

I MINA'BENTE NUEBI NA LIHESLATURAN GUÅHAN  
2008 (SECOND) Regular Session

2008 MAY 13 PM 4:43

Bill No. 298 (EC)

Introduced by:

J. V. Espaldon  
T. R. Muna-Barnes  
R. Respicio

**AN ACT TO ZONE THE PREVIOUSLY UNZONED  
LOT NUMBER 5327 IN THE MUNICIPALITY OF  
DEDEDO TO LIGHT INDUSTRIAL ("M-1") ZONE.**

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

**Section 1. Legislative Findings and Intent.** *I Liheslaturan Guåhan* finds that Lot Number 5327, in the Municipality of Dededo, which belonged to the Estate of Pablo Sanchez was deeded back to the family by the Guam Ancestral Lands Commission, pursuant to Public Laws 22-145, 23-23, 23-141, 25-45, 25-178, 26-36 and 26-100 which requires that excess federal properties turned over to the government of Guam then be transferred over to the estates of the original landowners pursuant to Public Law 25-145.

This parcel is on the frontage of the north-east side of Rout 3 referred as Ukudu, Dededo. The frontage area is comprised of Agricultural (A) and Light Industrial ("M-1") zone. The property was purchased from the Estate of Pablo Sanchez and is now owned by Valeo, Inc. and the owner is developing a business that requires an M1 zone designation.

Without an existing zone designation, the Guam Land Use Commission is unable to act on this matter. Authority to establish a comprehensive zoning plan for Ancestral Lands Commission properties including those released by the Commission

1 to original landowners lies exclusively with the Provisional Commission for the  
2 Zoning of Ancestral Lands. Said Commission has not been empanelled since the  
3 enactment of Public Law 28-133, leaving the landowner with no recourse other than to  
4 request *I Liheslaturan Guåhan* to establish an appropriate zone for Lot Number 5327  
5 in the municipality of Dededo.

6           **Section 2. Lot Zoning.** Notwithstanding any provision of law, Lot  
7           Number 5327 in the Municipality of Dededo is hereby zoned Light Industrial  
8           ("M-1") zone.