

SHEET 5 OF 5)

(SEE PART ON SHEET

5 OF 5)

55'

35"

W

421.37

S

S 89° 55' 35" W

S

S 89° 55' 35" W

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GOVERNMENT OF GUAM - Department of Land Management  
Office of the Recorder 992216

File for Record is Instrument Number \_\_\_\_\_

On the Year 20 23 Month 10 Day 23 Time 9:21

Recording Fee DE-OFFICIO Receipt No. DE-OFFICIO

Deputy Recorder: 

992216

(Space above this line for Recorder's use only.)

**RIGHT OF ENTRY AGREEMENT**  
**Portion of, Lot 10122-12-R9, Municipality of Dededo**

THIS AGREEMENT made and entered into on the 23 day of September 2023, by and between CHAMORU LAND TRUST COMMISSION, GOVERNMENT OF GUAM, P.O. BOX 2950, HAGATNA, GUAM 96932 hereinafter called the "OWNER" and the GUAM WATERWORKS AUTHORITY, hereinafter called the "AUTHORITY".

WITNESSTH


WHEREAS, the AUTHORITY needs to enter the OWNER'S property in order to inspect, measure, sample, repair and maintain monitoring well (GHURA-DEDEDO) located on the following described premises:

A portion of Lot 10122-12-R9, Municipality of Dededo, an area consisting of 16± square feet (4x4 concrete pad), as shown on the Agricultural Subdivision Master Plan of Lot 10122 and Tract 10316, DWG. No. 2213-11-14, recorded on July 22, 2015, under Instrument No.880801, in the Department of Land Management, as shown in Exhibit "A". Certificate of Title No. 61426.

NOW THEREFORE, in consideration of the above stated premises, the OWNER and the AUTHORITY hereby agree that the AUTHORITY and/or its duly authorized representative shall have the right to enter upon the OWNER'S land for inspection, measurement, repair and maintenance of the monitoring well. It is further understood that the AUTHORITY and/or its duly authorized representative will restore the land to a safe and sanitary condition after the work has been completed.

OWNER:  
CHAMORU LAND TRUST COMMISSION  
GOVERNMENT OF GUAM

AUTHORITY:  
GUAM WATERWORKS AUTHORITY

Rv: 








# **EXHIBIT D**

**Instrument Nos. 1015781-1015784**

1015781

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For filing with the Registrar )  
of land titles pursuant to the )  
Land Title Registration Act. )  
Requested by Guam Power )  
Authority. After filing, )  
deliver copies to Guam )  
Power Authority P.O. )  
Box 2977 Hagatña, )  
Guam 96932. )

GOVERNMENT OF GUAM - Department of Land Management Office of the Recorder			
File for Record is Instrument Number	1015781		
On the Year	20 20	Month 01	Day 16 Time 9:00am
Recording Fee	DE-OFFICIO		Receipt No. DE-OFFICIO
Deputy Recorder			

(Space above this line for Recorder's use only.)

**GRANT OF RIGHT-OF-WAY  
FOR THE ERECTION AND MAINTENANCE OF POWER  
LINES, POLES, WIRES, CABLES AND  
UNDERGROUND CONDUITS**

**CHAMORRO LAND TRUST COMMISSION**

whose address is Suite 222, 2<sup>nd</sup> Floor ITC Building, Tamuning, Guam 96931

hereinafter called the "Owner", hereby grants GUAM POWER AUTHORITY, hereinafter called the "Authority", its successors and assigns, the right to erect, construct, re-construct, replace, remove, maintain and use a line of poles, towers or underground conduits with such wires and cables, as the Authority shall from time to time suspend therefrom or run therethrough for power and communication purposes, and all necessary and proper foundation, down-guys, footings, cross arms and other appliances and fixtures for use in connection with said poles, wire and cables, together with a right-of-way, on, along and in all of the hereinafter described strip of those certain lands which are situated in the Municipality of Dededo, Guam, and more particularly described as follows:

A strip of land (as shown on Exhibit "A" attached hereto) extending partially across Lot No. 10171-28, Municipality of Dededo, Guam, as delineated in that certain sketch (or map) and marked Exhibit "A" attached hereto and is made a part hereof.

Owner further grants to the Authority, the right of ingress to and egress from said strip over and across said lands by means of roads and lanes thereon, if such there be, otherwise by such route or routes as shall occasion the least practicable damage, and

1015781

away any and all trees and brush now or hereafter on said strip and shall have the further right from time to time to trim and to cut down and clear away any trees on either side of said strip which now or hereafter in the opinion of Authority may be a hazard to said poles, wires, cables, or conduits, by reason of the danger of falling thereon or interfering therewith, provided, however, that all trees which Authority is hereby authorized to cut and remove, if valuable for timber or wood, shall continue to be the property of Owner, but all tops, brush and refuse wood shall be removed by Authority.

Authority shall also have the right to mark the location of said strip by suitable markers set in the ground or on said poles, towers, wires or cables, but said markers set in the ground shall be placed in fences or other locations which will not interfere with any reasonable use Owner shall make of said strip.

Authority shall repair any damage it shall do to Owner's private roads or lanes on said lands, and shall indemnify Owner against any loss and damage which shall be caused by the exercise of said ingress and egress, or by any wrongful or negligent act or omission of Authority or of its agents or employees in the course of their employment.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, Owner has executed these presents this 13th day of Jan, 2026.

OWNER:

CHAMORRO LAND TRUST COMMISSION

By:   
Earl J. Garrido, Acting Chairman  
Chamorro Land Trust Commission

1015781

ACKNOWLEDGEMENT

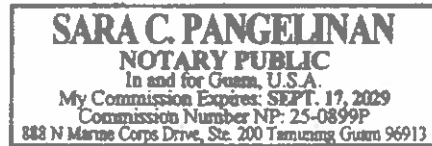
In and for Guam )  
City of ~~Hagåtña~~ ) ss  
Tamuning

On this 13th day of Jan., 2026, before me, a Notary Public in and for Guam, personally appeared Earl J. Garrido, known to me to be the **Acting Chairman, of the Chamorro Land Trust Commission** whose name is subscribed to the foregoing **Grant of Right of Way for the erection and maintenance of Power Lines, Poles, Wires, Cables and Underground Conduits** and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day, month and year first above written.



Sara C. Pangelinan  
Notary Public





CURVE DATA :

(A)

Δ = 60° 18' 31"  
R = 6.096  
L = 6.417  
Ch = 6.124  
ChB = N24° 26' 57"E

(B)

Δ = 21° 27' 45"  
R = 143.501  
L = 53.754  
Ch = 53.440  
ChB = S85° 01' 57"E

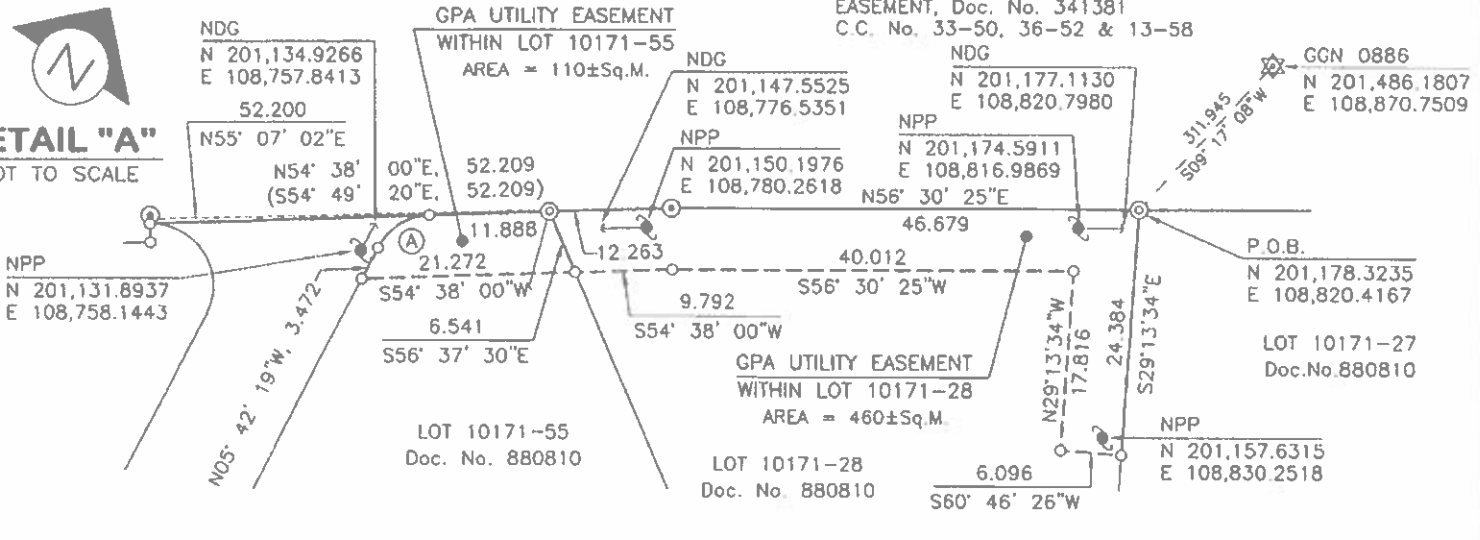
(C)

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Ch = 50.087  
ChB = N85° 14' 46"W

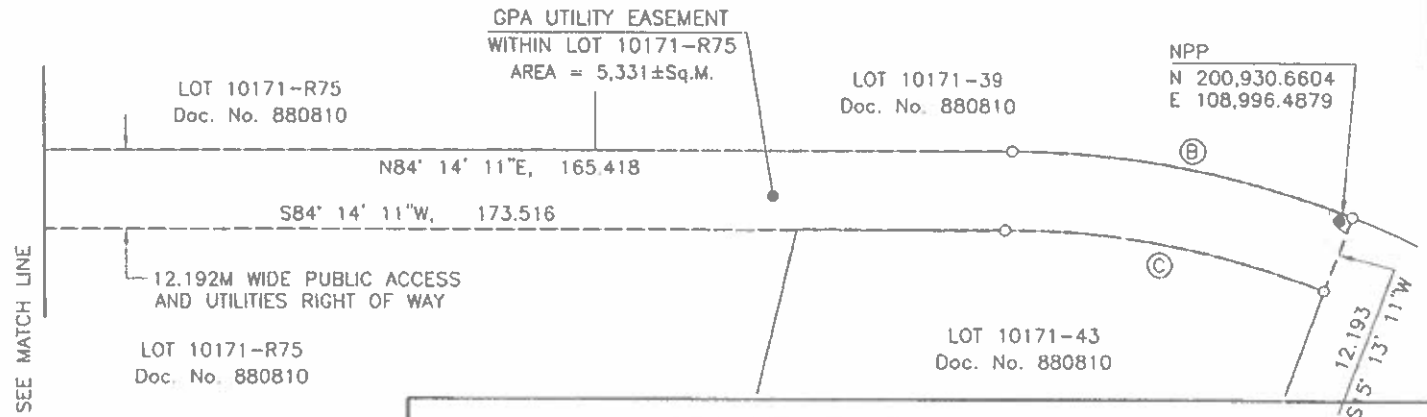
(D)

Δ = 49° 01' 30"  
R = 24.380  
L = 20.861  
Ch = 20.230  
ChB = S30° 12' 48"E

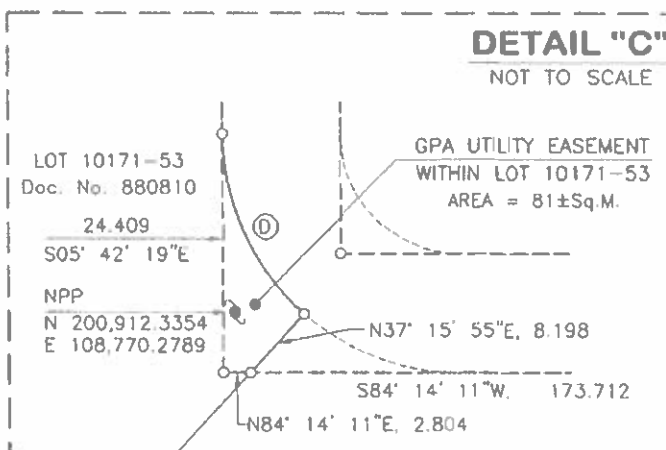
DETAIL "A"  
NOT TO SCALE



DETAIL "B"  
NOT TO SCALE



DETAIL "C"  
NOT TO SCALE



GPA UTILITY EASEMENTS WITHIN  
LOTS 10171-28, 10171-53, 10171-55 & 10171-R75

L.S. 14 MUNICIPALITY OF DEDEDO SEC. 1

CERTIFICATE OF SURVEYOR:  
I, CHRISTOPHER E. HILL, HEREBY CERTIFY THAT THIS SKETCH  
WAS PREPARED BY ME OR UNDER MY SUPERVISION;  
BASED ON A FIELD SURVEY BY FIELD CREW  
ON SEPTEMBER 2025.

*Christopher E. Hill*  
CHRISTOPHER E. HILL  
P.L.S. NO. 87  
09/16/25  
DATE



\* ENGINEERING \* PLANNING \* SURVEYING \* ENVIRONMENTAL SERVICES  
\* GEOGRAPHIC INFORMATION SYSTEM \* CONSTRUCTION MANAGEMENT \* GUAM  
P.O. Box 8000, Tamuning, Guam 96911 238 E. Marine Corps Drive, Suite 201 Diamond Plaza,  
Hagåtña, GU 96910-5194 Tel: (671) 477-7991 Fax: (671) 479-6315 S.A.P.A.N. Caller Box PPP,  
Suite 164, Suapan, MP 96950 Chalan Pate, Arnold-Ada's Building South Carapout, Suapan 96950  
Tel: (670) 234-9017 Fax: (670) 234-3842

1015782--

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For filing with the Registrar )  
of land titles pursuant to the )  
Land Title Registration Act. )  
Requested by Guam Power )  
Authority. After filing, )  
deliver copies to Guam )  
Power Authority P.O. )  
Box 2977 Hagatña, )  
Guam 96932. )

GOVERNMENT OF GUAM - Department of Land Management Office of the Recorder	
File for Record is Instrument Number	1015782
On the Year 20	24 Month 01 Day 16 Time 9:02am
Recording Fee	DE-OFFICIO Receipt No. DE-OFFICIO
Deputy Recorder	<i>YD</i>

(Space above this line for Recorder's use only.)

**GRANT OF RIGHT-OF-WAY  
FOR THE ERECTION AND MAINTENANCE OF POWER  
LINES, POLES, WIRES, CABLES AND  
UNDERGROUND CONDUITS**

**CHAMORRO LAND TRUST COMMISSION**

whose address is Suite 222, 2<sup>nd</sup> Floor ITC Building, Tamuning, Guam 96931

hereinafter called the "Owner", hereby grants **GUAM POWER AUTHORITY**, hereinafter called the "Authority", its successors and assigns, the right to erect, construct, re-construct, replace, remove, maintain and use a line of poles, towers or underground conduits with such wires and cables, as the Authority shall from time to time suspend therefrom or run therethrough for power and communication purposes, and all necessary and proper foundation, down-guys, footings, cross arms and other appliances and fixtures for use in connection with said poles, wire and cables, together with a right-of-way, on, along and in all of the hereinafter described strip of those certain lands which are situated in the Municipality of Dededo, Guam, and more particularly described as follows:

A strip of land (as shown on Exhibit "A" attached hereto) extending partially across Lot No. 10171-53, Municipality of Dededo, Guam, as delineated in that certain sketch (or map) and marked Exhibit "A" attached hereto and is made a part hereof.

Owner further grants to the Authority, the right of ingress to and egress from said strip over and across said lands by means of roads and lanes thereon, if such there be, otherwise by such route or routes as shall occasion the least practicable damage, and

1015782

away any and all trees and brush now or hereafter on said strip and shall have the further right from time to time to trim and to cut down and clear away any trees on either side of said strip which now or hereafter in the opinion of Authority may be a hazard to said poles, wires, cables, or conduits, by reason of the danger of falling thereon or interfering therewith, provided, however, that all trees which Authority is hereby authorized to cut and remove, if valuable for timber or wood, shall continue to be the property of Owner, but all tops, brush and refuse wood shall be removed by Authority.

Authority shall also have the right to mark the location of said strip by suitable markers set in the ground or on said poles, towers, wires or cables, but said markers set in the ground shall be placed in fences or other locations which will not interfere with any reasonable use Owner shall make of said strip.


Authority shall repair any damage it shall do to Owner's private roads or lanes on said lands, and shall indemnify Owner against any loss and damage which shall be caused by the exercise of said ingress and egress, or by any wrongful or negligent act or omission of Authority or of its agents or employees in the course of their employment.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, Owner has executed these presents this 13th day of Jan., 2026.

OWNER:

CHAMORRO LAND TRUST COMMISSION

By:   
Earl J. Garrido, Acting Chairman  
Chamorro Land Trust Commission

1015732

A C K N O W L E D G E M E N T

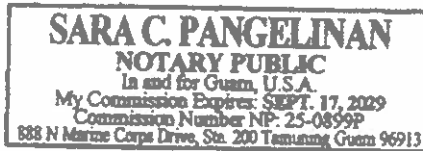
In and for Guam )  
City of Tamuning )<sup>SS</sup>

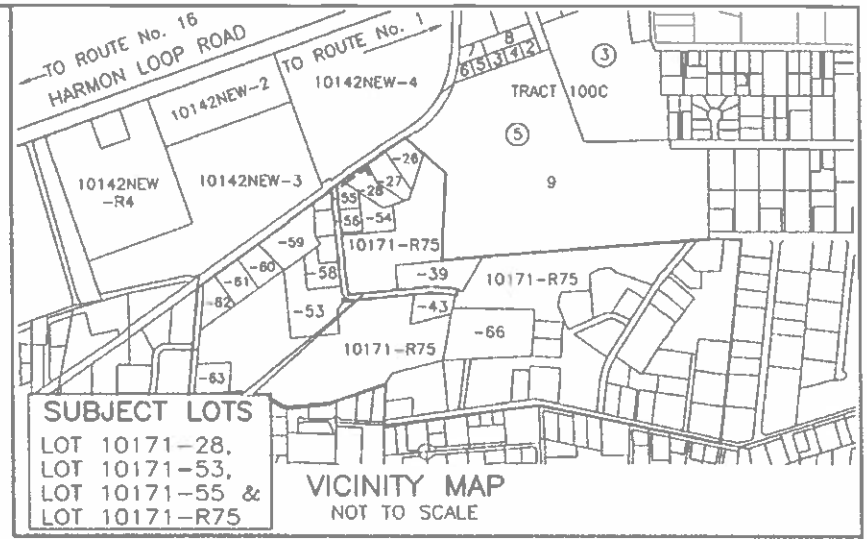
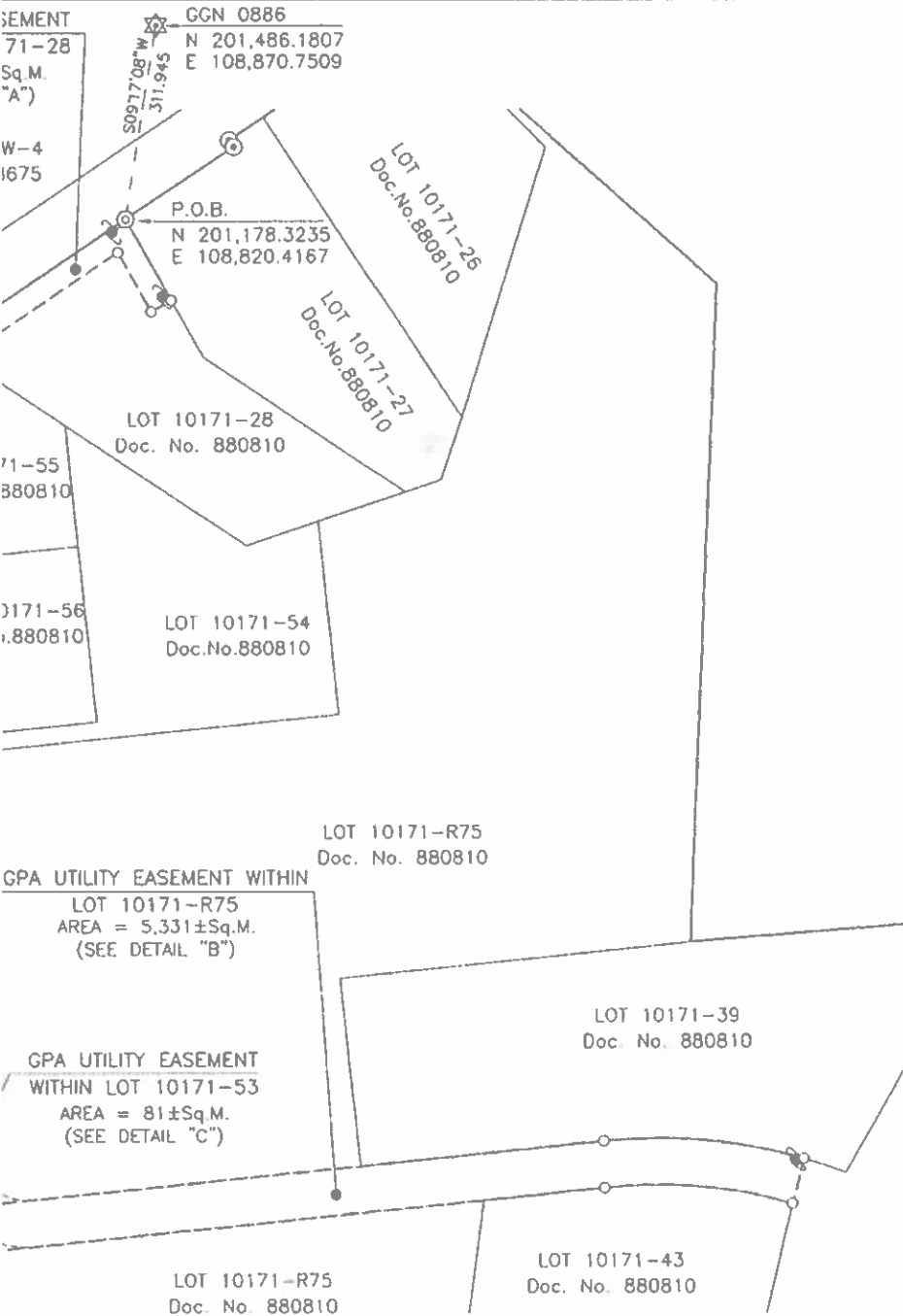
On this 13<sup>th</sup> day of Jan., 2026, before me, a Notary Public in and for Guam, personally appeared Earl J. Garrido, known to me to be the **Acting Chairman, of the Chamorro Land Trust Commission** whose name is subscribed to the foregoing **Grant of Right of Way for the erection and maintenance of Power Lines, Poles, Wires, Cables and Underground Conduits** and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day, month and year first above written.



Sara C. Pangelinan  
Notary Public





# EXHIBIT "A"



1993 GRID



METRIC SCALE: 1:1500

### NOTES:

1. SURVEY WAS BASED FROM FOUND PROPERTY CORNERS AS SHOWN
2. ALL DISTANCES AND DIMENSIONS SHOWN HEREON ARE IN METERS.
3. BEARINGS AND DISTANCES ARE 1993 GRID VALUES

### REFERENCES:

1. DWG No. 2213-11-14, AGRICULTURAL SUBDIVISION MASTER PLAN OF LOT 10171, PREPARED BY DEPARTMENT OF LAND MANAGEMENT, Doc. No. 880810.
2. DWG No. DAI-S-02-141, PARCELING SURVEY MAP OF LOT 10171-R25, PREPARED BY PLS No. 65 FOR CHAMORRO LAND TRUST COMMISSION.

**GPA UTILITY EASEMENTS WITHIN**  
**LOTS 10171-28, 10171-53, 10171-55 & 10171-R75**  
 L.S. 14 MUNICIPALITY OF DEDEDO SEC. 1

### CERTIFICATE OF SURVEYOR:

I, CHRISTOPHER E. HILL, HEREBY CERTIFY THAT THIS SKETCH WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; BASED ON A FIELD SURVEY DONE BY GPA/DCA FIELD CREW ON SEPTEMBER 2025.

*Christopher E. Hill* 01/15/26  
 CHRISTOPHER E. HILL DATE  
 P.L.S. NO. 87



ED PLS 65

YELLOW FLAGGING MARKED GPA P/P  
 WITH BLUE FLAGGING MARKED GPA D/G

DWG No. DCAI-S-25-35B  
 (SHEET 1 OF 2)



\* ENGINEERING \* PLANNING \* SURVEYING \* ENVIRONMENTAL SERVICES  
 \* GEOGRAPHIC INFORMATION SYSTEM \* CONSTRUCTION MANAGEMENT GUAM  
 P.O. Box 8900, Lamaning, Guam 96911 2381 Marine Corps Drive, Suite 201 Diamond Plaza,  
 Hagåtña, GU 96910-5194 Tel: (671) 477-7991 Fax: (671) 479-6115 SAIPAN Caller Box PPP,  
 Suite 164, Saipán, MP 96950 Chifaa Pale Arnold, Ada's Building South Guam, Saipan 96950  
 Tel: (670) 234-9017 Fax: (670) 234-3842

CURVE DATA :

(A)

Δ = 60° 18' 31"  
R = 6.096  
L = 6.417  
Ch = 6.124  
ChB = N24° 26' 57"E

(B)

Δ = 21° 27' 45"  
R = 143.501  
L = 53.754  
Ch = 53.440  
ChB = S85° 01' 57"E

(C)

Δ = 21° 58' 09"  
R = 131.432  
L = 50.395  
Ch = 50.087  
ChB = N85° 14' 46"W

(D)

Δ = 49° 01' 30"  
R = 24.380  
L = 20.861  
Ch = 20.230  
ChB = S30° 12' 48"E

134.9266  
757.8413

131.8937  
758.1443

10171-55  
No. 880810

87.9206  
52.5375

10171-56  
No. 880810

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767.1647

10171-54  
No. 880810

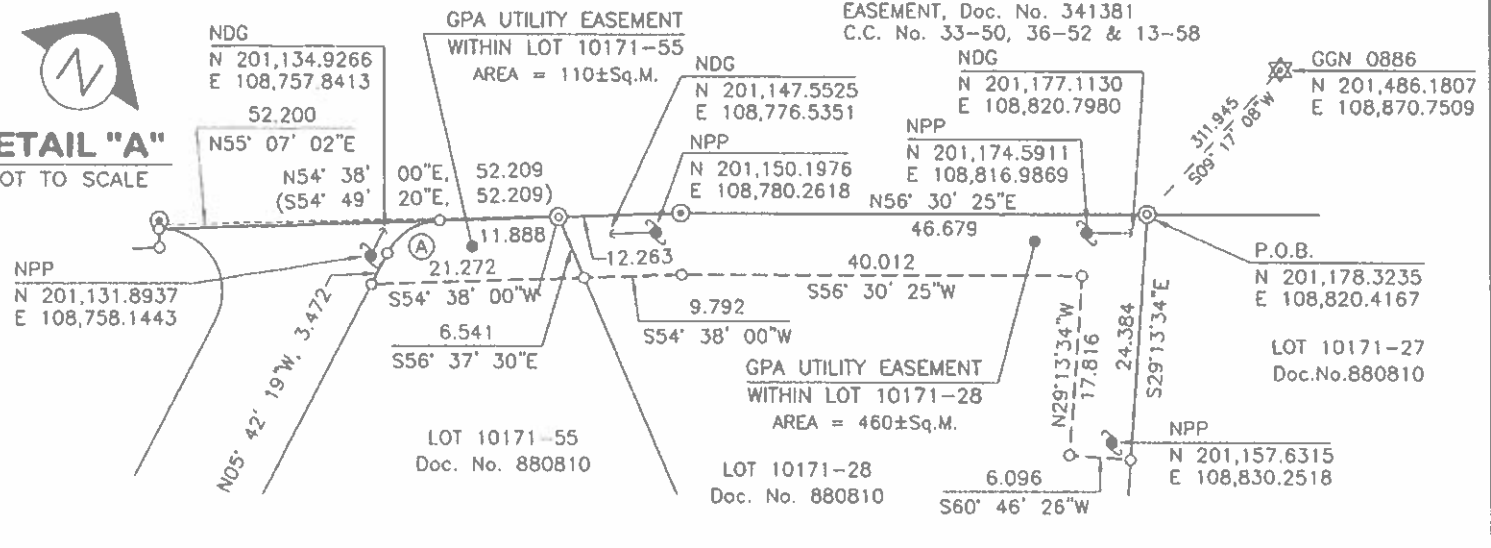
UTILITY EASEMENT  
LOT 10171-R75  
= 5,331±Sq.M.

10171-R75  
No. 880810

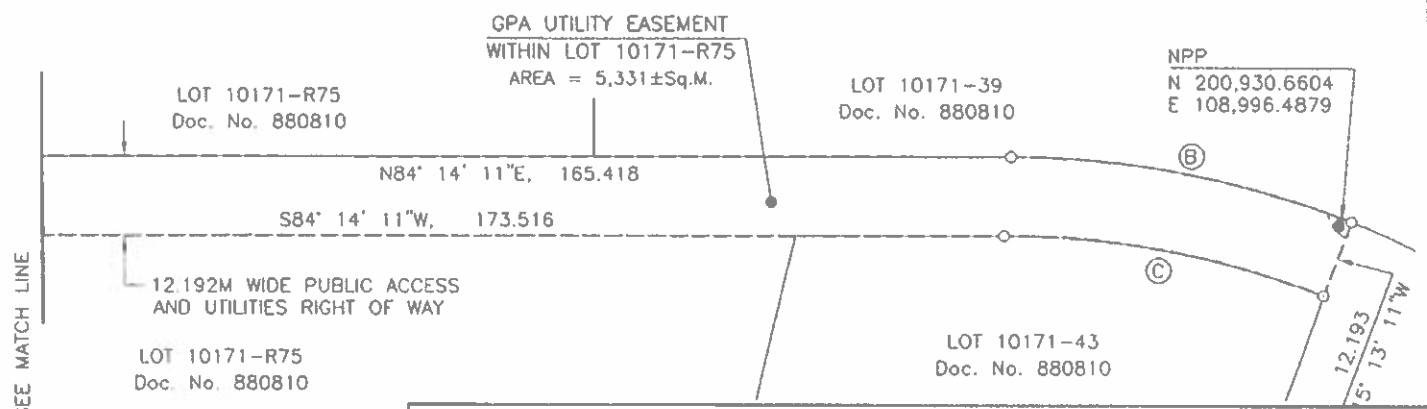
15.24M WIDE PUBLIC ACCESS  
UTILITIES RIGHT OF WAY

SEE MATCH LINE

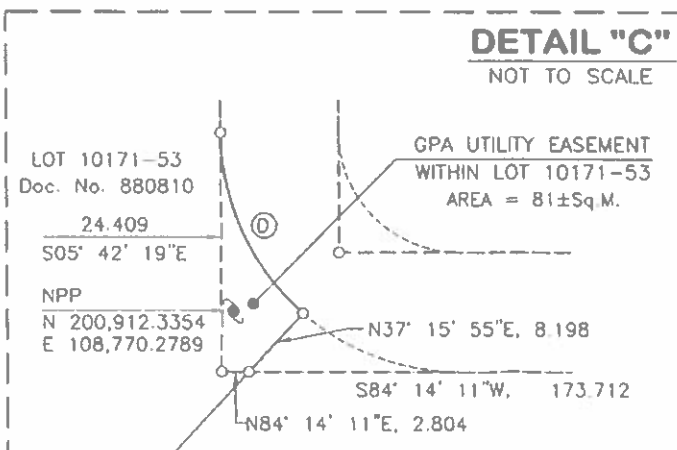
DETAIL "A"  
NOT TO SCALE



DETAIL "B"  
NOT TO SCALE



DETAIL "C"  
NOT TO SCALE



GPA UTILITY EASEMENTS WITHIN  
LOTS 10171-28, 10171-53, 10171-55 & 10171-R75  
L.S. 14 MUNICIPALITY OF DEDEDO SEC. 1

CERTIFICATE OF SURVEYOR:  
I, CHRISTOPHER E. HILL, HEREBY CERTIFY THAT THIS SKETCH  
WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION,  
BASED ON A FIELD SURVEY DONE BY GPA/DCA FIELD CREW  
ON SEPTEMBER 2025.

*CH Hill* 01/15/26  
CHRISTOPHER E. HILL DATE  
P.L.S. NO. 87



\* ENGINEERING \* PLANNING \* SURVEYING \* ENVIRONMENTAL SERVICES  
\* GEOGRAPHIC INFORMATION SYSTEM \* CONSTRUCTION MANAGEMENT  
P.O. Box 8900 Tamuning, Guam 96931 2381 Alarms Corps Drive, Suite 201 Diamond Plaza  
Hagatña, GU 96910-5194 Tel: (671) 477-7991 Fax: (671) 479-6315 SIPAN Caller Box PPP,  
Suite 164, Saipan, MP 96950 Chalan Pale Arnold, Ada's Building South Garapan, Saipan 96950  
Tel: (670) 234-9017 Fax: (670) 234-3842

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For filing with the Registrar )  
of land titles pursuant to the )  
Land Title Registration Act. )  
Requested by Guam Power )  
Authority. After filing, )  
deliver copies to Guam )  
Power Authority P.O. )  
Box 2977 Hagatña, )  
Guam 96932. )

GOVERNMENT OF GUAM - Department of Land Management	
Office of the Recorder	
1015783	
File for Record is Instrument Number _____	
On the Year 20 <u>20</u>	Month <u>01</u> Day <u>16</u> Time <u>9:04 am</u>
Recording Fee <u>DE-OFFICIO</u>	Receipt No. <u>DE-OFFICIO</u>
Deputy Recorder _____	<i>[Signature]</i>

(Space above this line for Recorder's use only.)

**GRANT OF RIGHT-OF-WAY  
FOR THE ERECTION AND MAINTENANCE OF POWER  
LINES, POLES, WIRES, CABLES AND  
UNDERGROUND CONDUITS**

CHAMORRO LAND TRUST COMMISSION

whose address is Suite 222, 2<sup>nd</sup> Floor ITC Building, Tamuning, Guam 96931

hereinafter called the "Owner", hereby grants GUAM POWER AUTHORITY, hereinafter called the "Authority", its successors and assigns, the right to erect, construct, re-construct, replace, remove, maintain and use a line of poles, towers or underground conduits with such wires and cables, as the Authority shall from time to time suspend therefrom or run therethrough for power and communication purposes, and all necessary and proper foundation, down-guys, footings, cross arms and other appliances and fixtures for use in connection with said poles, wire and cables, together with a right-of-way, on, along and in all of the hereinafter described strip of those certain lands which are situated in the Municipality of Dededo, Guam, and more particularly described as follows:

A strip of land (as shown on Exhibit "A" attached hereto) extending partially across Lot No. 10171-55, Municipality of Dededo, Guam, as delineated in that certain sketch (or map) and marked Exhibit "A" attached hereto and is made a part hereof.

Owner further grants to the Authority, the right of ingress to and egress from said strip over and across said lands by means of roads and lanes thereon, if such there be, otherwise by such route or routes as shall occasion the least practicable damage, and

away any and all trees and brush now or hereafter on said strip and shall have the further right from time to time to trim and to cut down and clear away any trees on either side of said strip which now or hereafter in the opinion of Authority may be a hazard to said poles, wires, cables, or conduits, by reason of the danger of falling thereon or interfering therewith, provided, however, that all trees which Authority is hereby authorized to cut and remove, if valuable for timber or wood, shall continue to be the property of Owner, but all tops, brush and refuse wood shall be removed by Authority.

Authority shall also have the right to mark the location of said strip by suitable markers set in the ground or on said poles, towers, wires or cables, but said markers set in the ground shall be placed in fences or other locations which will not interfere with any reasonable use Owner shall make of said strip.


Authority shall repair any damage it shall do to Owner's private roads or lanes on said lands, and shall indemnify Owner against any loss and damage which shall be caused by the exercise of said ingress and egress, or by any wrongful or negligent act or omission of Authority or of its agents or employees in the course of their employment.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, Owner has executed these presents this 13th day of Jan., 2026.

OWNER:

CHAMORRO LAND TRUST COMMISSION

By:   
Earl J. Garrido, Acting Chairman  
Chamorro Land Trust Commission

A C K N O W L E D G E M E N T

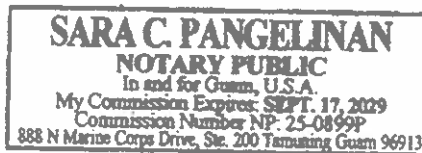
In and for Guam )  
City of Tamuning ) ss

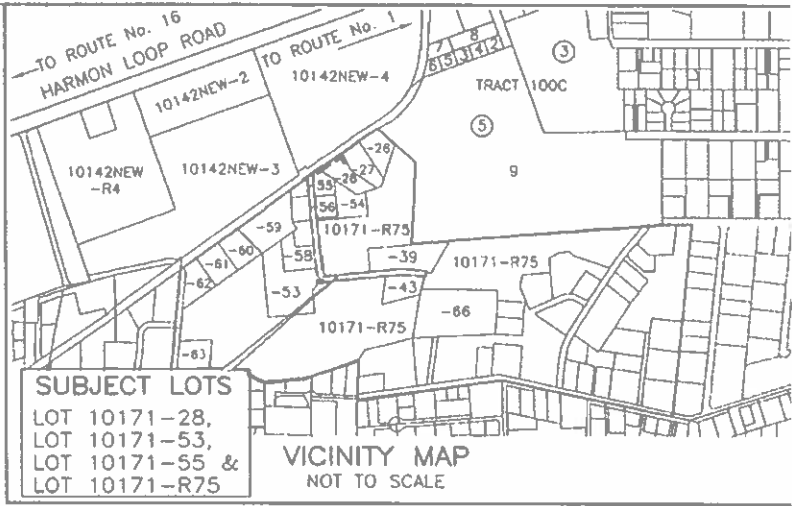
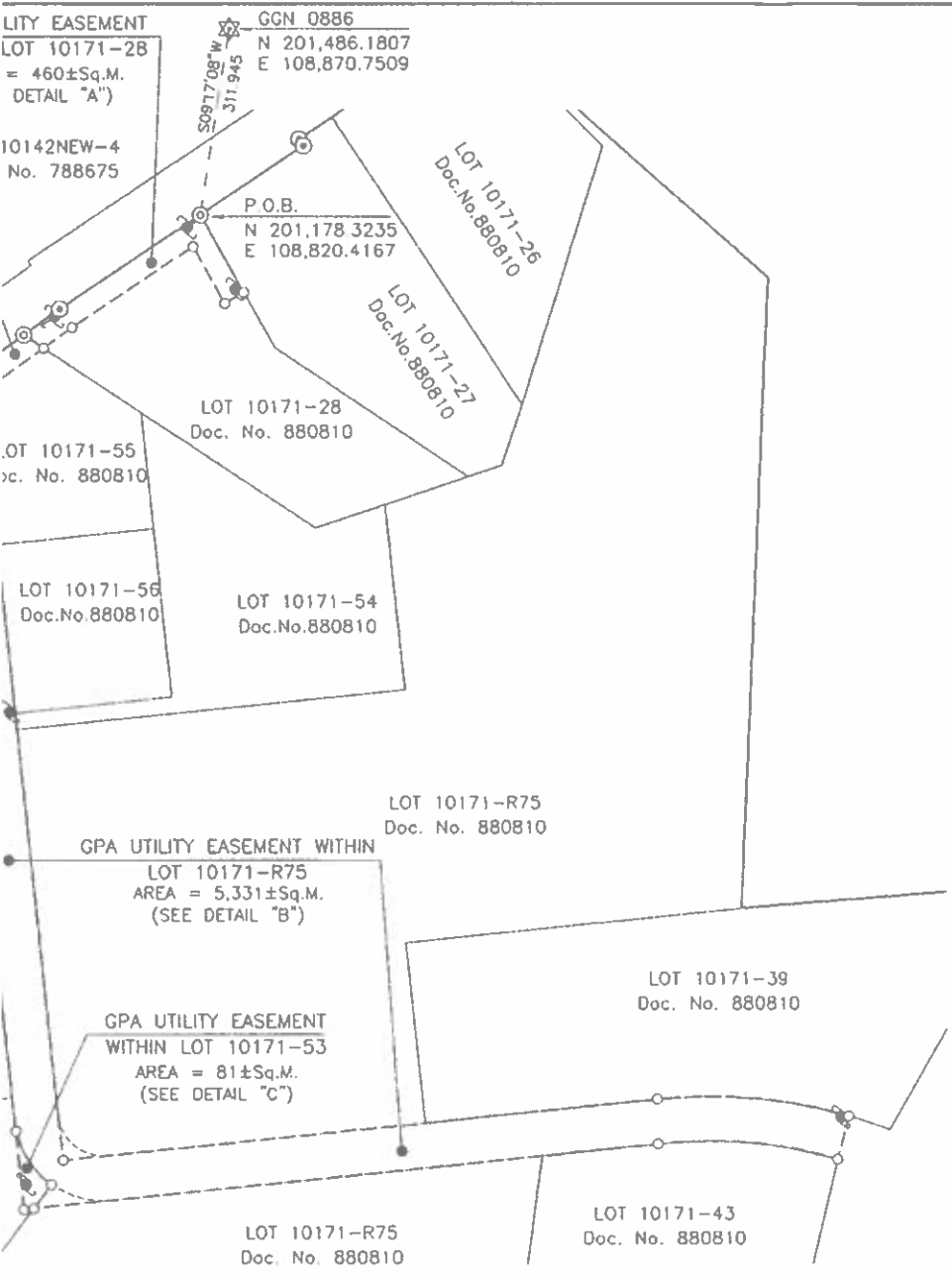
On this 13th day of Jan., 2026, before me, a Notary Public in and for Guam, personally appeared Earl J. Garrido, known to me to be the **Acting Chairman, of the Chamorro Land Trust Commission** whose name is subscribed to the foregoing **Grant of Right of Way for the erection and maintenance of Power Lines, Poles, Wires, Cables and Underground Conduits** and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day, month and year first above written.

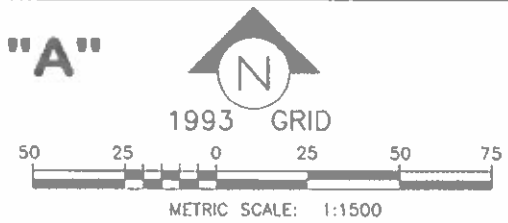


Sara C. Pangelinan  
Notary Public





# EXHIBIT "A"



### NOTES:

1. SURVEY WAS BASED FROM FOUND PROPERTY CORNERS AS SHOWN
2. ALL DISTANCES AND DIMENSIONS SHOWN HEREON ARE IN METERS.
3. BEARINGS AND DISTANCES ARE 1993 GRID VALUES

### REFERENCES:

1. DWG No. 2213-11-14, AGRICULTURAL SUBDIVISION MASTER PLAN OF LOT 10171, PREPARED BY DEPARTMENT OF LAND MANAGEMENT, Doc. No. 880810.
2. DWG No. DAI-S-02-141, PARCELING SURVEY MAP OF LOT 10171-R25, PREPARED BY PLS No. 65 FOR CHAMORRO LAND TRUST COMMISSION.

**GPA UTILITY EASEMENTS WITHIN  
LOTS 10171-28, 10171-53, 10171-55 & 10171-R75**

L.S. 14 SEC. 1

**CERTIFICATE OF SURVEYOR:**  
I, CHRISTOPHER E. HILL, HEREBY CERTIFY THAT THIS SKETCH WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; BASED ON A FIELD SURVEY DONE BY GPA/DCA FIELD CREW ON SEPTEMBER 2025.

*Christopher E. Hill* 01/15/26  
DATE

CHRISTOPHER E. HILL  
P.L.S. NO. 87

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**DCAI**  
DUENAS-CAMARON

\* ENGINEERING \* PLANNING \* SURVEYING \* ENVIRONMENTAL SERVICES  
\* GEOGRAPHIC INFORMATION SYSTEMS \* CONSTRUCTION MANAGEMENT GUAM  
P.O. Box 8900, Tamuning Guam 96931 238 E. Marine Corps Drive, Suite 201 Diamond Plaza,  
Hagoña, GU 96910-5194 Tel: (671) 477-7991 Fax: (671) 479-6315 SAIPAN Caller Box PPP,  
Suite 164, Saipan, MP 96950 Chalan Park Arnold, Ada's Building South Garapan, Saipan 96950  
Tel: (670) 234-9017 Fax: (670) 234-3842

STATION, WITH YELLOW FLAGGING MARKED GPA P/P  
STATION, WITH BLUE FLAGGING MARKED GPA O/G

DWG No. DCAI-S-25-35B  
(SHEET 1 OF 2)

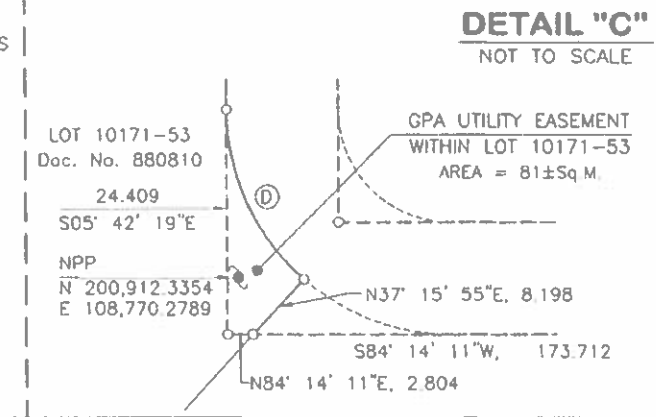
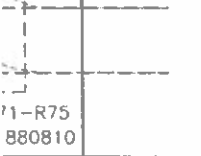
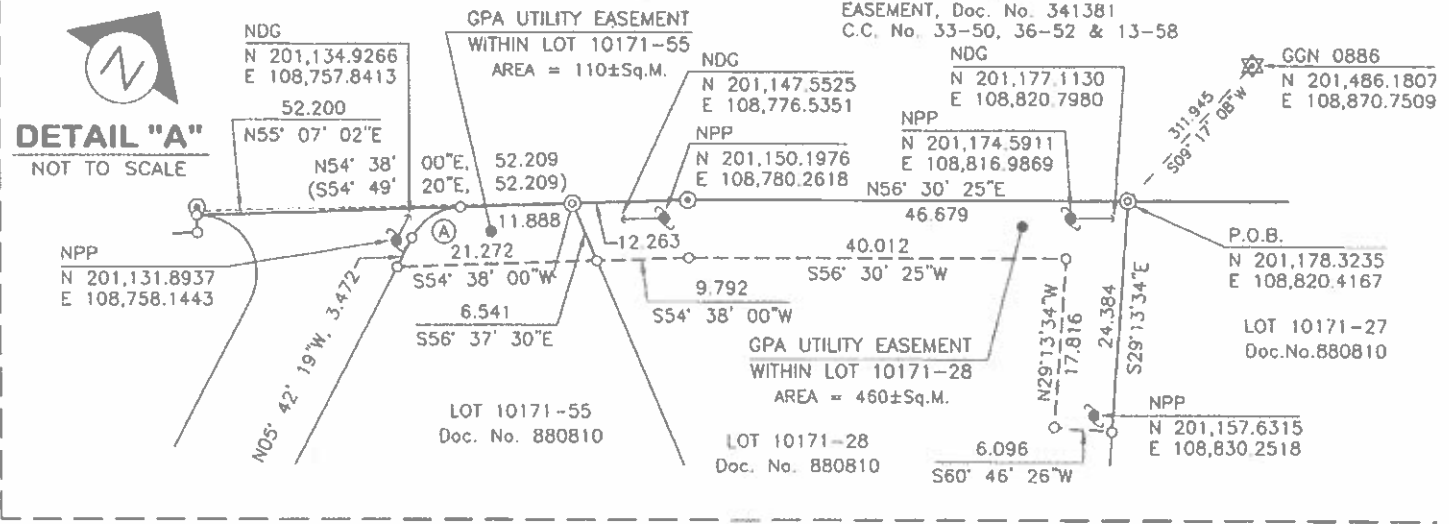
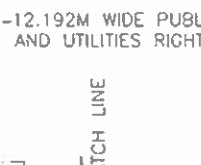
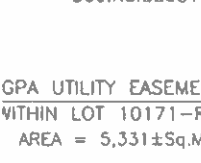
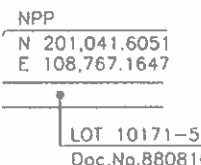
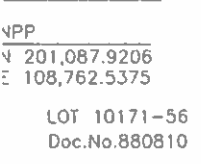
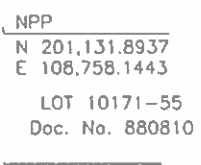
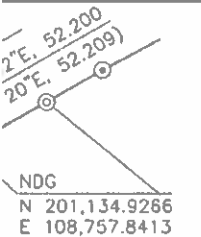
CURVE DATA :

(A)  
 $\Delta = 60^\circ 18' 31''$   
 $R = 6.096$   
 $L = 6.417$   
 $Ch = 6.124$   
 $ChB = N24^\circ 26' 57''E$

(B)  
 $\Delta = 21^\circ 27' 45''$   
 $R = 143.501$   
 $L = 53.754$   
 $Ch = 53.440$   
 $ChB = S85^\circ 01' 57''E$

(C)  
 $\Delta = 21^\circ 58' 09''$   
 $R = 131.432$   
 $L = 50.395$   
 $Ch = 50.087$   
 $ChB = N85^\circ 14' 46''W$

(D)  
 $\Delta = 49^\circ 01' 30''$   
 $R = 24.380$   
 $L = 20.861$   
 $Ch = 20.230$   
 $ChB = S30^\circ 12' 48''E$



GPA UTILITY EASEMENTS WITHIN  
 LOTS 10171-28, 10171-53, 10171-55 & 10171-R75  
 L.S. 14 MUNICIPALITY OF DEDEDO SEC. 1


CERTIFICATE OF SURVEYOR:  
 I, CHRISTOPHER E. HILL, HEREBY CERTIFY THAT THIS SKETCH  
 WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION;  
 BASED ON A FIELD SURVEY DONE BY GPA/DCA FIELD CREW  
 ON SEPTEMBER 2025.  
 CHRISTOPHER E. HILL  
 P.L.S. NO. 87  
 DATE 01/15/26



\* ENGINEERING \* PLANNING \* SURVEYING \* ENVIRONMENTAL SERVICES  
 \* GEOGRAPHIC INFORMATION SYSTEM \* CONSTRUCTION MANAGEMENT GUAM  
 P.O. Box 8000, Tamuning, Guam 96911-2381, Marine Corps Drive, Suite 201 Diamond Plaza  
 Hagaha, GI 96910-5194 Tel: (671) 477-7591 Fax: (671) 479-6315 S.M.P.A.N. Call Box PPP,  
 Suite 164, Saipan, MP 96950 Chalan Pade Amold, Ada's Building South Garapan, Saipan 96950  
 Tel: (670) 234-9017 Fax: (670) 234-1842

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For filing with the Registrar )  
of land titles pursuant to the )  
Land Title Registration Act. )  
Requested by Guam Power )  
Authority. After filing, )  
deliver copies to Guam )  
Power Authority P.O. )  
Box 2977 Hagatña, )  
Guam 96932. )

GOVERNMENT OF GUAM - Department of Land Management Office of the Recorder	
File for Record is Instrument Number	1015784
On the Year 20 <u>26</u> Month <u>01</u> Day <u>16</u> Time <u>9:06am</u>	
Recording Fee <u>DE-OFFICIO</u>	Receipt No. <u>DE-OFFICIO</u>
Deputy Recorder	

(Space above this line for Recorder's use only.)

**GRANT OF RIGHT-OF-WAY  
FOR THE ERECTION AND MAINTENANCE OF POWER  
LINES, POLES, WIRES, CABLES AND  
UNDERGROUND CONDUIT**

CHAMORRO LAND TRUST COMMISSION

whose address is Suite 222, 2<sup>nd</sup> Floor ITC Building, Tamuning, Guam 96931

hereinafter called the "Owner", hereby grants **GUAM POWER AUTHORITY**, hereinafter called the "Authority", its successors and assigns, the right to erect, construct, re-construct, replace, remove, maintain and use a line of poles, towers or underground conduits with such wires and cables, as the Authority shall from time to time suspend therefrom or run therethrough for power and communication purposes, and all necessary and proper foundation, down-guys, footings, cross arms and other appliances and fixtures for use in connection with said poles, wire and cables, together with a right-of-way, on, along and in all of the hereinafter described strip of those certain lands which are situated in the Municipality of Dededo, Guam, and more particularly described as follows:

A strip of land (as shown on Exhibit "A" attached hereto) extending partially across Lot No. 10171-R75, Municipality of Dededo, Guam, as delineated in that certain sketch (or map) and marked Exhibit "A" attached hereto and is made a part hereof.

Owner further grants to the Authority, the right of ingress to and egress from said strip over and across said lands by means of roads and lanes thereon, if such there be, otherwise by such route or routes Doc No: 386L-26-2078 as in the least practicable damage, and

away any and all trees and brush now or hereafter on said strip and shall have the further right from time to time to trim and to cut down and clear away any trees on either side of said strip which now or hereafter in the opinion of Authority may be a hazard to said poles, wires, cables, or conduits, by reason of the danger of falling thereon or interfering therewith, provided, however, that all trees which Authority is hereby authorized to cut and remove, if valuable for timber or wood, shall continue to be the property of Owner, but all tops, brush and refuse wood shall be removed by Authority.

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The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, Owner has executed these presents this 13th day of January, ~~2025~~ 2026.

OWNER:

CHAMORRO LAND TRUST COMMISSION

By:   
Earl J. Garrido, Acting Chairman  
Chamorro Land Trust Commission

ACKNOWLEDGEMENT

In and for Guam )  
City of Tamuning ) ss  
)

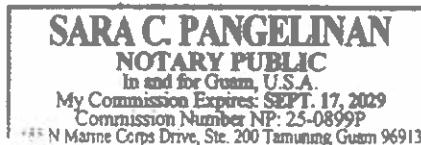
On this 13th day of Jan., 2025, before me, a Notary Public in

and for Guam, personally appeared Earl J. Garrido, known to me to be the **Acting Chairman, of the Chamorro Land Trust Commission** whose name is subscribed to the foregoing **Grant of Right of Way for the erection and maintenance of Power Lines, Poles, Wires, Cables and Underground Conduits** and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day, month and year first above written.



Sara C. Pangelinan  
Notary Public

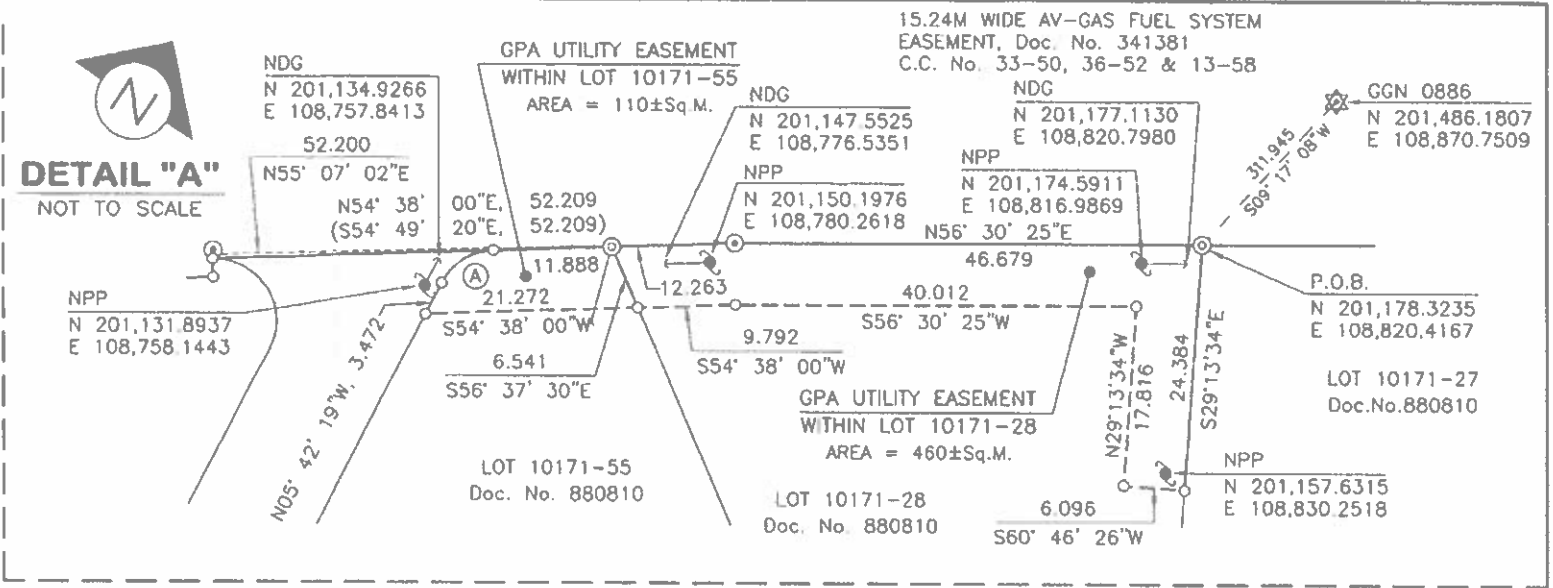




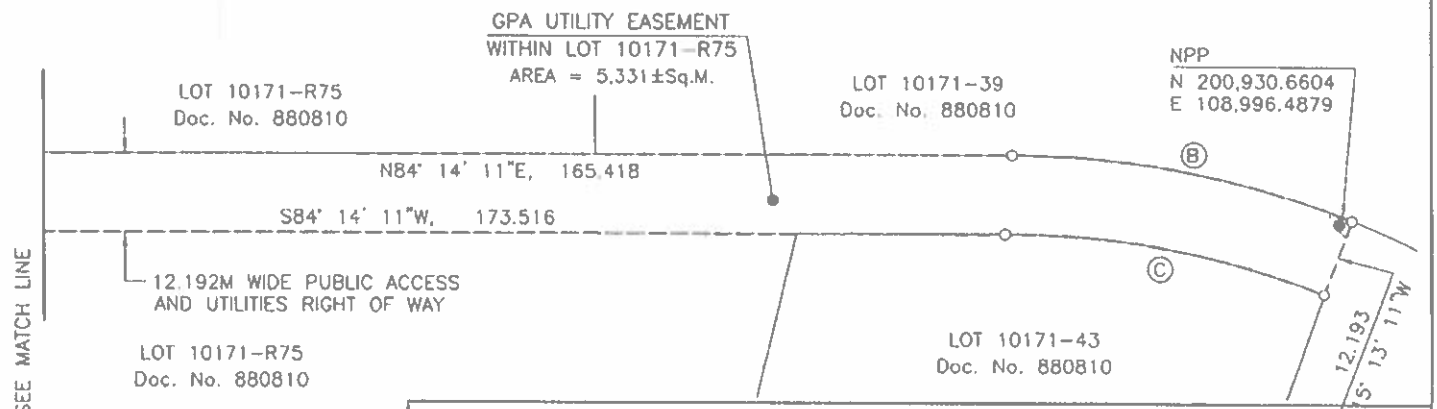
CURVE DATA :

- (A)
  - Δ = 60° 18' 31"
  - R = 6.096
  - L = 6.417
  - Ch = 6.124
  - ChB = N24° 26' 57"E
- (B)
  - Δ = 21° 27' 45"
  - R = 143.501
  - L = 53.754
  - Ch = 53.440
  - ChB = S85° 01' 57"E
- (C)
  - Δ = 21° 58' 09"
  - R = 131.432
  - L = 50.395
  - Ch = 50.087
  - ChB = N85° 14' 46"W
- (D)
  - Δ = 49° 01' 30"
  - R = 24.380
  - L = 20.861
  - Ch = 20.230
  - ChB = S30° 12' 48"E

DETAIL "A"  
NOT TO SCALE



DETAIL "B"  
NOT TO SCALE



LOT 10171-54  
Doc.No.880810

UTILITY EASEMENT  
LOT 10171-R75  
= 5,331±Sq.M.

LOT 10171-R75  
No. 880810

DWG No. DCAI-S-25-35B  
(SHEET 2 OF 2)

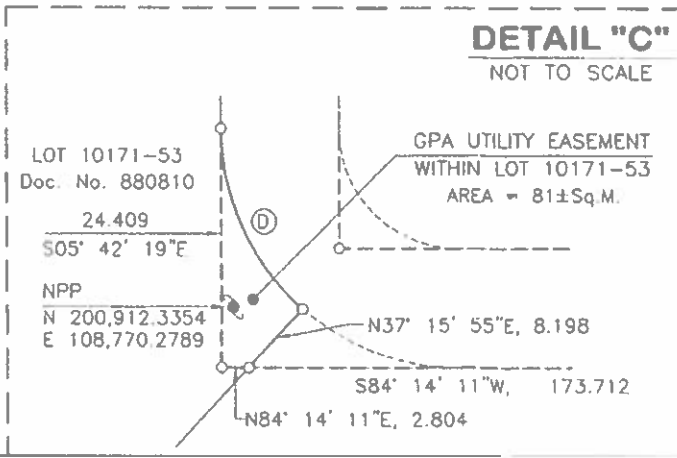
GPA UTILITY EASEMENTS WITHIN  
LOTS 10171-28, 10171-53, 10171-55 & 10171-R75

L.S. 14 MUNICIPALITY OF DEDEDO SEC. 1

M WIDE PUBLIC ACCESS  
UTILITIES RIGHT OF WAY

SEE MATCH LINE

DETAIL "C"  
NOT TO SCALE



CERTIFICATE OF SURVEYOR:  
I, CHRISTOPHER E. HILL, HEREBY CERTIFY THAT THIS SKETCH  
WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION;  
BASED ON A FIELD SURVEY DONE BY GPA/DCA FIELD CREW  
ON SEPTEMBER 2025.

*CH Hill*  
CHRISTOPHER E. HILL  
P.L.S. NO. 87

01/15/26  
DATE



\* ENGINEERING \* PLANNING \* SURVEYING \* ENVIRONMENTAL SERVICES  
\* GEOGRAPHIC INFORMATION SYSTEM \* CONSTRUCTION MANAGEMENT  
P.O. Box 8900, Tamuning, Guam 96911 738 E. Marine Corps Drive, Suite 201 Diamond Plaza,  
Hagatña, GU 96910-5194 Tel: (671) 477-7991 Fax: (671) 479-6315 SAI PAN Caller Box PPP,  
Suite 164, Saipan, MP 96950 Chalan Pafo, Arnold, Ada's Building South Garapan, Saipan 96950  
Tel: (670) 234-0017 Fax: (670) 234-3842

# EXHIBIT E

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## SAMPLE EASEMENT AGREEMENT FOR ELECTRIC UTILITY PURPOSES

THIS EASEMENT AGREEMENT FOR GPA ELECRCIC UTILITY PURPOSES (“Agreement”) is made and entered into this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_, by and between the **Chamorro Land Trust Commission (CLTC)** (hereinafter referred to as “GRANTOR”) and the **Guam Power Authority (GPA)** (hereinafter “GRANTEE”). Grantor and Grantee may be referred to herein individually as “Party” or collectively as “Parties.”

### RECITALS

WHEREAS, Grantee is an autonomous agency of the Government of Guam that operates the island wide power system for the benefit of the residents of Guam, including Grantor; and

WHEREAS, Grantor is the owner of real property Lot 10122-12-R9 legally described on Exhibit “A” (hereinafter referred to as the “GICC PROPERTY”) and which is attached hereto and fully incorporated herein by this reference; and

WHEREAS, Grantor desires to grant to Grantee, and Grantee desires to acquire from Grantor, an easement over, under and across the GICC Property for the benefit of the Solar System Interconnection, to be used for all Island Wide Power System purposes; and

WHEREAS, these recitals are a material part of this Agreement,

NOW, THEREFORE, in consideration of the promises and conditions herein, the Parties hereby covenant and agree as follows:

#### **1. Grant of Easement.**

The GRANTOR, for good and valuable consideration, the receipt of which is hereby acknowledged, grants and conveys to the GRANTEE, an easement for the benefit of the Solar System Interconnection to the Island Wide Power System (hereinafter “EASEMENT”), over the following described real property:

//////////INSERT Legal description and Survey Sketch of Easement HERE//////////

#### **2. Purpose.**

To provide the Grantee with a perpetual and unlimited right to access and use the Easement for all ISLANDWIDE POWER SYSTEM purposes.

#### **3. Rights Reserved by Grantor.**

**4. Scope of Easement/Obligations Run with the Land.**

The Easement shall be perpetual in duration, shall constitute covenants running with the land, and shall be binding on the undersigned and all successors, assignees, devisees, or transferees of the Parties and shall in all respects attach to the individual properties legally described in this Agreement.

**5. Severability.**

Should any provision of this Agreement be found to be void or otherwise unenforceable, all other provisions shall remain enforceable and binding.

**6. Not a Public Dedication.**

Nothing contained in this Agreement grants a dedication of any portion of real property to the general public or for any public use, except as may be specifically provided herein. No other right, privilege, or immunity of any Party shall inure to the benefit of any third party, nor shall any third party be a beneficiary of any of the provisions of this Agreement, except as may be specifically provided herein.

**7. Indemnification.**

To the extent permissible by law, Grantee shall indemnify, defend and hold Grantor, its employees, officers, guests, invitees, partners, or licensees harmless for any injuries, damage to, or claims against Grantor or its employees, officers, guests, invitees, partners, or licensees or the Easement property or structures thereon, arising in relation to Grantee's negligent acts or omissions relating to the design and location of any portion or infrastructure of the GPA Power Substation and its appurtenances, Grantee's activities within the Easement, and to any construction defects for facilities constructed by GPA after the date of this Agreement and located within the Easement, including but not limited to, claims made by any third party or any Party herein, and their employees, officers, and agents, except that Grantee's indemnification and hold harmless obligation shall be proportionally reduced by any negligent act, omission, or default on the part of the Grantor and its agents, employees, contractors, or subcontractors.

**8. Amendment or Termination.**

This Easement may be amended or terminated only by mutual written agreement of the Parties.

IN WITNESS WHEREOF, Grantor and Grantee have signed and sealed these presents the day and year first above written.

GRANTOR:

GRANTEE:

Chamorro Land Trust Commission

Guam Power Authority

\_\_\_\_\_  
By:

Its Administrative Director

\_\_\_\_\_  
John M. Benavente, P.E.

Its General Manager

A C K N O W L E D G E M E N T

In and for Guam,            )  
  )ss  
City of Hagatna            )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2026, before me, a Notary Public in and for Guam, personally appeared \_\_\_\_\_, known to me to be the person whose name is subscribed to the foregoing EASEMENT and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day, month and year first above written.

\_\_\_\_\_  
Notary Public

) SEAL (

A C K N O W L E D G E M E N T

In and for Guam,            )  
                                      )ss  
City of Hagatna            )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2026, before me, a Notary Public in and for Guam, personally appeared \_\_\_\_\_, known to me to be the person whose name is subscribed to the foregoing EASEMENT and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day, month and year first above written.

\_\_\_\_\_  
Notary Public

) SEAL (



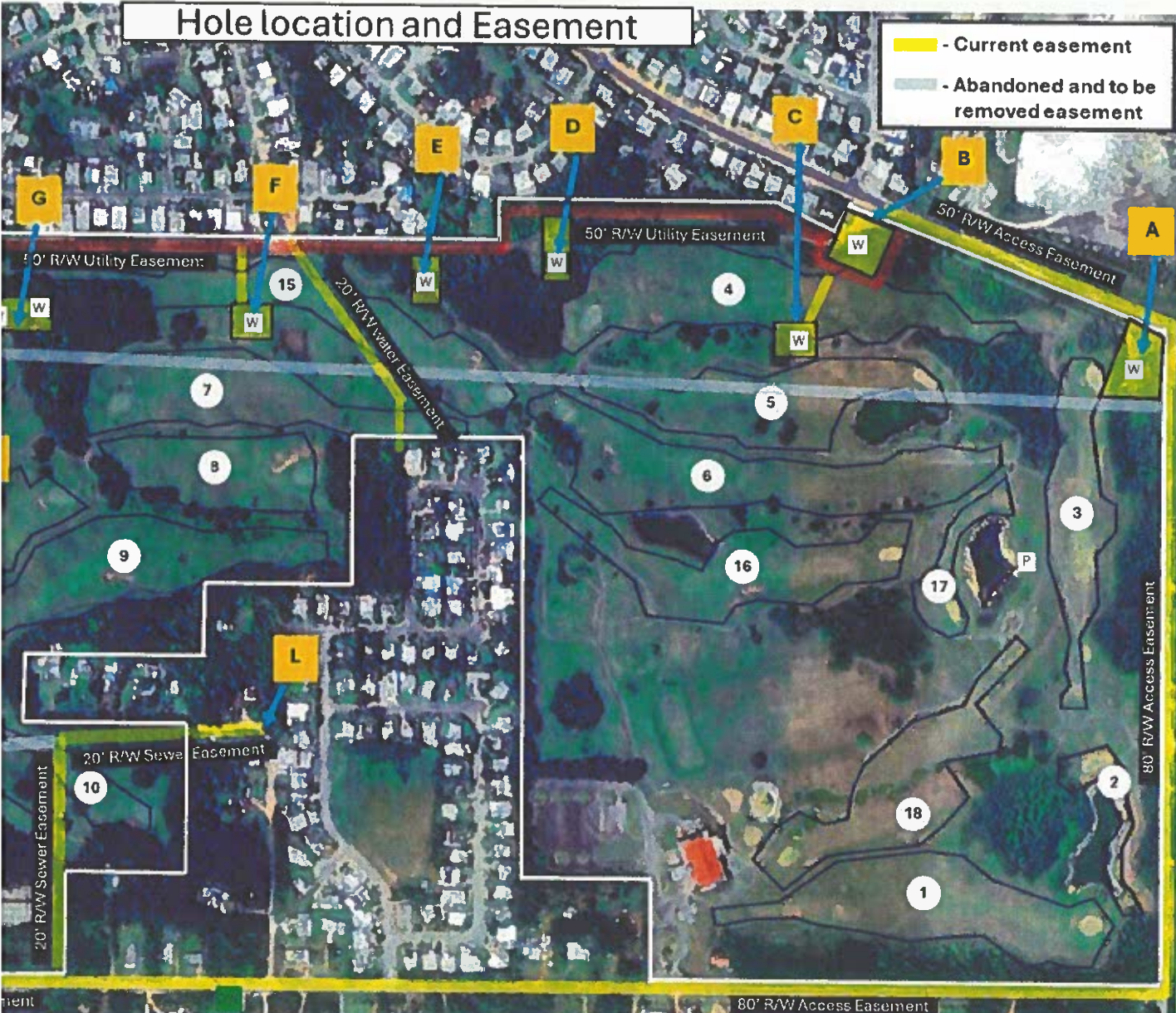
# GICC SOLAR PROJECT SITE

Perpetual Utility Easement for  
GPA Substation

# GICC LAND AREA

Land Use	Map Ref	Lot No.	SQM	Acres
Total Area of GICC		Lot No. 10122-12	829,124	204.79
			18,529	4.89
Deep Well Site D-9	A	Lot No. 10122-12-1	3,504	0.87
Deep Well Site D-11	B	Lot No. 10122-12-2	2,633	0.65
Deep Well Site D-6	C	Lot No. 10122-12-3	1,600	0.40
Deep Well Site D-3	D	Lot No. 10122-12-4	1,500	0.37
Deep Well Site D-EX5	E	Lot No. 10122-12-5	1,500	0.37
Deep Well Site D-4	F	Lot No. 10122-12-6	1,600	0.40
Deep Well Site D-1 & D-2	G	Lot No. 10122-12-7	2,567	0.63
Deep Well Site D-5	H	Lot No. 10122-12-8	1,600	0.40
Water Storage Reservoir Site	I	Lot No. 10122-12-9	2,025	0.50
Easement			51,084	12.82
Utility Easement (Power and Water) - In Use	J		23,401	5.78
Utility Easement (Power and Water) - Not In Use	K		22,784	5.63
Utility Easement (Sewer) - In Use	L		2,146	0.53
Utility Easement (Sewer) - Not In Use	M		2,753	0.68
Land Area for the Solar project			759,511	187.58

# Hole location and Easement



1. Letter J: The Utility Easement currently used by GPA & GWA is the red line - 50' R/W or 15.24 m which has a distance of around 1.35 km.
2. Letter K: The gray line (Abandoned and to be removed easement) - 50' R/W or 15.24 m and its distance from end to end of GIACC is 1.495 km, which equates to the total area of 22,784 sq.m

# Existing Utility Disturbances



Drainage pipe	■ - Drainage water sampling	W - Water well	— - Sewer line	Ⓟ - Power pole(13.8kv)
Overflow discharge pipe	■ - Satellite controller	P - Pump house	Ⓜ - Sewer manhole	— - Overhead power line
Irrigation pipe and transformer(24v)/power(115v) cable	■ - Monitoring well	Ⓟ - Panel board	■ - Deep well Y-12	- - - - - Underground power line

Power line

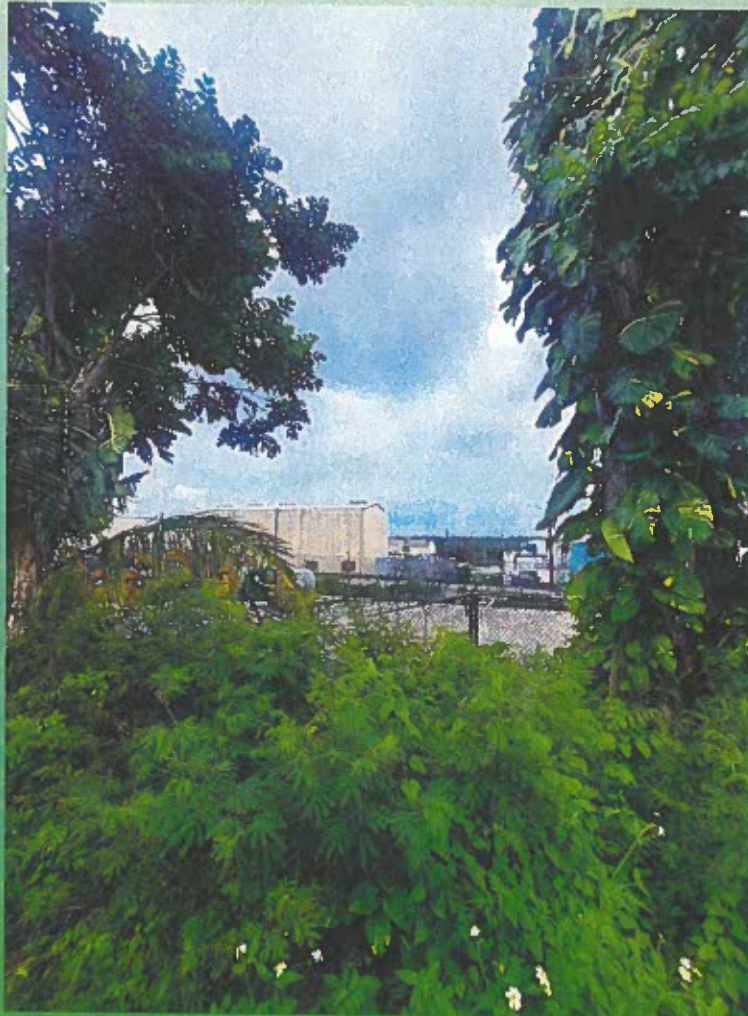


Substation (5 kv)

- |  |                             |                 |                    |                                |
|--|-----------------------------|-----------------|--------------------|--------------------------------|
| Drainage pipe                                  | ■ - Drainage water sampling | W - Water well  | — - Sewer line     | ⊙ - Power pole(13.8kv)         |
| Overflow discharge pipe                        | ■ - Satellite controller    | P - Pump house  | ⊕ - Sewer manhole  | — - Overhead power line        |
| Irrigation pipe and com(24v)/power(115v) cable | ■ - Monitoring well         | ⊞ - Panel board | ■ - Deep well Y-12 | - - - - Underground power line |

# RECONNECT TO DEDEDO SUBSTATION

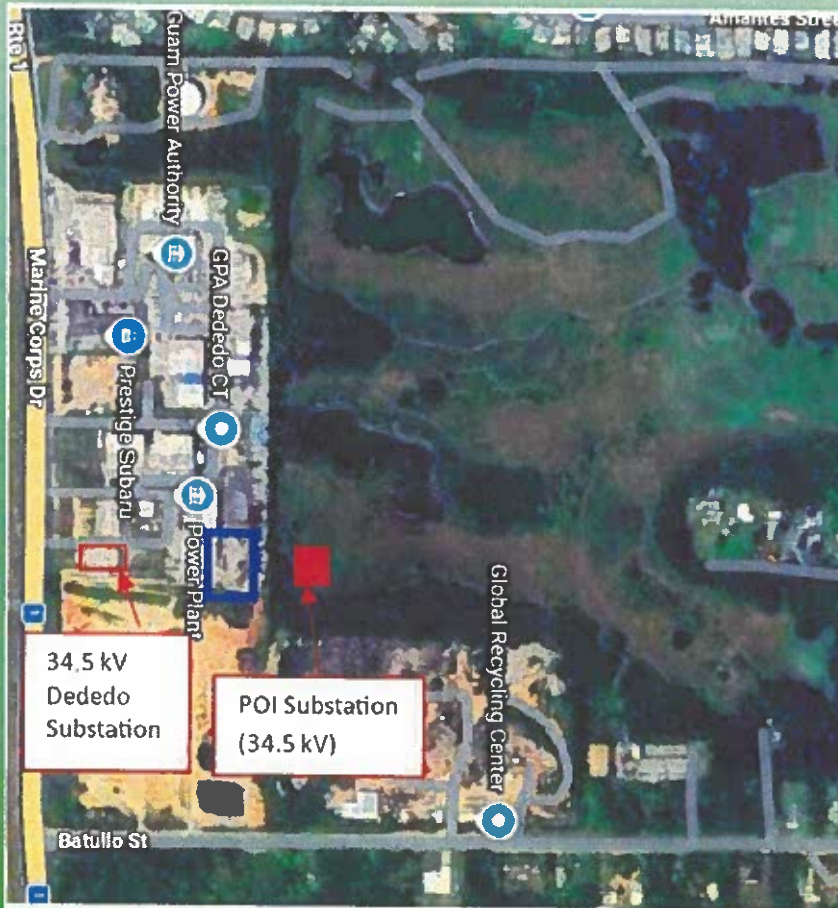
GICC Side: Fence Between Dededo Substation and GICC



# INTERCONNECT TO DEDEDO SUBSTATION

CC 34.5  
Approximately

- Point of Interconnection from Sunenergy 1 and Sunenergy 2 projects (**X223 Breaker**)
- Based on the System Impact Study Report dated at 11/13/24, the Point of interconnection (PSLF Bus Number) is **Bus #2203** for the two projects.
- Switchgear is currently vacant.



# CLTC-GICC Original Lease

## LEASE AGREEMENT

s 1<sup>st</sup> day of April, 2014,  
ND TRUST COMMISSION, Government of Guam,  
TENANT, GUAM INTERNATIONAL COUNTRY  
resident(s) of the United States, licensed to do  
495 Batulo Street, Dededo, GU 96929.

### WITNESSETH:

In Public Law 22-76, the LESSOR has jurisdiction  
of its owned real property, described below:

an area of 829,124± square meters  
(**WA to use**), Mogfog, Municipality of  
No. 88195 (L.M.184FY88). Water  
available on the property or within 100

right to enter the LESSEE'S leased property for the  
public utilities.

comply with any condition reasonably imposed by the  
Environmental Protection Agency or Guam Power

groundwater and the water lens located in the  
including but not limited to the following:

necessary to protect wellheads on the property  
and the wells and providing security as necessary to

measures to assure safe use of power lines, water

of public utility lines, whether above or below  
of the landscaping or course, provided that  
avoid or minimize any damage to the landscaping  
repairs, LESSEE shall be given seven (7) days  
of such repair work;

- Per recorded lease 28,328+/- sq meters for already reserved for GPA/GWA use.
- Per recorded map 69,613 +/- sq meters is actually reserved for utilities (**additional easement of 41,285 +/- sq meters**).
- Section 18 gives access, installation, & repair rights to government utilities.
- Section 18 CLTC could authorize to install infrastructure to include GPA substation, transmission line, grid connection if approval is still required.
- GPA/GWA already has an existing & recorded "Grant of Right of Way" & "Right of Entry Agreement" (Exhibit A & B)
- CLTC has recently executed similar GPA Utilities Easements documents for other CLTC properties (Exhibit C through F)

# CLTC RECORDED DOCUMENTS

## Existing GICC & Other CLTC Property

Instrument No.	Agency	Lot No	Type	Purpose
485312	GPA	10122-12, Dededo 10x90 foot strip of land	Grant of Right of Way	Erection & maintenance of power line, poles, wires, cables & underground conduits
992216	GWA	10122-12-R9, Dededo 16 +/-1 Sq Feet (4x4 pad)	Right of Entry Agreement	Inspect, measure, sample, repair and maintain monitoring well (GHURA-Dededo)
1015781	GPA	10171-28, Dededo	Grant of Right of Way	Erection & maintenance of power line, poles, wires, cables & underground conduits
1015782	GPA	10171-53, Dededo	Grant of Right of Way	Erection & maintenance of power line, poles, wires, cables & underground conduits
1015783	GPA	10171-55, Dededo	Grant of Right of Way	Erection & maintenance of power line, poles, wires, cables & underground conduits
1015784	GPA	10171-R75, Dededo	Grant of Right of Way	Erection & maintenance of power line, poles, wires, cables & underground conduits

# A: Existing GICC-GPA Grant of Right-of-Way

485312

**GRANT OF RIGHT-OF-WAY  
FOR THE ERECTION AND MAINTENANCE OF POWER  
LINES, POLES, WIRES, CABLES AND  
UNDERGROUND CONDUITS**

GUAM MUNICIPAL GOLF, INC. of DEDEDO, GUAM  
Territory of Guam, hereinafter called the "Owner," hereby grants GUAM POWER  
AUTHORITY, hereinafter called the "Authority," its successors and assigns, the right to erect,  
construct, re-construct, replace, remove, maintain and use a line of poles, towers or underground  
conduits with such wires and cables as the Authority shall from time to time suspend therefrom  
or run therethrough for power and communication purposes and all necessary and proper  
foundation, down-guys, footings, crossarms and other appliances and fixtures for and in  
connection with said poles, wire and cables, together with a right-of-way, easement and in all  
of the hereinafter described strip of those certain lands which are situated in the Municipality  
of DEDEDO, Territory of Guam, and more particularly described as follows:

A 10' X 92' easement strip of land  
extending partially across Lot No.  
10122-12 Municipality of  
DEDEDO Territory of Guam,  
Guam, as delineated in that certain  
sketch (see map) marked Exhibit "A" and  
attached hereto in made a plat of record.

Owner further grants to the Authority, the right of ingress to and egress from  
said strip over and across said lands by means of roads and lanes thereon, if such there be,  
otherwise by such route or routes as shall occasion the least practicable damage and  
inconvenience to Owner.

Owner shall have the right to use said strip for purpose not inconsistent with  
Authority's full enjoyment of the rights hereby granted, provided that Owner shall not erect or  
construct any building or other structure, or drill or operate any well within said strip.

485312

Authority shall have the further right from time to time to trim and to cut down  
and clear away any and all trees and brush now or hereafter on said strip and shall have the  
further right from time to time to trim and to cut down and clear away any trees on either side  
of said strip which now or hereafter in the opinion of Authority may be a hazard to said poles,  
wires, cables, or conduits, by reason of the danger of falling thereon or interfering therewith,  
provided, however, that all trees which Authority is hereby authorized to cut and remove, if  
valuable for timber or wood, shall continue to be the property of Owner, but all logs, brush and  
refuse wood shall be burned or removed by Authority.

Authority shall also have the right to mark the location of said strip by suitable  
markers set in the ground or on said poles, towers, wires or cables, but said markers set in the  
ground shall be placed in places or other locations which will not interfere with any reasonable  
use Owner shall make of said strip.

Authority shall repair any damage it shall do in Owner's private roads or lanes  
on said lands, and shall indemnify Owner against any loss and damage which shall be caused  
by the exercise of said ingress and egress, or by any wrongful or negligent act in exercise of  
Authority or of its agents or employees in the course of their employment.

The provisions hereof shall inure to the benefit of and bind the successors and  
assigns of the respective parties herein.

IN WITNESS WHEREOF, Owner has executed these presents this 6 day of  
FEBRUARY 19 92

OWNERS:  
*[Signature]*  
GUS UCCY,  
PRESIDENT

485312

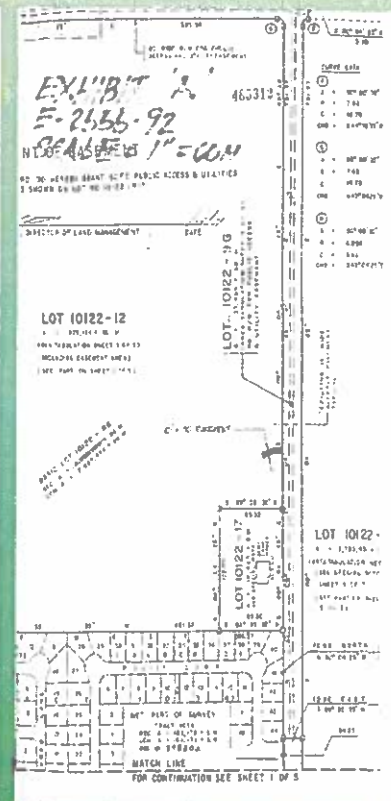
WITNESS  
By *[Signature]*

Territory of Guam )  
Municipality of Agaña )

On this 10th day of February, 1992, before me,  
a Notary Public in and for the Territory of Guam, personally appeared  
GUS UCCY (Present) [Signature]  
and CECELIA M. SCHOOGS (Witness), known to me to be the person(s) whose  
name(s) are subscribed to the foregoing Grant of Right-of-Way for the Erection and Maintenance  
of Power Lines, Poles, Wires, Cables and Underground Conduits and acknowledged to me that  
they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official  
seal the day and year first above written.

*[Signature]*  
CECELIA M. SCHOOGS,  
Notary Public in and for the  
Territory of Guam  
My Commission Expires August 2, 1997.



# Existing GICC-GWA Right of Entry Agreement

2216

992216

between  
GUAM  
and the  
sample  
of 4-14  
1-10316  
transit of

herby  
upon the  
18th and

Page 2 of 2  
Agmt of Entry Agreement  
Portion of Lot 10322-12-09, Municipality of Dededo

**ACKNOWLEDGEMENT**

In and for Guam }  
City of Tarunng }  
On this 17th day of September, 2022, before me, a Notary Public in and for Guam, personally appeared Mica Lanza, Administrative Contact, Guam's Land Trust Commission, known to me to be the person whose name is subscribed to the foregoing Right of Entry Agreement and acknowledged to me that she executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day month and year first above written.

*[Signature]*  
Notary Public

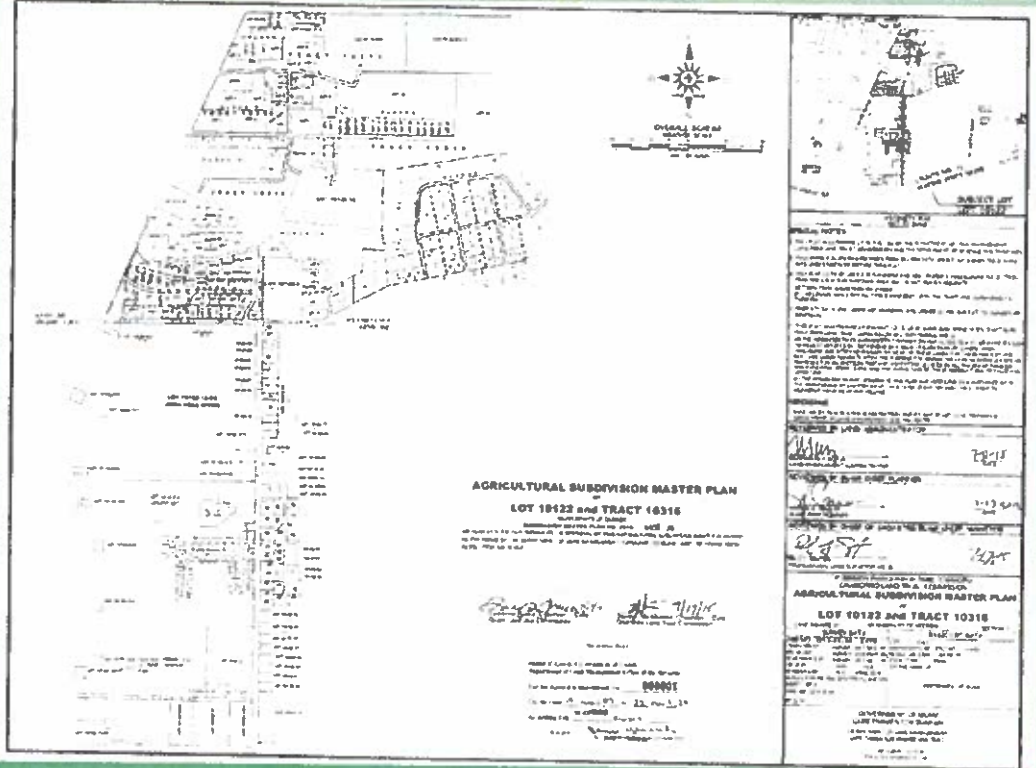
**ACKNOWLEDGEMENT**

In and for Guam }  
City of Manglos }  
On this 17th day of December, 2022, before me, a Notary Public in and for Guam, personally appeared Miguel C. Bordeja, PE, General Manager, Guam Watersheds Authority, known to me to be the person whose name is subscribed to the foregoing Right of Entry Agreement and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day month and year first above written.

*[Signature]*  
Notary Public

**ANGLO-MANAYOZ MARIAS**  
NOTARY PUBLIC  
In and for Guam, U.S.A.  
My Commission Expires: **MAY 14, 2024**  
2nd District Ave, 6th Floor, 6th Floor, San Juan, P.R.





# CLTC: GPA Right of Way (Other CLTC Properties)

1015762

Owner and all trees to be removed shall have the further right from time to time and to cut down and clear away any trees or other objects on the property which are or hereafter may be a hazard to said poles, wires, cables, or conductors, by reason of the danger of falling thereon or interfering therewith, provided however that all trees which are or hereafter may be a hazard to said poles, wires, cables, or conductors, shall continue to be the property of Owner, but all tops, brush and refuse wood shall be removed by Authority.

Authority shall have the right to mark the location of said step by suitable markers set in the ground or on poles, towers, wires or cables, but no markers set in the ground shall be placed in places or other locations which will be a nuisance to any reasonable use Owner shall make of the step.

Authority shall repair any damage it shall do to Owners or its roads or lands on said lands and shall indemnify Owner against any loss and damage which shall be caused by the exercise of said right and against or by any negligent or negligent act or omission of Authority or of its agents or employees in the course of their employment.

The provisions hereof shall inure to the benefit of and bind the successors and assigns of the respective parties herein.

IN WITNESS WHEREOF, Owner has executed these presents the day of June, 2026.

OWNER

CHAMORRO LAND TRUST COMMISSION

Dr. Earl J. Garrido  
Earl J. Garrido, Acting Chairman  
Chamorro Land Trust Commission

1015732

### ACKNOWLEDGEMENT

For and for Us  
City of Manila

On the 13th day of June, 2026 before me a Notary Public and to Us, personally appeared Earl J. Garrido, known to me to be the Acting Chairman of the Chamorro Land Trust Commission whose name is subscribed to the foregoing Grant of Right of Way for the erection and maintenance of Power Lines.

Wires, Cables and Underground Conductors and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal of my office, the day and year first above written.



Sara C. Pangelinan  
Notary Public

