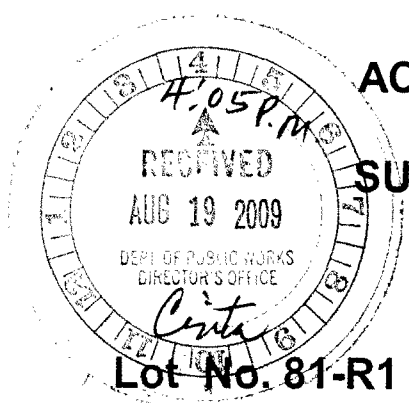


LEGISLATURE

COPY

2009 AUG 26 PM 2



ACKNOWLEDGMENT OF RECEIPT
SUMMARY ZONE CHANGE PACKET

for

Lot No. 81-R1 Machanao, Tract 534, Municipality of Dedego

ARMAND S. and ESTER G. CAYAN
c/o Richard Rosario & Associates

SZC 2009-03

Legislative Secretary
30th Guam Legislature
Signature: [Signature]
Name (print): ROCK REYES
Date: 08/21/09
Time: 9:15 A.M.

Building Official (Director's Office)
Department of Public Works
Signature: [Signature]
Name (print): JACINTA PEREZ
Date: 8-19-09
Time: 4:05 pm.

FOR RECORDATION ONLY:
Deputy Civil Registrar

[]

Dept. of Public Works
Bldg. Permit/Bldg. Official

[Signature]
Name (print): NIMETA SU
Signature: [Signature]
Date: 8/19/09

THIS SECTION IS NOT
APPLICABLE, SEE NOTICE OF ACTION
(NOA).

[]

30-09-1036

Office of the Speaker
Judith T. Won Pat, Ed. D.
Date: 8/25/09
Time: 9:05
Received by: [Signature]

Applicant's Name(s)

Armand S. Cayan :
[Signature] 16 July 2009
Signature of Applicant Date

Ester G. Cayan :
[Signature] 16 July 2009
Signature of Applicant Date
For

Authorized Representative:

Richard Rosario /
Date



DIPĀTTAMENTON MINANEHAN TĀNO'
 (Department of Land Management)
GUBETNAMENTON GUĀHAN
 (Government of Guam)



FELIX P. CAMACHO
 Governor of Guam

CHRISTOPHER M. DUENAS
 Acting Director

MICHAEL W. CRUZ, M.D.
 Lieutenant Governor of Guam

MICHAEL C. JAMES
 Deputy Director

Street Address:
 590 S. Marine Corps Drive
 Suite 733 ITC Building
 Tamuning, GU 96913

Mailing Address:
 P.O. Box 2950
 Hagåtña, GU 96932

Website:
<http://dlm.guam.gov>

E-mail Address:
dldir@dln.guam.gov

Telephone:
 671-649-LAND (5263)

Facsimile:
 671-649-5383

July 10, 2009

Honorable Senator Tina Muna Barnes
 Legislative Secretary, 30th Guam Legislature
 155 Hessler Place
 Hagåtña, Guam 96932

Re: Summary Zone Change Application No. SZC 2009-03
 Lot No. 81-R1, Machanao, Tract 534,
 Municipality of Dededo; for Armand S. and Ester G. Cayan

Pursuant to 21 GCA (Real Property), Chapter 61 (Zoning Law), Part 3 (Changes of Zones), Section 61639 (Summary Procedure for Agricultural and Single - Family Residential Rezoning) and Executive Order 92-08 (Establishing Interim Rules and Regulations for Individual, Small Landowner Zone changes), the Department of Land Management is Herewith submitting to the Legislature, a Zone Change application for Lot No. 81-R1, Machanao, Tract 534, Municipality of Dededo, from "R-1" Single Family Dwelling) to "R-2" (Multi-Family Dwelling) Zone in order to construct two (2) units on the second floor of an existing duplex and for future construction of four (4) more units on the lot for the family and affordable rentals.

As such, the Department of Land Management Approved the Zone Change with conditions as specified on July 10, 2009.

Your attention to this matter is greatly appreciated.

Sincerely,


 Christopher M. Duenas
 Acting Director

PCG
 Attachment(s):

1. Zone Change Map F3-67S 39, Amendment No. 165
2. Staff Report and Notice of Action
3. Certifications of Utility Agencies
4. Zone Change Application



DIPATTAMENTON MINANEHAN TANO'
 (Department of Land Management)
GUBETNAMENTON GUAHAN
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 155 Hessler Place
 Hagåtña, Guam 96932


Re: Summary Zone Change Application No. SZC 2009-03
 Lot No. 81-R1, Machanao, Tract 534,
 Municipality of Dededo; for Armand S. and Ester G. Cayan

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 Christopher M. Duenas
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Island of Guam, Government of Guam
Department of Land Management, Office of the Recorder

File for Record in Instrument No. 794309

On the year 09 month 8 day 13 time 8.25

Re - ~~Office~~

Recording Fee

Group No.

Deputy Recorder

Victoria C. Torres

(Space above for Recordation)

VICTORIA C. TORRES

DEPARTMENT OF LAND MANAGEMENT
Government of Guam
Hagåtña, Guam 96910

NOTICE OF ACTION

Application No. SZC 2009-03

July 10, 2009

Date

To: Armand S. and Ester G. Cayan
c/o Richard Rosario & Associates
P.O. Box 1534
Hagatna, Guam 96932

The Department of Land Management, pursuant to Title 21 GCA, Chapter 61 (Zoning Law), Part 3 (Changes of Zones), Section 61639 (Summary Procedures for Agricultural and Single-Family Residential rezoning), and Executive Order No. 92-08:

APPROVED
 DISAPPROVED
 APPROVED WITH CONDITIONS

your request on **Lot No. 81-R1, Machanao, Tract 534, Municipality of Dededo, for a Zone Change:**

from "A" (Rural) to "R-1" (Single-Family Dwelling)
 from "A" (Rural) to "R-2" (Multi-Family Dwelling)
 from "R-1" (Single-Family Dwelling) to "R-2" (Multi-Family Dwelling)

Please submit this form with necessary plans to the appropriate agency. If request was tabled, approved with conditions or involved clarification, see the conditions below for further details.

NOTATION: Zone Change on Lot No. 81-R1, Machanao, Tract 534, Municipality of Dededo, from "R-1" (Single-Family Dwelling) to "R-2" (Multi-Family Dwelling) Zone in order to construct two (2) units on the second floor of an existing duplex and for future construction of four (4) more units on the lot for the family and affordable rentals.

CONDITIONS: The Department of Land Management Approved the application based on the following conditions:

1. That the applicants comply with all permitting agency conditions and requirements;
2. That the building construction site development plan provide detail of structure location, parking layout, landscaping plan, disposal of sewage and access; and that the site development plan be approved by the Guam Chief Planner prior to issuance of a building construction permit;
3. That any future increase in dwelling units or use intensity from the approved site plan shall require the owner/developer to resubmit a revised site development plan to the Guam Chief Planner for re-evaluation to determine physical and social impacts prior to requesting for a building permit;
4. That said zone change under this process shall not include the following uses or conversions: Horizontal Property Regimes ((21 GCA, Chapters 45) (Horizontal Property Act) and 47 (Time Share Ownership)), hotels/motels, and residential commercial activities such as laundry room, gift shop, and the like; and temporary workers housing facilities;
5. That the development be hooked up to public sewer and comply with GEPA's wastewater disposal system requirements and conditions;
6. That the applicants provide landscaping with local flora and a trash bin location near the curve side of the lots;
7. That the applicants provide a ratio of 2:1 parking for each dwelling unit.



Carlos R. Untalan
Guam Chief Planner

July 10, 2009
Date



Christopher M. Duenas
Acting Director

July 10, 2009
Date

Case Planner: Penmer C. Gulac

Attachments: Certification of Utility Agencies
Position Statement(s); GPA

cc: Building Permit Section, DPW



SUMMARY ZONE CHANGE APPLICATION NO. 2009-03 LOT 81-R1, TRACT 534 MUNICIPALITY OF DEDEDO



SPACE FOR RECORDATION

**SUMMARY ZONE CHANGE
APPLICATION NO. 2009-03
ARMAND S. & ESTER G. CAYAN
PREPARED ON JUNE 26, 2009**

FROM: "R-1" SINGLE-FAMILY DWELLING

TO: "R-2" MULTI-FAMILY DWELLING

LOT NO: 81-R1

BLOCK NO: N/A

TRACT: 534

MUNICIPALITY: DEDEDO

PLACE NAME: N/A

SCALE: N/A

AMENDMENT NO: 165

ZONING MAP NO: F3-67 S 39

**APPROVED WITH CONDITIONS
[AS NOTED ON NOTICE OF ACTION AND
PURSUANT TO TITLE 21, GCA, CHAPTER 61,
SECTION 61639 AND EXECUTIVE ORDER 92-08]**

Terezo R. Mortera 6/26/09
TEREZO R. MORTERA DATE
DIRECTOR
DEPARTMENT OF LAND MANAGEMENT

