

# Moving Forward

## Challenges Ahead



**GALC faces challenges in the establishment of the Land Bank Trust Rules and Regulations** in determining dividends for qualified families. Currently, a sub-committee is in place for this project. The GALC continues to meet twice a month to draft and finalize the Rules and Regulations. The meetings are open to the public and the GALC invite all to attend its meetings to listen, participate and provide input in the drafting of the Land Bank Rules and Regulations.

**GALC has three properties currently in litigation: Andersen South, Naval Radio Station (FAA) and the Torres Estate in the Harmon Cliff line.** GALC is a Defendant in the Andersen South/FAA case and a Plaintiff in the Torres Estate. The impending movement of the Marines and its interest in using the above two parcels would have impact in the intended use of the Land Bank Trust Properties.



**For the various parcels already deeded to families, access and zoning is a major problem.** There are many families who are currently landlocked, but the Commission continues to find ways to resolve this problem. GALC is working diligently with the Department of Land Management's Survey Division on the Master Plan regarding all of GALC's land locked properties in the Barrigada and Piti areas. A Provisional Commission has been established consisting of various Government of Guam Agencies to formulate a comprehensive zoning plan; this plan will allow for public input and must be approved by the GALC Board by Resolution, transmitted to the Governor and then to the Legislature in bill form.



**The Guam Ancestral Lands Commission has been diligently working with Governor Calvo, Senator Vicente (ben) C. Pangelinan, our Legal Counsel and the Legislature to get our people back their lands.** GALC is working to get the Guam Community College properties and The Port Authority properties back into the hands of GALC. Negotiations are currently going on to get these properties back. Currently there are twenty four (24) lots within the GCC vicinity and about fifteen (15) within The Port Authority vicinity. We hope to get these properties back to their families for some have been waiting for over fifty years. We project to get these properties back by Fiscal Year 2012.



**GALC has continuously been underfunded for contractual services, rental payments, utilities and supplies.** There is also a need for additional personnel; aside from the Executive Director, **there are only two (2) employees to handle all of the work at the Guam Ancestral Lands Commission.** In order for GALC to continue to fulfill its responsibilities for effective and efficient operations, we have outsourced our manpower from limited term appointments, in coordination with The Agency for Human Resource Development such as the "On-the-Job Training" and the "Senior Community Service Employment Program." Both of these programs are funded Federally and not from the general funds.

- Requested Budget for FY 2011 - \$238,141.00
- Total Budget Appropriation for FY 2011 - \$206,369.00



### We Want to Hear from You

Did you find this report informative? Do you think we need more information added? If yes, please contact our office at 473-5263/7 or email us at [galc@dml.guam.gov](mailto:galc@dml.guam.gov). Complete budgetary reports can be found on our website [www.ancestrallands.net](http://www.ancestrallands.net)

#### Present Staff:

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Land Agent II—Joey G. Leon Guerrero | [joey.leonguerrero@galc.guam.gov](mailto:joey.leonguerrero@galc.guam.gov)  
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Facilitating. Pursuing and Advocating. Maintaining.

# Guam Ancestral Lands Commission

## A Report to the Citizens of Guam

For Fiscal Year FY 2011



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## Giving Back to Our People

The Guåhan Ancestral Lands Commission (GALC) was set up by Guam Public Law 25-45 to pass title of federal excess lands, once returned to Government of Guam, back to original landowners or their heirs. Guam Public Law 25-178 sets the missions, mandates, powers and jurisdiction of the Commission in processing claimant applications for Deed of Title.

### Our Mission

Defines the Commission as "Land Claims Facilitator"; mandates the establishment of a "Land Bank" and compels "just compensation" as return of ancestral land (s) and/or monetary compensation by:  
- facilitating the return of excess U.S. Federal and Government of Guam lands to their original owners;  
- pursuing and advocating for the return of excess U.S. Federal and Government of Guam lands to their original owners;  
- maintaining a "Land Bank (Trust)" for those dispossessed original land owners who will never realize the return of their ancestral lands; and further pursuant to Guam Public Law 25-18 that "Ancestral

Land claims shall be expedited and claims processing shall be considered an urgency measure by all departments, agencies and instrumentalities of the Government of Guam whose cooperation in facilitating meritorious claims is considered required."

### Goals and Objectives

Guam Public Law 25-178 establishes the rules and regulations for the Guam Ancestral Lands Commission (GALC). It provides for the acceptance and processing of applications for ancestral title and/or compensation. Our ability to timely and accurately process these applications is dependent on the number of staff qualified to receive and process these applications. The GALC must sort through all the applications submitted to obtain and verify information in them. This requires qualified staff to do research and planning. The Commission also obtains title to lands that are not privately owned designated as "Crown Lands". It must develop these properties to their highest and best use in a Trust for

the dispossessed original landowners/heirs who are not getting their lands back. Without sufficient budgetary support for operations and personnel to conduct proper research, planning and development, we would not be able to accomplish our mission.

Ancestral Lands is a special class of lands, rooted in GOVERNMENT OF GUAM'S stated policy in land return to the rightful original landowners/heirs.

The agency continues to expeditiously carry out its duties and functions with only one (1) classified and one (1) unclassified staff assisting the Executive Director and its Board.

*"Our goal is to assist original landowners in their pursuit towards compensation for the lands taken by the Government of Guam and the US since 1930."*

## Meet the Board of Commissioners

The Board of Commissioners comprised of seven (7) members. Its mission is to facilitate and expeditiously return all excess U.S. federal and Government of Guam lands back to its original land owners. The Board was able to hold work sessions, public meetings, and Title Hearings with no compensation due to the moratorium on stipends.

The Commission continues its goal to conserve on supplies, energy (utilities), and to recycle more.

### GALC Board of Commissioners

- Anita F. Orlino, Chairperson  
*Reappointed April 2008*
- Ronald T. Laguana, Vice Chairperson  
*Reappointed April 2008*
- Maria G. Cruz, Secretary/Treasurer  
*Reappointed April 2008*
- James C. Matanane, Commissioner  
*Reappointed April 2008*
- Lydia M. Tyner, Commissioner  
*Reappointed April 2008*
- Ronald F. Eclavea, Commissioner  
*Reappointed April 2008*
- Anthony J.P. Ada, Commissioner  
*Appointed April 2008*



Facilitating. Pursuing and Advocating. Maintaining.



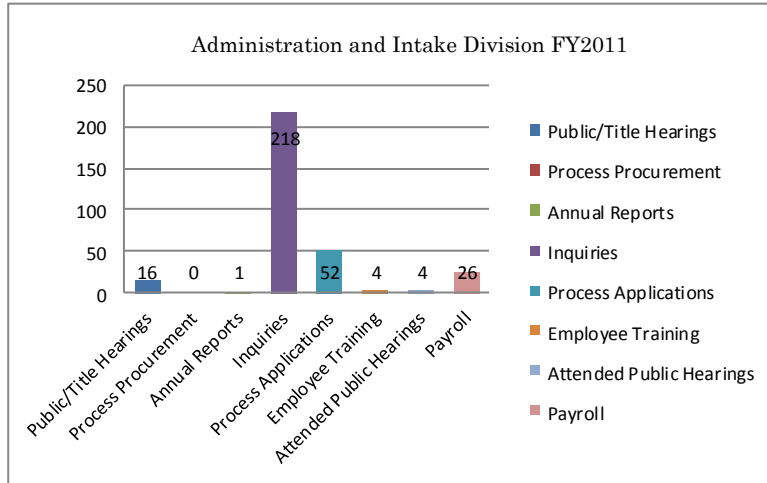
# GALC Goals and Objectives

## Administration and Intake Division

This program provides the necessary support for budget, payroll, procurement, data control supervision, and other administrative services for the Commission's personnel and operations.

Our major objectives are to provide timely financial reports to management; improve the time for processing of procurement items; and to monitor data control processing of landowner applicant records.

Our goals are to assist the Commission and staff in its administrative needs; having the Commission fully automated; ensure proper budgetary conformance per fiscal year and maintain appropriate classified staff levels for continuity.



## Claims, Research, Development & Planning Division

Claims provides for the intake and processing of Applications for Title and Compensation, Claims of Interest and initial inquiries for information. Research, Development and Planning provides for the research of information, documents and maps relative to lots, owners and claims of interest. It also provides for the planning and development of lots that are owned by the Commission. P.L. 25-178 establishes the rules and regulations for the Guam Ancestral Lands Commission. It provides the acceptance and the ability to process the applications in a timely matter which is dependent on the number of staff that are qualified.

Major objectives are to research and confirm information in applications submitted so far; prepare and assemble applications for the Title Hearing deliberations; and to provide the necessary tools and resources for staff.

Our goals are to assist original landowners and their descendants to obtain title to ancestral lands returned by the US (Federal Access Lands); assist original landowners in their pursuit towards

## Provisional Commission

Pursuant to P.L. 28-133 "An act to add a new section 80105 to Title 21 G.C.A relative to developing a Comprehensive Zoning Plan for Ancestral Lands." A Provisional Commission for the Zoning of Ancestral Lands referred to as the "Provisional Commission," was established to include the Executive Director of Guam Ancestral Lands Commission, Director of Land Management, Administrator of GEPA, Director of Agriculture and Director of BSP. The Executive Director shall serve as Chairperson and members of the Provision shall assign employees from their respective departments to assist the Commission in its work.

The Provision Commission shall complete a comprehensive zoning plan for all properties and parcels under GALC jurisdiction, to include properties already decided to GALC claimants that are not zoned. The Provisional Commission must request and consider the opinion of all affected GALC claimants and shall conduct hearings and present a draft zoning plan to claimants before adopting the plan.

compensation for the lands taken by the Government of Guam and the US since 1930; to research and confirm information in applications, and to provide information to management for decision and information processing.

## Trust/Land Bank Decisions

P.L. 26-36 mandates that the GALC Commission establish the Land Bank. GALC created the Land Bank Sub-Committee to oversee the establishment of all administrative and legal requirements for the Land Bank and to review applications for the Land Bank properties with a recommendation to the Commission for action. All properties within the GALC inventory that are clearly government property have been identified and placed in a Trust to fulfill statutory mandates of the Land Bank, as contained within P.L.25-48. This Trust has been recorded with the Department of Land Management and we are working closely with the Guam Economic Development Authority to develop Request for Proposals so that the highest and best usage is obtained with properties contained in the Land Bank Trust.

Our goal is to establish a Trust for the benefit of dispossessed original landowners and to setup a Land Bank for revenue generating purposes.

### Claims, Research, Development & Planning Division Workload Output FY2011

Title Hearing	Estimated 8 lots to be heard
Property Research	Estimated 8 lots to be heard
Applicants	Landowners and heirs

### Provisional Commission Workload Output FY2011

Public Hearing	16 parcels decided out since Jan. 2011
Commission Work Session	6 parcels ongoing
Parcels Zoned	6 parcels currently going

### Trust/Land Bank Decision Workload Output FY2011

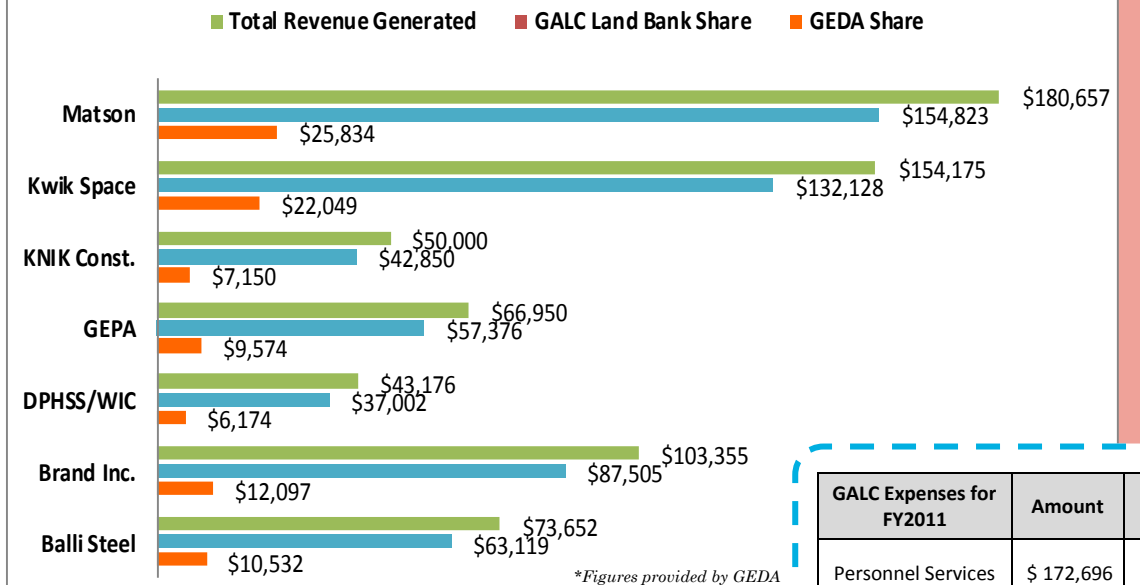
Land Bank	Leased out 7 properties
Land Bank Rules and Regulations	Ongoing Discussion

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# Progress in FY2011

## FY2011 Total Revenue Generated | Land Bank Trust



GALC Expenses for FY2011	Amount	% of Total
Personnel Services	\$ 172,696	73%
Operations	\$ 56,445	23%
Utilities	\$ 9,000	4%
<b>TOTAL</b>	<b>\$ 238,141</b>	<b>100%</b>

Year	Lots Returned per FY	Inquiries	Applications Filed
2000		52	18
2001		709	265
2002	8	216	166
2003	87	97	84
2004	66	81	49
2005	47	84	26
2006	26	35	6
2007	4	26	9
2008	8	46	13
2009	5	102	42
2010	6	34	11
2011	16	218	52

The Land Bank Trust are revenue generated thru Crown Land leases for the benefit of dispossessed original land owners that cannot realize their properties.

- FHB Land Bank Trust Account: \$1,930,730.42
- Coast 360 Land Bank Trust Account: \$84,061.08
- Bank of Hawaii Trust Account: \$77, 668.03
- Bank of Hawaii Landowner's Recovery Fund: \$11,779.45



*The Guam Ancestral Lands Commission opened its new office in Tiyan on July 1, 2011. A DEED Signing took place for Lot 238 Agat. Pictured here are GALC Staff Members and Commissioners, Governor Eddie Calvo and the Bordallo Family.*