


FILE COPY

**I MINA'TRENTA NA LIHESLATURAN GUÅHAN
2010 (SECOND) Regular Session**

CERTIFICATION OF PASSAGE OF AN ACT TO I MAGA'LAHEN GUÅHAN

This is to certify that **Substitute Bill No. 453-30 (COR), "AN ACT TO APPROVE THE OFFICIAL ZONING MAP F3 67S 52, THE DOS AMANTES PLANNING AREA AND ALL RELATED ZONING AMENDMENTS"**, was on the 30th day of November 2010, duly and regularly passed.



**Judith T. Won Pat, Ed. D.
Speaker**

Attested:



**Tina Rose Muña Barnes
Legislative Secretary**

This Act was received by *I Maga'lahaen Guåhan* this 1st day of Dec, 2010, at 1100 o'clock A.M.



**Assistant Staff Officer
Maga'lahaen's Office**

APPROVED:

**FELIX P. CAMACHO
*I Maga'lahaen Guåhan***

Date: _____

Public Law No. _____

I MINA'TRENTA NA LIHESLATURAN GUÅHAN
2010 (SECOND) Regular Session

Bill No. 453-30 (COR)

As substituted by the Committee on Appropriation,
Taxation, Banking, Insurance, Retirement, and Land
and amended on the Floor.

Introduced by:

v. c. pangelinan
Judith P. Guthertz, DPA
T. C. Ada
V. Anthony Ada
F. B. Aguon, Jr.
F. F. Blas, Jr.
E. J.B. Calvo
B. J.F. Cruz
J. V. Espaldon
T. R. Muña Barnes
Adolpho B. Palacios, Sr.
R. J. Respicio
Telo Taitague
Ray Tenorio
Judith T. Won Pat, Ed.D.

**AN ACT TO APPROVE THE OFFICIAL ZONING MAP
F3 67S 52, THE *DOS AMANTES* PLANNING AREA AND
ALL RELATED ZONING AMENDMENTS.**

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

2 **Section 1. Legislative Findings and Intent.** *I Liheslaturan Guåhan* finds
3 that certain lands formerly held by the federal government have been returned to
4 original landowners in the area north of *Tumon* Bay and west of Route 3, which is
5 generally referred to as the “*Dos Amantes*”. These returned lands remained
6 unzoned for decades while it was under the ownership of the United States

1 Government. These lands were subsequently returned to the government of Guam
2 and in turn transferred to the Guam Ancestral Lands Commission (GALC).
3 Pursuant to enabling legislation and mandate these lands were returned to the
4 original landowners, heirs and descendants. The properties were returned without a
5 zoning designation.

6 *I Liheslaturan Guåhan* further finds the Department of Land Management
7 (DLM) adopted Resolution 2008-01, establishing an Interim Zoning Map and
8 Procedures for the *Dos Amantes* Planning Area (Plan). The final Plan was
9 presented as Official Zoning Map F3 67S 52 to *I Maga'lahen Guåhan* on
10 December 11, 2009, and was approved December 15, 2009. The Official Zoning
11 Map was then forwarded to the Speaker of *I Mina'Trenta Na Liheslaturan*
12 *Guåhan*. The Plan was then referred to the Chairman for the Committee on
13 Appropriations, Taxation, Banking, Insurance, Retirement and Land (Committee),
14 which held a public hearing on March 11, 2010. During the public hearing,
15 original landowners who were in attendance, testified on the Plan. However, there
16 were some original landowners who were *not* adequately notified. To further
17 ensure that as many landowners as possible were notified and have an opportunity
18 to respond to the Plan, the Chairman of the Committee found it necessary to
19 contact as many landowners affected by the Plan and bring forth their concerns on
20 the zone designation assigned to their properties. It is with great importance to
21 establish a zoning plan for *Dos Amantes*. By designating zones, property owners
22 can utilize their property in accordance with zoning designations.

23 Therefore, after exhausting all efforts to ensure that all landowners, heirs and
24 descendents had ample time to provide comments and request a change in the zone
25 designation of their property, *I Liheslaturan Guåhan* intends to approve the
26 Official Zoning Map F3 67S 52 and all related zoning amendments.

1 **Section 2.** The Official Zoning Map F3 67S 52, the *Dos Amantes* Planning
2 Area, also known as *Ukudu*, is hereby approved, with the following amendments:

3 (a) Lot 5033 is hereby rezoned from Multiple Dwelling Zone (R2)
4 to Commercial Zone (C).

5 (b) Lot 5034 is hereby rezoned from Multiple Dwelling Zone (R2)
6 to Commercial Zone (C).

7 (c) Lot 5317-2 is hereby rezoned from Multiple Dwelling Zone
8 (R2) to Commercial Zone (C).

9 (d) Lot 5317-3 is hereby rezoned from Multiple Dwelling Zone
10 (R2) to Commercial Zone (C).

11 (e) Lot 5317-4 is hereby rezoned from Multiple Dwelling Zone
12 (R2) to Commercial Zone (C).

13 (f) Lot 5044 is hereby rezoned from Multiple Dwelling Zone (R2)
14 to Commercial Zone (C).

15 (g) Lot 5031 is hereby rezoned from Multiple Dwelling Zone (R2)
16 to Light Industrial Zone (M1).

17 (h) Lot 5032 is hereby rezoned from Multiple Dwelling Zone (R2)
18 to Light Industrial Zone (M1).

19 (i) Lot 5048-2 is hereby rezoned from Commercial Zone (C) to
20 Light Industrial Zone (M1).

21 (j) Lot 5315 is hereby rezoned from Multiple Dwelling Zone (R2)
22 to Light Industrial Zone (M1).

23 (k) Lot 5312 is hereby rezoned from Multiple Dwelling Zone (R2)
24 to Light Industrial Zone (M1).

25 (l) Lot 5313 is hereby rezoned from Commercial Zone (C) to Light
26 Industrial Zone (M1).

1 (m) Lot 5316 is hereby rezoned from Commercial Zone (C) to Light
2 Industrial Zone (M1).

3 (n) The zone designation of Lot 5050 is hereby deleted.

4 (o) Lot 5317-5 is hereby rezoned from Multiple Dwelling Zone
5 (R2) to Commercial Zone (C).

6 (p) Lot 5301 is hereby rezoned from Multiple Dwelling Zone (R2)
7 to Commercial Zone (C).

8 **Section 3. Zone Designation of Lot 5311-REM.**

9 Lot 5311-Rem is hereby zoned as Commercial Zone (C).

10 **Section 4. Severability.** *If* any of the provisions of this Act or the
11 application thereof to any person or circumstance is held invalid, such invalidity
12 *shall not* affect any other provision or application of this Act which can be given
13 effect without the invalid provision or application, and to this end the provisions of
14 this Act are severable.