


I Mina'Trentai Kuattro Na Liheslaturan
BILL STATUS

BILL NO.	SPONSOR	TITLE	DATE INTRODUCED	DATE REFERRED	CMTE REFERRED	PUBLIC HEARING DATE	DATE COMMITTEE REPORT FILED	FISCAL NOTES	NOTES
300-34 (COR)	Thomas C. Ada	AN ACT TO AUTHORIZE A COMMERCIAL LEASE BETWEEN THE MAYOR OF PITI, THE PITI MUNICIPAL PLANNING COUNCIL AND THE GUAM TELEPHONE AUTHORITY FOR USE OF LOT SNEW-R1, BLOCK 2, MUNICIPALITY OF PITI.	6/8/18 4:39 p.m.						

I MINA'TRENTAI KUÁTTRO NA LIHESLATURAN GUÅHAN
2018 (SECOND) Regular Session

Bill No. 300-34(COR)

Introduced by:

Thomas C. Ada 

**AN ACT TO AUTHORIZE A COMMERCIAL LEASE
BETWEEN THE MAYOR OF *PITI*, THE *PITI*
MUNICIPAL PLANNING COUNCIL AND THE GUAM
TELEPHONE AUTHORITY FOR USE OF LOT 5NEW-
R1, BLOCK 2, MUNICIPALITY OF *PITI*.**

2018 JUN -8 PM 4: 39 

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

2 **Section 1. Legislative Findings and Intent.** *I Liheslaturan Guåhan* finds
3 that the Mayor of Piti, the Piti Municipal Planning Council and the Guam Telephone
4 Authority (GTA) have been negotiating for a lease of Lot 5NEW-R1 Block 2 in the
5 Municipality of Piti. GTA is requesting a fifty (50) year lease with the Mayor.
6 Exhibit A is the recorded map of Lot 5NEW-R1 Block 2 Municipality of *Piti*.

7 *I Liheslaturan Guåhan* further finds that Lot 5NEW-R1, Block 2,
8 Municipality of *Piti* is under the administrative jurisdiction of the Mayor of *Piti*
9 pursuant to Document No. 573510 Reallocation of Public Lands recorded at the
10 Department of Land Management on November 19, 1997.

11 It is, therefore, the intent of *I Liheslaturan Guåhan* to authorize the Mayor of
12 *Piti* to enter into a lease agreement with GTA.

13 **Section 2. Authorization to Lease.** Notwithstanding any other provision
14 of law, *I Liheslaturan Guåhan* authorizes the Mayor of *Piti* to lease to GTA Lot
15 5NEW-R1, Block 2, Municipality of *Piti* described on Land Management Drawing
16 No. 090FY99 recorded under Document No. 596243, containing an area of two
17 thousand one hundred eighty-two (2,182) ± square meters, for a period of fifty (50)

1 years.

2 **Section 3. Rental Stipulations.** Notwithstanding any provision of the
3 lease, the annual rent shall be determined by the average of two (2) appraisals
4 selected and paid for by GTA. The rent is to be paid annually in advance at the
5 signing of the lease agreement and on subsequent anniversaries. The rent amount
6 *shall* escalate eight percent (8%) every five (5) years based on the previous amount
7 for the duration of the lease agreement.

8 **Section 4. Appraisals.** 2 GCA §2107 (b) relative to appraisals of land *shall*
9 apply to this Act.

10 **Section 5. Proceeds of Lease.** Funds generated from this Lease shall be
11 deposited with the Office of the Mayor of Piti for the use of the Community as
12 determined by the Mayor of *Piti* and the *Piti* Municipal Planning Council.

13 **Section 6. Prohibited Use.** The property *shall not* be used so as to make
14 the property unusable upon the expiration of the lease term. This *shall* include, but
15 *not* be limited to, such uses as ponding basins.

16 **Section 7. New Assessment and Update of Real Property Tax Roll.**
17 Upon approval of the Lease agreement by the Office of the Attorney General and
18 recordation of the Lease Agreement at the Department of Land Management, the
19 Real Property Division of the Department of Revenue and Taxation *shall* conduct a
20 special valuation of Lot 5NEW-R1, Block 2, Municipality of *Piti* and the new tax
21 assessment becomes due and payable by GTA in the succeeding year. The Tax Roll
22 *shall* be updated accordingly.

23 **Section 8. Severability.** If any provision of this Act or its application to
24 any person or circumstance is found to be invalid or contrary to law, that invalidity
25 *shall not* affect other provisions or applications of this Act that can be given effect
26 without the invalid provision or application and to this end the provisions of the Act
27 are severable.

SYMBOLS

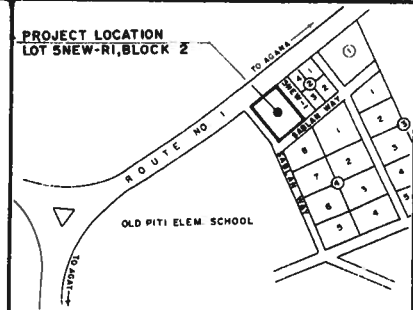
- ☆ GGN STATIONS
- NO 4 RB FOUND WITH PLASTIC CAP MARKED RLS NO 48, DOC NO. 441148.
- NO 4 RB FOUND WITH PLASTIC CAP MARKED RLS NO 32, DOC NO. 510148.
- NO 4 RB SET WITH PLASTIC CAP MARKED D.L.M.
- NAIL SET ON EXIST'G PAVEMENT WITH PLASTIC CAP MARKED D.L.M.
- CPP CONC. POWER POLE
- WPP WOODEN POWER POLE
- SMH SEWER MANHOLE
- CORNER NOT RETRACED

REFERENCES

1. DWG NO RTDC-121493, CONSOLIDATION OF LOT 5-1 & 5-R1, BLOCK 2 INTO LOT SNEW-RI, BLOCK 2 THEN PARCELLING OF LOT SNEW INTO LOT SNEW-1 & LOT SNEW-R1, BLOCK 2, PREPARED BY RLS NO. 32, DOC NO. 510148.

GGN 1934
N 196, 66 7360
E 93,949 5009

PROJECT LOCATION
LOT SNEW-RI, BLOCK 2



VICINITY MAP
NOT TO SCALE

NOTES:

1. SURVEY WAS BASED ON FOUND CORNERS AS SHOWN
2. ALL DISTANCES ARE IN METERS, UNLESS OTHERWISE NOTED
3. BEARINGS AND DISTANCES IN PARENTHESES ARE RECORD DATA, ALL OTHERS 1998
4. SUBJECT LOT (S) IS/ARE ZONE "R-1", SINGLE-FAMILY RESIDENTIAL AS OF APPROVAL OF THIS MAP

CERTIFICATE OF GUAM CHIEF SURVEYOR

THIS MAP HAS BEEN EXAMINED FOR CONFORMANCE WITH TITLE 21, GUAM CODE ANNOTATED CHAPTER 90, ARTICLE 8, UNIFORM TRIANGULATION SYSTEM, AND REGULATIONS THEREUNDER ON THE DAY OF DECEMBER 19 1998



Carlos R. Urrutia
NICANOR B. CARINO PLS NO 39
GUAM CHIEF SURVEYOR/CHIEF OF CADASTRE
APPROVAL PURSUANT TO TITLE 21, GUAM CODE ANNOTATED, CHAPTER 62, SUBDIVISION LAW

NOT REQUIRED

GUAM CHIEF PLANNER

APPROVED BY:

Carl J.C. Guon 12/19/98
CARLOS J.C. GUON DATE
DIRECTOR, DEPARTMENT OF LAND MANAGEMENT

SURVEY DATA

SUBJECT	BY	DATES
JOB NUMBER	934-11-38	NOV. 1998
RESEARCHED	L.S. HATHAT	-DO-
FIELD BOOK	DLM98-10	-DO-
FIELD BY	R.M.D. & CREW	DEC. 1998
FIELD SUPV.	R.D. AGUILAR	-DO-
COMPUTED	R.D. AGUILAR	-DO-
DRAWN	R.D. AGUILAR	-DO-
CHECKED	N.B. CARINO	-DO-

ABSTRACT OF TITLE
BASIC LOT SNEW-RI, BLOCK 2
CERT OF TITLE 109934
REGISTERED ON 11-19-97
IN NAME OF
GOVERNMENT OF GUAM

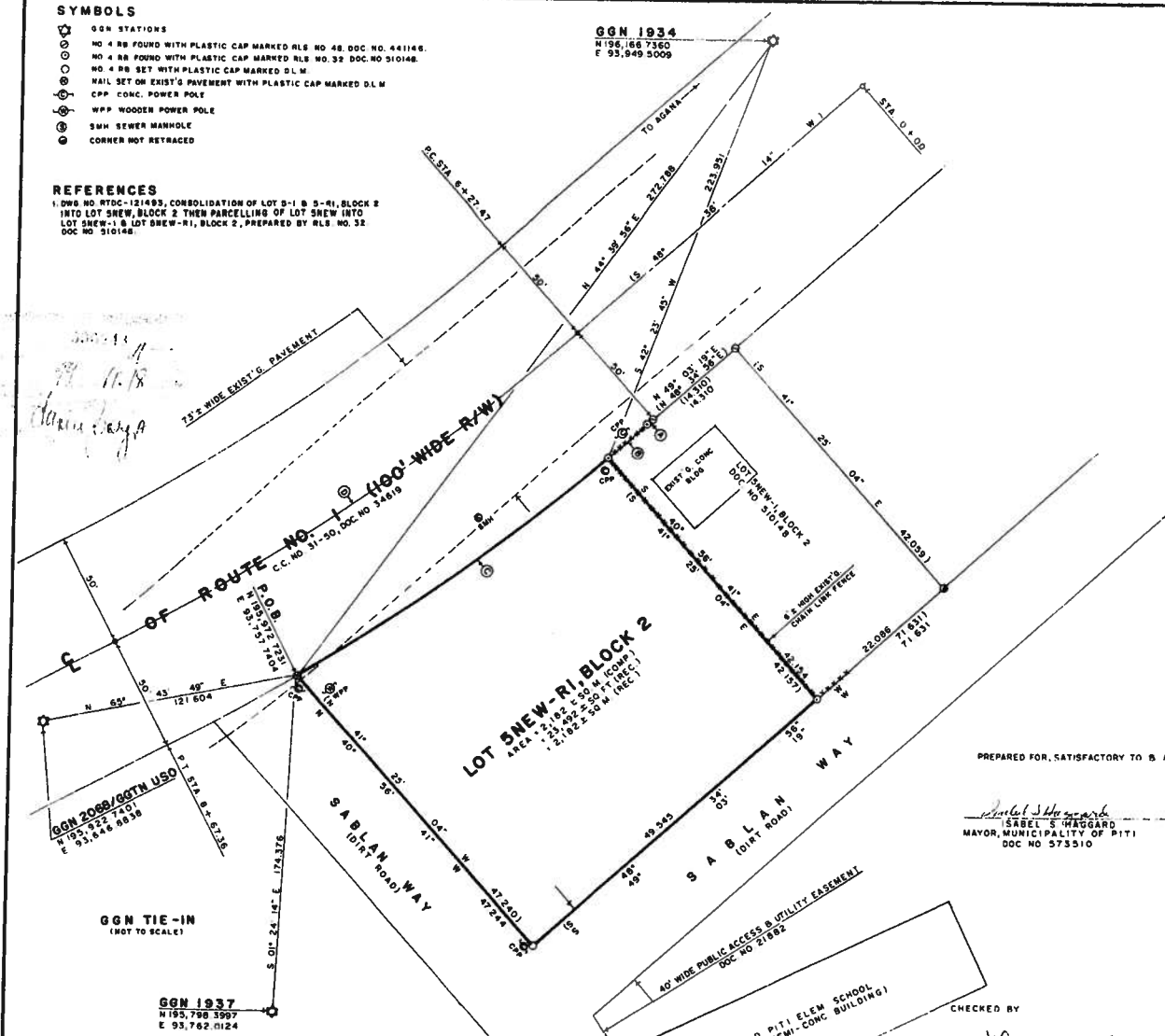
REV	BRIEF DESCRIPTION	BY	DATE	APPROVED

RETRACEMENT SURVEY MAP
OF
LOT SNEW-RI, BLOCK 2
(VILLAGE OF PITI)
MUNICIPALITY OF PITI

L.S. 21 SEC. 3
GOVERNMENT OF GUAM
DEPARTMENT OF LAND MANAGEMENT
LAND SURVEY DIVISION

SCALE 1 inch = 8 meters
DRAWING NUMBER
L.M. CHECKED NO. LAND MANAGEMENT
SHEET 1 OF 1 090FY99 I4-98T647

11/18
Clara Lopez



CURVE	Δ	R	L	T	C	CHB
A	00° 10' 01"	319.390	0.931	0.465	0.931	N 49° 08' 19" E (319.390) (0.931) (0.465) (0.931) (N 48° 39' 56" E)
B	01° 15' 40"	319.390	6.844	3.422	6.844	N 49° 50' 10" E (01° 15' 40") (319.390) (6.844) (3.422) (6.844) (N 49° 21' 47" E)
C	08° 56' 59"	319.390	49.858	24.900	49.808	N 54° 55' 19" S E (08° 56' 59") (319.390) (49.812) (24.957) (49.782) (N 54° 26' 41" S E)
D	03° 46' 27"	(304.150)	(73.119)	(36.737)	(72.943)	(S 35° 28' 09" S W)



PREPARED FOR, SATISFACTORY TO & APPROVED BY

Sabell S. Maggard
SABELL S. MAGGARD DATE
MAYOR, MUNICIPALITY OF PITI
DOC NO 573510

CHECKED BY
Blas C. Atalig 12-22-98
BLAS C. ATALIG DATE
PLANNER, D.L.M.

Carlos R. Urrutia 12-22-98
CARLOS R. URRUTIA DATE
PLANNER, D.L.M.

Thomas J. Jones 12-22-98
THOMAS J. JONES DATE
ENG'G TECH., D.L.M.