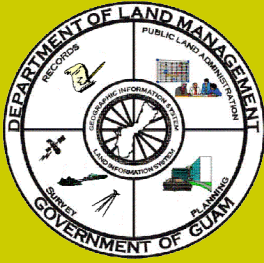


DIPĀTTAMENTON MINANEHAN TĀNO' (Department of Land Management)

A Report to the Citizens of Guam Fiscal Year 2011



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Our Mission

- ◆ To maintain and effectively manage the destiny of all public lands considering the social and economic factors;
- ◆ To ensure an effective management regulation and control of developments determined to be the best public interest for its continued social and economic welfare;
- ◆ To operate with positive and dynamic philosophy of management vital to the effective and efficient operation of the Department;
- ◆ To automate and secure Geographic and Land Information Systems within the Department;
- ◆ To evaluate management services, effectiveness and recommend or initiate changes in policies, procedures and program requirements for improved departmental effectiveness;
- ◆ To revamp the Records Section to adequately accommodate the public demand for Certificates of Title and Abstract Research;
- ◆ To complete the overhaul of Land Administration Division's current programs with respect to Government Lands;
- ◆ To supervise the operation of the Department's legal mandates;
- ◆ To develop an effective system of operation towards high performance standards in order to promote and provide better and satisfactory services to the general public;
- ◆ To monitor and supervise the implementation and completion of programs established under various Public Laws affecting the Department; and
- ◆ To ensure security of record keeping systems and to implement the automation and digitalization of the Department.

1. Management and Leadership
2. General Administration and Operations

To provide management functions and leadership to the department staff. To provide efficient engagement of department staff along with the department's financial facilities and physical resources to accomplish directed and authorized programs, projects and services. To approve, direct and oversee the department's operations, fiscal and property accountability.

1. Provide general administrative and operational function of the department's programs.
2. Provide the department's financial resources towards accomplishment of directed and authorized programs.
3. Provide for facilities maintenance support.
4. Provide personal support.
5. Provide fiscal and property accountability of the department's assets.
6. Obtain capital funding for the construction of a modern land records vault and library.
7. Provide the resources to update and keep current the recording indices.
8. Pull personnel within and outside the department for data entry records.
9. Ensure that other fund sources are available for facility construction and upgrade.
10. Provide technological applications of systems that facilitate program efficiency.

Goals and Objectives

Impact Statement

- ◆ Justify all budgetary requirements for each Department program and service. Continual communication of departmental budgetary requirements.
- ◆ Pull personnel within and outside the department for quality controlled data input of recorded documents for online, real time land transfer interest. Land indices updated to within three working days of date of document recording.
- ◆ Develop in-house training programs and pursue funds for technical training. Conduct no less than one (1) training session per quarter and continually request for local funds. To provide at least one (1) professional and technical training course or special education program that allows on the job professional development per division.

LAND PLANNING

It is the goal of the Land Planning Division to continue to provide timely, responsive and helpful customer service to all sectors of the public and promote innovative development that effectively accommodates a balance of housing, employment, and service opportunities. Land use planning for sustainability requires consideration of a wide spectrum of factors including transportation, development density, energy efficiency, natural corridors and open space, and growth management. The division is working hard to carry out its broad management programs and responsibilities. We are striving to meet the social and economic needs of traditional users and local communities, while accommodating the increased use of public lands necessitated by the island's rapidly growing population.

LAND SURVEY

CADASTRATION: To maintain and supplement a Land Square Grid System (Guam Map Grid 1993) and land cadastre system. Establish an accurate land cadastre system through the use of Geographic Information System (GIS) and Computer Aided Design and Drafting (CADD) Technology. This computer-driven land cadastre program will be necessary to keep up to date with constantly changing information that affect the cadastre. **PUBLIC LANDS REGISTRATION:** To survey and map all real properties belonging to the government of Guam for which certificates of title have not been issued in order to accomplish the registration of such properties. **MAP AND SURVEY RECORDS AND REPRODUCTION:** Maintain and preserve current records of surveys and maps of the island in accordance with the Subdivision Law and the Land Survey Manual. **GUAM GEODETIC NETWORK (GGN):** To maintain and densify the island-wide horizontal and vertical control networks. The Guam Chief of Cadastre is responsible for the administration of the GGN and the uniform procedures for the survey of real property within the island. **SURVEY MAP REVIEW:** The application of an establish uniform procedure for the survey of public and private lands within the island in conformity with the provisions of the Subdivision Law and the Land Survey Manual and sound surveying practices. **OPERATIONAL FIELD SURVEY:** Survey, locate, mark and map land boundaries, preparation of metes and bounds descriptions and all other work related thereto, of all land owned, controlled or in possession of the government of Guam, or which may hereafter be acquired, controlled or in possession of the government of Guam or of private lands which are to be acquired by the government of Guam through purchase or condemnation.

GIS/LIS

The Division of Geographical and Land Information System's (GIS/LIS) major priority was in ensuring that efforts are focused on capturing and converting all land records documents; and in obtaining and equipping the Department with the current hardware and software as well as on the latest versions available on the market. The Division has assisted in the scanning of over six hundred thousand (600,000) documents. In the data entry portion, all documents have been data entered with only a one to two day lapse for new documents recorded; and in the merging of the data, a one month lapse is typical since the merge action is done on a monthly basis.



LAND RECORDS

It is the division's goal to continue to provide, responsive and current data information in a timely manner to our customers in all areas. The overwhelmed demand of title request is currently moving in a more positive direction. Where, we pledge to deliver certificate of land titles within three months or any sooner depending to the history of the chain of ownership. Our current staffing pattern had decreased due to employees' exercising their rights to retire, but nevertheless we continue to move forward and do the best we can with the limited staff on board.

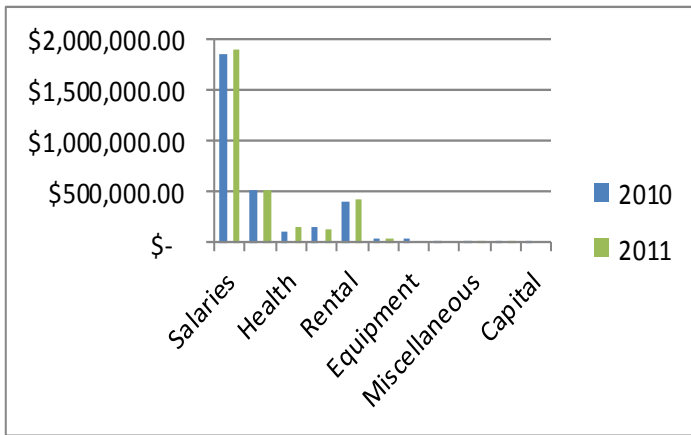
LAND ADMINISTRATION

Land Administration was created and charged with the duties and responsibilities relating to the administration of 33,000 acres of Government land to promote and sustain through effective Public Land Management and Administration Techniques the development of Public Lands Deliverables; to uniformly dispose of returned surplus Public Lands; to acquire private lands at a fair market value through negotiated purchase, for public purposes; to provide staff services program and enforcement; to Administer Constructive Land Use Programs, Land Acquisition Proposals; and Administered Land Disposition Program.

- ◆ **Land Registration** of approximately 7,492 acres of government land (96 Land Registration Cases) has been brought under the Land Registration process. While in an unregistered status, no development, or any other zoning or subdivision actions can be pursued. Therefore, it is imperative that all unregistered lands be submitted under the Land Registration Act in order for title to be vested in the Government.
- ◆ **Land for the Landless Program** was made available to Guam residents in 1978 and provided more than 1,650 lots in Dededo, Talofofo, Umatac, Inarajan, Agat and Merizo that have benefited about 1,036 families. Buyers were able to purchase these lots for \$2,500 over a 10-year period. The program was very successful, however, some were unable to meet the obligations of their contract. Accordingly, as a result of the default, these contracts were terminated. Efforts continue in the collection of 443 unpaid accounts on all Land for the Landless accounts.

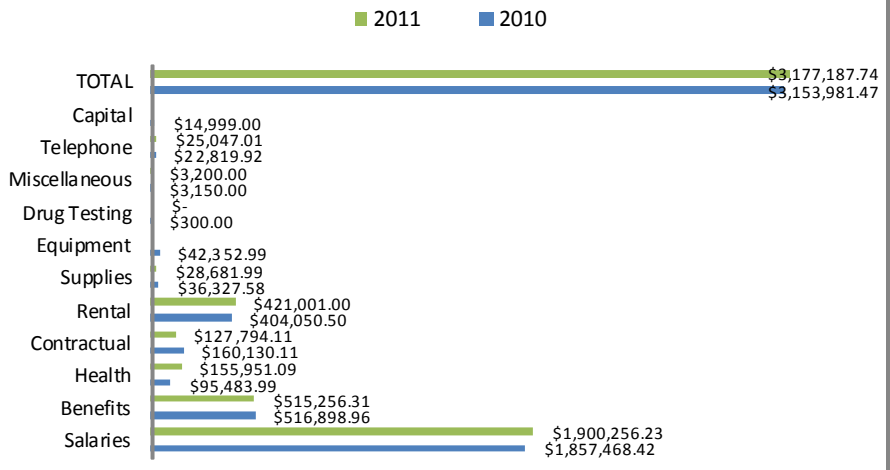


DLM REVENUES



| REVENUES | 2010 | 2011 |
|-----------------------------------|------------------------|------------------------|
| Documentary Taxes | \$ 2,740,872.50 | \$ 1,993,202.50 |
| Recording Fees | \$ 375,875.00 | \$ 350,185.75 |
| Photostat/Survey/CT Copies | \$ 114,427.90 | \$ 131,269.20 |
| Subpoena Fees | \$ 385.00 | \$ 175.00 |
| Commercial Lease | \$ 37,222.36 | \$ 35,276.00 |
| Land for the Landless - Interest | \$ 5,045.64 | \$ 15,103.46 |
| Land for the Landless - Principal | \$ 27,910.35 | \$ 54,916.47 |
| GRAND TOTAL COLLECTED | \$ 3,301,738.75 | \$ 2,580,128.38 |

DLM EXPENDITURES & ENCUMBRANCES



LAND REGISTRATION CASES PENDING

| MUNICIPALITY | ACRES | MUNICIPALITY | ACRES |
|--------------|-------|--------------------|-------------|
| Agat | 2011 | Ordot Chalan Pago | 13 |
| Asan | 1 | Talafofo | 23 |
| Dededo | 994 | Piti | 888 |
| Hagatna | 10 | Tamuning | 2 |
| Inarajan | 310 | Umatac | 714 |
| Merizo | 1478 | Yigo | 688 |
| MTM | 8 | Mangilao | 38 |
| Yona | 314 | TOTAL ACRES | 7492 |

LAND FOR THE LANDLESS—ACCOUNT SUMMARY

| SUBDIVISION | LOTS CREATED | PAID IN FULL | PENDING PAYMENTS |
|--|--------------|--------------|------------------|
| Pigua, Merizo, Tract No. 3821 | 128 | 53 | 75 |
| Pigua Extension | 0 | 0 | 0 |
| Ija, Inarajan - Tract 3734 and Tract 37306 | 325 | 125 | 200 |
| Pagachao, Agat - Tract 319 | 30 | 28 | 2 |
| Malojloj, Inarajan - Tract 212 | 125 | 123 | 2 |
| Y-Piga, Merizo - Tract 261 | 45 | 40 | 5 |
| Umatac - Tract 3321 | 35 | 34 | 1 |
| Umatac - Tract 104 | 38 | 27 | 11 |
| Umatac - Tract 3241 | 67 | 54 | 13 |
| Talafofo - Tract 2831 | 225 | 163 | 62 |
| Talafofo Village | 94 | 90 | 4 |
| FEMA, Dededo - Tract 1113 | 154 | 89 | 65 |
| Agat Extension | 20 | 19 | 1 |
| Agafa Gumas, Dededo - Tract 178 | 143 | 142 | 1 |
| Piti Kaiser, Piti - Tract 85 | 50 | 49 | 1 |
| TOTALS | 1650 | 1036 | 443 |

EXPENDITURES & ENCUMBRANCES

| | 2010 | 2011 |
|---------------|------------------------|------------------------|
| Salaries | \$ 1,857,468.42 | \$ 1,900,256.23 |
| Benefits | \$ 516,898.96 | \$ 515,256.31 |
| Health | \$ 95,483.99 | \$ 155,951.09 |
| Contractual | \$ 160,130.11 | \$ 127,794.11 |
| Rental | \$ 404,050.50 | \$ 421,001.00 |
| Supplies | \$ 36,327.58 | \$ 28,681.99 |
| Equipment | \$ 42,352.99 | \$ 42,352.99 |
| Drug Testing | \$ 300.00 | \$ - |
| Miscellaneous | \$ 3,150.00 | \$ 3,200.00 |
| Telephone | \$ 22,819.92 | \$ 25,047.01 |
| Capital | \$ 14,999.00 | \$ 14,999.00 |
| TOTAL | \$ 3,153,981.47 | \$ 3,177,187.74 |



Land Planning—The broad objective is to facilitate allocation of land to the uses that provide the greatest sustainable benefits and to promote the transition to a sustainable and integrated management of land resources which encompasses protected areas, private property rights, the rights of indigenous peoples and their communities and other local communities.

We have proposed and integrated planning approach for sustainable management of land resources based on an interactive partnership between governments and people. The approach is centered on the concept of stakeholders and their objectives, and the role of the government in creating the conditions within which rural people can use their land resources productively and sustainably. Integration of grass-roots participation with systematic procedures for evaluation of resources and planning is the key to this approach, and is necessary for its success.

Land Records—We look forward in fulfilling the mandates required. Our dream of integrating and scanning all documents recorded into our network system is now a reality. Our expectation of seeing these data information in the Website is very close and forthcoming. With the support of the administration and our elected officials we soon will see this process become a reality. Overall the staff here at Land Records Division will continue to provide a more efficient and professional customer service relationship to any and all of our visitors, counterparts, as well as other entity which makes our government.

Land Administration—Efforts remain to collect on the 443 unpaid accounts under the Land for the Landless Program. As we continue to support the Governor’s initiative of providing affordable housing to allow for the Chamorro people to realize the American Dream of home ownership. The Department plans to transfer ten (10) abandoned houses at Sagan Linahyhan to GHC. The homes identified for transfer are three, two and one bedroom houses with access to water, electricity and sewer services, which in turn will be refurbished by GHC. Plans also are in the works for the development of 60 additional properties in the Sagan Linahyhan Subdivision.

DLM continues to pave the way for all Government of Guam departments; streamlining business, decreasing personnel/position redundancies and reducing the capital equipment and office space costs for DLM-related services. It has also demonstrated optimum customer service, as evidenced by letters to the Governor and his Chief of Staff; and reiterated by countless telephone calls to the staff and management of the Governor’s Office.

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 649-5263 ext. 600 or email us at d1m.dir@d1m.guam.gov. Complete budgetary reports can be found on our website www.d1m.guam.gov

