

**Department of Land Management  
Guam Land Use Commission (GLUC)  
Application Listing - 2015**

Application Number	Type of Application	Applicant	Lot/Blk/Tract	Mun	Application Accepted Date	Application Review Committee (ARC) Date	ARC Review 60 Days Suspense	Municipal Public Hearing Date	GLUC Hearing Date and Action	Notice of Action & Recording Date	Zone Change Amendment Map No.
2015-01	ZC	Coty Guam, LLC c/o Daniel D. Swavely, ZC A to M1 to allow light industrial park activities (warehouses)	Lot 5299-R1	M07	10/24/14	11/20/14	1/20/15	3/18/15	4/23/15 AC	879360 6/12/15	F3-67S50 A37
2015-02	CU	Guolin Hua c/o Ignacio F. Santos, CU for proposed 1-storey building consisting of retail store with storage area; A zone	Lot 7027-3-2-2-3	M13	NA				Incomplete; pending response		
2015-03	SZC	Jorge O. Cardona, SZC from A to R2 to convert an existing residential into a duplex for family and future rental	Lot 1-R5 Blk 1 Tract 172	M05	10/20/14	N/R	N/R	N/R	Pending approval recordation		F3-67S39 A189
2015-04	MSV	Charles G. & Rolando G. Borromeo c/o Harry Gutierrez, MSV on left side yard setback at 7.1', short 0.9' from the required 8.0'; R1 zone	Lot 101-4B-1-2	M16	10/20/14	N/R	N/R	N/R	Approved and recorded	#871838 11/20/14	
2015-05	CU	Guahan Baptist Church c/o Donald J. Eckert, CU to allow construction & operations (church services, Sunday school and related activities) of a proposed new temporary steel bldg; R1 zone	Lot 2-4NEW-R6 Blk7 Tract 207	M11	2/18/15	3/5/15	5/5/15	7/14/15	9/10/2015 AC	883680 9/25/15	
2015-06	CU	Onward Mangilao Golf Club c/o W.B. Flores & Associates, CU to amend Onward Mangilao Golf Club Master plan; and to allow parceling of a portion of Lot 5292-3-3-R21 for future residential development, A zone	Lot 5292-3-3-R21	M07	1/20/16	2/4/16	4/4/16	Pend	Tentative		
2000-12B	CU Renewal	Reliable Builders, Inc. c/o Daniel D. Swavely, pursuant to Section 2(4) (A) of PL 31-72, 24-months renewal - CU Permit Approval for TWHE	Lot 5160-6-3			N/R	N/R	N/R	11/13/14 A	#872083 11/26/14	
2015-07	TDP	H. Dean Gillham & Juliette Gillham Trust c/o Daniel D. Swavely, TDP for proposed shooting ranges for tourists, local shooters and international competition, H zone	Lot 10189	M19 M05	5/28/15	6/18/15	8/18/15	N/R	Tentative		
2015-08	SZC	Jin Bin Su & Jin Lian Huang c/o Harry D. Gutierrez, SZC from A to R1 in order to subdivision basic lot into three (3) lots for single family dwelling	Lot 10064-S-4-4	M05	11/25/14	N/R	N/R	N/R	Approved and recorded	#875547 3/6/15	F3-67S39 A183
2015-09	Sub Map Rev	Peter R. & Ellen J. Wilkinson c/o Virgilio Olivares, PLS 77; pursuant to P.L. 28-128, Section 1(a), requests approval of Agricultural Subdivision Survey Map, DLM Map 084FY2013; A zone	Lot No. 11-5NEW-R4 Tract 1044	M05	1/9/15	N/R	N/R	N/R	1/22/15 AC	#874018 1/26/15	
Admin Matters	Misc	Lance Kawahara; reference St. Michael of Angels (Dededo) and St. Andrew's Church (Agat); lapse in Conditional Use permits		M05 M02		N/R	N/R	N/R	1/22/15 Discussion	N/R	

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Admin Matters	Resolution 2014-01	Resolution to engage in creating various residential and agricultural subdivision master plans through the assistance of DLM	na			N/R	N/R	N/R	1/22/15 Discussion	N/R	
2008-78F	HPR	Karen Young S. Kim c/o Atty. Melinda C. Swavely, 6th Supplementary Final Public Rpt for one, 3-storey concrete bldg (Happy Condo); 4-residential apartment units, 8-parking stalls & other common elements; Reg No 160	Lot 10 Blk 1	M19		N/R	N/R	N/R	2/26/15 A	#875865 3/13/15	
2015-10	ZV	Cherry Enterprises Inc c/o Vic Gaza, ZV to erect 23'-0" high LED billboard sign 20'x20'; Zoned C	Lot 5371-1-REM1-1	M07	6/3/15	6/18/15	8/18/15	11/19/15	1/28/16 Wthn 4/28/16 Wthn 5/26/16 Tentative		
2015-11	CU	Polyphase System Inc. c/o Ronald C. Carolino, CU to construct 16 temporary workers housing units plus office and warehouse space; M1 zone	Lot 5224-6-R6NEW-3	M04	4/1/15	4/16/15	6/18/15	Pend	<b>Tentative</b>		
2015-12	SZC	Kevin R. Guerrero, SZC from R1 to R2 for the proposed future construction of duplex and expansion to 4-units for family and rentals;	Lot 1082-1-8	M04	2/24/15	N/R	N/R	N/R	Pending approval recordation		F3-67S35 A105
2013-04 A & B	ZC ZV	Texas A & M Foundation, ZC A to R2 and PDD; and ZV for proposed development (Sigua Tower Center, Lonfit, Sigua Heights, Batea and Pulantai Parcels)	Portion of Lots 177-4-R2-R1 and 177-4-R2-1	M14		N/R	N/R	N/R	3/26/15 Status Rpt	NR	
Resolution	2015-02	CLTC - Final Subdivision Master Plan	na			N/R	N/R	N/R	2/12/15 Adopted	NA	
2015-13	SZC	Napoleon G. Gombio, SZC R1 to R2 for zoning compliance of existing 2-storey triplex (3-units) for family and rentals	Lot 4 Blk 3 Tract 1031A	M05	4/3/15	N/R	N/R	N/R	Pending approval recordation		F3-67S39 A184
2015-14	SZC	Johana Nicole C. Taimanglo c/o Harry D. Gutierrez, SZC from R1 to R2 to bring into zoning compliance for an existing duplex and for future expansion to 3-4 units for family and rentals	Lot 21 Blk 10	M05	3/10/15	N/R	N/R	N/R	Approved and recorded	#881617 8/11/17	F3-67S39 A186
2015-15	ZC	Anna W. Kao c/o Ignacio F. Santos, ZC from R1 to C for the proposed construction of a building consisting of multiple uses (retail store, pizza and ice cream parlor) in addition to offices and storage area	Lot 7-1-1NEW-3	M11	5/13/15	6/18/15	8/18/15	9/29/15	Withdrawn by rep (verbal)		
2015-16	ZC	DECHA Farms Inc., ZC from A to R2 zone to allow single and multi-family dwelling	Lot 154-1	M14		N/R	N/R	N/R	5/28/15 Clarification with AG's office 6/11/15 Pend AG's Opinion		

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2015-17		Duplicate - refer to 2015-13									
2015-18	SZC	Tommy Y. & Young Ok Cho, SZC R1 to R2 for zoning compliance of existing 6-unit apartment for family and rentals	Lot 2394-8	M07	4/7/15	N/R	N/R	N/R	Approved and recorded	#880243 7/2/15	F3-67S40 A75
2015-19	SZC	Chia Ming Shen, SZC A to R1 to consolidate and subdivide both lots into five (5) separate lots for affordable homes	Lots 7B & 8-R3	M05	4/7/15	N/R	N/R	N/R	Approved and recorded	#878480 5/18/15	F3-67S39 A185
2015-20	ZV	Cube Inc., ZV for Sign & Height to construct a 25ft high canvas billboard on a 20ft x 20ft	Lot 5067-4+E37	M19	6/3/15	6/18/15	8/18/15	9/29/15	11/12/15 Cont 2/11/16 A	#889421 3/1/16	
2015-21	ZV	Core Tech Concrete, LLC, ZV for proposed concrete batch plant facility consisting of several storage towers or "silos", one structure at 71ft high; M1 zone	Lot 10184-R17	M05	4/13/15	5/7/15	7/7/15	6/2/15	6/11/15 AC	879900 6/25/15	
2015-22	ZC	Antonio Artero Sablan c/o FC Benavente, Planners, ZC R1 to C zone for proposed neighborhood convenience store	Lot 10056-5-1	M05					Not Accepted see memo dated 7/1/15		
Admin Matters	Resolution 2015-03	Regards to limited commercial zoning. Resolution has been vetted to Legal Counsel Kristan Finney and forwarded to AG for final review and action of GLUC at its next hearing				N/R	N/R	N/R	4/23/15 Discussion	NR	
2002-30C	ZV Renewal	BME & Sons Inc., Use Variance renewal of previously approved to continue operation of a contractor's yard: A zone	Lot 10 Tract 293	M07	5/8/15	N/R	N/R	N/R	5/28/15 AC	#879923 6/26/15	
2013-45C	FS	Eduardo G. Camacho c/o FC Benavente, FS for Paradise Meadows Phase II, to allow 26 single family residential homes, 2-lot public access & utilities right of ways, 1-lot ponding basin and 1-lot for open space (mail boxes), R1 zone	Lot 7128-3-3	M13		N/R	N/R	N/R	9/10/15 AC	#883559 9/23/15	
2015-23	SZC	Aura M. Aguon, SZC R1 to R2 to construct duplex and for future additional units for rental	Lot 1100-1-4	M04		N/R	N/R	N/R	Pending MPC Resolution		
1997-23C	CU Renewal	BME & Son's, Inc., renewal to previously approved CU to continue operating workforce housing facility temporary workers. M1 zone	Lot 5223-R9-3	M04		N/R	N/R	N/R	6/25/15 AC	#883681 9/25/15	
Admin Matters	Admin Matters	Legal opinion and further clarification from AG w/reference to Section 61217, federal return excess land (refer Decha Farms); Chief Planner to draft AG letter				N/R	N/R	N/R	6/11/15 Clarification	NR	

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Admin Matters	Admin Matters	Parking calculation and ADA parking requirement for ITC Bldg; Status needed on GLUC's request on parking				N/R	N/R	N/R	6/11/15 Clarification	NR	
2015-24	TDP	Akiyoshi & Rieko Mastumoto, TDP to construct (6) unit apartment bldg, H zone	Lot 5NEW Blk 1A T95	M19	8/18/15	9/3/15	11/3/15	na	11/12/15 AC	#886540	12/9/15
2015-25	SZC	Jonathan A. Bernardo & Robie Velasco-Bernardo, SZC R1 to R2 for proposed 4-unit multi-family complex for family and rentals	Lot 3219-2-R1	M17	6/19/15	N/R	N/R	N/R	Approved and recorded	#884865 10/26/15	F3-67S37 A43
2015-26	TS	Deepak & Kiran Sadhawani c/o FC Benavente, TS for proposed industrial park for warehousing and other permitted uses, M1 Zone	Lot 5315	M05	8/4/15	8/20/15	10/20/15	N/R	9/24/15 AC	#884231 10/8/15	
2015-27	ZC	East-West Inc. (GU) Corp, ZC A to C to allow commercial development	Lot 7066-2-1NEW	M14					Pending applicant's response		
2015-16B	ZC	DECHA Farms Inc., ZC A to C A to C and R2 to allow for commercial activities and for single and multi-family dwelling	Lot 154-1	M14					Pending response from rep		
2015-28	ZV TDP	Ben & Jae K. Chong c/o FC Benavente, TDP and ZV for Height to construct 6-storey, 18 dwelling unit apartment bldg, H zone	Lot 5137-4-3	M19	8/4/15 Incomplete				Incomplete; returned to applicant		
2014-07B	HPR	Allegro Properties Corporation c/o Atty Melinda C. Swavely Esq, HPR Final Public Rpt 5-apartment units (Avida Town Homes) 3-bedrooms, bathrooms, kitchen, dining & living rooms, storage and balcony, R2 zone, HPR Reg No. 168	Lot 5360-R19-NEW-4	M07	8/6/15	N/R	N/R	N/R	12/10/15 AC	#887024 NOA 12/22/15 #889055 Final 2/22/16	
2015-29	ZV	Guam Wangfang Construction Ltd. c/o FC Benavente, ZV Height for proposed 300 unit multi-storey, multi-family dwelling (Pago Bay Marina Resort), R2 zone	Lot 164-4NEW-1	M14	9/17/15	10/1/15	12/1/15	1/6/16	2/25/16 Cont 3/10/16 Cont 4/28/16 AC (reduced density to 239 units)	#892367 5/10/16 #892368 5/10/16	
2015-30	ZC	Eddie C. Palomo c/o FC Benavente, ZC R1 to C zone for proposed accessory storage units to support existing bldg materials wholesale and retail store (Tsang Brothers Corporation)	Lot 10062-1-R7	M05					Pending applicant's response		
2015-31	SplitZC	Jesus R. Duenas, Split ZC R1 and C to full C zone to allow full commercial activities	Lot 2438-1NEW-R1	M07	8/24/15	N/R	N/R	N/R	Approved and recorded	#882430 8/26/15	F3-67S40 A76
2015-32	TDP ZV	SUGUMI Guam LLC c/o Jai Ji Dev Consultant, TDP and ZV Height to allow development of Chamorrita Beach Residence, 13-storey, 36 multi-family units, with full amenities and support facilities; H zone	Lot 5NEW Blk 1 Tract 95	M19					Pending applicant's response		

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2015-33	SZC	Yanguang Zheng, SZC from R1 to R2 for proposed four (4), 2-storey townhouse for family and rental	Lot 5396-R5NEW-6	M07	8/17/15	N/R	N/R	N/R	Approved and recorded	#883551 9/23/15	F3-67S40 A70
2015-34	ZV	DoCoMo Pacific Guam, ZV Zone Variance Height to allow construction of 100ft telecommunication monopole tower	Lot 1067-R6	M04	10/22/15	11/19/15	1/19/16	2/18/16	4/28/16 AC	Pending NOA	
2015-35	ZC	Goodwind Dev Corp c/o Harry D. Gutierrez, ZC A to M1 for proposed warehouse, office spaces and equipment parking	Lots 5326-8, -12, -14 and 5326-4-1 & -2-R1	M05	8/21/15	9/17/15	11/17/15	12/3/15	2/25/16 Ptpd 4/14/16 Ptpd 4/28/16 A	Pending NOA	
2015-36		Cancelled - refer Application No. 2015-29 Pago Bay									
2015-37	ZC	Our Lady of Peace Memorial Plan Inc c/o FC Benavente, ZC A to C zone to allow additional parking space	Lot 5223-1B-2-4NEW	M04		10/15/15	12/15/15	2/16/16 canceled	Tentative		
2015-38	TS	Richland Dev LLC c/o Jai Ji Dev Consultant, TS for proposed 10-single family house lots: R1 zone	Lot R4 T93021	M13					Pending applicant's response		
2015-39	ZC	Sin-Hung Construction Corp c/o Harry D. Gutierrez, ZC A to M1 to construct warehouse with office and a covered shelter structure for storage of light & heavy equipment	Lot 5224-1-8-2	M04	9/3/15	10/1/15	12/1/15	1/7/16	4/14/16 A	Pending NOA	
2015-40	SZC	Benny K. & Pornsuda S. Ng c/o Harry D. Gutierrez, SZC R1 to R2 to construct 2-storey, triplex units for family and for rental units: 6 parking stalls	Lots 4NEW-2 & 4NEW-R2 BIK10 T232	M10		N/R	N/R	N/R	Pending approval recordation		
2015-41	SZC	Rodrigo G. & Edna D. Cortez, SZC from A to R1 to subdivide basic lot into 3-lots and to build 3-affordable single family dwellings	Lot 4 Blk 1 T1449	M07	9/21/15	N/R	N/R	N/R	Approved and recorded	#887467 1/6/16	F3-67S40 A78
1996-60 B	TDP ZV	City Hill (GU) Ltd c/o Duenas & Camacho Associates, request for a TDP for 4-storey, 6 level parking garage and access road; and ZV Setback & Height for parking garage	Lot 5058-R3NEW-1	M19	10/20/15	11/19/15	1/19/16	N/R	6/9/16 AC	Pending NOA	
1996-60 C	ZV	City Hill (GU) Ltd c/o Duenas & Camacho Associates, request for a TDP for 4-storey, 6 level parking garage and access road; and ZV Setback & Height for parking garage	Lot 5058-R3NEW-1	M19	10/20/15	11/19/15	1/19/16	4/21/16	6/9/16 AC	Pending NOA	
2008-70C	TS	Koa Inc. c/o Ignacio F. Santos, TS to construct previously approved subdivision; 86 single family dwelling; R1 zone	Lot 7134	M13	10/26/15	11/19/15	1/19/16	N/R	Pending response from rep		

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Land Use Application	
CU	Conditional Use
ZC	Zone Change
ZCA	Zone Change Amendment
ZV	Zone Variance
SV	Subdivision Variance
TS	Tentative Subdivision
FS	Final Subdivision
TDP	Tentative Development Plan
SC	Seashore Clearance
WP	Wetland Permit
HPR	Horizontal Property Regime
Map Rev	Subdivision Map Review/Approval
Resolution	Commission Resolution
Admin Matters	Administrative Matters

  

Applications below do not require GLUC action	
MSV	Minor Setback Variance Program P.L. 27-91
Split ZC	Split Zone Change Program P.L. 25-131
SZC	Summary Zone Change Program <i>PL 21-82:4 as amended by PL 21-144:8</i>

Municipality Index	
M01	Hagatna
M02	Agat
M03	Asan
M04	Barrigada
M05	Dededo
M06	Inarajan
M07	Mangilao
M08	Merizo
M09	Piti
M10	Sinajana
M11	Talofofo
M12	Umatac
M13	Yigo
M14	Yona
M15	Agana Heights
M16	Mongmong-Toto-Maite
M17	Ordot-Chalan Pago
M18	Santa Rita
M19	Tamuning

GLUC Action	
A	Approved
AC	Approved w/conditions
Disap	Disapproved
Cont	Continued
Tbld	Tabled
Withd	Withdrawn
NQ	No Quorum
Pend	Pending
Ptpd	Postponed
Resch	Rescheduled

  

ARC	Application Review Committee
GLUC	Guam Land Use Commission

  

NA	Not Accepted
NR	Not Required