



DEPARTMENT OF THE NAVY  
OFFICE OF THE ASSISTANT SECRETARY  
(ENERGY, INSTALLATIONS AND ENVIRONMENT)  
1000 NAVY PENTAGON  
WASHINGTON, DC 20305-1000


JUN 23 2017

The Honorable John McCain  
Chairman  
Committee on Armed Services  
United States Senate  
Washington, DC 20510

Dear Mr. Chairman:

On behalf of Acting Secretary of the Navy, the enclosed report is provided in response to the House of Representatives Report 114-840, National Defense Authorization Act for Fiscal Year 2017, Section 2208, Status of "Net Negative" Policy Regarding Navy Acreage on Guam.

Sincerely,

  
Steven R. Iselin  
Acting

Enclosure:  
As stated

cc:  
The Honorable Jack Reed  
Ranking Member



DEPARTMENT OF THE NAVY  
OFFICE OF THE ASSISTANT SECRETARY  
(ENERGY, INSTALLATIONS AND ENVIRONMENT)  
1000 NAVY PENTAGON  
WASHINGTON, DC 20305-1000

JUN 23 2017

The Honorable Madeleine Z. Bordallo  
U.S. House of Representatives  
Washington, DC 20515

Dear Ms. Bordallo:

On behalf of Acting Secretary of the Navy, the enclosed report is provided in response to the House of Representatives Report 114-840, National Defense Authorization Act for Fiscal Year 2017, Section 2208, Status of "Net Negative" Policy Regarding Navy Acreage on Guam.

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WASHINGTON, DC 20305-1000


JUN 23 2017

The Honorable William M. "Mac" Thornberry  
Chairman  
Committee on Armed Services  
U.S. House of Representatives  
Washington, DC 20515

Dear Mr. Chairman:

On behalf of Acting Secretary of the Navy, the enclosed report is provided in response to the House of Representatives Report 114-840, National Defense Authorization Act for Fiscal Year 2017, Section 2208, Status of "Net Negative" Policy Regarding Navy Acreage on Guam.

Sincerely,

  
Steven R. Iselin  
Acting

Enclosure:  
As stated

cc:  
The Honorable Adam Smith  
Ranking Member

# **REPORT TO CONGRESS**

**ON**

## **Status of the “Net Negative” Policy Regarding Navy Acreage on Guam**

**June 2017**

**Prepared by:  
Department of the Navy  
2000 Navy Pentagon  
Washington, DC 20350**

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## 1. Requirement

This report is being provided in response to the House of Representatives Report 114-840, National Defense Authorization Act for Fiscal Year 2017, Section 2208, Status of “Net Negative” Policy Regarding Navy Acreage on Guam.

*(a) Report on Status.*

*(1) Report. Not later than 6 months after the date of the enactment of this Act, the Secretary of the Navy shall submit a report to the congressional defense committees regarding the status of the implementation of the “Net Negative” policy regarding the total number of acres of the real property controlled by the Department of the Navy on Guam, as described in subsection (b).*

*(2) Contents. The report required under paragraph (1) shall include the following information:*

*(A) A description of the real property controlled by the Navy on Guam which the Navy has transferred to the control of Guam after January 20, 2011, or which the Navy plans to transfer to the control of Guam, as well as a description of the specific legal authority under which the Navy has transferred or will transfer each such property.*

*(B) The methodology and process the Navy will use to determine the total number of acres of real property that the Navy will transfer or has transferred to the control of Guam as part of the "Net Negative" policy, and the date on which the Navy will transfer or has transferred control of any such property.*

*(C) A description of the real property controlled by the Navy on Guam which the Navy plans to retain under its control and the reasons for retaining such property, including a detailed explanation of the reasons for retaining any such property which has not been developed or for which no development has been proposed under the current installation master plans for major military installations (as described in section 2864 of title 10, United States Code).*

*(3) EXCLUSION OF CERTAIN PROPERTY.—In preparing and submitting the report under this subsection, the Secretary may not take into account any real property which has been transferred to the Government of Guam prior to January 20, 2011, to include property under the Guam Excess Lands Act (Public Law 103–339) or the Guam Land Use Plan (GLUP) 1977, or pursuant to base realignment and closure authorized under the Defense Base Closure and Realignment Act of 1990 (part A of title XXIX of Public Law 101–510; 10 U.S.C. 2687 note).*

*(b) POLICY DESCRIBED. The "Net Negative" policy described in this section is the policy of the Secretary of the Navy, as expressed in the statement released by Under Secretary of the Navy on January 20, 2011, that the relocation of Marines to Guam occurring during 2011 will not cause the total number of acres of real property controlled by the Navy on Guam upon the completion of such relocation to exceed the total number of acres of real property controlled by the Navy on Guam prior to such relocation.*

## 2. Executive Summary

The purpose of this report is to provide the congressional defense committees the status of the Department of the Navy's (Navy) implementation of the "Net Negative" policy as expressed in the statement released by Under Secretary of the Navy on January 20, 2011 and follow-on letter to the Governor of Guam dated February 7, 2011:

*"...we will pursue a "Net Negative" strategy for DoD-owned land on Guam. The Department is committed to having a smaller DoD footprint on Guam after the military build-up than we currently hold. We will better utilize lands we currently have and return underutilized land to the Government of Guam."*

Since January 20, 2011, the Navy has transferred three sites totaling approximately 608 acres to the Government of Guam (GovGuam).

The Navy is also preparing to transfer three additional sites totaling approximately 78 acres from Guam Land Use Plan of 1977 (GLUP 77) and 5 sites from the Island-Wide Power System (IWPS) Transfer program totaling approximately 37 acres. These transfers total approximately 115 acres.

Additionally, as a result of a 2015 review, the Navy is preparing to transfer two (2) additional sites: Hoover Park Annex (also known as "old USO Beach") and Parcel "C" Marbo Cave Annex. These transfers total approximately 11 acres.

The Navy is aware of the U.S. Department of Education's (U.S. DOE) plan to revert 80 acres originally provided to the Guam Department of Education as the site for the construction of a public school within the Naval Support Activity Andersen South Annex (also known as Andy South). The deed provided "the property will be used continuously for educational purposes...and for no other purposes." The Navy expectation is that site will be transferred to the Navy after the reversion is complete.

Upon completion of all transfers identified above and the reversion, the Department of the Navy will be "Net Negative" by 654 acres compared to the DON's January 2011 footprint, which was approximately 36,331 acres of land.

### **3. Introduction**

Military controlled land on Guam forms an integral part of the U. S. military's worldwide base support complex and serves as a major operational, logistical, training, weather and communication center for the Western Pacific. The scarcity of usable land on the island and the need for land to develop commercial, industrial and residential facilities for Guam's growing economy competes with the Navy's objective to retain sufficient land assets and facilities to preserve flexibility for current and future Department of Defense (DoD) mission requirements and contingencies.

The DoD has an ongoing requirement to assess its land holding and to make available that land that is "excess". "Excess properties" are defined by Title 40 U.S. Code section 102(3) as any property under the control of any Federal agency which is not required for its needs and the discharge of its responsibilities as determined by the head thereof. Before transfer, the Navy must determine the property is excess to its needs.

The "Net Negative" report presents the Navy's position and supporting rationale on the utilization of its landholdings on Guam and planned transfer of properties to GovGuam over the next several years. This plan is responsive to the commitment made by the Under Secretary of the Navy Mr. Robert Work on January 20, 2011 committing to the "Four Pillars" to guide the DoD's approach to the Guam USMC relocation and documented in his February 7, 2011 letter to Guam Governor, the Honorable Eddie Baza Calvo (see Figure 1). "Net Negative" is the fourth of the pillars.

The Net Negative Pillar will help guide the Navy's actions to better utilize current DoD real property and to return excess parcels to the government of Guam (GovGuam).



Figure 1: Letter from Under Secretary Work to Guam Governor Calvo regarding the “Four Pillars” of February 7, 2011.



THE UNDER SECRETARY OF THE NAVY  
WASHINGTON, D.C. 20350-1000

February 7, 2011

The Honorable Eddie Baza Calvo  
Governor of Guam  
P.O. Box 2950  
Hagatna, GU 96932

Dear Governor Calvo:

I want to thank you for the frank, informative discussions we had in Guam during my last visit. I would like to reiterate the four pillars which will guide DoD's approach to the military buildup.

First, through our “One Guam” initiative, the Department is committed to improving the quality of life for the people of Guam and the military personnel who will call Guam home. We have secured, and will continue to seek, funding for infrastructure upgrades directly and indirectly associated with the military buildup, and will continue to advocate for federal investment in Guam's other socio-economic needs.

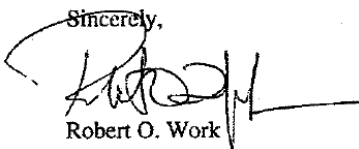
Second, through our “Green Guam” initiative, the Department is committed to developing the most energy efficient infrastructure possible and supporting Guam's efforts to develop sustainable and renewable energy projects. We will work hard to achieve “net zero” energy usage for our installations on Guam. Moreover, we will work closely with relevant Guam utilities, Guam agencies, and federal agencies to secure necessary funding for “green” projects.

Third, the Department is committed to providing 24 hours/seven days a week unimpeded access to the Pagat Village and Pagat Cave historical sites. We will adjust our proposed plans outlined in the final Environmental Impact Statement to continue unfettered access to these important historical and cultural locations.

Fourth, we will pursue a “Net Negative” strategy for DoD-owned land on Guam. The Department is committed to having a smaller DoD footprint on Guam after the military build-up than we currently hold. We will better utilize the lands we currently have and return underutilized land to the Government of Guam.

I believe that these initiatives take into account many of the concerns expressed by the people of Guam and will provide a solid foundation for resolving many of the outstanding issues related to the build-up. With these commitments, I am hopeful that we can resolve the issues we are facing and bring about a Guam build-up that benefits both the people of Guam and our military personnel. I look forward to continuing this dialogue during your visit to Washington, D.C.

Sincerely,



Robert O. Work

## 4. Background

In 1959, an agreement to transfer certain rights of way in the Guam road system was made between GovGuam and the United States of America. This agreement allowed the orderly transfer of perpetual easements and/or fee simple title to the rights of way in the joint use highway system to GovGuam.

In 1977, the Navy completed a comprehensive study of DoD utilization of real estate on Guam titled “Guam Land Use Plan, September 1977” (GLUP 77). The study determined landholdings required to support the DoD presence on Guam, examined joint use of land and facility consolidations to promote effective and efficient use of real property resources, determined which landholdings could be released by the DoD in consonance with Executive Order (EO) 11954, and met the development needs of GovGuam.

In 1993, the Navy and Air Force services began another review of DoD landholdings on Guam, with the intent of developing a master plan for future military requirements. The Guam Land Use Plan, or GLUP 94, represented an update to previous land use plan of 1977. Pursuant to the lands identified in GLUP 94 and the authority of the Defense Base Realignment and Closure Commission (BRAC), various properties were released to GovGuam including closure of Agana Naval Air Station (NAS) on Guam. Other naval air stations in Hawaii and the continental United States assumed the operational functions of NAS Agana.

In 2011, Naval Facilities Engineering Command (NAVFAC) Marianas conducted a Defense Policy Review Initiative (DPRI) Guam DoD Land Inventory study for the purpose of identifying all military land holdings and their current requirements, and identifying opportunities and recommendations for future use. The study included all land currently owned by the DoD on Guam. This amounted to a total of approximately 36,331 acres of land at that time, of which 36,264.88 acres is Department of the Navy (DON) and 66.12 acres is Department of the Army (DOA). The total DoD land holdings constituted approximately 27% of the total land area of Guam.

## 5. Report Components

*(A) A description of the real property controlled by the Navy on Guam which the Navy has transferred to the control of Guam after January 20, 2011, or which the Navy plans to transfer to the control of Guam, as well as a description of the specific legal authority under which the Navy has transferred or will transfer each such property.*

Since January 20, 2011, the Navy has transferred three (3) sites totaling 608.4 acres to the Government of Guam (GovGuam). The three parcels are the parcel behind South Finegayan housing, the Route 1 parcel and the Route 4 parcel. The parcel behind South Finegayan housing was transferred under the authority of GLUP 77 while the Route 1 and Route 4 parcels were transferred under the Guam Road Systems Joint Land Agreement of 1959.

The Navy is also preparing to transfer three (3) additional sites totaling approximately 78 acres identified in the Guam Land Use Plan of 1977 (GLUP 77) and 5 sites from the Island-Wide Power System (IWPS) Transfer authorized by Public Law 100-202 totaling approximately 37 acres. These transfers total approximately 115 acres.

Additionally, as a result of a 2015 review described later in this report, the Navy is preparing to transfer two (2) additional sites: Hoover Park Annex (also known as “old USO Beach”) and Parcel “C” Marbo Cave Annex. These transfers total approximately 11 acres.

In total 608.4 acres were transferred in April 2011 and January 2012. All total, 733.5 acres have either already been transferred or are in the process of transfer since Under Secretary Work’s February 7, 2011, “Four Pillars” letter (See Table 1).

Table 1: Guam DoD Land Transfers.

<b>Completed Transfers</b>				
<b>SITE</b>	<b>SITE NAME</b>	<b>AREA (ACRES)</b>	<b>TRANSFER AUTHORITY</b>	<b>TRANSFER STATUS</b>
8	PARCEL BEHIND SOUTH FINEGAYAN HOUSING	440.3	GLUP 77	Complete – Apr 2011
24	ROUTE 1	50.4	Guam Road Systems Joint Agreement of 1959	Complete – Jan 2012
25	ROUTE 4	117.7	Guam Road Systems Joint Agreement of 1959	Complete – Jan 2012
<b>Total Transferred</b>		<b>608.4</b>		

Table 1: Guam DoD Land Transfers (continued).

<b>Transfers In Progress</b>				
<b>SITE</b>	<b>SITE NAME</b>	<b>AREA (ACRES)</b>	<b>TRANSFER AUTHORITY</b>	<b>TRANSFER STATUS</b>
14	TANGUISSON POWER PLANT	5.0	Public Law 100-202	ECP <sup>1</sup> Complete; NEPA <sup>2</sup> Documentation Underway
15	HARMON SUBSTATION ANNEX	9.9	Public Law 100-202	ECP Complete; NEPA Documentation Underway
38	PITI POWER PLANT & SUBSTATION	15.5	Public Law 100-202	ECP Underway
55	APRA HEIGHTS LOT 402-1	0.5	Public Law 100-202	ECP Complete; NEPA Documentation Underway
54	AGANA POWER PLANT & SUBSTATION	5.9	Public Law 100-202	ECP Complete; NEPA Documentation Underway
23	ACEORP MAUI TUNNEL- TAMUNING ROUTE 1 BEHIND OLD TELEX	3.7	GLUP 77	ECP Underway
49	PARCEL SOUTH OF CAMP COVINGTON - PARCEL 7	60.8	GLUP 77	ECP Underway
13	NCTS BEACH LOT - ADJACENT TO TANGUISSON POWER PLANT	13.3	GLUP 77	ECP Underway
37	HOOVER PARK- USO BEACH	5.5	40 USC 472; JRM REGCOM Direction 2015	ECP Underway
12	PARCEL "C" MARBO CAVE ANNEX	5.0	40 USC 472; JRM REGCOM Direction 2015	ECP Underway
<b>Total Pending Transfer</b>		<b>125.1</b>		

<sup>1</sup> Environmental Condition of Property

<sup>2</sup> National Environmental Policy Act

*(B) The methodology and process the Navy will use to determine the total number of acres of real property that the Navy will transfer or has transferred to the control of Guam as part of the "Net Negative" policy, and the date on which the Navy will transfer or has transferred control of any such property.*

In 2015, a cross-functional Navy, Air Force, and Marine Corps working group re-analyzed the results of the 2011 DPRI Guam DoD Land Inventory study (see Figure 2 and Table 1) to account for:

- Current and future DoD mission requirements
- Reduced USMC Relocation Plan (2015 Record of Decision)
- GovGuam and community interests, including Navy and GovGuam renewable energy requirements
- Costs for actions necessary to transfer property from DoD, i.e. Environmental Condition of Property (ECP) assessments, real estate transfer actions and any necessary facility relocation requirement
- National Environmental Policy Act (NEPA) requirements
- Wetlands
- Possible sites that may be eligible for National Register of Historic Places
- Guam National Wildlife Refuge
- Guam Micronesian Kingfisher habitat restoration identified in the Live Fire Training Range Complex (LFTRC) and mitigation plan
- Encroachment buffer and possible height restrictions
- Antenna clearance areas
- Noise level and decibel contours
- Easements
- Access
- Public safety
- Anti-Terrorism/Force Protection (AT/FP) and Security

As a result of the 2015 review, the working group recommended two additional sites for transfer to GovGuam as part of the "Net Negative" commitment: Hoover Park (also known as "old USO Beach") and Parcel "C" Marbo Cave Annex for a total of 11 acres (see Table 1).

The parcels identified for transfer to GovGuam in this report will be conveyed in accordance with SECNAV INSTRUCTION 11011.47C Acquisition, Management and Disposal of Real Property and Real Property Interests by the DoN and all the relevant laws and regulations referenced by the instruction. NAVFAC Business Management System (BMS) B-25.1.3.2 Real Property Disposal by the Navy outlines the detailed procedure to be followed by NAVFAC real property and real estate personnel in carrying out the transfer actions.

Since these parcels are located on Guam, Public Law 106-504, known as the "The Guam Transfer Opportunity Law," provides GovGuam the opportunity to request transfer of the property after a site has been determined to be excess to DoD and Federal Government needs. Figure 2 provides a summary of the transfer process.

Figure 2: Guam Excess Real Estate Work Flow.

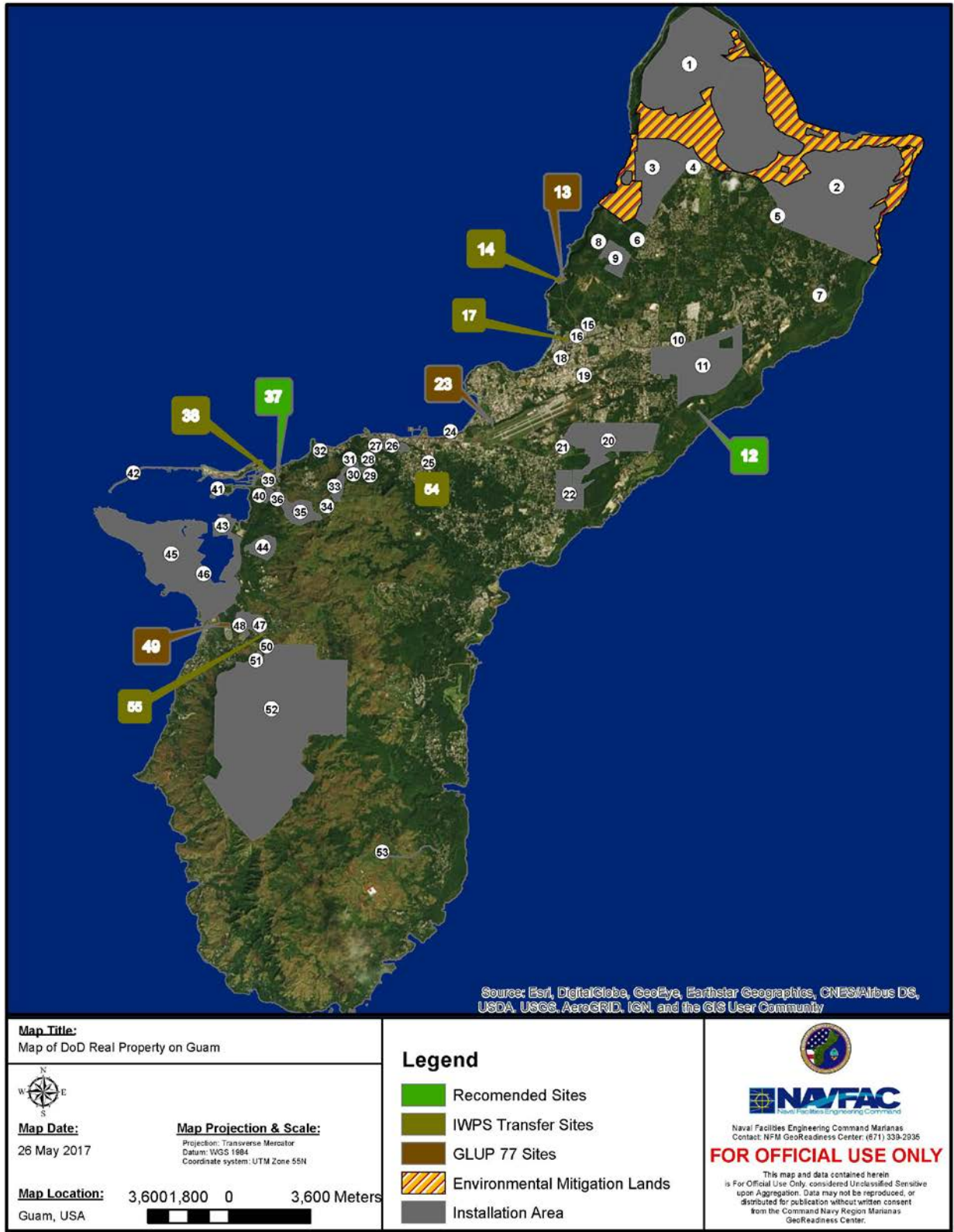
## ***Guam Excess Real Estate Work Flow***



### **Responsibilities / Actions**

1. Report of Excess submitted to JRM/NAVFAC PACIFIC/Commander Navy Installations Command
2. If excess to the needs of the Navy, screen through DOD
3. If interest is expressed, the Navy will advise the acquiring agency (e.g. Army) that the transfer will be made after compliance with internal approval requirements
4. Upon receipt of notification from NAVFAC HQ that approvals for the transfer have been obtained, arrangements shall be made with the receiving Agency
5. If no interest is identified, GovGuam will be notified and they have **180 days** to request the property in accordance with Guam Public Law No. 106-504 - "The Guam Transfer Opportunity Law"
6. If property is requested, transfer will be made after all compliance documentation have been meet (i.e. title report, survey, appraisal, Environmental Condition of Property [ECP], EV cleanup of known issues [e.g. known oil spill with PCB], and moving boundary fences).

Figure 3: Map of DoD Real Property on Guam.



(C) A description of the real property controlled by the Navy on Guam which the Navy plans to retain under its control and the reasons for retaining such property, including a detailed explanation of the reasons for retaining any such property which has not been developed or for which no development has been proposed under the current installation master plans for major military installations (as described in section 2864 of title 10, United States Code).

Table 2: List of DoD Real Property which the Navy plans to retain for DoD current and future mission requirements.

<b>SITE</b>	<b>SITE NAME</b>	<b>AREA (ACRES)</b>	<b>OWNER</b>	<b>CURRENT/PROPOSED USE</b>
1	NORTHWEST FIELD	4379.52	DOD	AVIATION AND MANEUVER TRAINING AREA
2	ANDERSEN AFB	11035.58	DOD	MAIN SITE FOR AIR FORCE OPERATIONS
3	NCTS FINEGAYAN	2412.16	DOD	U.S. MARINE CORPS BASE WITH NAVY TELECOMMUNICATIONS AND OTHER FEDERAL TENANTS
4	POTTS JUNCTION TANK FARM	19.35	DOD	PETROLEUM, OIL AND LUBRICANT (POL) SITE
5	LOT 7133 ANDERSEN AFB	45.94	DOD	ACCIDENT POTENTIAL ZONE (APZ1) TO SUPPORT AIRFIELD OPERATIONS
6	FORMER NATIONAL WEATHER SERVICE	4.59	DOD	FORMER WEATHER SITE
7	MT SANTA ROSA	22.30	DOD	UTILITY REQUIREMENTS FOR SITE 2
9	SOUTH FINEGAYAN	289.64	DOD	FUTURE SITE OF PHOTOVOLTAIC ARRAY AND COMMUNICATIONS EQUIPMENT
10	LOT "A" ANDY SOUTH	30.93	DOD	UTILITY REQUIREMENTS FOR SITE 2
11	ANDY SOUTH	1925.28	DOD	USMC GROUND MANEUVER AND SMALL UNIT TACTICS TRAINING AREA
16	HARMON BOOSTER STATION	5.59	DOD	UTILITY REQUIREMENTS FOR NORTHERN DOD INFRASTRUCTURE
17	TUMON TANK FARM	23.77	DOD	SUPPORTS UNDERWATER SEA CABLE; CONTINGENCY FUEL FARM AREA
18	TUMON MAUI WELL	11.08	DOD	DON WATER WELL OPERATED IN SUPPORT OF NORTHERN INFRASTRUCTURE
19	FORT JUAN MUNA	15.03	DOD	NATIONAL GUARD SITE
20	NCTS BARRIGADA	1366.29	DOD	DEFENSE COMMUNICATIONS SITE
21	READINESS CENTER	51.09	DOD	NATIONAL GUARD SITE
22	BARRIGADA TRANSMITTER SITE	432.21	DOD	DEFENSE COMMUNICATIONS SITE
26	NAVHOSP GUAM	120.48	DOD	NAVAL HOSPITAL
27	ADELUP RESERVOIR	2.20	DOD	WATER RESERVOIR FOR SITE 26 AND SITES 29-31
28	NAVAL HOSPITAL RESERVOIR	2.68	DOD	WATER RESERVOIR FOR SITE 26
29	NIMITZ HILL HQ	35.70	DOD	JOINT REGION MARIANAS / NAVFAC MARIANAS HEADQUARTERS



30	NIMITZ HILL FIRE DEPT.	3.13	DOD	NAVAL BASE GUAM FIRE DEPARTMENT
31	NIMITZ HILL, FLAG CIRCLE	69.58	DOD	MILITARY HOUSING
32	ASAN ANNEX	0.24	DOD	PUMP HOUSE SUPPORTS NBG WATER TREATMENT PLANT
33	NIMITZ HILL, FAMILY HOUSING	93.28	DOD	MILITARY HOUSING
34	NIMITZ HILL RESERVOIR	2.62	DOD	WATER RESERVOIR SUPPORTS SITES 31 & 33
35	SASA VALLEY UPPER	323.96	DOD	POL STORAGE SITE
36	SASA VALLEY LOWER	96.79	DOD	POL STORAGE SITE
39	PITI POWER PLANT	7.90	DOD	BASE OPERATING SUPPORT SITE
40	SASA VALLEY ANNEX	7.24	DOD	CONTINGENCY POL STORAGE
41	DRY-DOCK ISLAND	48.61	DOD	LANDING CRAFT AIR CUSHION & AMPHIBIOUS ASSAULT VEHICLE LAYDOWN
42	GLASS BREAKWATER	40.16	DOD	SERVES AS A BERM (PROTECTS APRA HARBOR)
43	POLARIS POINT	253.70	DOD	SUBMARINE BERTHING
44	TENJO VISTA	230.76	DOD	POL STORAGE AREA
45	NAVAL BASE GUAM	3107.62	DOD	NAVAL BASE GUAM MAIN BASE
46	USCG	14.25	DOHS	US COAST GUARD COMPOUND
47	APRA VIEW HOUSING	172.82	DOD	MILITARY HOUSING
48	APRA PALM HOUSING	69.83	DOD	DON OFFICES & MILITARY LODGING
50	TUPO WATER RESERVOIR	10.25	DOD	WATER RESERVOIR SUPPORTS SITE 45
51	NBG WATER TREATMENT PLANT	8.79	DOD	WATER TREATMENT PLANT SUPPORTS SITE 45
52	NAVAL MAGAZINE	8645.54	DOD	ORDINANCE STORAGE FACILITY
53	DAN DAN	159.12	DOD	FORMER DEFENSE COMMUNICATION SITE; REQUIRES ENVIRONMENTAL REMEDIATION
	<b>2011 Total Acres</b>	<b>36,330.97</b>	(pending transfers not deducted)	

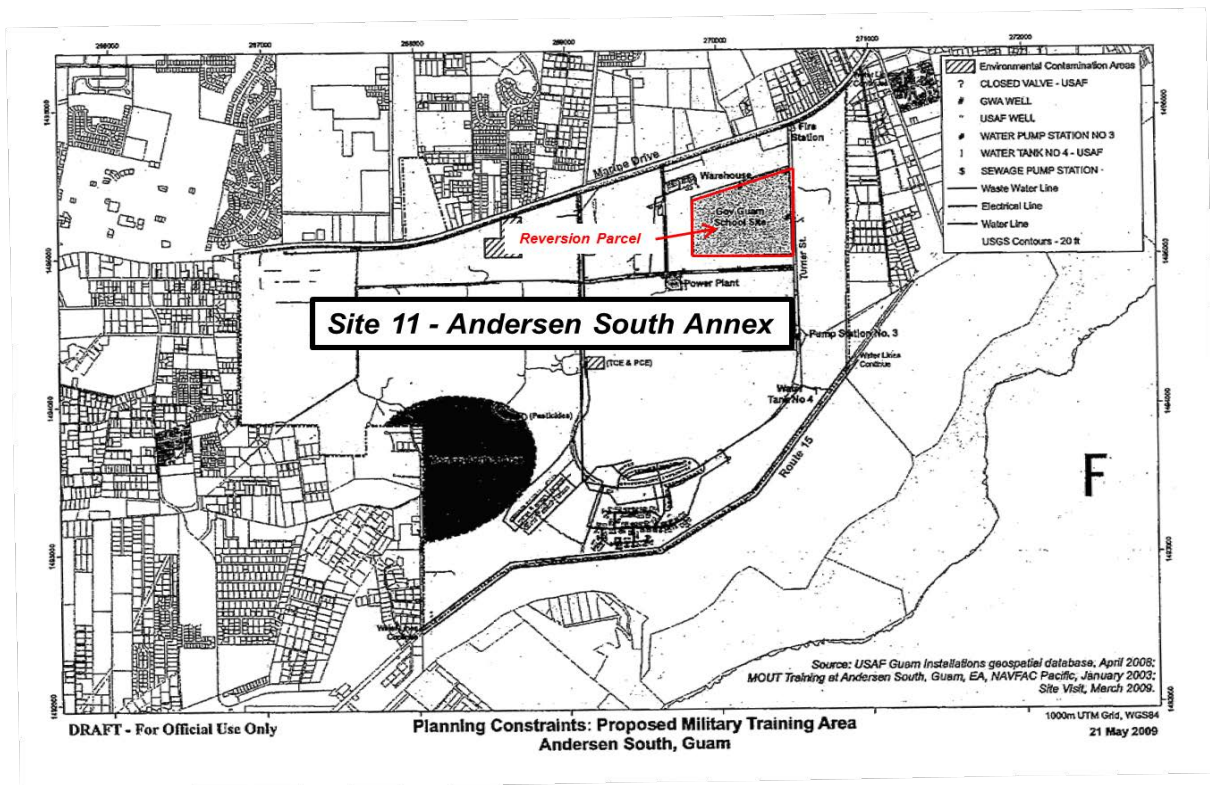
## 6. Net Negative Plan

The Navy is aware of the U.S. Department of Education's (U.S. DOE) plan to revert 80 acres of GovGuam land on Naval Support Activity Andersen South Annex ("Andy South") known as the "Marbo School Site" (see Figure 4) due to non-compliance with public benefit conveyance deed requirements.

The site was conveyed in 1992, by the U.S. DOE to the Guam DOE via a Quit Claim Deed which restricted the use to educational purposes for 30 years and contained a reversion clause if the terms were breached. To date, the site has not been used for educational purposes and the only construction occurred in the mid 1990's, when Guam Waterworks Authority (GWA) installed three water wells.

The Navy will accept transfer of this property on behalf of the United States following U.S. DOE's reversion action due to the property's proximity to the planned Marine Corps training complex and warfare training at Andersen South. The Navy will work to ensure that the water wells constructed on site will continue to be operated by GovGuam and continue to serve the Guam community.

Figure 4: Marbo School Site Parcel within Andersen South Annex.



## 7. Summary

Since the Under Secretary of the Navy signed the “Four Pillars” letter in February 2011 committing Navy to a “Net Negative” pillar, land actions have been completed, are in progress or are projected to occur as summarized in the table below. As a result, the Navy anticipates “Net Negative” by 654.0 acres compared to the January 2011 footprint (see Table 3).

Table 3: Summary of Land Transfers Completed, In Progress or Projected.

<b>SITE</b>	<b>SITE NAME</b>	<b>AREA (Acres)</b>	<b>TRANSFER AUTHORITY</b>
8	PARCEL BEHIND SOUTH FINEGAYAN HOUSING	440.3	GLUP 77
24	ROUTE 1	50.4	Guam Road Systems Joint Agreement of 1959
25	ROUTE 4	117.7	Guam Road Systems Joint Agreement of 1959
14	TANGUISSON POWER PLANT	5	Public Law 100-202
15	HARMON SUBSTATION ANNEX	9.9	Public Law 100-202
38	PITI POWER PLANT & SUBSTATION	15.5	Public Law 100-202
55	APRA HEIGHTS LOT 402-1	0.5	Public Law 100-202
54	AGANA POWER PLANT & SUBSTATION	5.9	Public Law 100-202
23	ACEORP MAUI TUNNEL- TAMUNING ROUTE 1 BEHIND OLD TELEX	3.7	GLUP 77
49	PARCEL SOUTH OF CAMP COVINGTON - PARCEL 7	60.8	GLUP 77
13	NCTS BEACH LOT - ADJACENT TO TANGUISSON POWER PLANT	13.3	GLUP 77
37	HOOVER PARK	6	40 USC 472; Navy directed 2015
12	PARCEL "C" MARBO CAVE	5	40 USC 472; Navy directed 2015
N/A	MARBO SCHOOL SITE	- 80	DOE QUIT CLAIM DEED
<b>Total "Net Negative"</b>		<b>654.0</b>	