







I Mina'trentai Ocho Na Liheslaturan Guåhan
BILL STATUS

BILL NO.	SPONSOR	TITLE	DATE INTRODUCED	DATE REFERRED	CMTE REFERRED	FISCAL NOTES	PUBLIC HEARING DATE	DATE COMMITTEE REPORT FILED	NOTES
325-38 (LS)	Eulogio Shawn Gumataotao V. Anthony Ada Frank F. Blas, Jr. Vincent A.V. Borja Shelly V. Calvo Sabrina Salas Matanane	AN ACT TO ADD A NEW § 40146 TO ARTICLE 1 OF CHAPTER 40, TITLE 5, GUAM CODE ANNOTATED, RELATIVE TO AUTHORIZING THE OFFICE OF THE BARRIGADA MAYOR TO LEASE PORTIONS OF LOT NAVAL AIR STATION AGAÑA 19 IN SUPPORT OF COMMUNITY SPORTS AND RECREATIONAL ACTIVITIES.	5/21/26 1:48 p.m.						

I MINA'TRENTAI OCHO NA LIHESLATURAN GUÅHAN
2026 (SECOND) Regular Session

Bill No. 325-38 (LS)

Introduced by:

Eulogio Shawn Gumataotao 
V. Anthony Ada 
Frank F. Blas, Jr. 
Vincent A.V. Borja 
Shelly V. Calvo 
Sabrina Salas Matanane 

**AN ACT TO *ADD* A NEW § 40146 TO ARTICLE 1 OF
CHAPTER 40, TITLE 5, GUAM CODE ANNOTATED,
RELATIVE TO AUTHORIZING THE OFFICE OF THE
BARRIGADA MAYOR TO LEASE PORTIONS OF LOT
NAVAL AIR STATION AGAÑA 19 IN SUPPORT OF
COMMUNITY SPORTS AND RECREATIONAL
ACTIVITIES.**

BE IT ENACTED BY THE PEOPLE OF GUAM:

Section 1. A new § 40146 is *added* to Article 1 of Chapter 40, Title 5, Guam
Code Annotated, to read:

**“§ 40146. Lot Naval Air Station *Agaña* 19 – Barrigada Recreational
Master Plan – Tiyan Complex.**

**(a) Notwithstanding 5 GCA § 5127, but subject to 21 GCA § 60114(c), the
Office of the Barrigada Mayor is authorized to lease portions of the property
identified as Lot Naval Air Station *Agaña* 19 referenced herein as the Barrigada
Recreational Master Plan – Tiyan Complex as shown in the attached Exhibit “A”
and under the jurisdiction of the Office of the Barrigada Mayor pursuant to Public
Law 34-88. The Office of the Barrigada Mayor is authorized to enter into lease
agreements with community recreational organizations including sports and civic**

1 clubs, non-profit organizations, licensed businesses, and amenity providers
2 including but not limited to vendors, rummage sales, food trucks, and promotional
3 displays for short-term, single-event, or long-term activities.

4 (b) Vendors, licensees and users of the Barrigada Recreational Master Plan –
5 Tiyan Complex shall comply with all rules and regulations developed by the Office
6 of the Barrigada Mayor pertaining to authorized activities.

7 (c) Leases requiring significant improvement investments shall be issued for
8 no more than ten (10) years with an option to renew for an additional ten (10) years.
9 Single-event leases will be issued on a case-by-case basis. All proceeds from leases
10 shall be paid to the Office of the Barrigada Mayor solely for the upkeep and
11 maintenance of the Barrigada Recreational Master Plan – Tiyan Complex. In all
12 cases the lessees shall be responsible for the maintenance and upkeep of all areas
13 leased to them. Such maintenance and upkeep shall include all materials, supplies,
14 labor and equipment to maintain the leased areas to meet standards enforced by the
15 Office of the Barrigada Mayor.

16 (d) The Office of the Barrigada Mayor shall ensure that properties leased
17 pursuant to this Act remain accessible to the public and that no portion is used for
18 commercial purposes inconsistent with community sports and recreational use.

19 (e) The Office of the Barrigada Mayor shall have full authority over the
20 planning and public procurement of construction, operation, repair, and maintenance
21 of the facilities if public or grant funds are to be utilized. All upkeep, improvements,
22 and related work, including enforcement of maintenance and upkeep conditions of
23 any lease requiring such maintenance and upkeep, shall be carried out under the
24 direction and supervision of the Office of the Barrigada Mayor.

25 (f) The Office of the Barrigada Mayor is authorized to seek funding from
26 public and private sources, including grants, appropriations, and donations, for the

1 purpose of developing, maintaining, and repairing community sports and
2 recreational facilities established on the property pursuant to this Act.

3 (g) The Department of Land Management shall within sixty (60) days
4 following enactment of this Act cause a survey of the property identified as Lot
5 Naval Air Station *Agaña* 19 under the jurisdiction of the Office of the Barrigada, to
6 be conducted in order to establish and confirm the metes and bounds and to prepare
7 an official survey map of said property. The Director of Land Management is hereby
8 authorized to undertake such actions as may be necessary to complete the survey and
9 to coordinate with the Department of Public Works and other relevant agencies as
10 needed.

11 (h) If space permits, the Office of the Barrigada Mayor may include additional
12 community amenities such as walking paths, a children’s playground, and a
13 community pavilion or covered gathering area to enhance recreational opportunities
14 and encourage community engagement. All such improvements shall be consistent
15 with the Barrigada Recreational Master Plan – Tiyan Complex (2026) and as updated
16 from time to time. The primary purpose of the property is to serve as a community
17 sports and recreational area.

18 (i) Reversionary Clause. In the event the property identified in paragraph (a)
19 of this Section, supra, is not utilized for the purposes authorized by this Act within
20 ten (10) years of enactment, said lot shall revert to the Government of Guam.”

21 **Section 2.** Section 2 of Public Law 34-88 is *amended* to read:

22 **“Section 2. Authorization to Transfer Lot Naval Air Station *Agaña* 19 to**
23 **the Office of the Barrigada Mayor.** Notwithstanding any other provision of law,
24 rule or regulation, *I Liheslaturan Guåhan* authorizes *I Maga’låhen Guåhan* to
25 transfer existing recreational fields limited to the Tiyan Football Field, Tiyan
26 Maintenance Building, Tiyan Upper and Lower Softball Fields, and the land are
27 presently occupied by the carnival grounds within Lot Naval Air Station *Agaña* 19

1 as described in the Barrigada Recreational Master Plan - Tiyan Complex, to the
2 Office of the Barrigada Mayor, who shall assume administrative jurisdiction over
3 said portions of Lot Naval Air Station *Agaña* 19. The property including any portion
4 therein shall not be sold, leased, assigned, or otherwise disposed of unless authorized
5 by *I Liheslatura* through Public Law, and the Office of the Barrigada Mayor will
6 continue to provide related recreational facilities and services for various sports
7 organizations.”

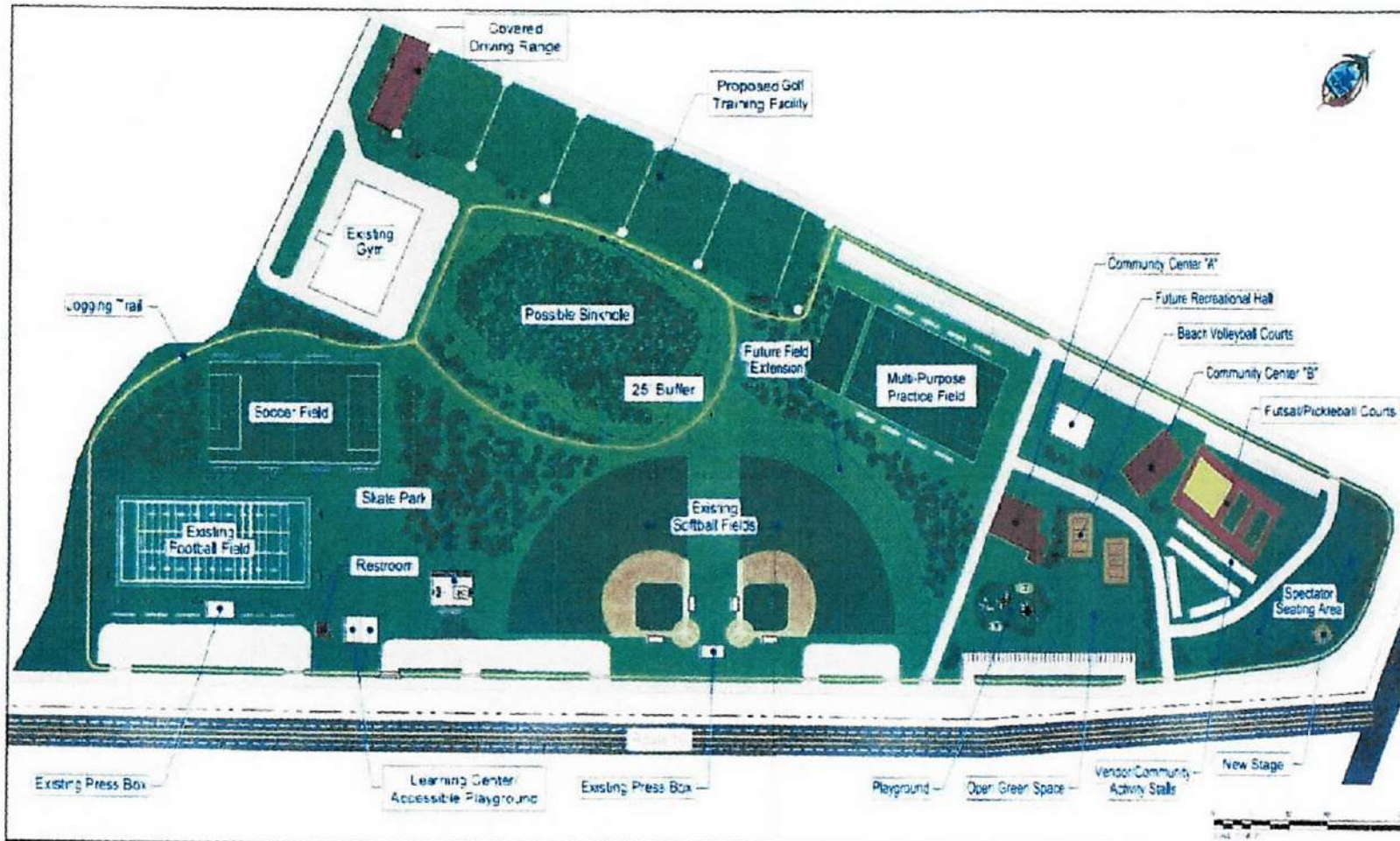
8 **Section 3.** Section 3 of Public Law 34-88 is *repealed*:

9 ~~“**Section 3. Reversionary Clause.** The Office of the Barrigada Mayor must~~
10 ~~begin construction and refurbishment within five (5) years from the date of~~
11 ~~enactment of this Act. In the event the property remains idle and the Office of the~~
12 ~~Barrigada mayor does not begin construction and refurbishment within the stipulated~~
13 ~~time frame, administrative jurisdiction of the property shall revert to the government~~
14 ~~of Guam.”~~

15 **Section 4. Exemption.** § 2107 of Chapter 2, Title 2, Guam Code Annotated,
16 and the Standing Rules of *I Mina Trentai Ocho na Liheslaturan Guåhan* relative to
17 the appraisals of land, shall not apply to this Act.

18 **Section 5. Effective Date.** The provisions of this Act shall be effective upon
19 enactment.

EXHIBIT A



BARRIGADA RECREATIONAL MASTER PLAN - TIYAN COMPLEX

Barrigada Village - Healthy Lifestyles, Wellness, Community Unity & Camaraderie