

Re: Messages & Communications Doc. No. 38GL-26-2417 through 2424.

From Guam Legislature Clerks <clerks@guamlegislature.gov>  
Date Thu 6/4/2026 9:54 AM  
To 38th Committee On Rules <committeeronrules@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 <committeeronrules@guamlegislature.gov>  
**Sent:** Thursday, June 4, 2026 9:42 AM  
**To:** Guam Legislature Clerks <clerks@guamlegislature.gov>  
**Cc:** Frank Blas Jr. <speakerblas@guamlegislature.gov>  
**Subject:** Messages & Communications Doc. No. 38GL-26-2417 through 2424.

Håfa Adai Clerks Office,

Please see attached, **Messages & Communications Doc. No. 38GL-26-2417 through 2424** for processing:

✓	38GL-26-2417	Office of the Governor of Guam	Bill No. 160-38 (COR), signed into law as Public Law No. 38-127.
✓	38GL-26-2418	Office of the Governor of Guam	Bill No. 191-38 (COR), signed into law as Public Law No. 38-128.
✓	38GL-26-2419	Office of the Governor of Guam	Bill No. 253-38 (COR), signed into law as Public Law No. 38-129.
✓	38GL-26-2420	Office of the Governor of Guam	Bill No. 290-38 (COR), signed into law as Public Law No. 38-130.
✓	38GL-26-2421	Office of the Governor of Guam	Bill No. 295-38 (LS), signed into law as Public Law No. 38-131.
✓	38GL-26-2422	Office of the Governor of Guam	Bill No. 309-38 (COR), signed into law as Public Law No. 38-132.
✓	38GL-26-2423	Office of the Governor of Guam	Bill No. 292-38 (COR), lapsed into law as Public Law No. 38-133.
✓	38GL-26-2424	Office of the Governor of Guam	Bill No. 302-38 (COR), Vetoed.

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-26-2417.**

2 messages

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

Thu, Jun 4, 2026 at 8:17 AM

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-26-2417

38GL-26-2417	Office of the Governor of Guam	Bill No. 160-38 (COR), signed into law as Public Law No. 38-127.
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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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 **38GL-26-2417.pdf**  
2174K**38th Committee On Rules** <committeeonrules@guamlegislature.gov>

Thu, Jun 4, 2026 at 8:33 AM

To: "Speaker Frank Blas Jr." &lt;speakerblas@guamlegislature.gov&gt;

*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]

LOURDES A. LEON GUERRERO  
GOVERNOR



JOSHUA F. TENORIO  
LT. GOVERNOR

UFISINAN I MAGA'HÅGAN GUÅHAN  
OFFICE OF THE GOVERNOR OF GUAM

**Transmitted via Email to:** [speakerblas@guamlegislature.org](mailto:speakerblas@guamlegislature.org)

June 3, 2026

**THE HON. FRANK BLAS, JR., Speaker**  
*I Mina'trentai Ocho Na Liheslaturan Guåhan*  
38th Guam Legislature  
Guam Congress Building  
163 Chalan Santo Papa  
Hagåtña, Guam 96910

38GL-26-2417  
OFFICE OF THE SPEAKER  
FRANK F. BLAS JR.

JUN 03 2026

Time: 4:20 pm  
Received: [Signature]

**Re: Bill No. 160-38 (COR), "AN ACT TO ADD A NEW ARTICLE 8 TO CHAPTER 66, TITLE 21, GUAM CODE ANNOTATED, RELATIVE ADOPTING THE INTERNATIONAL PROPERTY MAINTENANCE CODE FOR CERTAIN PROPERTIES ON H (HOTEL) ZONED LOTS."**

*Håfa Adai* Mr. Speaker,

Bill 160-38 directs the Department of Public Works (DPW) to adopt the International Property Maintenance Code (IPMC), in whole or in part, from the International Code Council (ICC). This Act would not be the first time Guam has adopted model codes from the ICC. Guam previously adopted the International Building Code, the International Existing Building Code, the International Fire Code, the International Fuel Gas Code, the International Mechanical Code, the International Plumbing Code, the International Private Sewage Disposal Code, the International Residential Code, and the Tropical Energy Code.

These model codes have strengthened Guam's regulatory framework; however, they require adequate funding from the legislature for their implementation. Without additional inspectors, these codes are merely an unfulfilled promise to our people as existing personnel are obligated to enforce compliance of more and more codes. The Legislature will need to find the funds to fulfill the promise of this legislation lest it become another unfunded mandate on DPW.

Assuming the Legislature funds the cost for permits, inspections, citations, and reinspections, the adoption of IPMC will help ensure that buildings, parking areas, and green spaces in our tourism district meet tourist expectations. Tourism is a key sector for Guam's economy and the IPMC, if properly funded, may pay dividends as we continue to rebuild our tourism industry.

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To: The Hon. Frank Blas, Jr., *Speaker*  
Fr: The Hon. Lourdes A. Leon Guerrero, *Governor of Guam*  
Date: June 3, 2026  
Re: Bill No. 160-38 (COR)

Page 2 of 2

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For these reasons, I sign Bill No. 160-38 (COR) into law as ***Public Law No. 38-127.***

*Senseramente,*



**LOURDES A. LEON GUERRERO**

*I Maga'hågan Guåhan*

Governor of Guam

Enclosure(s): Bill No. 160-38 (COR) nka P.L. 38-127

cc via email: *Honorable* Joshua F. Tenorio, *Sigundo Maga'låhen Guåhan*, Lt. Governor of Guam  
Compiler of Laws



**38GL-26-2417**  
Messages and Communications

**RECEIVED**  
COMMITTEE ON RULES  
June 4, 2026

8:17 a.m.

*Marie Crisostomo*

*I MINA'TRENTAI OCHO NA LIHESLATURAN GUÅHAN*  
2026 (SECOND) Regular Session

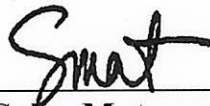
**CERTIFICATION OF PASSAGE OF AN ACT TO *I MAGA'HÅGAN GUÅHAN***

This is to certify that **Bill No. 160-38 (COR)**, "AN ACT TO *ADD* A NEW ARTICLE 8 TO CHAPTER 66, TITLE 21, GUAM CODE ANNOTATED, RELATIVE ADOPTING THE INTERNATIONAL PROPERTY MAINTENANCE CODE FOR CERTAIN PROPERTIES ON H (HOTEL) ZONED LOTS," was on the 22<sup>nd</sup> day of May 2026, duly and regularly passed.




Frank F. Blas, Jr.  
Speaker

Attested:



Sabrina Salas Matanane  
Legislative Secretary

This Act was received by *I Maga'hågan Guåhan* this 22nd day of May, 2026, at 5:10 o'clock P.M.



Assistant Staff Officer  
*Maga'håga's* Office

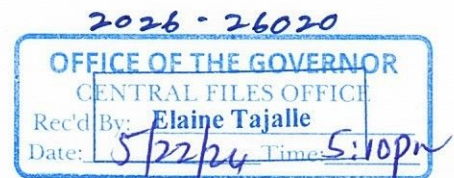
APPROVED:



Lourdes A. Leon Guerrero  
*I Maga'hågan Guåhan*

Date: 6/3/2026

Public Law No. 38-127



***I MINA'TRENTAI OCHO NA LIHESLATURAN GUÅHAN***  
**2025 (FIRST) Regular Session**

**Bill No. 160-38 (COR)**

As amended by the Committee on Land, Environment,  
Housing, Agriculture, Parks, and Infrastructure;  
and further amended on the Floor.

Introduced by:

V. Anthony Ada  
Christopher M. Dueñas  
Jesse A. Lujan  
Sabrina Salas Matanane  
Joe S. San Agustin  
Tina Rose Muña-Barnes  
Shelly V. Calvo  
Telo T. Taitague  
Eulogio Shawn Gumataotao  
Chris Barnett  
Therese M. Terlaje  
Frank F. Blas, Jr.  
Vincent A.V. Borja  
William A. Parkinson  
Sabina Flores Perez

**AN ACT TO *ADD* A NEW ARTICLE 8 TO CHAPTER 66,  
TITLE 21, GUAM CODE ANNOTATED, RELATIVE  
ADOPTING THE INTERNATIONAL PROPERTY  
MAINTENANCE CODE FOR CERTAIN PROPERTIES  
ON H (HOTEL) ZONED LOTS.**

**BE IT ENACTED BY THE PEOPLE OF GUAM:**

**Section 1. Legislative Findings and Intent.** *I Liheslaturan Guåhan* finds  
that building dilapidation from failed maintenance is the primary reason for  
unsightly buildings and other structures that tarnish Guam's image and natural  
beauty. Abandoned or poorly maintained buildings in Guam's tourism areas are not

1 new problems but the remedy, however requires an adoption of maintenance  
2 standards and penalties for violations. As such, maintenance standards should be  
3 adopted for buildings or structure on Hotel zoned (H Zone) properties.

4 *I Liheslaturan Guåhan* further finds that the *International Property*  
5 *Maintenance Code* (IPMC) is created by the International Code Council (ICC) a  
6 nonprofit organization that develops model building and safety codes used  
7 throughout the United States and internationally to set minimum standards and  
8 requirements for the maintenance of existing buildings and properties, ensuring  
9 public health, safety, and welfare. It's not a law itself, but rather a model code that  
10 can be adopted and enforced by various jurisdictions. The IPMC focuses on  
11 establishing standards for basic equipment, light, ventilation, heating, sanitation,  
12 and fire safety, among other aspects of property maintenance. Such standards and  
13 requirements include, but are not limited to, basic standards for health, safety and  
14 habitability; applicability to the types and locations of buildings and structure;  
15 scope of coverage such as lighting, parking areas sanitation and fire safety;  
16 responsibilities of owners, occupants and operators and regulatory enforcement.

17 It is the intent of *I Liheslaturan Guåhan* for the Guam Department of Public  
18 Works to implement the International Property Maintenance Code at the request of  
19 the Board of Directors of the Guam Visitors Bureau board of directors for structures  
20 located on Hotel-zoned (H zone) properties.

21 **Section 2.** A new Article 8 is *added* to Chapter 66, Title 21, Guam Code  
22 Annotated, to read as follows:

23 **“Article 8.**

24 **International Property Maintenance Code**

25 **§ 66801. Applicability of the International Property Maintenance**  
26 **Code for Hotel Zoned (H) properties.** The Department of Public works (DPW)  
27 shall implement, and duly adopt in whole or in part, the *International Property*

1 *Maintenance Code* (IPMC) for buildings, other structures, parking lots and green  
2 areas located on Hotel Zoned (H) properties pursuant to the Administrative  
3 Adjudication Law.

4 **§ 66802. Request by Resolution.** Any request by the Board of Directors  
5 of GVB to DPW to implement or amend the IPMC, shall be in the form of a board  
6 resolution and include, but not be limited to, the following:

- 7 (a) Scope of the types of properties subject to the IPMC,
- 8 (b) The standards of compliance with the IPMC,
- 9 (c) Process for exemptions of standards,
- 10 (d) Range of timelines for compliance,
- 11 (e) The penalties for each violation and non-compliance within the  
12 range established by § 66803 of this Article, *infra*; and
- 13 (f) The process for amending the IPMC.

14 **§ 66803. Civil Penalties for Violations and Non-compliance with the**  
15 **IPMC.** Civil penalties for violations and non-compliance with the provisions of the  
16 IPMC, as adopted, implemented and amended shall not be less than Twenty-Five  
17 Dollars (\$25.00) and no more than Five Thousand Dollars (\$5,000.00) for each  
18 violation.

19 **§ 66804. Fee Schedule.** DPW shall create a fee schedule pursuant to the  
20 provisions Chapter 9, 5 GCA. Fees may include, but not be limited to, permitting,  
21 inspection, and reinspection fees. In the absence of adjudicated fees related to the  
22 IPMC, DPW may use its existing fee schedule until such fees are duly adjudicated.

23 **§ 66805. Publication of the Adopted IPMC.** The adopted IPMC shall be  
24 codified in Title 29, Guam Administrative Rules and Regulations along with the  
25 schedules of fees and penalties.”

26 **Section 3. Effective Date.** This Act shall be effective one (1) year from the  
27 date of enactment.