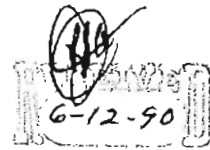




Territory of Guam
Toritorion Guam



OFFICE OF THE GOVERNOR
C. RISINAN I. MAGA-LAHI
AGANA, GUAM 96910 U.S.A.

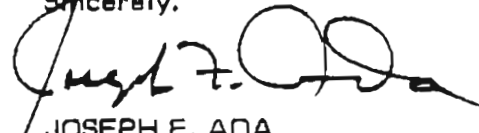
MAY 20 1990

The Honorable Joe T. San Agustin
Speaker, Twentieth Guam Legislature
Post Office Box CB-1
Agana, Guam 96910

Dear Mr. Speaker:

Transmitted herewith is Bill No. 1150, which has been designated as Public Law 20-180.

Sincerely,



JOSEPH F. ADA
Governor of Guam

Attachment



Commonwealth Now!

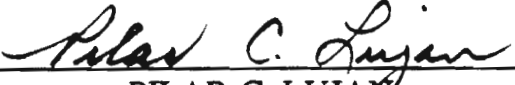
TWENTIETH GUAM LEGISLATURE
1990 (SECOND) Regular Session

CERTIFICATION OF PASSAGE OF AN ACT TO THE GOVERNOR

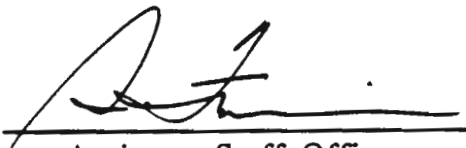
This is to certify that Substitute Bill No. 1150 (LS), "AN ACT TO AUTHORIZE THE GOVERNOR TO SELL CERTAIN GOVERNMENT OF GUAM PROPERTY IN UMATAC," returned to the Legislature without the approval of the Governor was, in accordance with the Organic Act of Guam, reconsidered by the Legislature and after such reconsideration, the Legislature did, on the 23rd day of May, 1990, agree to pass said bill notwithstanding the objections of the Governor by a vote of two-thirds of all members thereof, to wit: by a vote of twenty members.


JOE T. SAN AGUSTIN
Speaker

Attested:


PILAR C. LUJAN
Senator and Legislative Secretary

This Act was received by the Governor this 25th day of May,
1990, at 4:00 o'clock p.m.


Assistant Staff Officer
Governor's Office

Public Law No. 20-180

TWENTIETH GUAM LEGISLATURE
1990 (SECOND) Regular Session

Bill No. 1150 (LS)
As substituted by the Committee
on Housing and Community
Development and as further
substituted by the Committee
on Rules

Introduced by:

F. R. Santos
T. S. Nelson
J. T. San Agustin
H. D. Dierking
J. P. Aguon
E. P. Arriola
M. Z. Bordallo
C. T. C. Gutierrez
P. C. Lujan
G. Mailloux
D. Parkinson
F. J. A. Quitugua
E. D. Reyes
J. G. Bamba
D. F. Brooks
E. R. Duenas
E. M. Espaldon
M. D. A. Manibusan
M. C. Ruth
T. V. C. Tanaka
A. R. Unpingco

AN ACT TO AUTHORIZE THE GOVERNOR TO SELL CERTAIN
GOVERNMENT OF GUAM PROPERTY IN UMATAC.

1 BE IT ENACTED BY THE PEOPLE OF THE TERRITORY OF GUAM:
2 Section 1. Legislative intent. It has been brought to the attention of
3 the Legislature that Jose Babauta Aguon and Maria Quinata Aguon, husband
4 and wife, have been leasing since 1956 under the "ARENDU" program, a one

1 acre tract of land in the municipality of Umatac. Mr. and Mrs. Aguon have, on
2 several occasions, made known to members of the Legislature that they
3 desire to purchase the land, on which they have homesteaded, to build a
4 permanent home. In consonance with the Legislature's desire to provide land
5 for the landless, the following sale is authorized .

6 Section 2. Authorization. The Governor of Guam is hereby authorized
7 to sell to Jose Babauta Aguon and Maria Quinata Aguon (the "Purchasers"), at
8 fair market value, a portion of basic Lot No. 53, Umatac, not to exceed four
9 thousand forty-seven (4,047) square meters (the "Property"), described as:

10 Lot No. 53-1, situated in the section of Salagna,
11 Municipality of Umatac, Territory of Guam, as shown and
12 delineated on Land Management Sketch No. 1672, further
13 described as follows:

14 Beginning at a point indicated on Sketch 1672 as a "pob"
15 station with the coordinate values of North 102,864.587'
16 and East 136,744.430' and further indicated as being
17 Corner No. One. Thence, it proceeds on a direction of
18 North 63 Degrees, 47 Minutes, 57 Seconds West, with a
19 distance of 144.27 feet to Corner No. Two. Thence, North
20 35 Degrees, 54 Minutes, 52 Second East, with a distance
21 of 289.59 feet, to Corner No. Four. Thence, it proceeds
22 along a curve line with a Central Angle of 19 Degree, 27
23 Minutes, 02 Seconds, and at a Radius of 880.00 feet, a
24 length of ARC of 298.740 feet, a Chord Bearing of South
25 42 Degrees, 26 Minutes, 26 Seconds West, and a Chord
26 Distance of 297.307 feet to Corner No. One (pob) which is
27 back to the point of beginning.

28 Section 3. Registration. The government of Guam shall register the
29 Property at the expense of the Purchasers, prior to its transfer.

30 Section 4. Notwithstanding the provisions of §2109 of Title 2, Guam
31 Code Annotated, requiring certain appraisals before a sale of government land
32 may be approved by the Legislature, the Legislature finds that the provisions
33 contained in this Act providing for the sale of the Property at its fair market
34 value reasonably incorporate the basic intent of such §2109, particularly in

1 view of the lengthy period during which the Purchasers have maintained and
2 improved the Property under the Arendu program of the government of
3 Guam, except that before the sale and transfer authorized by this Act may be
4 consummated the Governor shall deliver to the Legislature copies of the
5 appraisals used to determine fair market value, which appraisals shall be
6 prepared at the expense of the government of Guam. Any deed transferring
7 the Property shall contain a prohibition against the Purchasers selling or
8 leasing the Property to others for a period of twenty (20) years after delivery
9 of the deed.

TWENTIETH GUAM LEGISLATURE
1989 (FIRST) Regular Session

ROLL CALL SHEET

Bill No. _____

Date: 2/16/89

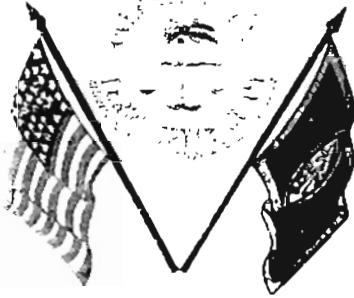
Resolution No. _____

QUESTION: "Shall substitute B1150 become law notwithstanding the Governor's objection"

	<u>AYE</u>	<u>NAY</u>	<u>NOT VOTING</u>	<u>ABSENT</u>
J. P. Aguon	✓			
E. P. Arriola				✓
J. G. Bamba	✓			
M. Z. Bordallo	✓			
D. F. Brooks	✓			
H. D. Dierking	✓			
E. R. Duenas	✓			
E. M. Espaldon	✓			
C. T. C. Gutierrez	✓			
P. C. Lujan	✓			
G. Mailloux	✓			
M. D. A. Manibusan	✓			
T. S. Nelson	✓			
D. Parkinson	✓			
F. J. A. Quitugua	✓			
E. D. Reyes	✓			
M. C. Ruth	✓			
J. T. San Agustin	✓			
F. R. Santos	✓			
T. V. C. Tanaka	✓			
A. R. Unpingco	✓			

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Territory of Guam
Territorio de Guam

OFFICE OF THE GOVERNOR
FINAN UMAGALAH
AGANA, GUAM 96910, U.S.A.

May 18, 1990

The Honorable Joe T. San Agustin
Speaker
20th Guam Legislature
155 Hernan Cortez St.
Agana, Guam 96910

Dear Mr. Speaker:

Enclosed herewith is Substitute Bill No. 1150 (LS) which I am vetoing with some regret. I sympathize deeply with the desire of the Aguon family to purchase this piece of property. It is the dream of everyone of our families to own the piece of land they live on. It is a dream that I have encouraged in many ways through my advocacy of such projects as the Astumbo land for the landless project which would subdivide lots for some 500 landless families, land for the landless projects in other parts of our island, and of course, the CAHAT program which I have submitted to the Legislature and which hopefully they will act upon forthwith, as it would provide reduced mortgage payments to our people who wish to buy or build their own homes.

I believe that there is more that we in the administration and you in the legislature can do as well in the way of promoting subdivided land for the landless programs. In doing this, we select areas where housing development makes sense from a land use prospective. This should be followed by the implacement of proper infrastructure such as power, roads, water and sewer systems. This is not what happens when we simply convey property in the manner that this Bill does.

The property in question is also property designated for conservation in previous master plans. As both the administration and the legislature have decided to begin implementing master planning in this territory, it is best to maintain this land use.

Sympathetic as I am to the needs of the family in question, as well as to the good intentions of the author of this measure, I propose that we identify property in Umatac suitable for subdivision and sell it to landless families and that the family in question in this Bill be given priority as should other families in similar situations. This way we can



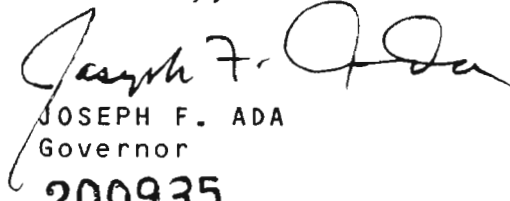
Commonwealth Now!

The Honorable Joe T. San Agustin
Page Two

accomplish the important goals of providing land to our landless families and still maintain good infrastructure and proper planning of Guam's most precious resource, its public lands.

Thank you and Si Yu'os Ma'ase.

Sincerely,




JOSEPH F. ADA
Governor
200935

TWENTIETH GUAM LEGISLATURE
1990 (SECOND) Regular Session


CERTIFICATION OF PASSAGE OF AN ACT TO THE GOVERNOR

This is to certify that Substitute Bill No. 1150 (LS), "AN ACT TO AUTHORIZE THE GOVERNOR TO SELL CERTAIN GOVERNMENT OF GUAM PROPERTY IN UMATAAC," was on the 1st day of May, 1990, duly and regularly passed.




JOE T. SAN AGUSTIN
Speaker

Attested:



PILAR C. LUJAN
Senator and Legislative Secretary

This Act was received by the Governor this 1st day of May,
1990, at 4:41 o'clock P.m.



Assistant Staff Officer
Governor's Office

APPROVED:



JOSEPH F. ADA
Governor of Guam

Date: _____

Public Law No. _____

TWENTIETH GUAM LEGISLATURE
1990 (SECOND) Regular Session

Bill No. 1150 (LS)
As substituted by the Committee
on Housing and Community
Development and as further
substituted by the Committee
on Rules

Introduced by:

F. R. Santos
T. S. Nelson
J. T. San Agustin
H. D. Dierking
J. P. Aguon
E. P. Arriola
M. Z. Bordallo
C. T. C. Gutierrez
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M. D. A. Manibusan
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4 permanent home. In consonance with the Legislature's desire to provide land
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33 contained in this Act providing for the sale of the Property at its fair market
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1 view of the lengthy period during which the Purchasers have maintained and
2 improved the Property under the Arendu program of the government of
3 Guam, except that before the sale and transfer authorized by this Act may be
4 consummated the Governor shall deliver to the Legislature copies of the
5 appraisals used to determine fair market value, which appraisals shall be
6 prepared at the expense of the government of Guam. Any deed transferring
7 the Property shall contain a prohibition against the Purchasers selling or
8 leasing the Property to others for a period of twenty (20) years after delivery
9 of the deed.

TWENTIETH GUAM LEGISLATURE
1990 (SECOND) Regular Session

ROLL CALL SHEET

Bill No. 1150

Date: 5/1/90

Resolution No. _____

QUESTION: _____

	AYE	NAY	NOT VOTING	ABSENT
J. P. Aguon				✓
E. P. Arriola	✓			
J. G. Bamba	✓			
M. Z. Bordallo	✓			
D. F. Brooks	✓			
H. D. Dierking	✓			
E. R. Duenas	✓			
E. M. Espaldon	✓			
C. T. C. Gutierrez	✓			
P. C. Lujan	✓			
G. Mailloux	✓			
M. D. A. Manibusan	✓			
T. S. Nelson	✓			
D. Parkinson	✓			
F. J. A. Quitugua	✓			
E. D. Reyes	✓			
M. C. Ruth	✓			
J. T. San Agustin	✓			
F. R. Santos	✓			
T. V. C. Tanaka	✓			
A. R. Unpingco	✓			

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SENATOR GORDON MAILLOUX

CHAIRMAN, COMMITTEE ON HOUSING AND COMMUNITY DEVELOPMENT
TWENTIETH GUAM LEGISLATURE

April 24, 1990

Vice-Chairman on the committee on Health, Welfare and Ecology

Member of the Committee on:

• Tourism, Transportation and Communications

• General Governmental Operation

• Economic Development

• Justice, Judiciary & Criminal Justice

• Energy, Utilities and Consumer Protection

• Youth, Human Resources, Senior Citizen & Cultural Affairs

Ethics

The Honorable Joe T. San Agustin
Speaker
Twentieth Guam Legislature
163 Chalan Santo Papa
Agana, Guam 96910

Via: Chairperson, Committee on Rules

Dear Mr. Speaker:

The Committee on Housing and Community Development to which was referred Bill No. 1150: "AN ACT TO TO AUTHORIZE THE GOVERNOR OF GUAM TO SELL CERTAIN GOVERNMENT OF GUAM PROPERTY IN UMATAC TO MR. AND MRS. JOSE BABAUTA AND MARIA QUINATA AGUON" has had the same under consideration and now wishes to report back the same with the recommendation to do pass.

The Committee votes are as follows:

TO DO PASS	--10--
NOT TO PASS	--0--
ABSTAIN	--0--
OFF ISLAND	--1--
TO REPORT OUT ONLY	--0--

A copy of the Committee Report and other pertinent documents are enclosed for your perusal.


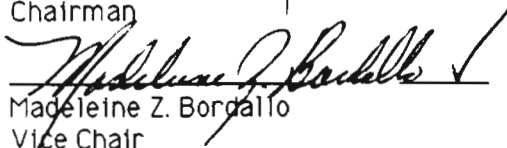


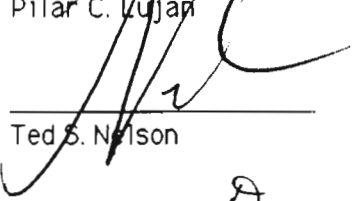


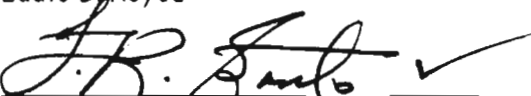
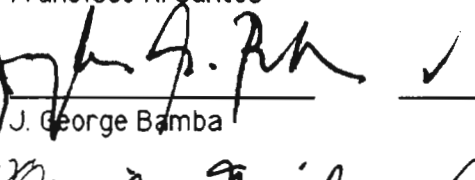

Sincerely,

Gordon Mailloux
GORDON MAILLOUX

Enclosures:

COMMITTEE ON HOUSING AND COMMUNITY DEVELOPMENT VOTING SHEET

Bill No. 1150: An Act to authorize the Governor of Guam to sell certain Government of Guam property in Umatac to Mr. and Mrs. Jose Babauta and Maria Quinata Aguon.

<u>Committee Members</u>	<u>To Do Pass</u>	<u>To Not Pass</u>	<u>Abstain</u>	<u>Off-Island</u>	<u>To Report Out Only</u>
 Gordon Mailloux Chairman	✓	_____	_____	_____	_____
 Madeleine Z. Bordallo Vice Chair	✓	_____	_____	_____	_____
_____	_____	_____	_____	✓	_____
John P. Aguon	_____	_____	_____	_____	_____
 Elizabeth P. Arriola	✓	_____	_____	_____	_____
 Pilar C. Lujan	✓	_____	_____	_____	_____
 Ted S. Nelson	✓	_____	_____	_____	_____
 Don Parkinson	✓	_____	_____	_____	_____
 Eddie D. Reyes	✓	_____	_____	_____	_____
 Francisco R. Santos	✓	_____	_____	_____	_____
 J. George Bamba	✓	_____	_____	_____	_____
 Marilyn D.A. Manibusan	✓ 4/25/90 mlm	_____	_____	_____	_____

mt

TWENTIETH GUAM LEGISLATURE
1990 (SECOND) Regular Session

Bill No. 1150 (LS)
As substituted by the Committee
on Housing and Community
Development and as further
amended by the Committee
on Rules

Introduced by:

- F. R. Santos
- T. S. Nelson
- J. T. San Agustin
- H. D. Dierking
- J. P. Aguon
- E. P. Arriola
- M. Z. Bordallo
- C. T. C. Gutierrez
- P. C. Lujan
- G. Mailloux
- D. Parkinson
- F. J. A. Quitugua
- E. D. Reyes

AN ACT TO AUTHORIZE THE GOVERNOR TO SELL CERTAIN
GOVERNMENT OF GUAM PROPERTY IN UMATAAC.

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

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5 acre tract of land in the municipality of Umatac. Mr. and Mrs. Aguon have, on
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2 thousand forty-seven (4,047) square meters (the "Property"):

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5 delineated on Land Management Sketch No. 1672.

6 Section 3. Registration. The government of Guam shall register the
7 Property at the expense of the Purchasers, prior to its transfer.

COMMITTEE ON HOUSING
AND COMMUNITY DEVELOPMENT
TWENTIETH GUAM LEGISLATURE
163 Chalan Santo Papa
Agana, Guam 96910

Senator Gordon Mailloux
Chairman

Ph: 472-3436

COMMITTEE REPORT

on

Bill No. 1150 (LS)

AN ACT TO AUTHORIZE THE GOVERNOR OF GUAM TO SELL CERTAIN
GOVERNMENT OF GUAM PROPERTY IN UMATAC TO MR. AND MRS. JOSE
BABAUTA AND MARIA QUINATA AGUON.

INTRODUCTION AND REFERRAL

Bill No. 1150 was introduced on January 4, 1990 by Senator Francisco R. Santos. It was referred on January 11, 1990 to the Committee on Housing and Community Development by the Committee on Rules .

PUBLIC HEARING

A public hearing was scheduled and conducted on March 10, 1990 at the Legislative Session Hall, Agana, Guam. Members of the Committee on Housing and Community Development in attendance at said public hearing were:

Senator Gordon Mailloux, Chairman
Senator Francisco R. Santos, Member

Also in attendance and submitting testimony to the Committee were the following individuals:

**Mr. Frank L.G. Castro, Director
Department of Land Management**

**The Honorable Albert Topasna
Mayor, Village of Umatac**

**Mr. Jose Babauta Aguon
Prospective buyer under Bill No. 1150**

**Ms. Julie Aguon
Daughter of Mr. Jose Babauta Aguon**

SUMMARY OF TESTIMONY RECEIVED

As noted earlier, three individuals appeared before the Committee to offer testimony on Bill No. 1150. The following are summary statements of said testimony:

Mr. Frank L.G. Castro, Director of Land Management

Mr. Castro submitted the official testimony of the Department of Land Management and, by inference, the Executive Branch of the Government of Guam.

Mr. Castro stated that the Department of Land Management offered no objection to the intent and purpose of Bill No. 1150 as it is in consonance with PL 15-131.

However, Mr. Castro pointed out that the lot specifications contained in Bill No. 1150 as originally introduced were in error and, in fact, did not accurately identify the property which Mr. and Mrs. Jose B. Quinata desire to purchase or have been leasing from the Government of Guam for the last 30 years.

When asked by the Committee, Mr. Castro noted that he would provide the accurate description and necessary specifications for the actual property Mr. Quinata has been leasing and wishes to purchase a portion thereof.

Additionally, Mr. Castro noted that the proper area to be purchased by Mr. Quinata has already been surveyed and mapped by the Government of Guam. If Mr. Quinata is to purchase the property, the only administration requirement he would have to fulfill is the payment of registration costs.

The Honorable Albert Topasna, Mayor of Umatac

Mayor Topasna testified in favor of Bill No. 1150. He noted that Mr. and Mrs. Quinata have been leasing the property from GovGuam for over 30 years and have been living and improving the property for that period of time. Mayor Topasna also noted that he was in support of the transaction as the sale would be to a resident of Umatac. Mayor Topasna's testimony was oral; no written testimony submitted.

Ms. Julie Aguon, in behalf of her father, Mr. Jose Babauta Quinata:

(Mr. Quinata's written testimony is appended to this report)

COMMITTEE FINDINGS

1. THE COMMITTEE FINDS THAT MR. AND MRS. JOSE BABAUTA QUINATA HAS, IN FACT, BEEN LEASING THE SUBJECT GOVERNMENT OF GUAM PROPERTY FOR A PERIOD IN EXCESS OF THIRTY (30) YEARS.
2. THE COMMITTEE FINDS THAT MR. AND MRS. JOSE BABAUTA QUINATA HAVE, IN FACT, BEEN FAITHFULLY PAYING THE LEASE AMOUNTS FOR THE PERIOD OF YEARS FIRST HEREIN STATED.
3. THE COMMITTEE FINDS THAT MR. AND MRS. JOSE BABAUTA QUINATA HAVE, IN FACT, IMPROVED THE SUBJECT PROPERTY IN SUCH MANNER AS TO IMPROVE THE VALUE OF THE PROPERTY AND IN SUCH MANNER AS TO BE EXEMPLARY TO OTHER GOVGUAM LEASEHOLDS.
4. THE COMMITTEE FINDS THAT THE SUBJECT PROPERTY AS FIRST DESCRIBED IN THE ORIGINAL BILL NO. 1150 (LS) IS NOT THE PROPERTY ON WHICH MR. AND MRS. JOSE BABAUTA AGUON HAVE BEEN MAINTAINING A LEASEHOLD UNDER THE "ARENDA" PROGRAM OF THE GOVERNMENT OF GUAM; HOWEVER, SAID DISCREPANCY IN PROPERTY DESCRIPTION HAS BEEN PROVIDED BY THE DIRECTOR, DEPARTMENT OF LAND MANAGEMENT, TO THE ORIGINAL SPONSOR OF BILL NO. 1150 (LS).
5. THE COMMITTEE FINDS THAT THE SALE OF SAID PROPERTY AS INTENDED IN BILL NO. 1150 (LS) WILL NOT BE DISADVANTAGEOUS TO THE GOVERNMENT OF GUAM.
6. THE COMMITTEE FINDS THAT MR. AND MRS. JOSE BABAUTA QUINATA DO, IN FACT, HAVE VESTED INTERESTS IN SAID PROPERTY ACCRUING TO THEM BY VIRTUE OF THEIR IMPROVEMENTS TO THE LEASEHOLD PROPERTY.
7. THE COMMITTEE FINDS THAT THE SALE OF THE PROPERTY, AS CORRECTED AND SUBSTITUTED BY THE COMMITTEE, IS JUSTIFIED AND SHOULD BE APPROVED.

Committee Recommendations

1. The Committee recommends that the Twentieth Guam Legislature approve the authorization to the Governor of Guam for the sale of a portion of the property on which Mr. and Mrs. Jose Babauta Quinata has maintained a leasehold under the Arendu program for a period exceed thirty (30) years.
2. The Committee recommends that the buyer of the property be required to pay the required registration fees, and not the survey and mapping costs as said survey and mapping have already been accomplished and completed by the Department of Land Management.
3. The Committee recommends passage of Bill No. 1150 (LS) as substituted by the Committee on Housing and Community Development.

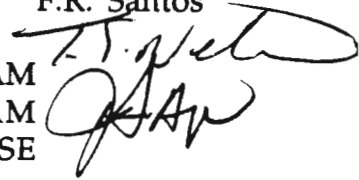
TWENTIETH GUAM LEGISLATURE
SECOND REGULAR (1990) SESSION

Bill No. 1150 (LS)
As Substituted by the Committee on
Housing and Community Development

Introduced by:

F.R. Santos

AN ACT TO AUTHORIZE THE GOVERNOR OF GUAM
TO SELL CERTAIN GOVERNMENT OF GUAM
PROPERTY IN UMATAC TO MR. AND MRS. JOSE
BABAUTA AND MARIA QUINATA AGUON.



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

1
2 Section 1. Legislative Intent: It has been brought to the attention of the
3 Guam Legislature that Mr. and Mrs. Jose Babauta and Maria Quinata Aguon have
4 been leasing, for the last Thirty Four years (34 years), since 1956, under the
5 "ARENDU" program, a one acre tract of land, in the municipality of Umatac. Mr.
6 and Mrs. Aguon have, on several occasions, made known to members of the Guam
7 Legislature that they desire to purchase said land, on which they have homesteaded,
8 for the purpose of establishing and building a permanent home. In conjunction
9 with the Legislature's desire and intent to provide land for the landless, the
10 following provisions are legislated.

11
12 Section 2. Authorization: The Governor of Guam is hereby authorized to
13 sell, at fair market value, a portion of Lot No. 53-1, as described hereinafter, not to
14 exceed FOUR THOUSAND FORTY SEVEN SQUARE METERS (4047 sq. meters).
15 Said lot is described as:

16
17 Lot No. 53-1, situated in the section of Salagna,
18 Municipality of Umatac, Territory of Guam, as shown and
19 delineated on Land Management Sketch No 1672. Said
20 property is more particularly described as follows:

21
22 Beginning at a point indicated on Sketch 1672 as a "pob"
23 station with the coordinate values of North 102,864.587'
24 and East 136,744.430' and further indicated as being Corner
25 No. One. Thence, it proceeds on a direction of North 63
26 Degrees, 47 Minutes, 57 Seconds West, with a distance of
27 144.27 feet to Corner No. Two. Thence, North 35 Degrees,
28 54 Minutes, 52 Seconds East, with a distance of 289.59 feet,
29 to Corner No. four. Thence, it proceeds along a curve line

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with a Central Angle of 19 Degrees, 27 Minutes, 02 Seconds, and at a Radius of 880.00 feet, a length of ARC of 298.740 feet, a Chord Bearing of South 42 Degrees, 26 Minutes, 26 Seconds West, and a Chord Distance of 297.307 feet to Corner No. One (pob) which is back to the point of beginning.

Section 3. Registration: The registration of that portion of land heretofore authorized for sale shall be at the expense of the purchaser.

TWENTIETH GUAM LEGISLATURE
SECOND REGULAR (1990) SESSION

JAN 04 '90

Bill No. 1150 (CS)

Introduced by:


F.R. Santos

**AN ACT TO AUTHORIZE THE GOVERNOR OF GUAM TO
SELL GOVERNMENT OF GUAM LAND LOCATED IN THE
VILLAGE OF UMATAC TO MR. JOSE BABAUTA AND MARIA
QUINATA AGUON**

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

1 Section 1. Legislative Intent: It has been brought to the attention of the Guam
2 Legislature that Mr. and Mrs. Jose Babauta and Maria Quinata Aguon have been
3 leasing, for the last THIRTY FOUR years (34 years), since 1956, under the "arendu
4 program", a one acre tract of land, in the municipality of Umatac. Mr. and Mrs.
5 Aguon have, on several occasions, made known to members of the Guam Legislature
6 that they desire to purchase said land on which they have homesteaded for the purpose
7 of establishing and building a permanent home. In conjunction with the Legislature's
8 desire and intent to provide land for the landless, the following provisions are
9 legislated.

10
11 Section 2. Authorization: The Governor of Guam is hereby authorized to sell, at
12 fair market value, a portion, not to exceed FOUR THOUSAND FORTY SEVEN
13 SQUARE METERS (4,047 square meters), of that Government of Guam real property
14 designated as:

15
16
17 Lot 2 - R2, Tract 3331, Municipality of Umatac,
18 as designated on Land Management Drawing Number
19 312 FY 87.
20

21 Section 3. Surveying, Mapping and Registration. The surveying, mapping and
22 registration of that portion of land heretofore authorized for sale shall be at the
23 expense of the purchaser.



DEPARTMENT OF LAND MANAGEMENT
GOVERNMENT OF GUAM
AGANA, GUAM 96910

Senator Gordon Mailloux
Chairperson
Housing and Community Development
Twentieth Guam Legislature
P.O. Box CB-1
Agana, Guam 96910

Re.: Bill No. 1150 (LS)

Dear Mr. Chairperson:

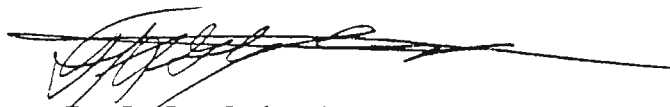
The intent of said Bill is good and we welcome said intent since it is in line with Public Law 15-131.

However, we would like to inform this Committee that the lot mentioned herein failed to reflect in Land Management Record to be government land. In fact, said lot is privately owned property as shown on L.M. 294FY81. Copy of which is enclosed for references.

Title to this property must be determined prior to any further action.

Thank you for allowing us to voice our views on matter affecting the Department's roles and functions.

Sincerely yours,



F. L.G. CASTRO
Director, Department of
Land Management

Enclosure

COMMONWEALTH NOW!!!
CLOSER PARTNERSHIP WITH AMERICA LONG OVERDUE

"DESCRIPTION OF LOT NO. 53-1"

The Government Property involved in this action is that of Lot No. 53-1, containing an area of approximately 4,047 square meters, or one acre, more or less, situating in the Section of Salagna, Municipality of Umatac, Territory of Guam, as shown and delineated on Land Management Sketch No. 1672. Said property is more particularly described as follows:

Beginning at a point indicated on Sketch 1672 as a "pob" station with the coordinate values of North 102,864.587' and East 136,744.430' and further indicated as being Corner No. One. Thence, it proceeds on a direction of North 63 Degrees, 47 Minutes, 57 Seconds West, with a distance of 144.27 feet to Corner No. Two. Thence, North 35 Degrees, 54 Minutes, 52 Seconds East, with a distance of 289.59 feet, to Corner No. Three. Thence, South 63 Degrees, 47 Minutes, 57 Seconds East, with a distance of 178.55 feet to Corner No. Four. Thence, it proceeds along a curve line with a Central Angle of 19 Degrees, 27 Minutes, 02 Seconds, and at a Radius of 880.00 feet, a length of ARC of 298.740 feet, a Chord Bearing of South 42 Degrees, 26 Minutes, 26 Seconds West, and a Chord Distance of 297.307 feet to Corner No. One (pob) which is back to the point of Beginning.

The preceding described property is bounded on the North, East and West by an Unsurveyed Government Land and on the South by PARCEL M-R/W as shown on Sketh 1672.

PREPARED BY: 

F. L. G. CASTRO, Director
Department of Land Management
---RLS #19

DATE: 3/28/90

TESTIMONY

OF

MR. AND MRS. JOSE B. AGUON

submitted to the

COMMITTEE ON HOUSING
AND
COMMUNITY DEVELOPMENT

THE HONORABLE SENATOR GORDON MAILLOUX
Chairman

TWENTIETH GUAM LEGISLATURE

in support of

BILL NO. 1150

*AN ACT TO AUTHORIZE THE GOVERNOR OF GUAM
TO SELL GOVERNMENT OF GUAM LAND LOCATED
IN THE VILAGE OF UMATAC TO MR. JOSE BABAUTA
AND MARIA QUINATA AGUON.*

MARCH 9, 1990

Mr. Chairman, Honorable Members of the Committee on Housing and Community Development.

I am Jose Babauta Aguon, a life long resident of the Village of Umatac and I am here to testify in support of Bill No. 1150, an act which would authorize the Governor of Guam to sell to me Lot 2 - R2, Tract 3331, located above the village of Umatac.

I am humbly requesting this Committee and the Guam Legislature to favorably consider the passage of this bill which would permit me to purchase one acre of government property in order to provide a permanent home for myself and my family. In asking to purchase this property I wish to point out to this Committee and the Senators the following:

1. The lot which is authorized in Bill 1150 is a portion of the land which I have been leasing from the Government of Guam on an agricultural lease more commonly called ARENDU.

2. I have been leasing this property since 1956 or over THIRTY FOUR YEARS. During that time, I have improved the property, I have planted permanent fruit trees and my family and I have been living on the land. In many ways, I take pride in saying that my family and I have helped the government by leasing unproductive land and taking care of it.

For several years now, I have asked several members of the Legislature to help me in buying this land so that I may provide a

permanent home for my family. I have not asked that this property be given to me for free. I am willing to buy this property at the fair market value and I am willing to have it surveyed, mapped and registered at my cost. Now that the Government of Guam is willing to set up subdivisions to give land for the landless, I am here stating that I am willing to buy this property that my family and I have lovingly worked for the last 34 years. I ask this Committee and Legislature to consider that fact that my family and I have worked this property, my children have grown up on it and now we take pride in the fruits and efforts of our labor. Please, in my old age, allow me to finally realize the ownership of this land which I will continue to work for my children and my children's children. I assure you that you will not be disappointed.

In closing, I wish to extend a sincere Si Yu'os Ma'ase to Senator Santos for sponsoring this bill and to Senator Mailloux, the Chairman of this Committee, for having the understanding and compassion to call for this public hearing. That all the Senators of this Legislature would consider this measure and my desire to provide for my family and to own one acre of property that I have worked so hard on - Dangkulo Na Si Yu'os Ma'ase.

TWENTIETH GUAM LEGISLATURE
SECOND REGULAR (1990) SESSION

JAN 04 '90

Bill No. 1150 (LS)

Introduced by:


F.R. Santos

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