

I MINA 'TRENTAI UNU NA LIHESLATURAN GUÅHAN
2011 (FIRST) Regular Session

Bill No. 92-31(COR)

Introduced by:

D. G. Rodriguez, Jr. 

**AN ACT TO AUTHORIZE THE CHAMORRO
LAND TRUST COMMISSION TO LICENSE THE
USE OF A 1.5 ACRE PORTION OF LOT NO. 86-R2,
HAGÁTÑA, TO THE GOVGUAM ASSOCIATION
OF RETIRED PERSONS INC., FOR A TERM OF 25
YEARS FOR THE DEVELOPMENT OF A “MULTI-
GENERATIONAL BUILDING.”**

2011 FEB 28 AM 9:00
YAW

BE IT ENACTED BY THE PEOPLE OF GUAM:

Section 1. Legislative findings and intent. *I Mina'Trentai Unu Na Liheslaturan Guåhan* finds that the need for a multi-generational building is becoming more apparent as the number of *Månamko*' and the youth of the island continue to increase, yet the traditional connection and respect between the generations is being lost.

I Liheslatura finds that the Chamorro Land Trust Commission previously passed Resolution No. 2009-03, which endorsed the plans of the GovGuam Association of Retired Persons, Inc. (GGARP) to utilize a portion of Lot 86-R2, comprising an area of approximately 1.5 acres, Municipality of Hagåtña, subject to survey, for the proposed multi-generational facility.

I Liheslatura Guåhan takes due note of the fact that said parcel of land is located south of and adjacent to the present location (Lot-86-2) of the GovGuam

1 Association of Retired Persons, Inc. clubhouse in *Minondo, Hagåtña*, Municipality
2 of *Hagåtña* is comprised of unutilized wetland.

3 *I Liheslatura* has been informed that the property is to be developed utilizing
4 Block-Grant funds from the US Department of Housing and Urban Development,
5 via the Guam Housing and Urban Renewal Authority. It has been determined in
6 prior license agreements utilizing Chamorro Land Trust lands, that a period of
7 twenty-one (21) years is insufficient for the term of the grant, and that a minimum
8 term of twenty-five (25) years is necessary. Therefore, it is the intent of *I*
9 *Liheslatura* to authorize the term of the license of twenty-five (25) years,
10 notwithstanding the provision of Subsection (c) of §75107, Chapter 75, Title 21,
11 Guam Code Annotated, Which only provides for a term not to exceed twenty-one
12 (21) years.

13 **Section 2. License of Property.** Chamorro Land Trust Commission is
14 hereby authorized to license a 1.5 acre portion of Lot No. 86-R2 (Map No. FY 88-
15 249, Document No. 398140), municipality of *Hagåtña*, to the GovGuam
16 Association of Retired Persons, Inc., for the development of a “multi-generational
17 building.”

18 **Section 3. Term of License.** Notwithstanding the provisions Subsection (c)
19 of §75107, Chapter 75, Title 21, Guam Code Annotated, the term of the license of
20 the parcel of land authorized pursuant to this Act, *shall* be for a term of twenty-five
21 (25) years. It is further, provided, that in the event the GovGuam Association of
22 Retired Persons does not commence construction within five (5) years of the date
23 of issuance of the license, the license shall then be deemed void, and the property
24 shall revert to the Chamorro Land Trust Commission.

25 The license shall provide that the property shall not be sublet or transferred
26 in any form to any other party or entity. Any attempt to dispose of the property for
27 purposes not authorized pursuant to this Act shall be caused to revoke the license

1 between the Chamorro Land Trust Commission and GovGuam Association of
2 Retired Persons, Inc., and the property *shall* revert to the Chamorro Land Trust
3 Commission.

4 **Section 4: Survey of Land.** Any and all costs relative to apportioning of 1.5
5 acres of Lot No. 86-R2 (Map No. FY 88-249, Document No. 398140), to
6 GovGuam Association of Retired Persons, Inc., for the utilization of a Multi-
7 Generational Multi-purpose building, from the Government of Guam, shall be
8 borne by GovGuam Association of Retired Persons.

9 **Section 5: Effective Date.** This act *shall* take effect upon enactment.

10 **Section 6: Severability.** *If* any provision of this Law or its application to
11 any person or circumstance is found to be invalid or contrary to law, such
12 invalidity shall *not* affect other provisions or applications of this Law which can be
13 given effect without the invalid provisions or applications, and to this end the
14 provisions of this Law are severable.