



# Chamoru Land Trust Commission

*Kumision Inangokkon Tano' CHamoru*

*Fiscal Year 2020 Citizen Centric Report*



## ABOUT CLTC

On February 04, 1975 the enactment of Public Law 12-226 established the CHamoru Land Trust Commission (CLTC). CLTC has been charged to act as the administrator of all Government Lands that has assumed the status of Chamorro Land Trust property. CLTC administers about 33% of Government of Guam property which was transferred to the CLTC inventory through an administrative transfer in 1995. At year-end September 30, 2020 CLTC's land inventory totaled 11,666.88 acres.

### CLTC MISSION:

- \* To be responsible stewards of all Trust lands. To create healthy, safe and sustainable communities.
- \* To have a robust revenue stream to fund all Trust activities and requirements.
- \* To protect and preserve the unique and sensitive ecological lands of the Trust.
- \* To enact a comprehensive Master Plan.
- \* To be advocates for all Trust lessees and applicants.

### CLTC VISION:

Chamorro Land Trust properties are comprised of:

- ◇ Clean, safe and thriving neighborhoods, where neighbors practice inafa'maolek and all live with dignity; and
- ◇ Productive agricultural tracts of land that are nurtured with best management practices and lead the island's agriculture market; and
- ◇ Sensitive ecological and culturally significant lands that are protected and preserved for future generations; and
- ◇ Sound commercial enterprise that enhance the livelihood and well being of the eligible beneficiaries.

### Board of Commissioners

John F. Reyes Jr.  
Chairman

Vacant  
Commissioner

Arlene P. Bordallo  
Commissioner

Austin J. Duenas  
Commissioner

Vacant  
Commissioner

### Management

Jack E. Hattig, III  
Administrative Director



CLTC STAFF		
Positions:	FY 2020	FY2019
Administrative Director	1	1
Land Agents	7	8
Records Management	1	1
Other Admin Staff	1	2
Engineering Technician	2	2
<b>Total number of Employees</b>	<b>12</b>	<b>14</b>



## TABLE OF CONTENTS

About CLTC - 1	Our Progress - 2	Financial - 3	Outlook - 4
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# CLTC PROGRESS

At year-end September 30, 2020, CLTC accepted a cumulative total of eleven thousand six hundred ninety-three (11,693) residential and agriculture applications, which is an increase of twenty-two (22) compared to the cumulative total of eleven thousand six hundred seventy-one (11,671) residential and agriculture applications accepted at year-end September 30, 2019. During FY2020 CLTC issued a total of eight (8) new leases that increased CLTC's total combined leased acreage to three thousand thirty-nine and eighty-five hundredths (3,039.85) compared to three thousand thirty-two and seventy-eight hundredths (3,032.78) acres at year-end September 30, 2019. Furthermore, CLTC's combined total of residential and agriculture leases awarded at year-end September 30, 2020, was two thousand nine hundred one (2,901).

On May 18, 2018, the Office of the Attorney General deemed one hundred two (102) leases awarded null and void. This action was a result of constituents switching application dates and times and the transfer of application rights of a living applicant. At the end of FY2020, CLTC adjudicated ten (10) of the one hundred two (102) leases deemed null and void bringing the total adjudicated cases to sixteen (16). Furthermore, CLTC issued one (1) Home Loan Guarantee. CLTC's Home Loan Guarantee Program's contingent liability totaled ten million four hundred ninety-six thousand one hundred thirty (\$10,496,130) dollars at year-end September 30, 2020.

On May 29, 2020, the Governor of Guam and the CLTC signed the "Settlement Agreement between the United States of America and the Government of Guam" related to the United States v. Government of Guam, et al. (D. Guam), Civil No. 17-CV-00113. Subsequently, the terms of the settlement agreement were enacted into law through Public Law 35-112 and codified as Chapter 75A, Title 21, Guam Code Annotated. The terms of the agreement demonstrate that the CLTC program is a land restoration program meant to rectify the unjust taking of CHamoru homelands by the United States federal government between 1898 and 1968. In summary, the settlement agreement amended, modified, revised specific classifications, added specific sections, and changed eligibility requirements. All applications that have not been approved for a lease before January 1, 2021, must now adhere to the eligibility requirements outlined in Chapter 75A, Title 21, Guam Code Annotated to be an eligible beneficiary for CLTC's residential or agricultural programs.



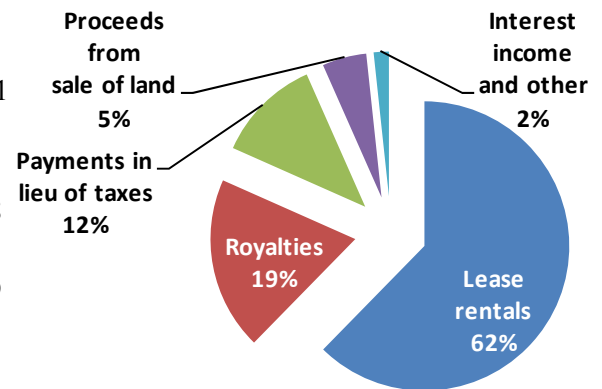
# CLTC Revenues & Expenses

The CHamoru Land Trust Commission (CLTC) continues to be 100% financially independent. In FY2020 CLTC's total appropriation was funded through CLTC's Operations Fund. On March 30, 2021 "The Office of Public Accountability released the Chamorro Land Trust Commission (CLTC) financial statements, report on compliance and internal controls, management letter, and the auditor's communication with those charged with governance for fiscal year (FY) 2020," and CLTC received "an unmodified (clean) opinion on CLTC's FY2020 financial statements." All reports can be view at <https://dlim.guam.gov/audits/>.

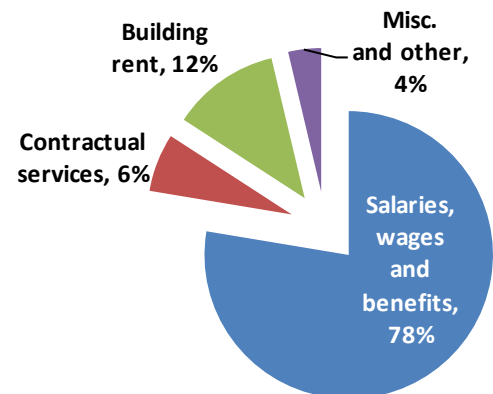
## Combining Statement of Revenues, and Expenditures Year Ended September 30, 2020

	<u>2020</u>	<u>2019</u>	Percentage Change <u>2020-2019</u>	<u>2018</u>
<b>Revenues:</b>				
Lease rentals	\$ 741,082	\$ 828,389	(11)%	\$ 835,901
Royalties	229,855	-		-
Payments in lieu of taxes	139,397	147,635	(6)%	128,748
Proceeds from sale of land	58,600	250,300	(77)%	17,209
Interest income and other	<u>20,159</u>	<u>14,209</u>	42%	<u>31,514</u>
<b>Total revenues</b>	<b><u>\$ 1,189,093</u></b>	<b><u>\$ 1,240,533</u></b>	<b>(4)%</b>	<b><u>\$ 1,013,372</u></b>
<b>Expenditures:</b>				
Salaries, wages and benefits	\$ 796,120	\$ 721,619	10%	\$ 642,075
Contractual services	67,069	51,209	31%	147,807
Building rent	124,390	124,390	0%	124,390
Miscellaneous and other	<u>37,920</u>	<u>47,083</u>	(19)%	<u>49,895</u>
<b>Total expenditures</b>	<b><u>\$ 1,025,499</u></b>	<b><u>\$ 944,301</u></b>	<b>9%</b>	<b><u>\$ 964,167</u></b>

### FY2020 REVENUES



### FY2020 EXPENDITURES



- ◆ Total revenues decreased by \$51,440 (or 4%) from \$1,240,533 in FY2019 to \$1,189,093 in FY2020. The decrease in revenues for FY2020 was primarily due to the decrease in lease rental revenues.
- ◆ Total expenditures increased by \$81,198 (or 9%) from \$944,301 in 2019 to \$1,025,499 in FY2020. The increase in expenditures for FY2020 was primarily due to an increase in CLTC's operational costs.

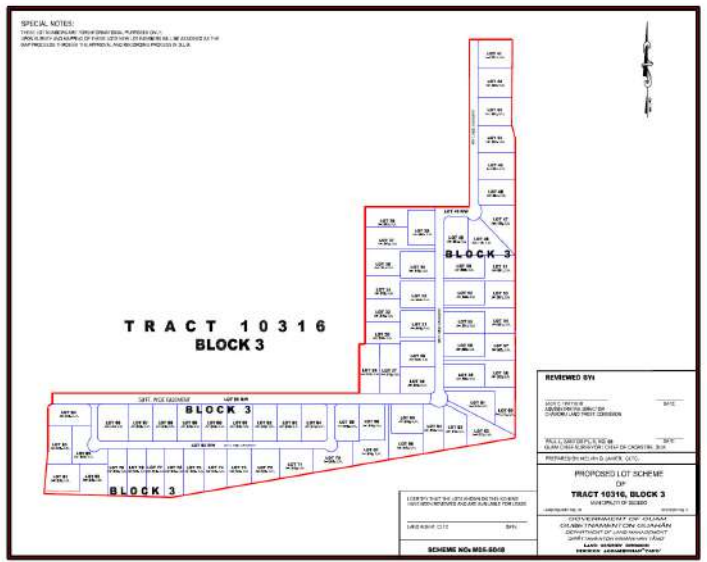
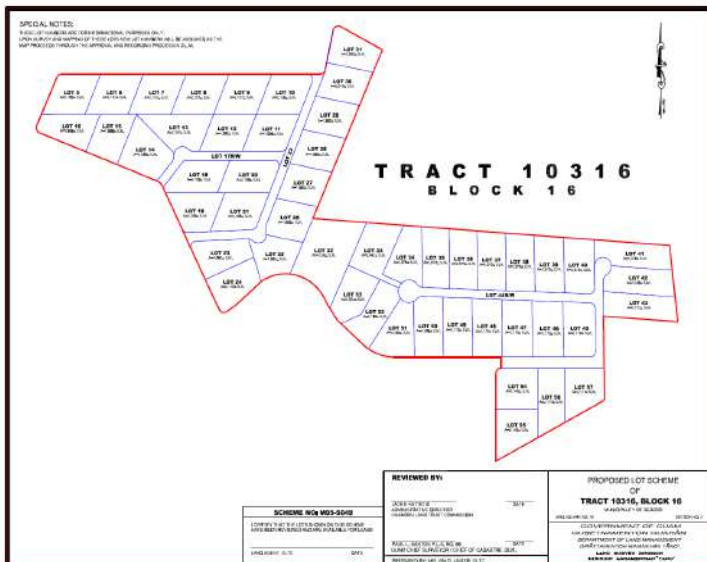




# CHALLENGES & OUTLOOK

At year-end September 30, 2020 CLTCs challenge of providing survey services and basic infrastructure to properties leased past and present has continued. CLTC was unable to identify sufficient funding sources to conduct surveys and utility installations. As a result CLTC lessees continue to pay for the expenses of surveying and utility connections. Another challenge is CLTC's ability to commercially lease property. In 2020 through a Memorandum of Understanding (MOU) with the Guam Economic Development Authority (GEDA) for property management services, GEDA published two Requests for Proposals (RFP). Unfortunately, both RFPs were unsuccessful.

CLTC will continue to explore other financing options to fund the surveying and installation of basic infrastructure for properties leased past and present. Furthermore, CLTC will continue to monitor its financial stability and ensure that proper actions are taken for CLTC to maintain its financial independence. Last but not least the Board and Administrative Director will continue to move in the direction of commencing the lease award process of the residential and agriculture programs.



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. 815 or email us at [cltc.admin@cltc.guam.gov](mailto:cltc.admin@cltc.guam.gov).