

New Plans, Ordinances, Body Urged

By Lupe Borja
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Guam needs an upgraded master plan, strong ordinances and an agency to implement these, Territorial Planning Commission Director John Gilliam said when he appeared yesterday before the Committee on Finance and Taxation to present the commission's fiscal 1974 budget request.

Gilliam requested a supplement of \$315,885. The commission's fiscal 1973 appropriation was \$112,049.

Gilliam also told the committee the island's master plan, established in 1966, needs to be upgraded and updated.

Gilliam told the committee that since the administration's proposal for a central planning agency, which would establish a comprehensive development plan - involving the territory's physical, economic, social and other needs - still is pending in the Legislature, it is important that the supplemental request be granted so the commission can begin formulating a development plan. He said he hopes the Legislature still would enact legislation establishing a central planning agency.

Asked by committee members how 19-story hotels have been built in Tumon Bay, when current building laws stipulate six stories as the maximum height, Gilliam said current ordinances are "broad and loose," enabling variances to be granted easily.

GovGuam Chief Planner Harry Sickler proposed that Guam's upgraded master plan incorporate standards, not zoning laws. Sickler said if laws - standards - were established for land use and density, greater control over subdivision planning could be achieved.

Bruce Pecon, Bureau of Budget and Management deputy director, testifying for Director Gerald Perez, told the committee the bureau needs no supplemental funds this fiscal year.

Pecon told the committee the fiscal 1973 appropriation of \$372,647 is sufficient.