An Assessment of Public Opinion & The Views Of Selected Community Stakeholders Affecting Acceptance Of The I Tano'-Ta Land Use Plan And Zoning Code

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TABLE OF CONTENTS

Assessment of Key Issues Affecting Acceptance of the I Tano'-ta Land Use Plan and Zoning Code

Introduction

A. Background

During the 1990's a concerted effort was undertaken by Guam's leadership to develop an updated land use plan. The development process involved many meetings with community members, government planners and officials and included over one hundred public meetings held at least several times in every municipality. This effort culminated with the submission of the I Tano'-ta Land Use Master Plan to the Guam legislature for adoption in 1994. After requested revisions were made and additional hearings held, it was resubmitted and adopted, with its complementary Zoning Code, as P.L. 24-171 in May of 1998, to be implemented twelve months later.

In May of 1999, after more than three months of gathering community input, discussions with planning officials and other government agencies, the I Tano'-ta land use plan was postponed under P.L. 25-20 by the 25th Guam Legislature. By September of that same year, the Legislature was unable to obtain sufficient public input to institute changes it perceived were required in the plan to gain general acceptance by the community. Due to the Legislature's difficulty to discern the public's interests, the community was forced to revert to the same land use legislation that has been in place in one form or another since the early 1960's. While land use planning has not necessarily been a "hot" issue over the past several years, the lack of a modern land use plan has forced Guam to plan for the island's future on an *ad hoc* basis. This has served to create policy inconsistencies and incongruities that frustrate the efficient and effective utilization of Guam's most important asset, its limited land mass.

The Government of Guam, Bureau of Planning and the University of Guam formed a joint venture to re-examine the issues that could have caused the rejection of the I Tano'-ta Plan. Both organizations generally agree that the substance of the I Tano'-ta Plan was sound and that its

failure resulted more from miscommunication, and special interest initiatives than from recognized flaws in the proposed code. The venture has launched an investigation to determine how the I Tano'-ta Plan would be perceived today. The question is whether or not a similar code can pass legislative review and garner general acceptance in the community given the current economic and political conditions.

The proposed scope of work identified in the Request for Proposals involved conducting a careful consideration of the historical and public opinion vectors that determined the fate of the past effort as a starting point for evaluating how best to revise and reintroduce valid aspects of I Tano'-ta to the community. The intent of the current effort is to determine what changes, if any, may be required in the plan to gain public approval.

B. Purpose For The Study

As mentioned in the Introduction, the purpose of the study is to determine what government leaders and planners need to do to gain public acceptance of an updated land use and zoning plan. This report represents the results of the public opinion poll conducted during the month of September 2002.

While the overall purpose of the study is fairly straightforward, there are specific goals the University and the Bureau of Planning wished to accomplish. These goals were:

1.) To determine the public's interest, knowledge of and perceived importance of a competent land use plan.

2.) To determine the public's perception of the values inherent in a performance based land use plan, specifically the values embodied in the I Tano'-ta Plan.

3.) To examine if the concerns that existed in 1996 remain today as key issues in accepting the restrictions and limits of a land use plan.

It was anticipated that findings of the research would yield the following:

- An understanding of the issues and their priorities that must be resolved to obtain acceptance of the plan to key stakeholders.
- The identification of any new concerns not previously anticipated that must also be taken into account in order to obtain endorsement of the adoption of the plan by local elites.
- A measure of public understanding and appreciation of the values associated with the I Tano'-ta planning effort.
- An identification of the issues most likely to key rejection and the issues most likely to key acceptance of the plan.
- A profile of supporters and detractors and their specific concerns with the plan.

The plan for achieving the aforementioned goals involved a quantitative public opinion poll and a series of non-directive interviews of community elites. Part 1 of the study outlines the results the poll conducted among registered voters. Part 2 of the study identifies outlines the results of the non-directed interviews conducted among elites. Part 3 of the analysis offers recommendations regarding how best to utilize the information collected to reintroduce the I Tano'-ta plan to the legislature and the governor for ultimate adoption.

Part 1: A Quantitative Assessment Of Attitudes Regarding I Tano'-ta Among Registered Voters

I. Sample Construction, Methodology And Information Objectives

A. Sample Construction

To reliably measure public perception of the I Tano'-ta Plan a two stage random sampling of 300 respondents was obtained. The survey was conducted among registered voters. In each instance the household the respondent lives in was randomly selected and then the voter to be interviewed was randomly selected from within the household. The sample has an accuracy of ±6% at the 95% confidence level. That is to say that if the research were replicated similar results would be obtained 95 times out of 100.

B. Information Objectives

The goal of the public opinion survey was to ascertain, in context, the public's attitudes towards the need for land use planning, and their agreement or disagreement with the central values that the I Tano'- ta plan was designed to accommodate. The plan was based upon a number of straight-forward assumptions. Land use planning since the 1960's, and particularly during the rapid expansion of the economy in the 1980's and 1990's, had been rife with political interference. Spot zoning by the legislature and ad hoc decision making by the various land use commissions that had been appointed clearly appeared to favor the politically powerful and were guided more by special interests than cogent community planning. The I Tano'-ta plan, in part, was designed to minimize such interference.

Additionally, the plan was designed to accommodate the mixed-use development that had evolved in part as a result of the ad hoc and politically expedient planning and land use policy setting practices of the government for the past 30 years. Given certain performance standards mixtures of residential and commercial developments could be accommodated. Key to the success of this approach however,

was that there was an underlying concern regarding the esthetic appearance of commercial and residential development that had occurred to date.

Finally, the government had been routinely criticized that its inaction had caused the unnecessary and expensive delay of a variety of development efforts over the years. Included in the plan were certain requirements that the government act in a timely fashion to either accept or reject requests for variances or zone changes. The I Tano'-ta plan included a provision that required the government to act on a request within a specified period or the request would be automatically approved. This particular provision was extremely controversial and today, given the dramatic reduction in resources the local government's planning agencies must operate under, clearly impractical.

The public opinion survey therefore was designed to examine how these issues resonated with the voting public in today's environment. To accomplish this, the following set of detailed objectives was developed:

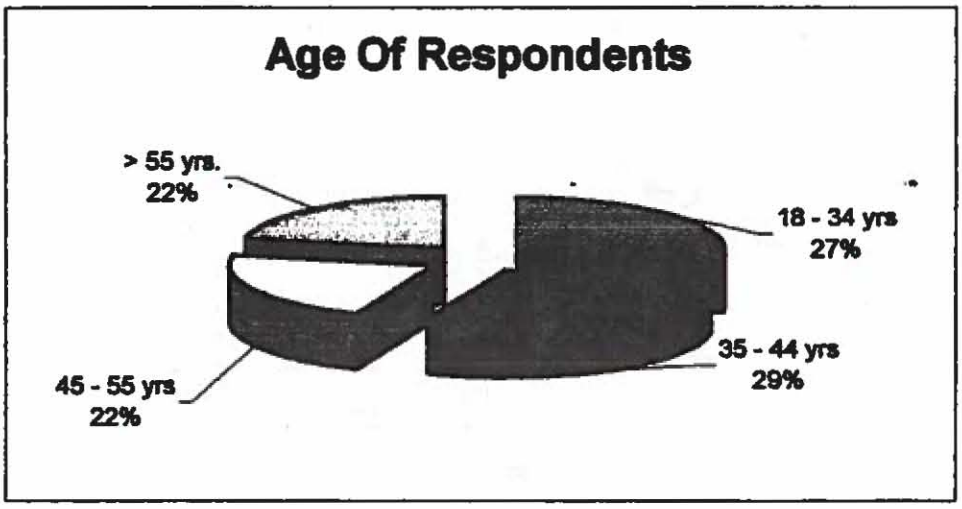
- Had the respondent been adversely affected by the recent economic downturn?
  - Did they believe that things would be better or worse over the next two years?
  - Did they believe the government was doing an adequate job in rebuilding or developing the economy?
- Do Guamanians feel that Guam is under developed, over developed or just about right?
- Are Guamanians pleased with the look and quality of residential and commercial structures on Guam?
- Are Guamanians pleased with the level of landscaping and beautification efforts that are taken to improve the appearance of public and private lands?
- Are additional regulations needed to improve the situation or should people pretty much be left on their own to do what they feel is best for themselves and their community?
- Should Guam be pursuing additional development or should it be concerned about controlling growth?
- Is the government doing an adequate job in providing necessary infrastructure for the community and its future growth?
- Which of the islands utilities and basic services are of most concern to voters, which are doing a good job and which are not meeting expectations?

- Do Guamanians feel hamstrung by local regulations when attempting to improve their property?
- Are people provided sufficient input into land use decisions that affect their village or their property?
- Is the government doing enough to provide affordable housing for local residents?
- Does the government do enough to preserve the unique culture, heritage and natural resources on Guam?
- Has the respondent heard of the I Tano'-ta Land Use Plan?
    - Do they believe the plan was a good or bad plan?
    - Why do they feel that way?
- Do voters feel that the existing zoning laws are adequate or do they feel the plan needs to be updated or changed?
- I Tano'-ta is a performance based plan meaning that if the landowner develops his property within a set of performance standards he does not need to seek permission to improve his property. The current law requires every significant change or improvement to private property be reviewed and approved by the government before it can be allowed. What do respondents feel is best for Guam? Should all improvements or changes be reviewed and approved by the government, or should the landowner be free to improve or change his property so long as he meets certain performance standards to be set in a land use plan?
- One of the provisions of the I Tano'-ta plan was that if the government failed to act in a timely manner regarding a land use issue, the decision would automatically favor the landowner petitioning to improve or change his property. Is this a good thing or a bad thing?
- Should the island's land use plan be applied to the entire island including the excess federal property that may or may not be returned in the near future, or should there be special dispensation provided landowners that have land returned, exempting them from the land use plan if they feel it is not in their best interests?
- How important do respondents feel land use planning is? Should money be provided to implement a land use plan now, or is it something that can be put off to some time in the future.

- What is the profile of the respondent? [Gender, age, income, employer, homeowner/landowner, ethnicity].

C. A Profile of the Respondents

All respondents claimed registered voter status, however 15% had not voted in the recent primary election. Female respondents (54%) outnumbered males (46%). The over sampling



of females was within the +/- 6% error limits set for the study. Respondents tended to own a variety of properties on Guam with almost a third (31%) owning no property. Among the types of property owned by respondents were homes (60%); raw land (47%); business establishment (10%); and apartment or apartments (5%). The reader should keep in mind that the percentages will not sum to 100 since multiple responses were possible. Of those who owned no property (31%), over half (53%) were renting and 41% were living with family or friends. The remainder had other living arrangements

The median age of respondents was 42 years of age. About 30% were from the 35-44 year old age group and 27% were in the 18-34 year old age group. A total of 44% were 45 or older. Interestingly, over one in three (35%) had applied for a building permit. Of these 64% indicated they had had a good experience and 27% had had a bad experience.

The distribution of respondents across the regions of the island were about what one would expect with 41% living in the more populated Central portions of the island; 23% from the Southern region and 36% from Northern regions. A total of 57% claimed to be Chamorro (indigenous), 18% Filipino and 13% Caucasian/White.

A total of 36% were employed by the private sector with 25% employed by the Government of Guam. Only 6% were employed by the Federal Government and 14% were retired. The unemployed (10%) and students (2%) made up the remainder of the respondents.

Fully 28% had a bachelor's degree or higher. Only 9% had less than a high school education. For 32% graduation from high school was the highest level of education while fully 25% had taken some college or university courses.

Interestingly, 68% came from homes with a personal computer and 68% had a cell phone; 65% had access to the Internet. Eighty-six percent had cable television hook ups in their homes. Only 6% indicated they had none of these items in the home.

D. Have Guamanians Been Effected Adversely By the Economic Downturn?

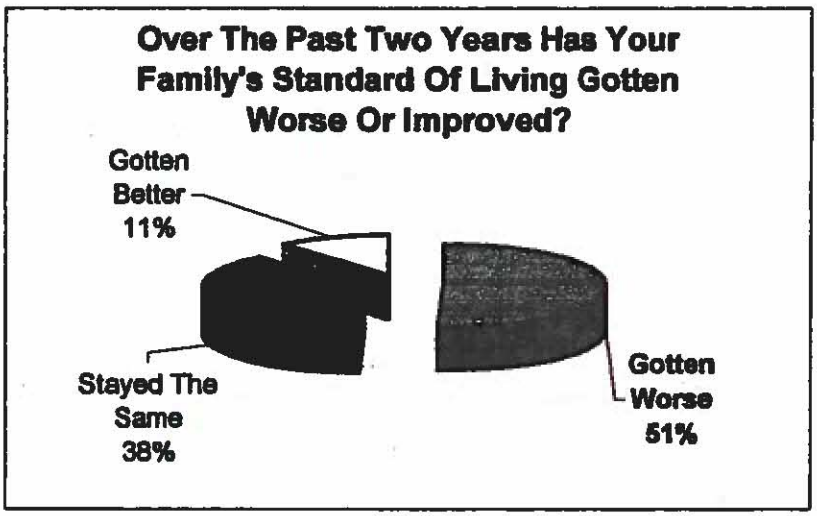
a. The Public Perception of Guam's Economy.

Guam's economy, since the early 1990's, has been crippled by natural disaster, the Persian Gulf War and the Asian economic crisis. More recently the events of September 11, 2001 have served to further limit growth. Through most of this, Guamanians have struggled and managed to, as the British are fond of saying, "keep a stiff upper lip". However, the protracted tailspin into a severe depression has threatened to overcome the normally resilient Guamanian psyche. Unprecedented unemployment, personal and corporate bankruptcy rates, and what some fear to be the worst of all, a brain drain of many of Guam's most educated, talented and creative individuals now characterizes the economy. Public and private concerns have pointed out the huge numbers of people moving from Guam to other locations in the United States. Long time

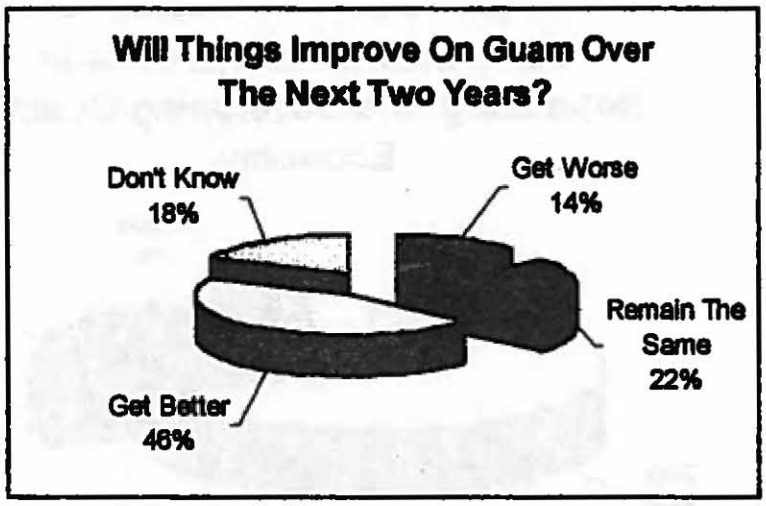
residents have been forced to leave the island. Clearly, imposing what may be perceived as restrictions to economic recovery might not be viewed favorably by the electorate at this time. Therefore, it was determined to be important to ascertain just how the public viewed Guam's economy.

- *Have Guamanians been adversely affected by the recent economic downturn?*

Over the past two years fully 50% of the sample indicated their family's standard of living had become worse. Nearly 40% believed it had remained the same while only 11% thought their family's standard of living had improved. Consider that in the early 1990's only 15% thought their families' standard of living had gotten worse.



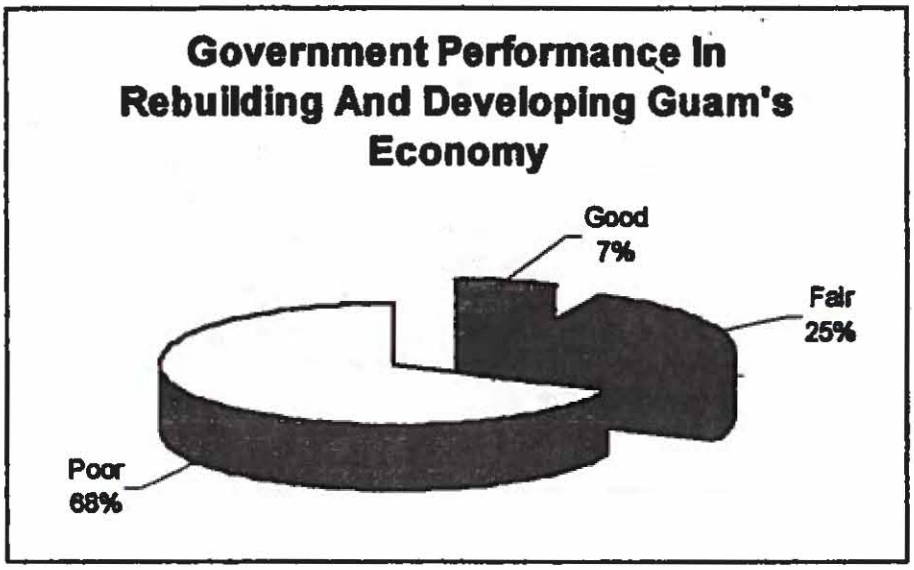
Clearly, the downturn in Guam's economy has affected a very large number of those families still living and working on the island. A question of interest to economists is whether or not people in general believe the economy will get better over some period of time; say two years, in the future.



Almost the same percentage (46%) believed things would get better for their family over the next two years. Only 14% felt it would become worse, while 22% thought it would remain the same. The relatively high percentage indicating they had faith that things would get better for their families could indicate the general public perceives the economy has already bottomed out and that it has only one way to go... up.

b. Government Performance In Developing The Economy

While perceptions of future performance are encouraging the real test of the matter is whether or not the Government of Guam is doing what it should to help develop Guam's economy now so that future growth can take place. Clearly, the Government's grade on this score is dismal. Nearly 70% indicated the Government of Guam was doing a poor job with respect to rebuilding or developing Guam's economy. Only 7% believed the Government was doing a good to excellent job. Add to this the fact that 67% of respondents do not believe the Government is doing an adequate job of providing adequate infrastructure for the community and its future growth.



E. How Guamanians Perceive Development on Guam

1. Is Guam over developed?

The answer to this question has several components. First of all, one must ascertain whether or not Guam needs to be concerned about controlling growth. Given that the answer to this question is in the affirmative, one then needs to ascertain whether or not the public believes the Government is doing enough to provide the necessary infrastructure to support growth. Nearly

Satisfaction With Development & Efforts To Preserve The Environment

		In your opinion does the Government of Guam do enough to preserve the unique cultural heritage and natural resources on Guam?				Total	
		YES		NO			
		Row %	Col %	Row %	Col %	Row %	Col %
How satisfied are you with Guam's level of development?	VERY DISSATISFIED						
	SOMEWHAT DISSATISFIED						
	NEITHER						
	SOMEWHAT SATISFIED						
	VERY SATISFIED						
	DON'T KNOW						
	REFUSED						
Total							

half (45%) indicated they were dissatisfied with Guam's level of development. Does this mean

people are dissatisfied with over-development or does it mean they believe there is a need for more development? A clue exists from the answers given to another question: Should Guam be concerned about controlling development? Respondents were basically split on the question of whether or not Guam should be concerned about controlling growth.

A total of 41% thought Guam should pursue more growth while 51% thought the island should be concerned about controlling growth; 66% did not believe the Government of Guam had done enough to preserve the unique cultural heritage and natural resources of the island.

A hint as to whether or not Guamanians perceive preservation of the environment and the culture has been jeopardized by growth may be gained from the data by looking at how satisfied Guamanians are with respect to development among those who think the Government has not done enough to preserve the culture and environment. One would expect to find that a majority of those who believe the Government is not doing enough to preserve the culture and environment of Guam to be dissatisfied with the island's level of development. In fact, the data suggests that voters are split on the issue; while about 18% of those that do not think the government is doing enough preserve the culture and environment expressed strong dissatisfaction with Guam's level of development, overall only 52% are very dissatisfied or somewhat dissatisfied with Guam's economic development.

This leads to another perhaps more relevant question: Does dissatisfaction with development mean that Guamanians, who view the Government's efforts to preserve the Chamorro culture as inadequate, are for or against economic growth and can Guam have economic growth and development and still address the concerns of those interested in the preservation of culture and heritage?

Satisfaction With Development & Whether Guam Should Be Pursuing Additional Developoment

		In your opinion should Guam be pursuing additional development or should it be concerned				Total	
		SHOULD PURSUE ADDITIONAL DEVELOPMENT		SHOULD BE CONCERNED ABOUT CONTROLLING GROWTH			
		Row %	Col %	Row %	Col %	Row %	Col %
How satisfied are you with Guam's level of development?	VERY DISSATISFIED						
	SOMEWHAT DISSATISFIED						
	NEITHER						
	SOMEWHAT SATISFIED						
	VERY SATISFIED						
	DONT KNOW						
	REFUSED						
Total							

Guamanians are also fairly evenly split on this issue. About 48% of those that are dissatisfied with Guam's level of development believe that we should pursue additional growth. Some 45% of voters who are dissatisfied with the island's level of development feel we should be concerned more about controlling growth. Even during these difficult economic times a significant portion of the electorate believes that controlling growth is necessary because the development that has occurred to date is not acceptable.

It appears that Guamanians are not clear what the actual trade offs between the furtherance of economic growth and the preservation of the culture and the environment really are. This is also a reflection of the need for more education regarding the impact of land use planning and its relationship to economic growth and preservation of cultural values and the environment.

This feeling of dissatisfaction with the level of development that has occurred is reflected also in how voters rate the appearance and quality of the island's residential and commercial structures.

2. Residential, commercial building quality and beautification efforts

Guamanians are split on how they view the appearance and quality of Guam's commercial and multi-family apartment structures; 40% are displeased and 42% are pleased. A total of 15% are neither pleased nor displeased. Over half of the respondents (58%) felt more government regulation of commercial and multi-family apartment structures was needed; fully one in three (33%) believed businesses should be left on their own.

Voter Ratings Of The Appearance Of Commercial & Residential Structures

	Commercial And Multi-family Apartments	Single Family Homes And Duplexes
	%	%
VERY DISPLEASED		
SOMEWHAT DISPLEASED		
NEITHER		
SOMEWHAT PLEASED		
VERY PLEASED		
DON'T KNOW		
REFUSED		
Total		

On the other hand, 61% of respondents were pleased with the appearance and quality of the structure of single family homes and duplexes on Guam and less than one in four (24%) were

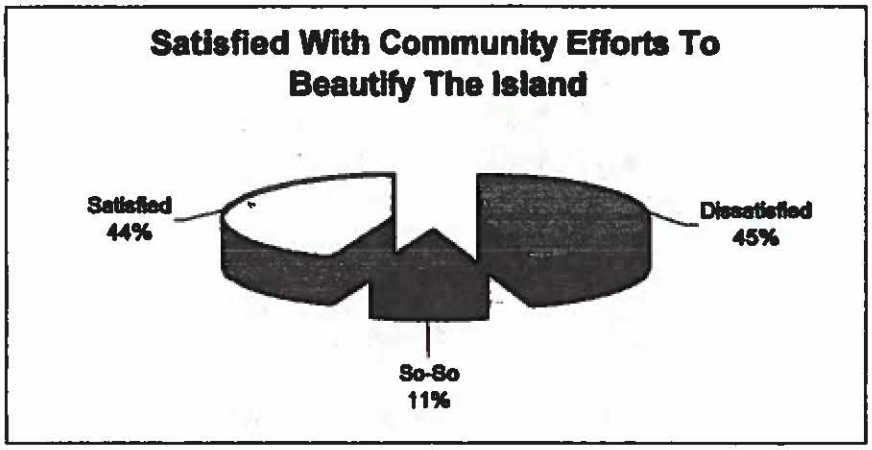
Voter Attitudes Towards Regulating The Appearance Of Structures On Guam

	Commercial Structures	Residential Structures
	%	%
BUSINESSES/HOME OWNERS SHOULD BE LEFT ON THEIR OWN		
MORE GOVERNMENT REGULATION IS NEEDED		
NO OPINION		
DON'T KNOW		
REFUSED		
Total		

displeased. On the issue of more or less Government regulation of the ascetic appearance of residential and duplex structures on Guam, respondents were nearly evenly split with 44%

indicating people should be left on their own and 48% indicating more government regulation was needed.

Over the past several years there have been efforts by both Government and private concerns to beautify the island's appearance by upgrading the landscaping on both public and private property. Again, Guamanians are split fairly evenly; 44% and 43% are dissatisfied and satisfied, respectively, with Government and public efforts to beautify the island.



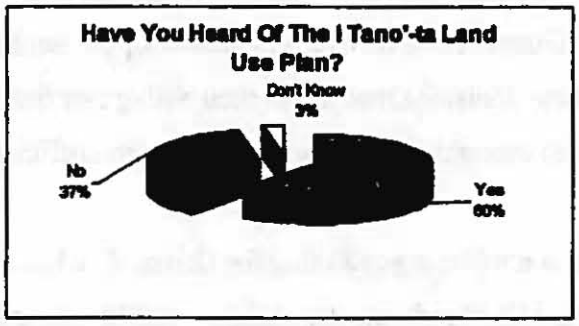
While the island's electorate is in favor of attracting additional investment and growing the island's economy, it is also clear that about half the population is concerned about how the island looks. About 40% are displeased with how commercial structures look and about a quarter (24%) are displeased with how single family units and duplexes look. Voters are so concerned that nearly sixty percent (58%) believe the government should do more to regulate the appearance of commercial structures; nearly half (48%) believe the government should do more to regulate the appearance of residential structures.

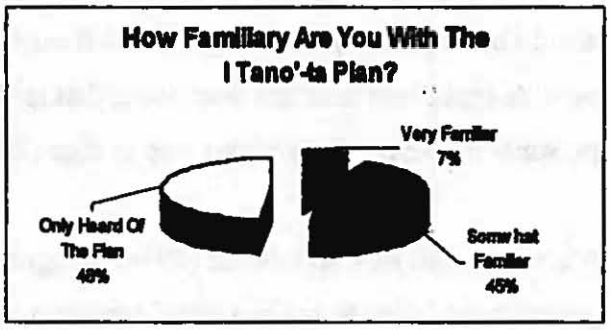
Given the overall concerns voters have for regulating development and the displeasure with the look of structures on the island in general, to the point that a majority believes that more regulatory oversight is required, it would appear that Guamanians are clearly in favor of the implementation and enforcement of land use planning.

3. I Tano'-ta Land Use Plan

a. Awareness of the I Tano'-ta Plan and Its Provisions

It has now been about four years since I Tano'-ta has been before the public. In spite of the lapse of four years, 61% still remembered the plan. Of those who remembered the plan, over half (52%) claimed familiarity with the plan; nearly as many (48%) had only heard of the plan. In general those who claimed familiarity with the plan indicated they needed more information before they could judge whether or not it was a good or bad plan. A total of 62% wanted more information before passing judgment on the plan's quality. However, more than one in four (27%) indicated that from what they remember, it was a good plan.





b. Perception of the zoning laws

Prior to asking respondents to judge I Tano'-ta using an abbreviated description, several general questions were asked regarding zoning laws and the importance of updating the 1960's land use plan. Interestingly, there was almost unanimous agreement (91%) on the importance of having an updated land use plan. Only 3% indicated they did not feel this was important.

When asked in a follow-up question to choose between two statements regarding zoning laws on Guam, 76% indicated the existing laws were inadequate and needed to be modified or updated. Only 14% thought the current zoning laws were adequate. Universally, the community feels that

it is under served by the current zoning plan and that at least an update or revision to the current plan is required.

c. I Tano'-ta provisions and public reaction to them?

All respondents were then read the following abbreviated description of I Tano'-ta:

> "I Tano'-ta is a performance based plan which means if the land or property owner develops his or her property within certain standards they do not need to seek Government permission to improve the property. The current law or plan, in effect since the early 1960's, requires that significant changes or improvement to private property be reviewed and approved by the Government. Which do you feel is best for Guam: A plan that specifies standards or one that requires Government approval?"

A total of 60% indicated a property owner should be able to develop or improve their property within Government specified standards. About one third (32%) thought Government approval should be required. Interestingly, 61% thought Guam residents had *insufficient* opportunity to provide input into land use decisions, that is those decisions that affect their village or their personal property. Only about one in four (28%) thought input opportunities were sufficient.

More than half of respondents (59%) thought it would be a good thing for Guam if, when the government failed to act in a timely manner regarding land use, the decision would automatically favor the landowner. Less that one in four (22%) thought this would be a bad idea.

When asked whether or not the land use plan should apply to the entire island, including excess Federal lands, 53% indicated these should be handled on a case by case basis. Over one fourth (28%) indicated the island's land use plan should also be applied to excess Federal lands returned to the original owner. Only 11% indicated former land owners should be granted special dispensation.

Perhaps mirroring the concern with the declining economy, more than two out of five (41%) thought money needed to implement the plan was something that could wait for future consideration. However, Guamanians are split on this issue when one considers nearly half (48%) thought money needed to be provided now and was not something that could be put off to some time in the future.

d. Affordable housing

While indirectly related to land use planning the issue of the provision of affordable housing for Guamanians is something that both the Legislature and Governor's Office have struggled with for some time now. The issue was repeatedly mentioned as important to the planning process during the village meetings that were conducted for the introduction of the plan. Detractors of the plan effectively utilized the performance standards included in I Tano'-ta as a means of emphasizing how the plan would hinder the provision of affordable housing. The argument was persuasive to the legislature for good reason. Clearly a large majority of Guamanians are of the opinion the Government needs to do more in the area of affordable housing. Four out of five (80%) interviewed indicated the Government needed to do more in this area. Less than one in five (15%) thought the Government was doing enough.

e. Public perception of Guam's basic utilities (Power, Water and Phone).

Few would argue against the need for adequate infrastructure before economic development can take place. This is why it was deemed important for the study to ascertain public satisfaction with Guam's service oriented agencies. Clearly, from the chart below, the Guam Waterworks Authority has the highest level of dissatisfaction among the agencies listed. A full two thirds (66%) were dissatisfied with the Agency. The next agency with the lowest satisfaction ratings was the Department of Revenue and Taxation with 56% indicating dissatisfaction. Residents are equally split on the Guam Power Authority with 41% being dissatisfied and 41% being satisfied with the Agency. The two agencies with the highest level of satisfaction were the Guam Telephone Authority (62%) and Civil Defense (66%).

	% Dissatisfied	% Satisfied
	Low Box	Top Box
AGENCY		
Guam Waterworks	66	21
Revenue and Taxation	56	26
Guam Power Authority	41	41
Land Management	35	33
Guam Telephone Authority	24	62
Civil Defense	14	66

Part 2: A Qualitative Assessment Of The Attitudes Of Elites Regarding I Tano'-ta

I. Introduction

In this section of the analysis, the results to a qualitative assessment of elites on Guam is presented. To that end, non-directed interviews were conducted among key stakeholders in the community, ranging from bankers and appraisers to developers and landowners. The interviews were designed to elicit candid comments concerning performance standards, non-conforming uses, automatic default approval provisions, land dispensation, and the overall importance of land use planning to the community. The intention was to gain a better understanding of the obstacles that must be overcome if a new land use plan is to be successfully adopted and implemented.

II. Methods

A total of twelve (12) interviews were conducted during the research period. All of the interviews were conducted face-to-face with the exception of two that were conducted telephonically. The respondents were selected on the basis of two criteria:

1. Their involvement with I Tano'-ta as documented in the initial historical analysis of the plan.
2. Their availability and willingness to participate in the research.

The research contained in this portion of the analysis is "qualitative" in nature. While many of the individuals interviewed were key to both the development and eventual demise of the program, it can not be said that their responses are necessarily representative of all elites or any specific group. The purpose of this kind of research is not to assess how these respondents feel as a group, but to identify key insights and ideas from the individuals interviewed, as to why I Tano'-ta failed, and what needs to be done to insure that its re-introduction as a public policy measure will have greater success the next time around.

The individuals interviewed included the following:

Name	Position	Company	Sector
Leonard Calvo	General Manager	EC Development	Real Est. Dev.
John Salas	Former Senator	24th and 25th Legislature	Legislature
John Duenas	President	Duenas & Associates	Engineering
Nick Captain	President	Captain Co.	Appraisal
Laura Dacanay	Vice-President	First Hawaiian Bank	Banking
Michael Ysrael	President	Tanota Partners	Developer
Tom Anderson	General Manager	Black Construction	Construction
Louisa Wessling	President	Board of Realtors	Real Estate
Ron Young	Owner	Security Title	Title Co.
Marcel Camacho	Former Senator	TPC/Legislature	Legislature
Jeff Jones	Exec. VP	Triple J	Business
Chris Felix	President	Century 21	Real Estate

For each of the interviews conducted, the following questions were asked:

- **What was your perception of the importance of a land use plan?**

  This question was asked to gauge the general attitude regarding land use planning on Guam. How stakeholders feel about the importance of land use planning will be a significant determinant of the success or failure of any effort to revive the I Tano'-ta Land Use Plan.

- **What were some issues and concerns you had with I Tano'-ta?**

  In order to gain some insight into the perceived deficiencies of the I Tano'-ta Land Use Plan, respondents were asked to comment on their specific concerns and problems with it. The issues identified will play an important role in framing the education campaign for the project as well as developing a sound and effective strategy for gaining support among key stakeholders in the community and in the public sector.

- **How should land the use plan deal with potential non-conformities?**

  Given the potentially disastrous impact of non-conforming properties on the banking and real estate industry on Guam, it was important to identify how the impact to these properties could be mitigated.

- **How should federal excess lands being returned to original landowners be treated? Should there be special dispensations?**

  This question was posed to respondents in order to elicit their opinions regarding the dispensation of excess lands. Over the last decade, federal excess lands have become a key issue for citizens and politicians alike. This issue has been heavily debated and has become highly charged in recent years. Hence, it was deemed important to determine how stakeholders felt about this specific matter.

- **Should the automatic default to approval provision be retained in the land use plan?**

  During the torrid pace of development in the late 80's and early 1990's, projects moving through the government approval process experienced significant delays, which resulted in higher development costs. In response to this issue, the automatic default provision was included in the plan to prevent projects from being further hampered by delays caused by the government. Again, it was important to identify how significant this issue was to the community.

- **What are your concerns regarding performance standards?**

  Given the fact that setbacks and other elements contained in the performance standards were cited as the primary reason for the repeal of the plan, it was essential to assess how respondents felt about performance standards in general and the specific standards they believed needed to be changed.

- **How should landowners whose properties have been adversely affected by the land use plan be treated?**

  Property rights constitute an extremely sensitive issue on Guam. Hence, it was necessary to ascertain how respondents believed landowners being adversely impacted should be treated.

- **What is the role of land use planning as it relates to shaping other key master plans?**

  This question was asked to determine how stakeholders perceive the role of land use planning as it relates to other key master plans. This will be useful in determining how land use planning should be implemented in consonance with other plans for Guam.

- **What is the likelihood of a new land use plan being funded?**

  In order to better understand the priority of land use planning, respondents were queried as to their impressions of the likelihood of a new land use plan being funded.

- **What can be done to ensure passage of I Tano'-ta?**

  Given the previous failure of I Tano'-ta, it was important to identify what could be done to ensure passage of a new plan. Respondents were asked for specific recommendations as to those elements that will be critical to the successful adoption of an updated land use plan.

III. Key Issues

A. Perception of the importance of a land use plan

All of the respondents were unanimous in their opinions concerning the importance of a land use plan. Landowners, developers, bankers, appraisers, and businessmen alike voiced similar comments.

"Given the current state of land use (spot zoning), it has been difficult to value properties accurately. Land use planning, properly applied, can reduce much of the problems created by spot zoning."

"Guam is a visual disgrace. Implementation of a land use plan is the best way to improve aesthetics."

"Land use is essential as property rights are very important to the people of Guam as reflected in the low property tax rate and due to the finite nature of land."

"Very important for the island of Guam, especially since there has been considerable investment made into developing a new plan."

"There has to be some semblance of order. Without land use plan, properties will be degraded. Therefore, land use plan is important to ensuring order and value."

"The sooner we initiate a plan, the sooner we can clean up the mess. A land use plan will be a solution to the patchwork of development that has occurred on Guam."

"It is very important to our economy and the overall direction of our island. Conventional (Euclidean) approach did not allow for rapid changes and consequently forced many landowners to seek other remedies, specifically, the pare system to secure zone changes or variances needed to support land development. The lack of an updated land use plan has helped to foster abuse and create incompatibilities in surrounding uses as well as taxing infrastructural resources."

Additionally, several respondents indicated that now was a good time to attempt to reinstate a competent land use plan.

"When the economy is booming, too many people have too many projects that might be effected and opposition to any change is great. Today with the economy at hopefully rock bottom its possible to institute land use planning without so many powerful folks being adversely effected."

"What people don't understand is that a competent land use plan could play a vital role in improving the economy. I know it sounds strange, but I tell you a big reason developers and investors are leery of Guam is because we constantly change the rules, a project gets started and after significant outlays in time and cash, ' bam ' some agency or board changes the rules. We can't keep doing that. At least with land development, if we had a competent land use plan that the community would be mature enough to implement, then it would be a big help in bringing back investors."

A constant theme mentioned by land developers and the realtors interviewed was the need for the government to create a "level playing field" for investors and developers. In this instance the reference to a "level playing field" was a reflection of their perception that political interference, both in the form of spot zoning and direct intervention into permitting and variance requests, had become so rampant that developers not already "connected" were forced to take too great a risk in establishing investments on Guam. The introduction of a plan like I Tano'-ta would establish one easily understood system with a single set of rules. In this way projects could be judged on their merits instead of on the basis of the political influence of the owner or proponent. If the plan were to accomplish that goal, it would be well worth the effort.

B. Issues and concerns with I Tano'-ta

Performance Standards

The most pervasive issue raised by respondents revolved around the application of performance standards. All of the respondents cited some aspect of the proposed performance standards as either being deficient, ineffective, restrictive, complicated, or unrealistic in its approach to regulating development on Guam. The standards were viewed as overbearing and difficult to interpret given their highly technical nature.

> *"Performance standards were too much, too soon. Concept of performance standards were generally acceptable, however, the sheer volume of the technical specifications were too overwhelming for the public at large."*
>
> *"Performance standards were too complicated. Even for professionals, standards were difficult to understand. The use of the term "reasonable" throughout the plan, left too much room for misinterpretation."*
>
> *"Too long a learning curve to really understand the plan."*
>
> *"Attempting to distinguish between "major" and "minor" projects was very problematic. Standards were not clear."*
>
> *"Not enough time was spent educating the public on the impacts of the proposed performance standards. No one had read the standards, and hence, no one could make an informed decision about it. Difficult to interpret which made it even more difficult to apply. Too many technical issues that were not properly addressed."*
>
> *"Performance standards would immediately make bank properties non-conforming, thereby adversely affecting the loan portfolios of all banks on Guam. This would severely hamper the banks' ability to sell its loans to the secondary market. Since we rely heavily on the valuations provided by appraisers, we believed the standards created too much ambiguity and therefore could have a negative impact on collateral values. There were simply too many "what ifs" for the bank to undertake the risk associated with the passage of I Tano'-ta."*

Based on what has been publicly stated, the single most important reason for the plan's demise appears to have been related to its performance standards. In fact, it was the lobbying effort of the banking and real estate sector that finally resulted in the repeal of the plan primarily because of the proposed performance standards. The complaints regarding the standards that could be

remembered were generally technical in nature and clearly resolvable. The issues most frequently mentioned were the increase in the set back requirement for buildings, the open space requirement that did not incorporate parking, the drainage requirements on lots, and the landscaping requirements. None of these issues in themselves were viewed as intractable but were, at the time, the most convenient target for criticizing an effort that in the end failed because of the politics surrounding the plan.

C. Special Interests and Politics

The plan proposed a complete overhaul of the existing land use plan and zoning code, impacting a wide range of special interest groups. Landowners, politicians, government agencies, developers, appraisers, and bankers were just a few of the groups that expressed major concerns over the implementation of I Tano'-ta.

> *" Project was doomed given all of the competing interests that we were trying to satisfy. We could not get everyone to agree on a unified plan. It was impossible to garner support across the board."*

> *"Plan did not cater to these vested interest and hence it was difficult to pass through the Legislature."*

There was also considerable political interference that could not be overcome.

> *"Problem with the Legislature is that senators are simply looking to capitalize on opportunities and not what's necessarily in the best interest of the people of Guam."*

> *"There was some politics going on. We initially did not take a position in the plan but because of some pressure from the Legislature, the board decided to formally reject the plan."*

D. Diminished Uses and Values

Another issue, cited by more than half of the respondents, was related to a devaluation of property values or reduction in use.

> *"Our collateral could be severely comprised if properties were to become non-conforming. In fact, appraisers were beginning to include disclaimers in their valuation which created confusion as to potential values in certain cases."*

"There was a real threat that property values might plummet given the confusion of how to apply the new standards."

"One developer indicated that under the existing code he was allowed to developed x number of units on his property. With I Tano'-ta, density was reduced to one-third of what he was originally allowed to do under the old plan."

In sum, these stakeholders believed, rightly or wrongly, that were the plan to be implemented it would serve to reduce property values.

E. Fear of Change

Many of the respondents further indicated the plan contained too many unknowns and that it was far better to maintain the status quo than to take on the risk of adopting a plan that could potentially lead to more problems in the future.

"Too many people were comfortable with the existing plan. No one wanted to invest time and money to try to understand the plan. Keeping the old plan was the path of least resistance."

"It was better to stay with a plan and code that we were familiar with rather than opening Pandora's box."

"We need to evolve from the old plan. Not just completely adopt an entirely new plan and expect the people to comply. We live in a current society that has adopted a set of rules and regulations. Attempting to replace those rules with new ones will be impossible to execute."

F. Lack of Leadership/Advocacy

There was also a lack of consistent leadership in the promotion and management of the plan. According to those interviewed, the Territorial Planning Council (TPC) lacked the necessary and consistent leadership to move the plan forward.

"The TPC became a jumping off platform for senatorial candidates. All of the executive directors of the council ran for office leaving the TPC void of any leadership."

Additionally, both the legislature and the administration dramatically changed their positions on the plan after initially supporting the introduction to the plan. The respondents perceived that both the administration and the legislature had over reacted to concerns of a certain special interest groups and retracted support instead of doing more to forge consensus to adopt the plan. In part this may have occurred because of divisiveness within the legislature itself during that period of time. Members representatives from the legislature that were interviewed indicated that they felt abandoned by their fellow Senators and were left alone to overcome the concerns of a number of powerful special interest groups which in the end proved to be futile.

G. How should the land use plan deal with potential non-conformities?

When asked, "how should the land use plan deal with non-conforming uses", most respondents indicated they should be grandfathered or the standards affecting these properties be removed.

"Everyone needs to be grand-fathered into compliance."

"To avoid the whole issue of non-conforming status, the standards should be removed and kept a part of the permitting process and not the zoning process. If this was done, we would have supported the plan."

"The best way to handle these non-conformities is to grand-father them."

H. How should federal excess lands being returned to original landowners be treated? Should there be special dispensation?

Only one respondent indicated that there should be some form of special treatment applied to federal excess lands being returned to their original landowners. Most of those interviewed rejected the idea of any form of special privilege or dispensation for these landowners.

The respondent who favored dispensation indicated the following:

" Yes, there should definitely be some form of dispensation. In fact, dispensation should be done legislatively and should allow for the following:

a. save money in the process
b. allow for self-determination on use
c. allow to immediately update zoning based on surrounding uses."

Those who opposed any form of special treatment voiced the following concerns.

"Preferential treatment would violate integrity of land use plan. Plan is intended to create level playing field and to eliminate discretionary authority."

"You can not have certain groups who do not have to comply with the law."

"The land should be governed by the same land use as everyone else."

"They were already compensated. This would go against the intent and goal of land use planning."

"If there should be any dispensation, that should be taken up with the federal government."

I. Should the automatic default to approval provision be retained in the land use plan?

Most of the respondents believed that the default approval provision was important.

"Government needs to be held accountable. If the government can't do it, why should the public be required to operate under time lines."

"The private sector needs to put pressure on the Government of Guam to provide services in a timely manner. They need to be accountable. There is still too much fat in the government. They need to do their jobs. In fact, if they don't meet the deadlines, the government should be penalized just as they are penalizing private citizens for not filing, etc."

"The government can't be allowed to continue to request for studies and other documents to delay a project. Timing is critical to developers."

"The default provision stipulates an exact amount of time for the government to act on requests by developers. If a timeline is identified, the carrying costs for the development can be predicted and thus provides a means for making the system fairer than it currently is. Most developers want to follow the rules, and the default provision provides a means of leveling the playing field, which is important to regaining investor confidence on Guam."

While most of the respondents supported the concept of government accountability, there was serious doubt as to whether or not the government could realistically apply such a provision.

"Given the government's current capabilities and the fact that the bureaucracy was not likely to be trained in time for implementation, the default provision would not work."

"The provision is good to make sure the government is kept honest. The downside is that you might not get any action and some non-compatible use might get in."

"Nice goal but not realistic. Can not expect government to be held to time table, especially as it relates to large projects."

In addition, there were some respondents who believed the provision would promote corruption.

"Provision would actually encourage corruption. Planners could cause projects to be delayed and hence, automatically approved. Instead, there should be some incentive for the government to complete their work on time. Not a penalty."

"The default approval provision is a bad idea. It would remove any oversight by the government because projects could be delayed without any work being done on them. It creates too many opportunities for backroom deals to be done. They should simply create an agency in which these projects could be appealed if they were being delayed."

In fact, the default provision of the plan was associated with a commitment by the government to treat all developers (local or from off island) fairly and similarly. Many of the respondents believed that Guam must do something to reinstate the integrity of its land use practices to the investment community. The default provision was viewed by some respondents as one means by which arbitrary and/or corrupt land-use decisions could be avoided. Other ideas could easily be entertained, but given the recent bribery indictments of a former chairman of the The Land Use Commission it is not difficult to understand why developers view installing provisions to reduce or eliminate arbitrary and corrupt practices as an important priority for the plan.

J. What are your concerns regarding performance standards?

The performance standards posed major concerns for most of those interviewed.

"Too complicated and too much to take in at the time. Too detailed causing information overload. Need to start with basics. For instance, no one knows what the current zoning is for all properties on the island today due to spot zoning over the last 40 years. Someone needs to first up date existing zoning, then worry about new standards."

"There were too many issues to focus on. Basically, the plan was idealized and placed too many restrictions on landowner property rights. Needed to simplify the plan and give people a document they could read and digest."

"Setbacks were just one issue. More significant concerns were related to redevelopment of properties, alterations, and how these modified homes would be valued under the proposed performance standards. Flexibility afforded by mixed uses nullified by stringent performance standards. What good is it to be able to have the ability to build apartments in a residential zone if the standards are so difficult to meet."

"Standards should have been separated from land use plan. Should have passed land use plan and let standards proceed through adjudication process."

"The landscaping regulations were felt to be overly ambitious."

"The storm water retention requirement created unrealistic expectations for run-off drainage."

While there was significant opposition to specific elements of the performance standards, nearly half believed that the overall concept of performance standards was generally a good thing.

"Raising performance standards are ok, as they increase the values of property."

"The performance standards allow for the improvement of our market and investment interests."

"Performance standards were designed to improve quality of life and to ensure safety."

"Standards are positive. However, need to adopt standards that have been time tested. Look to model standards after communities that have experience using standards over the long period of time."

Without performance standards the plan will be severely undermined. Those opposed to the standards included in the original I Tano'-ta plan cited technical objections: the size of set back requirements, the provisions for open space that did not include parking areas, the overly ambitious requirements for drainage— all at the time were viewed as serious issues warranting the demise of the plan. Nearly all of those interviewed believe that, with hindsight, those key stumbling blocks to the plans success could have been resolved through more communication and involvement by key industry representatives in the development of the plan.

K. How should landowners whose properties have been adversely affected by the Land use plan be treated?

Most respondents believed that landowners adversely affected by a new land use plan should be compensated, allowed to appeal, or be given some time to convert to new use.

"They should be compensated. Especially, if there property has been severely devalued. For instance, if the property was previously hotel zone and was subsequently designated apartment zone or park, then the landowner should be compensated."

"Yes, landowners should be compensated for any negative impact on their ability to use their property from its former use. However, unlikely that government will have the money to compensate. Hence, there must be another option like appealing for a zone change, etc."

"They should be able to appeal to TLUC for a zone change."

"TLUC would have the authority to hear cases where properties have been down zoned. In these cases, TLUC ought to grant, at a minimum, the prior use."

"The plan allows for three years to get their development started. If that is not enough time, then there could be some case-by-case review process to perhaps extend period."

L. What is the role of land use planning as it relates to shaping other key master plans?

Opinions regarding the role and priority of land use planning were evenly distributed. Half of those interviewed believed a land use plan should first be done, followed by an economic plan.

"The land use plan is the fundamental plan upon which the balance of the government's growth and development is dependent upon."

"The land use plan needs to lead all other plans to insure a quality of living that the public has asked for. The land use plan has to lead the pack."

"The land use plan is based on our natural resources. The plan should be flexible and it should be in place first. The other plans should be built from what is described by the land use plan. If you live in paradise, it's supposed to look like it."

"How we use land will dictate economy."

Others believed that an economic plan must first be developed to guide land use on Guam.

> *"Land use plan should follow economic development strategy for Guam. In fact, I Tano'-ta was guided by economic development objectives outlined in the Overall Economic Development Plan for Guam."*

> *"Need to first determine ways to create jobs and encourage business growth. Once we know that, then we can tailor land uses around these priorities. Hence, land use plan trails economic plan. Values are driven by the economy, not land use."*

> *"Guam should first start with an economic plan, then let that drive land use planning."*

M. What is the likelihood of a new land use plan being funded?

Interestingly, more than half of the respondents indicated that a land use plan could be implemented with the government's current resources.

> *"At the end of the day, the people needed to implement the plan are in place, nor are the things needed to implement the plan resource intensive. The plan can be introduced, staff trained, and implemented with existing budgets."*

In fact, others believed that funding was not an issue.

> *"Funding is not an issue. Legislature has authorized funds. Executive branch simply needs to allocate monies to implement plan."*

N. What can be done to ensure passage of I Tano'-ta?

The most common response when asked what could be done to ensure passage of I Tano'-ta was to break the plan down into more manageable parts.

> *"The plan needs to passed piecemeal. If the Legislature is going to approve a land use plan, it needs to be in smaller chunks so they can digest it. It's like trying to have the senators eat a whale. It's too overwhelming."*

> *"Slowly introduce changes to existing plan and code. Gradually modify plans. Don't introduce complete overhaul."*

> *"Approve only land use component first. Put standards back in permitting process."*

Others indicated that a task force or non-profit organization be established to advocate the plan.

> *"Create a private sector organization to review existing issues and it will be clear who is going to support the plan and it will then be possible to isolate those who will oppose the plan."*
>
> *"Utilize task force to come up with specific details of weaknesses in plan and address accordingly."*
>
> *"Prominent people need to champion the plan."*

It was also clear that a formal education campaign be developed that would highlight the following.

> *"Develop campaign illustrating benefits of plan. Show how other communities have successfully used similar plan."*
>
> *"Develop similar strategy as the commonwealth initiative. More information about plan."*

Part 3: Conclusions & Recommendations

Overall, there is support for the development of a new land use plan for Guam. Both the electorate and stakeholders believe the development and implementation of a competent land use plan to be important. Moreover, they believe that it should be implemented now before the economy begins to rebound and development accelerates. If the plan can be revised and adopted in the near term, respondent's opposition to its implementation will be less, as fewer developers and development projects will be impacted by the implementation of I Tano'-ta.

It is important to note that the electorate believes the government should be more concerned with controlling growth than pursuing additional development. Voters are in the main dissatisfied with the way in which the government has attempted to rebuild the economy over the past few years. Although about 40% believe that not enough has been done to promote economic expansion, a majority (51%) feels that political leaders should be more concerned about controlling growth. It is likely that voters will be most interested in how the plan can place limits on development and increase public scrutiny of land use and development decisions made by the government. Nonetheless, most voters believe that the best kind of land use plan is one that is performance based and allows individuals the freedom to develop their property, so long as they do so within predetermined standards.

Most importantly, stakeholders believe that the adoption and implementation of I Tano'ta will create a means of de-politicizing the development process and creating a level playing field for both off-island and local investors interested in developing Guam. If realized, this could prove important to enticing investment back to Guam because it will institute a process that will be much less vulnerable to political interference and corruption.

In the final analysis, most if not all of the values inherent in the original I Tano'-ta plan were found to be acceptable to both the electorate and community stakeholders. The objections and obstacles to the adoption of the plan today revolve around the details associated with the plans implementation and the resolve of the government to implement the plan properly. Overall, three fundamental issues were revealed:

1. The community has lost confidence in the government's ability to adequately manage the development and maintenance of the island's economy, its infrastructure, and its land resources. Most of the stakeholders interviewed believe that the government, due to self-interest, corruption, and lack of attention has severely eroded the community's trust. With regards to land use policies, voters are concerned that there is too little opportunity for them to participate in the process of setting policy, and that the priorities of special interests have taken priority over the interests of the people.

2. There needs to be technical revisions to the plan's performance standards to insure that it will be accepted both by the government and key private sector stakeholders. Too much time has passed for key stakeholders to remember all of the changes they believe to be required, but it is universally believed that what problems may exist can be resolved through an exhaustive review and deliberation process.

3. The public needs to be re-educated about the plan before they would be willing to reconsider its introduction. So much time has passed since the final demise of I Tano'-ta that the public does not feel it knows enough about the plan to render an opinion as to whether it is good or bad policy. Also, among selected stake-holders, and particularly the legislature, the plan is perceived as controversial, cumbersome, and in need of substantial revisions before it can be accepted. Once the performance standards have been reviewed and a revised set agreed to by both governmental and private sector stakeholders, a broad based community education campaign is warranted to solidify the commitment of the government and the community to adherence to the new plan.

Given the current state of public opinion, the successful reintroduction of I Tano'-ta will probably require the following:

- An unambiguous land use policy directive issued by the new administration.
- A public mechanism established that exhaustively reviews and recommends changes to the existing performance standards.

- The administration of an island wide public education campaign designed to both inform the public about the plan and generate enthusiasm for its implementation

The Importance Of A Clear Policy Directive

The values inherent in the I Tano'-ta plan need to be embraced and articulated as a policy initiative, and to be pursued as a priority by the next administration. The new administration should recognize public dissatisfaction with existing zoning laws and reiterate the necessity for greater community involvement in the development of an improved policy. Most important the administration must publicize its commitment to de-politicizing government oversight of land use.

There should be a call for an end to spot zoning by the legislature and for creating a level playing field for the public and investors so that all in the community can be assured that they will be treated similarly and fairly in their efforts to develop property on Guam. The new administration can be assured that such an effort will be warmly received by the electorate and be appreciated by the development community. This approach will clearly differentiate the new policy initiative from past efforts and will create a new environment, or clean slate, upon which the land use plan can be revised.

The Policy Must Be Evaluated And Reintroduced Through A Transparent Public Mechanism.

Two different tactics in accomplishing this are discussed below, but it will be important that both stakeholders and community representatives be enlisted in an effort to make a set of recommendations for changes to the existing performance standards in I Tano'-ta. Discussions of fundamental change to the plan can be avoided, by concentrating on those specific alterations required to make the performance standards acceptable. The case against I Tano'ta that prevailed before was based almost entirely upon aspects of set back requirements, drainage requirements, open space specifications and other similarly technical issues. The philosophy of

performance zoning and the specific land uses that are allowed in the performance zones are no longer issues that will prevent the plan from being adopted.

These issues have been accepted by stakeholders and the electorate, and need not be focused on here. Instead, the detractors to the plan were successful in defeating the plan by drawing attention to what appeared to be unreasonable or impractical technical performance standards. If those standards can be revised to assure acceptance, then the plan will likely be adopted. Key to this effort will be the inclusion of a broad range of community and business representatives in the review and recommendation process. It is also critical that the outcome of this effort be in the form of a clear and unambiguous recommendation to the legislature to accept the recommended changes and implement I Tano'-ta.

The Need For An Education Campaign

Once the performance standards have been revised and agreed upon, and approval from the legislature appears to be in hand, an education campaign should be launched to both inform the public about the plan and to allow an opportunity to demonstrate how the legislature and the administration can successfully work together to improve land use policy on Guam. The program will be important to persuading the public that the plan will work. But it will also be important in ensuring the necessary commitment by the legislature to implement the program. Senators must be enlisted to publicly endorse and explain the new policy to the electorate. From the electorate's perspective there is probably no need to change the name of the plan. However, stakeholders emphasized that the name, I Tano'-ta, itself, generated ill will amongst many in the legislature; thus it may prove useful to change the name of the plan, if only to emphasize the new climate within which the policy is to be revised and implemented.

Tactics

Two approaches are suggested below. Neither considers simply implementing the I Tano'-ta plan on a piecemeal basis, a suggestion that has been raised by the University and the Bureau of Statistics and Plans. Such an effort would probably fail, if for no other reason than it would be

claimed to be yet another attempt by the government to use subterfuge in implementing policy that was rejected by the legislature.

Perhaps the most important finding from the research is that confidence must be reestablished in the derivation and administration of land use policy. An effort that could be perceived as a "backdoor" approach to changing policy, even if it is in the best interests of the community, will likely backfire. Confidence in the effort to reinstate I Tano'-ta is best established through a process that is both transparent and broadly inclusive.

For the plan to succeed in persuading the legislature and administration to give up tactics such as spot zoning, or pressuring The Land Use Commission to benefit individual constituents, a broad coalition of interests must be focused on the revision and proper implementation of the plan. Widespread community involvement in revising the plan and publicized support from the administration and the legislature for its implementation—in accordance with I Tano'-ta's original tenets—will be crucial to its success.

For these reasons the first recommendation will be for the development of a private non-profit organization, made up of a variety of committees, to address key elements of the new land-use plan as well as to mobilize support for its passage and implementation. The non-profit organization will act as a central clearing-house for the suggested changes to the performance standards devised by a system of committees with expertise and interest in all of the major areas addressed by the performance standards. The performance standards were originally developed a priori by a number of government agencies, generally without public input. The initial task of the organization will be to generate the suggested changes to these standards for review by the legislature and final adoption by the administration. The organization will then take these changes to the public to inform the community about the impact of the plan and the standards. This process will also force public concurrence with the plan by all of the key stakeholder groups that were influential in killing the plan originally. Finally, the organization will remain receptive to community advocacy, to insure the prompt implementation of the plan.

The specific functions of the proposed non-governmental organization will be to:

- Develop a set of revised performance standards and offer suggestions as to how best to deal with issues such as the default provision of the plan, as well as to the application of zoning guidelines to lands returned to GovGuam or original landowners from the Federal Government.

The organization will be an advocacy group dedicated to the development of a plan, but not necessarily to any specific policy recommendation. Instead it will gather a group of community, industry and government representatives into a series of committees to offer recommendations to government planners as to how the performance standards of the plan should be modified and how best to deal with issues such as the default provision and the zoning of returned federal property. Government planners will also sit on the various committees. Committees will be assigned to each of the component parts that make up the performance standards of the plan. The chair people of the various committees will constitute the board of directors for the organization. Once the organizations recommendations have been submitted and adopted by the administration, and incorporated into the revised plan, the organization will lead the next phase of its original mission.

- Devise and implement an island wide communications strategy to sell the plan to the public and to the real estate and development community.

The education program will be designed to both inform the public and to publicly acknowledge the support of each of the key community stakeholder groups for the revisions to the performance standards and the plan itself. Representative bankers, appraisers, developers, realtors, governmental and community organizations (representing indigenous landowners), and the community at large will be requested by the new administration to explain to their own constituencies the benefits, and necessity, of the changes they recommended to the government. Finally, after implementing the public education campaign, the organization would remain for as long as the legislature, the administration, and the community deemed necessary to oversee the implementation of the plan.

- Oversight of the successful implementation of the plan

Political interference in the implementation of land use policy has existed since the first land use plan was introduced in 1962. The eagerness of developers and government agencies to stray from the intent of Guam's original land use plan has created a "crazy quilt" of non- compatible uses throughout the island. These habits will not be easily broken. As the economy rebounds, pressure will once again be brought to bear on the government to allow exceptions which work to abrogate the intent and improvements that I Tano'-ta is designed fulfill. To break this cycle and to insure a consistent means of reviewing the inevitable changes the plan will encounter as the community matures and changes, it is recommended that the organization act, at least for the medium term, as a "community advocacy organization" dedicated to the consistent enforcement of the land use plan. This final phase of the organization's responsibility will be to restore public trust and confidence in the ability of the government to implement and enforce land use policy for the benefit of the people. That process could take a single term in the legislature and administration or it could take many years.

Establishing this organization will likely depend upon securing funding from the federal government— a formal grant solicitation effort would have to be attempted to determine if a semi-permanent funding source might be found.. Encouragingly, the Office of Coastal Zone Management's funding of the present research is testimony to the federal government's commitment to assist Guam in developing and administering competent long-term land use policies. As well, the Office of Territorial and Insular Affairs might be persuaded to assist in seeking funding for the revision of I Tano'-ta.

If funding from outside sources cannot be found, however, the necessity for the tasks and input provided by the proposed organization would remain. An alternative to the development of a new non-governmental organization would be to redirect resources currently available in the governor's office to create a permanent land use taskforce to replicate the tasks and responsibilities of the proposed non-profit organization.

The functions of the Governor's Task Force On Land Use

With a new governor coming to power an opportunity may exist to utilize existing government resources to accomplish the mission identified above, utilizing a taskforce appointed by the governor. The objectives of the task force would be similar to those of the non governmental organization: develop a set of revised performance standards utilizing broad community input; devise and implement an island wide communications strategy; and oversee the successful implementation of the plan.

The task force would have to establish a means of de-politicizing its activities by making sure it was as inclusive as possible, and by insuring that the governor's office refrained from exerting influence on its actions for overtly partisan, political purposes. This might well be asking too much of it —given the sometimes emotionally charged rhetoric expressed in calls for the return of federal lands to original land owners, and the pressure that will be placed on the governor's office to rebuild the island's economy.

Many of the projects to enhance the economy will revolve around land use issues. Balancing the needs of the people, while maintaining the integrity of the island's land use policy, will be difficult—no prior administration has been successful in meeting the public's expectations. In this regard, the Governor's bipartisan taskforce would serve to facilitate government approval for, and public acceptance of, variances to the land use plan in order to allow key economic development projects to proceed.

Nevertheless, the successful reintroduction of I Tano'-ta is clearly possible if the Governor's task force:

- Successfully incorporates both stakeholders and the broader community in the revision of the performance standards of the plan;
- Re-establishes confidence in the government's ability to implement land use policy; and,

- Educates and assures the public that the legislative and executive branches are dedicated to the implementation and adherence to the plan.

The successful reintroduction of I Tano'-ta may, in the end, represent the single most important contribution to preserving both the island's economy and ecology for the next 50 years of Guam's self governance.

QUESTIONNAIRE

S1. Hello. My name is [ ]. I am calling from Market Research & Development. We are a local, Guam company and your phone number has been selected at random to participate in an island-wide poll. We are not trying to sell you anything. Your answers will be kept strictly confidential. We simply want to know your opinions on some important issues. May I please proceed?

Yes
No [Thank and terminate]

S2. I need to speak to the person in your household who is 18 years of age or older, who is registered to vote on Guam and who has had the most recent birthday. Would you be that person?

Yes
No [Ask: May I please speak to that person, Arrange for a call back if necessary. When the respondent comes to the phone ASK: Are you 18 or older and registered to vote on Guam?

Yes
No [Thank and terminate]
Don't Know [Thank and terminate]
Refused [Thank and terminate]

S3. Are you, or any member of your household or immediate family, running for office or employed by the Legislature or by:
-The print or electronic media (radio, newspaper, television or magazine)?
-An advertising agency or a market research company?

Yes [Thank and terminate]
No [Proceed]

S4. I need to confirm your voter registration status. Are you registered to vote on Guam?

Yes [CONTINUE]
No [Thank and terminate]
Don't know
Refused

S5. Did you vote in the September 7 Primary election?

Yes [CONTINUE]
No [THANK AND TERMINATE]
Don't know
Refused

S6. Over the past two years (2001-2002) would you say your family's standard of living has become much worse, somewhat worse, remained the same, improved somewhat or improved a great deal?

Much worse
Somewhat worse
Remained the same
Improved somewhat
Improved a great deal
Don't know
Refused

S7. In general do you think things for your family over the next two years will get better, remain the same or get worse?

Get worse
Remain the same

Get better
Don't know
Refused

S8. What king of job do you think the Government of Guam is doing with respect to rebuilding or developing Guam's economy? Would you say the job it is doing is excellent, good, fair or poor?

Excellent
Good
Fair
Poor
Don't know
Refused

[MAIN QUESTIONAIRE]

1. Record Gender [DO NOT ASK]

   1. Male
   2. Female

2. In what year were you born?

   19__ __

3. And, how many years in total have you lived on Guam?

   Enter Total years ____
   888 All my life
   999 Don't know; Refused

READ: I am going to ask you some questions about land and land use on Guam. Most people are able to complete the survey in 5 to 10 minutes. If I come to a question for which you have no opinion or don't know please tell me and I will move on to the next question. I want to emphasize that your answers to these questions will be kept strictly confidential. Your responses will be combined with others. You will note that we collect certain information about your background. We do this for statistical purposes only and to make sure we obtain a representative sample of Guam's registered voter population.

4. First of all do you own any of the following types of property on Guam [READ AND MARK ALL THAT APPLY]?

   1. Home (single family or condominium)
   2. A business establishment
   3. Apartment or apartments
   4. Commercial property
   5. Land (such as a "ranch", house lot, or other)
   6. No [GO TO Q# 5]
   Don't know
   Refused

5. Are you currently renting your accommodation, or living with family/friends?

   1. Renting
   2. Living with Family/friends
   3. Other
   4. Don't Know/Refused

6. The Government of Guam provides certain services to individuals and the community in general. These services include the provision of adequate infrastructure (roads, power, water, sewer, phone, etc.). Do you think the Government is doing an adequate job of providing the necessary infrastructure for the community and its future growth?

   Yes
   No
   Don't know
   Refused

7. Next I am going to ask you to rate your satisfaction with the utilities and some basic services the Government provides to individuals and the community in general. I want you to rate each on a 7 point scale where a rating of '1' means Very Dissatisfied and a rating of '7' means Very Satisfied. Remember you can use any number from 1 to 7 to rate your satisfaction. The first one is:

[RANDOMIZE]

	VD			Neither			VS	Dk/Ref
	1	2	3	4	5	6	7	9
a. Guam Power Authority	1	2	3	4	5	6	7	9
b. Guam Waterworks	1	2	3	4	5	6	7	9
c. Guam Telephone Authority	1	2	3	4	5	6	7	9
d. Land Management	1	2	3	4	5	6	7	9
e. Revenue and Taxation	1	2	3	4	5	6	7	9
f. Civil Defense	1	2	3	4	5	6	7	9

8. Have you ever applied for a building permit to improve your property or to build something on your property (a house, an addition etc.).

1. Yes [CONTINUE]
2. No [SKIP TO Q #9]
3. Don't remember
4. Refused

[ANSWER ONLY IF ANSWER TO ABOVE QUESTION IS YES (1)]
9. You mentioned you had applied for a building permit in the past. In general did you have a good experience or a bad experience with the process?

1. A bad experience [CONTINUE]
2. A good experience [SKIP TO Q # 11]
3. Don't remember
4. Refused

10. You mentioned having a bad experience with attempts to improve your property. Please describe that experience for me.

[OPEN END] _____

11. In your opinion, do Guam residents have **sufficient, or insufficient,** opportunity to provide input into land use decisions -- that is, those decisions that effect their village or their personal property?

1. Insufficient
2. Sufficient
3. Don't know
4. Refused

12. Some people say the Government is doing enough to provide for affordable housing on the island. Yet others say the Government needs to do more. What about you? Do you think the Government needs to do more or is it doing enough?

1. Needs to do more
2. Doing enough
3. Don't know
4. Refused

13. In general how pleased are you with the appearance and quality of commercial and multi-family apartment structures on Guam? Would you say you are very pleased, somewhat pleased, neither pleased or unpleased, somewhat displeased or very displeased?

1. Very dissatisfied
2. Somewhat dissatisfied
3. Neither
4. Somewhat satisfied
5. Very satisfied
6. Don't know
7. Refused

13a. In general how pleased are you with the appearance and quality of single family residential homes and duplex structures on Guam? Would you say you are very pleased, somewhat pleased, neither pleased or unpleased, somewhat displeased or very displeased?

1. Very dissatisfied
2. Somewhat dissatisfied
3. Neither
4. Somewhat satisfied
5. Very satisfied
6. Don't know
7. Refused

14. Over the last several years there have been efforts by both Government and private concerns to beautify the island's appearance by upgrading the landscaping on both public and private lands. How satisfied are you with these efforts. Would you say you are very satisfied, somewhat satisfied, neither satisfied nor unsatisfied, somewhat dissatisfied or very dissatisfied?

1. Very dissatisfied
2. Somewhat dissatisfied
3. Neither
4. Somewhat satisfied
5. Very satisfied
6. Don't know
7. Refused

15. Some people have said there is a need for more Government regulation to improve Guam's appearance while other think people should pretty much be left on their own to do what they feel is best for themselves and their community. What is you position. Should there be more regulation by Government or should people be left on their own?

1. People should be left on their own
2. More government regulation is needed
3. No opinion
4. Don't know
5. Refused

16. How satisfied are you with Guam's level of development? Would you say you are very dissatisfied, somewhat dissatisfied, neither dissatisfied nor satisfied, somewhat satisfied, very satisfied?

1. Very dissatisfied
2. Somewhat dissatisfied
3. Neither
4. Somewhat satisfied
5. Very satisfied
6. Don't know
7. Refused

17. Why do you say that? [OPEN END]

---

18. In your opinion should Guam be pursuing additional development or should it be concerned about controlling growth?

1. Should pursue additional development
2. Should be concerned about controlling growth
3. Don't know
4. Refused

19. In your opinion does the Government of Guam do enough to preserve the unique cultural heritage and natural resources on Guam?

1. Yes
2. No
3. Don't know
4. Refused

20. Guam's current land use plan was adopted in the early 1960's. How important do you believe it to be for Guam to have a modern, updated, land use plan? Would you say it is very important, somewhat important, neither important or unimportant, somewhat unimportant or not important at all?

1. Not important at all
2. Somewhat unimportant
3. Neither
4. Somewhat important
5. Very important
6. Don't know
7. Refused

21. I am going to read you two statements and I want you to tell me which one best reflects your opinion.

[RANDOMIZE READING]

1. The existing zoning laws on Guam are adequate and do not need modification or updating.
2. The existing zoning laws on Guam are inadequate and need to be modified or updated.
3. Don't know/no opinion
4. Refused

22. In 1998 a new land use plan called *I 'Tanota* [e ta no ta] was up for adoption by the Guam Legislature. Have you ever heard of this plan?

1. Yes
2. No [Skip to Q #26]
3. Not sure
4. Don't know
5. Refused

[ANSWER ONLY IF 'YES' IN THE PREVIOUS QUESTION]
23. How familiar were you with this plan? Would you say you were very familiar, somewhat familiar or have just heard the name of the plan?

1. Very familiar
2. Somewhat familiar

3. Have only heard of the plan
4. Don't know
5. Refused

[ASK ONLY IF ANSWER TO QUESTION ABOVE WAS '1' OR '2']
24. In general did you think this was a good plan, a bad plan or did you think you needed more information about the plan before you could say?

1. Bad plan
2. Good plan
3. Need more information
4. Refused

25. Why do you say that? [OPEN END]

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26. I' Tanota is a performance based plan which means if the land or property owner develops his or her property within certain standards they do not need to seek Government permission to improve the property. The current law or plan, in effect since the early 1960's, requires that significant changes or improvement to private property be reviewed and approved by the Government. Which do you feel is best for Guam? A plan that specifies standards or one that requires Government approval?

1. Government approval should be required
2. People should be free to improve their property within Government specified standards.
3. Don't know
4. Refused

27. One provision of the I 'Tanota plan was that if the Government failed to act in a timely manner regarding land use, the decision on the use of the land would automatically favor the landowner petitioning to improve or change his or her property. Would this be a good or bad thing for Guam?

1. Would be a good thing for Guam
2. Would be a bad thing for Guam
3. Depends
4. Don't know
5. Refused

28. Which of the following statements most accurately represents your opinion [READ]

1. The island's land use plan should also be applied to excess federal lands returned to original owners.
2. Excess Federal lands released to original land owners should receive a special dispensation exempting them from the land use plan if owners feel it is not in their best interests.
3. The question of whether or not the land use plan should be applied to the entire island, including the return of excess Federal lands should be handled on a case by case basis.
4. Don't' know
5. Refused

29. Should money be provided to implement a land use plan now, or is it something that can be put off to some time in the future?

1. Money needs to be provided now to implement a land use plan
2. This is something that can wait for future consideration.
3. Don't know
4. Refused

30. And now I want to move on to something different. The Government of Guam owns and operates three utilities. These include the Guam Power Authority, Guam Waterworks and Guam Telephone Authority. Of these three government-owned utilities, which one causes you the most concern?

1. Guam Power Authority
2. Guam Waterworks
3. Guam Telephone Authority
4. All of them
5. Don't know/not sure
6. Refused

31. Next I want you to tell me how satisfied or dissatisfied you are with the service you receive from each of the three utilities. Are you very satisfied, somewhat satisfied, neither satisfied or dissatisfied, somewhat dissatisfied, or very dissatisfied with: [READ EACH]

[RANDOMIZE]

	VD				VS	DK/Refused
a. Guam Power Authority	1	2	3	4	5	9
b. Guam Waterworks	1	2	3	4	5	9
c. Guam Telephone Authority	1	2	3	4	5	9

32. For whatever reasons, do you think the reliability of the Guam Power Authority will improve, remain the same or decline over the next two years?

1. Will improve
2. Will remain the same
3. Will decline
4. Don't know
5. Refused

33. How about the Guam Waterworks Authority? Will reliability improve, remain the same or decline over the next two years.

1. Will improve
2. Will remain the same
3. Will decline
4. Don't know
5. Refused

34. How about the Guam Telephone Authority? Will reliability improve, remain the same or decline over the next two years.

1. Will improve
2. Will remain the same
3. Will decline
4. Don't know
5. Refused

35. There has been a great deal of talk recently about "privatizing" GPA, Guam Water Works and GTA. Privatizing has been described as allowing the "private sector", in other words businesses, to purchase or manage these utilities instead of GovGuam. Some people believe that privatizing the utilities would be good for Guam. Others feel it would be a mistake to have these systems operated or owned by the private sector. Still others are not sure and feel they need more information before making an informed decision. How about you? In general, do you feel the:

1. The Utilities should be priviatized.
2. GovGuam should continue to own and operate the power, water/sewer and phone systems,
3. Don't feel well enough informed to make such a decision.
4. Don't know
5. Refused

35a. Now, specifically what about the Guam Power Authority?

1. GPA should be priviatized.
2. GovGuam should continue to own and operate GPA
3. Don't feel well enough informed to make such a decision.
4. Don't know
5. Refused

If 1 or 2 is selected

Why do you believe this to be the best option? _____

35b. And what about Guam Waterworks?

1. Guam Water Works should be priviatized.
2. GovGuam should continue to own and operate Guam Water Works
3. Don't feel well enough informed to make such a decision.
4. Don't know
5. Refused

If 1 or 2 is selected;

Why do you believe this to be the best option? _____

35c. And what about the Guam Telephone Authority ?

1. The Utilities should be priviatized.
2. GovGuam should continue to own and operate the power, water/sewer and phone systems,
3. Don't feel well enough informed to make such a decision.
4. Don't know
5. Refused

If 1 or 2 is selected:

Why do you believe this to be the best option? _____

36. There are basically two camps when it comes to the issue of privatization of Guam's utilities. There are those that are in favor of selling them and there are those who do not favor selling the utilities. In general when considering whether or not to sell/privatize Guam's utilities, aside from service reliability issues, which of the following should be a primary consideration of those responsible for the decision?

[RANDOMIZE READING]

1. The decision to sell or privatize the utilities should be based solely on the needs and interests of the effected GovGuam employees of the three agencies.

2. The decision to sell or privatize the utilities should be based solely on the needs and interests of the rate payers.

3. The decision to sell or privatize the utilities should consider the some combination of the needs and interests of both GovGuam employees and the rate payers.

37. One major objection to the sale of Guam's utilities is the impact it would have on employees of the effected agency. No one wants to hurt a family's income potential. However, some layoffs might be needed in order to ensure reliable and efficient service. What do you think would be an acceptable level of layoffs in exchange for reliable and efficient service? Please wait until I read each choice before deciding.

1. 10%-15%
2. 15%-20%
3. 20%-25%
4. 25%-30%
5. Other (Specify: _____)
6. Whatever is needed to ensure reliable and efficient service.
7. Don't Know
8. Refuse

38. Some people say that privatization means increasing rates for power, water and phone services. What level of increase would you be willing to consider, if any, to be acceptable in exchange for reliable and efficient service?[PROBE, ASK: WHAT PERCENT INCREASE WOULD YOU SUPPORT?]

1. None
2. 5%-10%
3. 10%-20%
4. 20%-30%
5. 30%-40%
6. 40%-50%
7. Other (Specify: _____)
8. Don't know
9. Refuse

39.There are several proposals being discussed that involve privatization and outsourcing or contracting. Which of the following would you prefer?

[RANDOMIZE READING]

1. A private company would be contracted to manage the utilities for a fee with the Government retaining ownership.
2. A private company would be allowed to purchase the utilities outright.
3. A private company would be allowed to lease the utilities so that after time control would revert to the Government.
4. Don't know
5. Refused

40. Another option would be to outsource certain services (e.g. billing, customer service, maintenance). How do you feel about this option given the fact that outsourcing in this manner would likely depreciate the attractiveness of the utility to buyers if GovGuam decided to sell the utility in the future. Would this be a good or bad option?

1. Good option
2. Bad option
3. Don't know
4. Refused

41. And now just a few more questions for classification purposes. What is your primary ethnic background? Are you:

1. Chamorro
2. Filipino

3. White/Caucasian
4. Other (Specify: _____)
5. Refused [Don't Read]

42. And what is your village of voter registration? [Letters in brackets denote region classification scheme.]

1. Agana (Hagatna) [c]
2. Agat [s]
3. Agana Heights [c]
4. Asan/Maina [c]
5. Barrigada [c]
6. Chalan Pago/Ordot-or Ordot Chalan Pago [c]
7. Dededo [n]
8. Inarajan [s]
9. Mangilao [c]
10. Merizo of Malesso [s]
11. Mong Mong-Toto-Maite [c]
12. Piti [c]
13. Santa Rita [s]
14. Sinajana [c]
15.Tamuning [n]
16. Talofofo [s]
17. Umatac [s]
18. Yigo [n]
19. Yona [s]
20. Other Specify: _____
21. Don't Know
22. Refused

43. And who is your employer? Are you employed by the Government of Guam, the Federal Government, a Private business, or are you active duty military, retired or something else?

1. Active duty military
2. Federal Government (Civil Service)
3. Government of Guam
4. Private business
5. Retired
6. Student
7. Other (_____)
8. Unemployed still looking
9. Unemployed and not looking
10. Don't know
11. Refused

44. What was your total personal income before taxes in 2001. I don't need an exact figure an estimate will do.

Check here for Don't know or refusal

$ _____.

45. What is your highest level of education?

1. Less than high school
2. High school graduate
3. Some college or university credits
4. AA or AS degree
5. Bachelor's degree

6. Graduate degree (Masters degree)
7. Professional degree (Ph.D. Ed.D, MD, DDS, LLD etc.)

46. And finally, which of the following do you have in your home? [MULTIPLE RESPONSE]

[RANDOMIZE READING]

1. Personal Computer
2. Internet Access
3. Cell Phone
4. Cable TV

And now for confirmation purposes may I please have only your first name?

_____

Thank you very much. This is the end of the poll. Should you have any questions or comments please do not hesitate to contact Mr. Jay Merrill at 635-1121. He will be happy to answer your questions.

47 [TERMINATION DIALOG]. I am sorry but you do not qualify for our survey. Thank you for your time. Have a nice evening/day.

CODEBOOK

Table 3

			TOTAL
BASE: ALL RESPONDENTS			304
S7. In general do you think things for your family over the next two years will get better, remain the same or get worse?	GET WORSE	COUNT	42
		COL %	14%
	REMAIN THE SAME	COUNT	68
		COL %	22%
	GET BETTER	COUNT	139
		COL %	46%
	DON'T KNOW	COUNT	55
		COL %	18%
Mean			2.4
Standard Error of Mean			.0
Std Deviation			.8

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 1

			TOTAL
BASE: ALL RESPONDENTS			304
S5. Did you vote in the September 7 Primary election?	YES	COUNT	258
		COL %	85%
	NO	COUNT	46
		COL %	15%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 2

1 - Much Worse / 5 - Improved a Great Deal			TOTAL
BASE: ALL RESPONDENTS			304
S6. Over the past two years (2001-2002) would you say your family's standard of living has become much worse, somewhat worse, remained the same, improved somewhat or improved a great deal?	**MUCH WORSE**	**COUNT**	53
		COL %	17%
	SOMEWHAT WORSE	**COUNT**	99
		COL %	33%
	REMAINED THE SAME	**COUNT**	115
		COL %	38%
	IMPROVED SOMEWHAT	**COUNT**	27
		COL %	9%
	IMPROVED A GREAT DEAL	**COUNT**	7
		COL %	2%
	DON'T KNOW	**COUNT**	3
		COL %	1%
TOP BOX - % WORSE (3,4)			11%
TOP BOX - % IMPROVED (4,5)			50%
Mean			2.5
Standard Error of Mean			.1
Std Deviation			1.0

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 3

			TOTAL
BASE: ALL RESPONDENTS			304
S7. In general do you think things for your family over the next two years will get better, remain the same or get worse?	**GET WORSE**	**COUNT**	42
		COL %	14%
	REMAIN THE SAME	**COUNT**	68
		COL %	22%
	GET BETTER	**COUNT**	139
		COL %	46%
	DON'T KNOW	**COUNT**	55
		COL %	18%
Mean			2.4
Standard Error of Mean			.0
Std Deviation			.8

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 4

1 - Poor / 4 - Excellent			TOTAL
BASE: ALL RESPONDENTS			304
S8. What kind of job do you think the Government of Guam is doing with respect to rebuilding or developing Guam's economy? Would you say the job it is doing is excellent, good, fair or poor?	**POOR**	**COUNT**	209
		COL %	69%
	FAIR	**COUNT**	72
		COL %	24%
	GOOD	**COUNT**	17
		COL %	6%
	EXCELLENT	**COUNT**	2
		COL %	1%
	DON'T KNOW	**COUNT**	4
		COL %	1%
TOP BOX - % GOOD (3,4)			1%
LOW BOX - % POOR (1,2)			92%
Mean			1.4
Standard Error of Mean			.0
Std Deviation			.6

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 6

			TOTAL
BASE: ALL RESPONDENTS			304
3. And, how many years in total have you lived on Guam? (CATEGORIZED)	**1 TO 9 YEARS**	**COUNT**	21
		COL %	7%
	10 TO 19 YEARS	**COUNT**	54
		COL %	18%
	20 TO 29 YEARS	**COUNT**	47
		COL %	15%
	30 OR MORE YEARS	**COUNT**	83
		COL %	27%
	ALL MY LIFE	**COUNT**	98
		COL %	32%
	DON'T KNOW / REFUSED	**COUNT**	1
		COL %	0%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 7

			TOTAL
BASE: ALL RESPONDENTS			304
Q4. First of all do you own any of the following types of property on Guam?	HOME (SINGLE FAMILY OR CONDOMINIUM)	COUNT	181
		COL %	60%
	A BUSINESS ESTABLISHMENT	COUNT	29
		COL %	10%
	APARTMENT OR APARTMENTS	COUNT	9
		COL %	3%
	COMMERCIAL PROPERTY	COUNT	14
		COL %	5%
	LAND (SUCH AS A 'RANCH',	COUNT	142
		COL %	47%
	NONE OF THE ABOVE	COUNT	92
		COL %	30%
	DON'T KNOW	COUNT	3
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 8

			TOTAL
BASE: DOES NOT OWN ANY TYPE OF PROPERTY ON GUAM			92
5. Are you currently renting your accommodation, or living with family/friends?	RENTING	COUNT	49
		COL %	53%
	LIVING WITH FAMILY/FRIENDS	COUNT	38
		COL %	41%
	OTHER	COUNT	5
		COL %	5%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 9

			TOTAL
BASE: ALL RESPONDENTS			304
6. The Gov. of Guam provides certain services to individuals & the community. These include the provision of adequate infrastructure. Do you think the Gov. is doing an adequate job of providing the necessary infrastructure for the community?	**YES**	**COUNT**	88
		COL %	29%
	NO	**COUNT**	204
		COL %	67%
	DON'T KNOW	**COUNT**	12
		COL %	4%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 10

1 - Very Dissatisfied / 7 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
7. Please rate your satisfaction with the utilities and some basic services the Government provides to individuals and the community in general. **a. Guam Power Authority**	**1, VERY DISSATISFIED**	**COUNT**	53
		COL %	17%
	2	**COUNT**	27
		COL %	9%
	3	**COUNT**	46
		COL %	15%
	4	**COUNT**	52
		COL %	17%
	5	**COUNT**	73
		COL %	24%
	6	**COUNT**	34
		COL %	11%
	7, VERY SATISFIED	**COUNT**	19
		COL %	6%
TOP BOX - % SATISFIED (5,6,7)			41%
LOW BOX - % DISSATISFIED (1,2,3)			41%
Mean			3.8
Standard Error of Mean			.1
Std Deviation			1.8

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 11

1 - Very Dissatisfied / 7 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
7. Please rate your satisfaction with the utilities and some basic services the Government provides to individuals and the community in general. **b. Guam Waterworks**	**1, VERY DISSATISFIED**	**COUNT**	114
		COL %	38%
	2	**COUNT**	40
		COL %	13%
	3	**COUNT**	47
		COL %	15%
	4	**COUNT**	38
		COL %	13%
	5	**COUNT**	32
		COL %	11%
	6	**COUNT**	15
		COL %	5%
	7, VERY SATISFIED	**COUNT**	18
		COL %	6%
TOP BOX - % SATISFIED (5,6,7)			21%
LOW BOX - % DISSATISFIED (1,2,3)			66%
Mean			2.8
Standard Error of Mean			.1
Std Deviation			1.9

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 12

1 - Very Dissatisfied / 7 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
7. Please rate your satisfaction with the utilities and some basic services the Government provides to individuals and the community in general. **c. Guam Telephone Authority**	**1, VERY DISSATISFIED**	**COUNT**	25
		COL %	8%
	2	**COUNT**	14
		COL %	5%
	3	**COUNT**	34
		COL %	11%
	4	**COUNT**	43
		COL %	14%
	5	**COUNT**	79
		COL %	26%
	6	**COUNT**	63
		COL %	21%
	7, VERY SATISFIED	**COUNT**	46
		COL %	15%
TOP BOX - % SATISFIED (5,6,7)			62%
LOW BOX - % DISSATISFIED (1,2,3)			24%
Mean			4.7
Standard Error of Mean			.1
Std Deviation			1.7

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 13

1 - Very Dissatisfied / 7 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
7. Please rate your satisfaction with the utilities and some basic services the Government provides to individuals and the community in general. **d. Land Management**	**1, VERY DISSATISFIED**	**COUNT**	41
		COL %	13%
	2	**COUNT**	27
		COL %	9%
	3	**COUNT**	39
		COL %	13%
	4	**COUNT**	58
		COL %	19%
	5	**COUNT**	62
		COL %	20%
	6	**COUNT**	24
		COL %	8%
	7, VERY SATISFIED	**COUNT**	13
		COL %	4%
	DON'T KNOW/REFUSED	**COUNT**	40
		COL %	13%
TOP BOX - % SATISFIED (5,6,7)			33%
LOW BOX - % DISSATISFIED (1,2,3)			35%
Mean			3.7
Standard Error of Mean			.1
Std Deviation			1.7

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 14

1 - Very Dissatisfied / 7 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
7. Please rate your satisfaction with the utilities and some basic services the Government provides to individuals and the community in general. **e. Revenue and Taxation**	**1, VERY DISSATISFIED**	**COUNT**	82
		COL %	27%
	2	**COUNT**	35
		COL %	12%
	3	**COUNT**	52
		COL %	17%
	4	**COUNT**	50
		COL %	16%
	5	**COUNT**	44
		COL %	14%
	6	**COUNT**	22
		COL %	7%
	7, VERY SATISFIED	**COUNT**	12
		COL %	4%
	DONT KNOW/REFUSED	**COUNT**	7
		COL %	2%
TOP BOX - % SATISFIED (5,6,7)			26%
LOW BOX - % DISSATISFIED (1,2,3)			56%
Mean			3.2
Standard Error of Mean			.1
Std Deviation			1.8

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 15

1 - Very Dissatisfied / 7 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
7. Please rate your satisfaction with the utilities and some basic services the Government provides to individuals and the community in general. f. Civil Defense	1, VERY DISSATISFIED	COUNT	18
		COL %	6%
	2	COUNT	5
		COL %	2%
	3	COUNT	20
		COL %	7%
	4	COUNT	41
		COL %	13%
	5	COUNT	89
		COL %	29%
	6	COUNT	57
		COL %	19%
	7, VERY SATISFIED	COUNT	54
		COL %	18%
	DON'T KNOW/REFUSED	COUNT	20
		COL %	7%
TOP BOX - % SATISFIED (5,6,7)			66%
LOW BOX - % DISSATISFIED (1,2,3)			14%
Mean			5.0
Standard Error of Mean			.1
Std Deviation			1.6

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 1
MEAN SUMMARY TABLE Q7A - Q7F

1 - Very Dissatisfied / 7 - Very Satisfied	TOTAL
BASE: ALL RESPONDENTS	304
a. Guam Power Authority	3.8
b. Guam Waterworks	2.8
c. Guam Telephone Authority	4.7
d. Land Management	3.7
e. Revenue and Taxation	3.2
f. Civil Defense	5.0

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 16

			TOTAL
BASE: ALL RESPONDENTS			304
8. Have you ever applied for a building permit to improve your property or to build something on your property (a house, an addition etc.).	YES	COUNT	106
		COL %	35%
	NO	COUNT	191
		COL %	63%
	DON'T REMEMBER	COUNT	1
		COL %	0%
	REFUSED	COUNT	6
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 17

			TOTAL
BASE: APPLIED FOR BUILDING PERMIT			106
9. In general did you have a good experience or a bad experience with that process (applying for a building permit)?	A BAD EXPERIENCE	COUNT	29
		COL %	27%
	A GOOD EXPERIENCE	COUNT	68
		COL %	64%
	DON'T REMEMBER	COUNT	6
		COL %	6%
	REFUSED	COUNT	3
		COL %	3%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 18

			TOTAL
BASE: ALL RESPONDENTS			304
11. In your opinion, do Guam residents have sufficient, or insufficient, opportunity to provide input into land use decisions -- that is, those decisions that affect their village or their personal property?	INSUFFICIENT	COUNT	186
		COL %	61%
	SUFFICIENT	COUNT	85
		COL %	28%
	DON'T KNOW	COUNT	31
		COL %	10%
	REFUSED	COUNT	2
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 19

			TOTAL
BASE: ALL RESPONDENTS			304
12. Do you think the Government is doing enough to provide for affordable housing on the island or does the Government need to do more?	NEEDS TO DO MORE	COUNT	242
		COL %	80%
	DOING ENOUGH	COUNT	46
		COL %	15%
	DON'T KNOW	COUNT	15
		COL %	5%
	REFUSED	COUNT	1
		COL %	0%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 20

1 - Very Displeased / 5 - Very Pleased			TOTAL
BASE: ALL RESPONDENTS			304
13. In general how pleased are you with the appearance and quality of commercial and multi-family apartment structures on Guam? Would you say you are very, somewhat, neither pleased or displeased, somewhat or very displeased?	**VERY DISPLEASED**	**COUNT**	30
		COL %	10%
	SOMEWHAT DISPLEASED	**COUNT**	90
		COL %	30%
	NEITHER	**COUNT**	45
		COL %	15%
	SOMEWHAT PLEASED	**COUNT**	113
		COL %	37%
	VERY PLEASED	**COUNT**	12
		COL %	4%
	DON'T KNOW	**COUNT**	12
		COL %	4%
	REFUSED	**COUNT**	2
		COL %	1%
TOP BOX - % PLEASED (4,5)			41%
LOW BOX - % DISPLEASED (1,2)			39%
Mean			3.0
Standard Error of Mean			.1
Std Deviation			1.1

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 21

1 - Very Displeased / 5 - Very Pleased			TOTAL
BASE: ALL RESPONDENTS			304
13.a In general how pleased are you with the appearance and quality of structures single family homes and duplexes on Guam? Would you say you are very, somewhat, neither pleased or displeased, somewhat or very displeased?	**VERY DISPLEASED**	**COUNT**	19
		COL %	6%
	SOMEWHAT DISPLEASED	**COUNT**	56
		COL %	18%
	NEITHER	**COUNT**	34
		COL %	11%
	SOMEWHAT PLEASED	**COUNT**	163
		COL %	54%
	VERY PLEASED	**COUNT**	22
		COL %	7%
	DON'T KNOW	**COUNT**	8
		COL %	3%
	REFUSED	**COUNT**	2
		COL %	1%
TOP BOX - % PLEASED (4,5)			61%
LOW BOX - % DISPLEASED (1,2)			25%
Mean			3.4
Standard Error of Mean			.1
Std Deviation			1.1

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 22

1 - Very Dissatisfied / 5 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
14. Over the last several years there have been efforts by both Government and private concerns to beautify the island's appearance by upgrading the landscaping on both public and private lands. How satisfied are you with these efforts?	**VERY DISSATISFIED**	**COUNT**	58
		COL %	19%
	SOMEWHAT DISSATISFIED	**COUNT**	77
		COL %	25%
	NEITHER	**COUNT**	32
		COL %	11%
	SOMEWHAT SATISFIED	**COUNT**	117
		COL %	38%
	VERY SATISFIED	**COUNT**	15
		COL %	5%
	DON'T KNOW	**COUNT**	5
		COL %	2%
TOP BOX - % SATISFIED (4,5)			43%
LOW BOX - % DISSATISFIED (1,2)			44%
Mean			2.8
Standard Error of Mean			.1
Std Deviation			1.3

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 23

			TOTAL
BASE: ALL RESPONDENTS			304
15. Do you think there is a need for more Government regulation to improve the appearance of commercial structures on Guam, or should businesses be pretty much left on their own to do what they feel is best for themselves & their community?	BUSINESSES SHOULD BE LEFT ON THEIR OWN	COUNT	99
		COL %	33%
	MORE GOVERNMENT REGULATION IS	COUNT	176
		COL %	58%
	NO OPINION	COUNT	6
		COL %	2%
	DON'T KNOW	COUNT	21
		COL %	7%
	REFUSED	COUNT	2
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 24

			TOTAL
BASE: ALL RESPONDENTS			265
15a. Do you think there is a need for more Government regulation to improve the appearance of residential structures on Guam, or should people be pretty much left on their own to do what they feel is best for themselves and their community?	PEOPLE SHOULD BE LEFT ON THEIR OWN	COUNT	116
		COL %	44%
	MORE GOVERNMENT REGULATION IS	COUNT	128
		COL %	48%
	NO OPINION	COUNT	5
		COL %	2%
	DON'T KNOW	COUNT	15
		COL %	6%
	REFUSED	COUNT	1
		COL %	0%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 25

1 - Very Dissatisfied / 5 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
16. How satisfied are you with Guam's level of development? Would you say you are very dissatisfied, somewhat dissatisfied, neither dissatisfied nor satisfied, somewhat satisfied, very satisfied?	**VERY DISSATISFIED**	**COUNT**	49
		COL %	16%
	SOMEWHAT DISSATISFIED	**COUNT**	89
		COL %	29%
	NEITHER	**COUNT**	30
		COL %	10%
	SOMEWHAT SATISFIED	**COUNT**	123
		COL %	40%
	VERY SATISFIED	**COUNT**	6
		COL %	2%
	DON'T KNOW	**COUNT**	5
		COL %	2%
	REFUSED	**COUNT**	2
		COL %	1%
TOP BOX - % SATISFIED (4,5)			42%
LOW BOX - % DISSATISFIED (1,2)			45%
Mean			2.8
Standard Error of Mean			.1
Std Deviation			1.2

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 26

			TOTAL
BASE: ALL RESPONDENTS			304
18. In your opinion should Guam be pursuing additional development or should it be concerned about controlling growth?	**SHOULD PURSUE ADDITIONAL DEVELOPMENT**	**COUNT**	125
		COL %	41%
	SHOULD BE CONCERNED	**COUNT**	155
		COL %	51%
	DON'T KNOW	**COUNT**	22
		COL %	7%
	REFUSED	**COUNT**	2
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 27

			TOTAL
BASE: ALL RESPONDENTS			304
19. In your opinion does the Government of Guam do enough to preserve the unique cultural heritage and natural resources on Guam?	YES	COUNT	100
		COL %	33%
	NO	COUNT	190
		COL %	63%
	DON'T KNOW	COUNT	14
		COL %	5%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 28

1 - Not Important At All / 5 - Very Important			TOTAL
BASE: ALL RESPONDENTS			304
20. Guam's current land use plan was adopted in the early 1960's. How important do you believe it to be for Guam to have a modern, updated, land use plan?	NOT IMPORTANT AT ALL	COUNT	6
		COL %	2%
	SOMEWHAT UNIMPORTANT	COUNT	2
		COL %	1%
	NEITHER	COUNT	5
		COL %	2%
	SOMEWHAT IMPORTANT	COUNT	83
		COL %	27%
	VERY IMPORTANT	COUNT	195
		COL %	64%
	DON'T KNOW	COUNT	13
		COL %	4%
TOP BOX - % IMPORTANT (4,5)			91%
LOW BOX - % UNIMPORTANT (1,2)			3%
Mean			4.6
Standard Error of Mean			.0
Std Deviation			.8

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 29

			TOTAL
BASE: ALL RESPONDENTS			304
21. I am going to read you two statements and I want you to tell me which one best reflects your opinion. The existing zoning laws on Guam are...	ADEQUATE	COUNT	42
		COL %	14%
	INADEQUATE	COUNT	232
		COL %	76%
	DON'T KNOW / NO OPINION	COUNT	27
		COL %	9%
	REFUSED	COUNT	3
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 30

			TOTAL
BASE: ALL RESPONDENTS			304
22. In 1998 a new land use plan called I Tanota was up for adoption by the Guam Legislature. Have you ever heard of this plan?	YES	COUNT	185
		COL %	61%
	NO	COUNT	112
		COL %	37%
	NOT SURE	COUNT	5
		COL %	2%
	DON'T KNOW	COUNT	2
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 31

			TOTAL
BASE: HEARD OF I TANO'TA			185
23. How familiar were you with this plan? Would you say you were very familiar, somewhat familiar or have just heard the name of the plan?	VERY FAMILIAR	COUNT	13
		COL %	7%
	SOMEWHAT FAMILIAR	COUNT	84
		COL %	45%
	HAVE ONLY HEARD OF THE PLAN	COUNT	88
		COL %	48%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 32

			TOTAL
BASE: FAMILIAR WITH I TANO'TA			97
24. In general did you think this was a good plan, a bad plan or did you think you needed more information about the plan before you could say?	BAD PLAN	COUNT	11
		COL %	11%
	GOOD PLAN	COUNT	26
		COL %	27%
	NEED MORE INFORMATION	COUNT	60
		COL %	62%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 33

			TOTAL
BASE: ALL RESPONDENTS			304
26. Which do you feel is best for Guam? A plan that specifies standards or one that requires Government approval?	GOVERNMENT APPROVAL SHOULD BE REQUIRED	COUNT	97
		COL %	32%
	PEOPLE SHOULD BE	COUNT	183
		COL %	60%
	DON'T KNOW	COUNT	23
		COL %	8%
	REFUSED	COUNT	1
		COL %	0%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 35

			TOTAL
BASE: ALL RESPONDENTS			304
27. One provision of the I 'Tanota plan was that if the Gov. failed to act in a timely manner regarding land use, the decision would automatically favor the landowner. Would this be a good or bad thing for Guam?	GOOD	COUNT	180
		COL %	59%
	BAD	COUNT	66
		COL %	22%
	DEPENDS	COUNT	17
		COL %	6%
	DON'T KNOW	COUNT	37
		COL %	12%
	REFUSED	COUNT	4
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 36

			TOTAL
BASE: ALL RESPONDENTS			304
28. Which of the following statements most accurately represents your opinion	THE LAND USE PLAN SHOULD BE APPLIED EXCESS FEDERAL	COUNT	85
		COL %	28%
	ORIGINAL OWNERS	COUNT	34
		COL %	11%
	SHOULD BE HANDLED ON A	COUNT	161
		COL %	53%
	DON'T' KNOW	COUNT	22
		COL %	7%
	REFUSED	COUNT	2
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 37

			TOTAL
BASE: ALL RESPONDENTS			304
29. Should money be provided to implement a land use plan now, or is it something that can be put off to some time in the future?	MONEY NEEDS TO BE PROVIDED NOW TO IMPLEMENT A LAND USE PLAN	COUNT	147
		COL %	48%
	THIS IS SOMETHING	COUNT	125
		COL %	41%
	DON'T KNOW	COUNT	29
		COL %	10%
	REFUSED	COUNT	3
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 39

1 - Very Dissatisfied / 5 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
30. How satisfied are you with the service you receive from... a. Guam Power Authority	VERY DISSATISFIED	COUNT	62
		COL %	20%
	SOMEWHAT DISSATISFIED	COUNT	76
		COL %	25%
	NEITHER SATISFIED OR	COUNT	11
		COL %	4%
	SOMEWHAT SATISFIED	COUNT	123
		COL %	40%
	VERY SATISFIED	COUNT	29
		COL %	10%
	DON'T KNOW / REFUSED	COUNT	3
		COL %	1%
TOP BOX - % SATISFIED (4,5)			50%
LOW BOX - % DISSATISFIED (1,2)			45%
Mean			2.9
Standard Error of Mean			.1
Std Deviation			1.4

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 40

1 - Very Dissatisfied / 5 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
30. How satisfied are you with the service you receive from... b. Guam Waterworks	VERY DISSATISFIED	COUNT	136
		COL %	45%
	SOMEWHAT DISSATISFIED	COUNT	80
		COL %	26%
	NEITHER SATISFIED OR	COUNT	7
		COL %	2%
	SOMEWHAT SATISFIED	COUNT	64
		COL %	21%
	VERY SATISFIED	COUNT	15
		COL %	5%
	DON'T KNOW / REFUSED	COUNT	2
		COL %	1%
TOP BOX - % SATISFIED (4,5)			26%
LOW BOX - % DISSATISFIED (1,2)			71%
Mean			2.1
Standard Error of Mean			.1
Std Deviation			1.3

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 41

1 - Very Dissatisfied / 5 - Very Satisfied			TOTAL
BASE: ALL RESPONDENTS			304
30. How satisfied are you with the service you receive from... c. Guam Telephone Authority	VERY DISSATISFIED	COUNT	26
		COL %	9%
	SOMEWHAT DISSATISFIED	COUNT	52
		COL %	17%
	NEITHER SATISFIED OR	COUNT	8
		COL %	3%
	SOMEWHAT SATISFIED	COUNT	149
		COL %	49%
	VERY SATISFIED	COUNT	66
		COL %	22%
	DON'T KNOW / REFUSED	COUNT	3
		COL %	1%
TOP BOX - % SATISFIED (4,5)			71%
LOW BOX - % DISSATISFIED (1,2)			26%
Mean			3.6
Standard Error of Mean			.1
Std Deviation			1.2

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 42

			TOTAL
BASE: ALL RESPONDENTS			304
31. Now, thinking carefully of the services you receive from Government owned utilities, which ONE provides the best service overall? Best Service	GUAM POWER AUTHORITY	COUNT	60
		COL %	20%
	GUAM WATERWORKS	COUNT	27
		COL %	9%
	GUAM TELEPHONE	COUNT	179
		COL %	59%
	ALL OF THEM	COUNT	9
		COL %	3%
	DON'T KNOW / NOT SURE	COUNT	13
		COL %	4%
	REFUSED	COUNT	3
		COL %	1%
	NONE OF THEM	COUNT	13
		COL %	4%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 43

			TOTAL
BASE: ALL RESPONDENTS			304
31. Now, thinking carefully of the services you receive from Government owned utilities, which ONE provides the best service overall? Worst Service	GUAM POWER AUTHORITY	COUNT	53
		COL %	17%
	GUAM WATERWORKS	COUNT	197
		COL %	65%
	GUAM TELEPHONE	COUNT	22
		COL %	7%
	ALL OF THEM	COUNT	9
		COL %	3%
	DON'T KNOW / NOT SURE	COUNT	10
		COL %	3%
	REFUSED	COUNT	4
		COL %	1%
	NONE OF THEM	COUNT	9
		COL %	3%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 44

			TOTAL
BASE: ALL RESPONDENTS			304
32. All things considered, do you think the reliability of service of the Guam Power Authority will improve, remain the same or decline over the next two years?	WILL IMPROVE	COUNT	144
		COL %	47%
	WILL REMAIN THE SAME	COUNT	69
		COL %	23%
	WILL DECLINE	COUNT	57
		COL %	19%
	DON'T KNOW	COUNT	32
		COL %	11%
	REFUSED	COUNT	2
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 45

			TOTAL
BASE: ALL RESPONDENTS			304
33. How about the Guam Waterworks Authority? Will reliability of service improve, remain the same or decline over the next two years.	WILL IMPROVE	COUNT	135
		COL %	44%
	WILL REMAIN THE SAME	COUNT	61
		COL %	20%
	WILL DECLINE	COUNT	83
		COL %	27%
	DON'T KNOW	COUNT	23
		COL %	8%
	REFUSED	COUNT	2
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 46

			TOTAL
BASE: ALL RESPONDENTS			304
34. How about the Guam Telephone Authority? Will reliability of service improve, remain the same or decline over the next two years.	WILL IMPROVE	COUNT	147
		COL %	48%
	WILL REMAIN THE SAME	COUNT	111
		COL %	37%
	WILL DECLINE	COUNT	27
		COL %	9%
	DON'T KNOW	COUNT	17
		COL %	6%
	REFUSED	COUNT	2
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 47

			TOTAL
BASE: ALL RESPONDENTS			304
35. There has been a great deal of talk recently about 'privatizing' GPA, Guam Water Works and GTA. This means GovGuam would allow the 'private sector', or businesses, to purchase or manage these utilities. In general, do you feel the:	THE UTILITIES SHOULD BE PRIVATIZED	COUNT	165
		COL %	54%
	GOVGUAM CONTINUE TO OWN/OPERATE	COUNT	58
		COL %	19%
	NOT WELL ENOUGH INFORMED TO	COUNT	69
		COL %	23%
	DON'T KNOW	COUNT	6
		COL %	2%
	REFUSED	COUNT	6
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 48

			TOTAL
BASE: ALL RESPONDENTS			304
35a. Now, specifically, what about the Guam Power Authority?	GPA SHOULD BE PRIVIATIZED	COUNT	162
		COL %	53%
	GOVGUAM SHOULD	COUNT	78
		COL %	26%
	NOT WELL ENOUGH	COUNT	46
		COL %	15%
	DON'T KNOW	COUNT	12
		COL %	4%
	REFUSED	COUNT	6
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 52

			TOTAL
BASE: ALL RESPONDENTS			304
35b. And how about Guam Waterworks?	GUAM WATER WORKS SHOULD BE PRIVIATIZED	COUNT	171
		COL %	56%
	GOVGUAM CONTINUE TO	COUNT	74
		COL %	24%
	NOT WELL ENOUGH	COUNT	44
		COL %	14%
	DON'T KNOW	COUNT	11
		COL %	4%
	REFUSED	COUNT	4
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 52

			TOTAL
BASE: ALL RESPONDENTS			304
35c. And how about Guam Telephone Authority?	GUAM TELEPHONE AUTHORITY SHOULD BE PRIVIATIZED	COUNT	178
		COL %	59%
	GOVGUAM CONTINUE TO	COUNT	74
		COL %	24%
	NOT WELL ENOUGH	COUNT	40
		COL %	13%
	DON'T KNOW	COUNT	11
		COL %	4%
	REFUSED	COUNT	1
		COL %	0%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 54

			TOTAL
BASE: ALL RESPONDENTS			304
36. Which one of the following considerations would you say should be of primary concern to those responsible for the decision?	BASED ON NEEDS & INTERESTS OF THE EFFECTED EMPLOYEES	COUNT	23
		COL %	8%
	BASED ON NEEDS &	COUNT	104
		COL %	34%
	CONSIDER THE COMBO OF	COUNT	160
		COL %	53%
	DON'T KNOW	COUNT	11
		COL %	4%
	REFUSED	COUNT	6
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 55

			TOTAL
BASE: ALL RESPONDENTS			304
37. One objection to the sale of Guam's utilities is the possible impact it would have on employees of the effected agency. What do you think would be an acceptable level of layoffs in exchange for reliable and efficient service?	10%-15%	COUNT	90
		COL %	30%
	15%-20%	COUNT	44
		COL %	14%
	20%-25%	COUNT	41
		COL %	13%
	25%-30%	COUNT	30
		COL %	10%
	OTHER	COUNT	37
		COL %	12%
	WHAT'S NEEDED TO ENSURE	COUNT	23
		COL %	8%
	DON'T KNOW	COUNT	33
		COL %	11%
	REFUSED	COUNT	6
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 56

			TOTAL
BASE: ALL RESPONDENTS			304
38. Some people say that privatizing the utilities would cause rates for power, water and phone services to increase. What level of increase would you be willing to accept in exchange for reliable and efficient service?	NONE	COUNT	23
		COL %	8%
	5%-10%	COUNT	143
		COL %	47%
	10%-20%	COUNT	66
		COL %	22%
	20%-30%	COUNT	20
		COL %	7%
	30%-40%	COUNT	10
		COL %	3%
	40%-50%	COUNT	6
		COL %	2%
	OTHER	COUNT	21
		COL %	7%
	DON'T KNOW	COUNT	11
		COL %	4%
	REFUSED	COUNT	4
		COL %	1%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 57

			TOTAL
BASE: ALL RESPONDENTS			304
39. There are several proposals being discussed that involve privatization and outsourcing or contracting. Which of the following would you prefer?	BE CONTRACTED TO MANAGE THE UTILITIES FOR A FEE	COUNT	99
		COL %	33%
	BE ALLOWED TO PURCHASE THE	COUNT	82
		COL %	27%
	BE ALLOWED TO LEASE THE	COUNT	82
		COL %	27%
	DON'T KNOW	COUNT	31
		COL %	10%
	REFUSED	COUNT	5
		COL %	2%
	AGAINST PRIVITAZATION	COUNT	5
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 58

			TOTAL
BASE: ALL RESPONDENTS			304
40. Another option that has been suggested is to outsource some of the utilities' services. For example, the billing, maintenance, or customer service. How do you feel? Would this be a good or bad option?	GOOD OPTION	COUNT	182
		COL %	60%
	BAD OPTION	COUNT	76
		COL %	25%
	DON'T KNOW	COUNT	38
		COL %	13%
	REFUSED	COUNT	8
		COL %	3%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 65

			TOTAL
BASE: ALL RESPONDENTS			304
GENDER	MALE	COUNT	141
		COL %	46%
	FEMALE	COUNT	163
		COL %	54%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 5

			TOTAL
BASE: ALL RESPONDENTS			304
AGE (CATEGORIZED)	18 - 24	COUNT	25
		COL %	8%
	25 - 34	COUNT	56
		COL %	18%
	35 - 44	COUNT	89
		COL %	29%
	45 - 54	COUNT	67
		COL %	22%
	55 - 64	COUNT	41
		COL %	13%
	65 AND OLDER	COUNT	25
		COL %	8%
	REFUSED	COUNT	1
		COL %	0%
Mean			44
Standard Error of Mean			1
Std Deviation			14

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 59

			TOTAL
BASE: ALL RESPONDENTS			304
41. What is your primary ethnic background?	CHAMORRO	COUNT	173
		COL %	57%
	FILIPINO	COUNT	56
		COL %	18%
	WHITE/CAUCASIAN	COUNT	38
		COL %	13%
	OTHER	COUNT	32
		COL %	11%
	REFUSED	COUNT	5
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 60

			TOTAL
BASE: ALL RESPONDENTS			304
42. And what is your village of voter registration?	AGANA (HAGATNA) (C)	COUNT	5
		COL %	2%
	AGAT (S)	COUNT	16
		COL %	5%
	AGANA HEIGHTS (C)	COUNT	8
		COL %	3%
	ASAN/MAINA (C)	COUNT	10
		COL %	3%
	BARRIGADA (C)	COUNT	23
		COL %	8%
	CHALAN PAGO/ORDOT-O	COUNT	15
		COL %	5%
	DEDEDO (N)	COUNT	75
		COL %	25%
	INARAJAN (S)	COUNT	7
		COL %	2%
	MANGILAO (C)	COUNT	28
		COL %	9%
	MERIZO OF MALESSO (S)	COUNT	4
		COL %	1%
	MONG MONG-TOTO-MAI	COUNT	15
		COL %	5%
	PITI (C)	COUNT	9
		COL %	3%
	SANTA RITA (S)	COUNT	15
		COL %	5%
	SINAJANA (C)	COUNT	8
		COL %	3%
	TAMUNING (N)	COUNT	15
		COL %	5%
	TALOFOFO (S)	COUNT	3
		COL %	1%
	UMATAC (S)	COUNT	2
		COL %	1%
	YIGO (N)	COUNT	16
		COL %	5%
	YONA (S)	COUNT	19
		COL %	6%
	OTHER	COUNT	6
		COL %	2%
	REFUSED	COUNT	5
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 61

			TOTAL
BASE: ALL RESPONDENTS			304
43. And who is your employer? Are you employed by the Government of Guam, the Federal Government, a Private business, or are you active duty military, retired or something else?	ACTIVE DUTY MILITARY	COUNT	1
		COL %	0%
	FEDERAL GOVERNMENT	COUNT	17
		COL %	6%
	GOVERNMENT OF GUAM	COUNT	77
		COL %	25%
	PRIVATE BUSINESS	COUNT	109
		COL %	36%
	RETIRED	COUNT	42
		COL %	14%
	STUDENT	COUNT	6
		COL %	2%
	OTHER	COUNT	18
		COL %	6%
	UNEMPLOYED STILL LOOKING	COUNT	20
		COL %	7%
	UNEMPLOYED AND NOT	COUNT	9
		COL %	3%
	REFUSED	COUNT	5
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 62

			TOTAL
BASE: ALL RESPONDENTS			304
44. What was your total personal income before taxes in 2001. I don't need an exact figure an estimate will do. (CATEGORIZED)	LESS THAN $15,000	COUNT	46
		COL %	15%
	$15,000 TO $29,999	COUNT	65
		COL %	21%
	$30,000 TO $49,999	COUNT	73
		COL %	24%
	$50,000 TO $74,999	COUNT	28
		COL %	9%
	$75,000 OR MORE	COUNT	25
		COL %	8%
	REFUSED	COUNT	69
		COL %	23%
Mean			$36,927
Standard Error of Mean			$2,167
Std Deviation			$33,221

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 63

			TOTAL
BASE: ALL RESPONDENTS			304
45. What is your highest level of education?	LESS THAN HIGH SCHOOL	COUNT	26
		COL %	9%
	HIGH SCHOOL GRADUATE	COUNT	98
		COL %	32%
	SOME COLLEGE OR UNIVERSITY	COUNT	76
		COL %	25%
	AA OR AS DEGREE	COUNT	10
		COL %	3%
	BACHELOR'S DEGREE	COUNT	62
		COL %	20%
	GRADUATE DEGREE	COUNT	22
		COL %	7%
	PROFESSIONAL DEGREE	COUNT	4
		COL %	1%
	DON'T KNOW	COUNT	1
		COL %	0%
	REFUSED	COUNT	5
		COL %	2%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

Table 64

			TOTAL
BASE: ALL RESPONDENTS			304
46. And finally, which of the following do you have in your home?	PERSONAL COMPUTER	COUNT	208
		COL %	68%
	INTERNET ACCESS	COUNT	197
		COL %	65%
	CELL PHONE	COUNT	208
		COL %	68%
	CABLE TV	COUNT	262
		COL %	86%
	NONE OF THE ABOVE	COUNT	17
		COL %	6%

I Tano'ta Land Use Survey (1510)
Source: CGT Research International
02 Oct 02, bj

OPEN END RESPONSES

I Tano'-ta Public Opinion Survey

QUESTION #	RESPNUM	Code	Open End
Q10	46	95	I HAD TO GO THROUGH ALOT OF RED TAPE
Q10	86	95	I APPLIED FOR A WATER PERMIT IN THE YEAR 2000.// UP TIL NOW IT HASNT BEEN INSTALLED // BUT IT WAS JUST APPROVED
Q10	163	95	DIDN'T HAVE ONE STOP SEVICE LIKE WE HAVE NOW. YOU HAD RUN ALL OVER THE PLACE, PUBLIC WORKS PERMITS AND OTHER THINGS
Q10	275	95	SOME OF THE RECORDS ARE NOT PROVIDED VERY MUCH. IT TAKES SOME TIME.
Q10	306	95	TOO MUCH BUREACRACY
Q10	540	95	WHEN I WAS APPLYING FOR A BUILDING PERMIT THE PROCESS WAS VERY SLOW. THEY SAID IT NEEDS TO GO FROM THE SECRETARY TO DIRECTOR AND I WOULD NEED TO KEEP GOING BACK TO SEE IF IT WAS -PROBABLY IN TWO WEEKS I FOUND IT WAS APPROVED AND I COULD STAND THERE ALL DAY WAITING.//
Q10	599	95	DELAY IN MY APPLICATION, AS FAR PUTTING IN UTILITIES IT TOOK SEVERAL MONTHS AND THEN TRYING TO GET INSPECTORS UP BUT KEEP SCHEDULING, CONSTANT DELAYED
Q10	720	95	IF YOU DONT ANYBODY THERE YOUY ARE OUT IT YOU HAVE TO KNOW SOMENE
Q10	1123	95	AT THE TIME THERE WAS A LOT OF RED TAPE THAT I HAD ENCOUNTERED//
Q10	1165	95	HAVING TO RUN AROUND FROM ONE PLACE TO ANOTHER. ONE PLACE YOU SUPPOSEDLY CAN GO TO IN ORDER TO APPLY FOR THIS PERMIT, BUT YOU DON'T EXPECT TO HAVE TO GO ELSEWHERE TO COMPLETE THE PAPERWORK. I FOUND IT VERY FRUSTRATING TO HAVE TO GO FROM ONE AREA, TO ANOTHER. I SHOULD HAVE JUST HAD TO GO THAT ONE PARTICULAR AREA, WHERE ALL THE AGENCIES ARE SUPPOSED TO HAVE OFFICES. //
Q10	1379	95	INSPECTORS REALLY DIDN'T COMPLY WITH THE BUILDING CODE.
Q10	1460	95	THIS GOES BACK YEARS -- LEGISLATION IN 1988 ON THE 20% EXPANSION WITHOUT A BUILDING PERMIT THEN THEY VETOED IT AND SOMEONE CALLED IN AND I ENDED UP GETTING FINED//
Q10	1477	95	THEY GAVE ME A HARD TIME//
Q10	1490	95	FOR ONE THING THEY ARE NOT CENTRALIZED AND YOU ALMOST HAVE TO RUN ALL OVER THE ISLAND TO GET A PERMIT. THERE ARE SO MANY BUREAUCRACIES. THEY NEED TO CENTRALIZE THINGS AND IF YOU WANT TO GET A PERMIT FOR BUILDING YOUR HOUSE OR IMPROVING YOUR HOME YOU DON'T WANT TO GO AROUND THE ISLAND TO SEVEN DIFFERNET PLACES//
Q10	1500	95	JUST SEEMED TO BE INCONSISTENT REQUIREMENTS DEPENDING ON WHO YOU SPOKE WITH.
Q10	1652	95	BCS THE SERVICE WERE NOT CENTRALIZED I NEEDED TO RUN AROUND ENTIRE ISLAND TO GET DOCUMENTS SIGNED AND GET DOCUMENTS FROM GOV GAUM.
Q10	1778	95	THE BLDG INSPECTION WAS NEVER COMPLETED AND WE DIDNT FINISH WITH IT TO GET THE PERMIT //
Q10	1793	95	DIDNT HAVE THE APPROVAL FOR ONE PLACE//

Q10	1843	95	TOOK TOO LONGEVERYTIME WENT TO OFFICE, THEY WANTED TO SEE CVONNECTION WITH UPPER GOVERNMENT STRATA THAT IS UNFAIR
Q10	1845	95	THEY COME UP WITH A RUNAROUND. IT WAS THE ONE STOP BUILDING, THEN THEY SEND YOU ALL OVER THE DEPARTMENT OF MANAGMENT//
Q10	1886	95	IT TAKES LONG TO APPROVE THE PERMIT
Q10	2063	95	HE HAD TO KEEP COMING BACK TO RE-SCHEDULE THE APPOINTMENTS//
Q10	2234	95	APPROVAL
Q10	2522	95	THEY GAVE ME THE RUN AROUND
Q10	2599	95	ALOT OF RUNNING AROUND, NOT ENOUGH INFORMATION, YOU ARE NOT GIVEN THE ENTIRE LIST OF WHAT YOU ARE SUPPOSE TO BRING WEITH YOU, RUDSE EMPLOYEES THAT WE AHD TO DEAL WITH
Q10	3008	95	TO MUCH RUNNING AROUND YOU SHOULD SPEDIFY EVERYTHING
Q10	3078	95	TOO RED TAPE. IT TOOK MORE THAN 6 MONTHS.
Q10	3669	95	DIDN'T ALLOW TO HOUSE ON MY PROPERTY
Q17	2	95	IN THE YEARS, THE DEVELOPMENT ON ISLAND PROVIDED LOT BETTER HOUSING TO PEOPLE THAN BEFORE, LIKE RESTAURANTS AND HOTELS, IMPROVED LIFE OPF PEOPLE
Q17	33	95	THE GOV IS VERY BAD RIGHT NOW WITH THIS ADMINISTRATION// NO CONCERNS OR CONSIDERATION// BLAME ONE ANOTHER//POINT FINGERS// THEY DONT'T CARE// NO EVALUATION //THEY ARE VERY UNPROFESSSIONAL//THEY PUT IN PEOPLE WHO DON'T KNOW WHAT THEY ARE DOING // WHERE'S
Q17	35	95	BECAUSE I KNOW THAT THE GOVT.CAN DO MUCH MORE//
Q17	36	95	I THINK THE GOVERNMENT AND PEOPLE ARE BEING TAKEN ADVANTAGED OF BECAUSE OF THE POLICIES OF THE US GOVERNMENT IT MAKES IT MORE DIFFICULT FOR THE PEOPLE TO IMPROVE THEIR ECONOMIC SITUATION, IT ALL BOILS DOWN TO THE POLITICAL STATUS.
Q17	46	95	BECAUSE SOME THINGS I am satisfied with and others i am not
Q17	48	95	BECAUSE I DON'T KNOW//
Q17	63	95	A LOT OF PEOPLE HAVE LEFT THE ISLAND, CUZ THEY HAVE LOST THEIR JOBS, OR THEIR HOURS WERE REDUCED AND THEY COULDN'T MEET THEIR FINANCIAL OBLIGATIONS. AND I KNOW A LOT OF PEOPLE WHO HAVE LOST THEIR HOMES TO THE BANK. SO SAD. ALSO, CUZ OF THE WAY THE GOVERN
Q17	74	95	I KNOW THAT OVER HERE IT'S JUST KIND OF WEIRD.
Q17	86	95	BECAUSE THE GOVT IS HURTING US. FROM JULY LAST YEAR UP TO THE TYPHOON THERE WERE NO TRASH TRUCKS NO TRASH PICK UP
Q17	91	95	BCS THEY HAVENT KEPT UP WITH INFRASTRUCTURE OR PROPER MAINTANANCE, THE PLACE LOOKS LIKE CRAPS, THEY ONLY BEATIFY THINGS THEY FEEL WILL SUPPORT THEIR POLITICAL ABITIONS

Q17	93	95	BECAUSE FOR THE LAST EIGHT YEARS IT HAS NOT BEEN EQUAL ONLY A FEW PEOPLE HAVE BEEN ALLOWED TO DEVELOP AND NOT EVERYBODY ALLOWED TO DEVELOP
Q17	102	95	THE ROADS , THE WAY THEY ARE BUILT// IN THE BEGINING THEY WERE OK NOW THEY ARE ERODED AND HAVE POTHOLES, THEY WERE NOT CAREFULLY PLANEED OUT OR DEVELOPED//
Q17	108	95	THERE IS MUCH REALLY TO DO...THE SCHOOLS ARE NOT REALLY THAT GREAT...THERE ARE SOME ROADS THAT HAVE HOLES AND BUMPS...THE TRASH ON THE BEACHES AND POLLUTION IN THE WATERS
Q17	110	95	DON'T KNOW
Q17	114	95	WE HAVE COME A LONG WAY
Q17	120	95	BeCAUSE OF THE APP OF THE COMMERCIAL BUILD SOME OF THEM ARE NOT KEPT WELL AND IT COSTS MONEY
Q17	121	95	WELL BASICALLY- ON THE ECONOMY IS GOING DOWN SO EVERYONE IS STRUGGLING TO MAKE ENDS MEET. IT TAKES ONE TO KNOW ONE. OUR ONLY INDUSTRY HERE IS TOURISM AND THAT IS BASICALLY THE GOVERNMENT'S ONLY SOURCE OF MAINTAINING A LOT OF COMMUNICATIONS WITH OUR OUTSI
Q17	145	95	NO OPINION//
Q17	162	95	BECAUSE THERE ARE SO MANY ROOM FOR IMPROVEMENT. SOMETIME SOME SUGGESTIONS WERE MADE FOR IMPROVEMENT BUT IT STILL FALLS ON DEAF EARS//
Q17	163	95	WE GETTING THINGS NOW THAT WE NEVER HAD BEFORE. IT'S LOOKING GOOD BUT THEY START PROJECTS AND THEN FORGET ABOUT IT AFTER THREE OR FOUR MONTHS AND THINGS FALL APART. NO USE IN FIXING THINGS UP IF YOU DON'T MAINTAIN THEM. WE HAVE NICE NEW ROADS BUT THEY FA
Q17	172	95	NEED TO BE MORE SPECIFIC ABOUT WHAT DEVELOPMENT YOU ARE TALING ABOUT//
Q17	175	95	THEY DONT REALLY FOLLOW REGULATIONS IF YOU ARE A STRANGER YOU FOLLOW THE RULES IF YOU KNOW SOMEONE YOU DON'T FOLLOW//
Q17	221	95	NO COMMENT
Q17	236	95	BECAUSE I COULD SEE SOME OF THE PEOPLE ARE GIVING THEM AND MAKE THEM SATISFIED//
Q17	255	95	I GUESS JUST LOOKING AROUND.
Q17	259	95	BCS SOME VILLAGES ARE NOT REALLY THAT DEVELOPED SOME ARE UNDERDEVELOPED
Q17	266	95	BECAUSE AS OF NOW IT IS HARD TO GET EMPLOYMENT//
Q17	275	95	CUZ, AS I TOLD YOU EARLIER, IN THE STATES, THERE ARE MORE REGULATIONS, THAT YOU CAN'T BUILD A HOUSE WITHOUT RULES. THERE ARE SOME PARTS OF THE ISLAND, WHERE SOME OF THEM HAVE NICE HOUSES, VERY WELL TAKEN CARE OF, BUT IN OTHER PLACES, APARTEMENTS AREN'T A

Q17	278	95	THINGS ARENT AS GOOD AS THEY USED TO BE// USED TO BE MORE JOBS, ENVIRONMENT WASNICE, NOW I WANT THINGS TO BE HOW THEY USED TO BE, MORE OPPORTUNITY FOR WORK AND BE ABLE TO OWN LAND
Q17	279	95	BECAUSE THERE IS NO IMROVEMENTS COMING UP. IT IS BEING STABLE OR STAGNATED//
Q17	284	95	THERE HAVE BEEN DEVELOPMENT ALL OVER THE ISLAND. SOME HAVE TO BE IMPROVED SOME DONT
Q17	285	95	I BELIEVE THERE SHOULD BE MORE DEVELOPMENT OTHER THAN TOURISM IN ORDER THAT THERE WOULD BE MORE JOB OPPORTUNITIES.
Q17	294	95	BECAUSE FOR THE ROAD NEED TO BE IMPROVED EVEN FOR WATER WORKS NEED TO IMPROVED
Q17	306	95	WHEN YOU DEVELOP THERE SHOULD BE PLANNING. DEVELOPMENT WE'RE DOING NOW IS CREATING SLUMS IN CERTAIN AREAS..AND WE DEVELOP AREAS WHERE THERE ARE NO INFRASTRUCTRES.
Q17	307	95	OUR MONEY ISN'T BEING USED IN THE RIGHT PLACES, AND SOME THINGS, LIKE EDUCATION , AREN'T ON POLITITIANS LISTS, EXCEPT THAT THIS AN ELECTION YEAR. THERE ARE NO TEXTBOOKS OR SUPPLIES IN THE CLASSROOMS. TEACHERS' SALARIES SUCK. AND WE NEED MORE SCHOOLS, AND
Q17	311	95	FOR THE LAST 3/4 YEARS NOTHING MUCH IS BEING DONE FOR THE ISLAND. FOR THE SCHOOLS IT DOES NOT COME IN ON TIME // FINANCING // FOR THE UNIFORM SCHOOLS // FOR THE PUBLIC SCHOOLS TOO
Q17	315	95	BECAUSE I'M NOT HERE LONG ENOUGH-I DON'T REALLY STAY HERE LONG-AS FAR AS I AM HERE-SOME FROM I HEAR FROM THE NEWS-I DON'T HAVE ENOUGH INFO//
Q17	320	95	SOME PEOPLE WHO ARE SPENDING MONEY TO INVEST IN GUAM, WE DON'T HAVE MUCH TO RAISE AND TOURISTS WILL NOT BE COMING TO GUAM BECAUSE OTHER VENUES ARE THERE
Q17	327	95	IN THE FIRST PLACE THERE ARE A LOT OF THINGS TO DEVELOP//
Q17	334	95	THE DEVELOPMENT IS BEING CONTROLLED BY FORGIEN MONEY//
Q17	338	95	I MEAN, IT COULD BE BETTER, SO I GUESS, I'M SPEAKING FOR MYSELF, MY FAMILY IS DOING FINE, BUT I WISH THINGS COULD BE BETTER, FOR OTHERS WHO ARE HAVING A HARDER TIME. //
Q17	347	95	BECAUSE WE COULD BE MORE DEVELOPED AND SOME OF THE DEVELOPMENTS ARE USELESS AND NOT SO GOOD LOOKING. THEIR APPEARANCE AIN'T GOOD//
Q17	366	95	THERE SHOULD BE MORE DEVELOP,ENT
Q17	375	95	IT DOESN'T SEEM LIKE IT'S GOING ANYWHERE, IT'S STAYING THE SAME. THEY SAY THEY ARE GONNA FIX IT UP, BUT I HAVEN'T SEEN ANYTHIG FIXED. OR LIKE THE ROADS, THEY FIX IT, THEN A COUPLE MONTHS LATER, THEY BREAK IT, SO IT DOESN'T GO ANYWHERE. //
Q17	407	95	DON'T KNOW

I Tano'-ta Public Opinion Survey

Q17	409	95	GIVEN THE FACTORS OF THE ECONOMY THAT IS TO SAY A GREAT DEAL OF INFLUENCE -HAVING TO DO WITH ASIAN ECONOMY INFLUENCE- I FEEL LIKE WE HAVE DONE A GREAT DEAL AND CONSIDERING THE SITUATION MAYBE WE HAVE DONE MODERATELY ACCEPTABLE//
Q17	422	95	FOR NOW THE GOVERNMENT NEED MORE.... IMPROVEMENTS //
Q17	424	95	SOMETIMES VERY SOMETIMES NOTHING.//
Q17	439	95	DEVELOPMENT IS GOOD BUT TOO MUCH DEVELOPMENT IS NOT GOOD, LIKE OUR WATER SITUATION, THEY KEEP ON BUILDING BUILDINGS BUT NO NEW SEWERS, THEY ARE NOT UPGRADING THE WATER SITUATION AND ALLOWING BUILDINGS TO GO UP WITH NO PARKING SPACES//
Q17	458	95	WE ARE TALKING ABOUT WHAT AGAIN // BECAUSE THEY ARE CONCENTRATING ON ONE AREA THAT IS TOURISM AND THAT IS IT// MAINLY CONCERNED WIYH THAT AREA NOT ANY THING ELSE ON THE ISLAND
Q17	459	95	CUZ, THE WAY I LOOK AT IT, I'M NOT REALLY SATISFIED... WITH THE SEWERS. AND THE ROADS. AND THE POWER. AND THE TELEPHONES. AND THE TAXES. //
Q17	471	95	BeCAUSE YOU KNOW I Don't Know THERE ARE SO MANY YOUNG PEOPLE WHO NEED TO WORK AND ARE NOT WORKING
Q17	473	95	FIRST OF ALL, WHEN I FIRST CAME HERE, THERE WERE NO FLOODS. NOW MOST STREETS ARE FLOODED DURING A HEAVY DOWNPOUR. WHAT HAPPENED TO THE DRAINAGE? // I THOUGHT THERE WAS A TASK FORCE ON GRAFITTI, BUT WHAT ARE THEY DOING? GRAFITTI IS STILL RAMPANT. THOSE WH
Q17	484	95	JUST LOOK AROUND EVERYWHERE YOU GO ON THE ISLAND YOU SEE SLUMS
Q17	540	95	I SAY THAT BECAUSE WHEN YOU REALLY LOOK AT GUAM OUR ROADS REALLY NEED TO BE FIXED AND WE HAVE A LOT OF SEWER PROBLEMS AND A LOT OF THE VILLAGES STILL NEED ADEQUATE WATER. A LOT OF THE WATER IS DIRTY. ITS NOT EVEN CLEAN ENOUGH FOR COOKING OR DRINKING AND
Q17	549	95	THERE ARE RUNAWAY APPLICATIONS//
Q17	556	95	BECAUSE THE APPEARANCE HERE ON GUAM IS NEVER UPGRADED-EVEN IF THEY DO PROVIDE PROGRAMS FOR IT-THEY WILL NEVER USE THE MONEY PROVIDED FOR IT- AND THEY STILL HAVEN'T THEY HAVENT UPGRADED ANYTHING-IT'S ALL BELOW STANDARD
Q17	565	95	THE GOVERNMENT IS DEVELOPING WHERE THEY ARE BUT NOT ELSEWHERE//
Q17	591	95	THE ONLY TIME THEY MOVE IS DURING ELECTION//
Q17	598	95	ALL HOTELS ARE GOING UP AND RATES ARE GOING DOWN AND THEY ARE CLOSING
Q17	599	95	SO FAR THEY BEEN PRETTY GOOD, AS FAR GANYON IS,CONCERNED IT LOOK TERRIBLE ESPECIALLY ON BEACH SIDE, TOURISM SIDE IS POORLY KEPT
Q17	617	95	I AM JUST NEW HERE IN GUAM AGAIN. I JUST CAME BACK FROM THE STATES AND WHAT I SEE I AM VERY SATISFIED//

Q17	625	95	CAUSE I HAVE SEEN SOME CHANGES THAT ARE OK. THEY HAVE IMPROVED A LITTLE NOT A LOT.//
Q17	631	95	RIGHT NOW THEY DON'T DO VERY MUCH OF THOSE THINGS//
Q17	640	95	WHERE I AM RIGHT NOW I HAVE NOTHING SO THAT IS WHY I AM SOMEWHAT SATISFIED//
Q17	649	95	BECAUSE OF NOW SOME PEOPLE RENT ON THE MAINLAND TO FIND WORK//
Q17	658	95	THE LAST YEARS I WAS KIND OF IMPRESSED WITH WHAT GUAM WAS DOING BEFORE THE ECONOMY WENT DOWN . FOUR YEARS AGO THE ECONOMY WAS DOING WELL. I COULD GET WHAT I WANTED WHEN I WANTED IT. NOW ITS GETTING VERY HARD//
Q17	659	95	IVE SEEN OTHER ISLANDS WHERE THEY'RE NOT AS GOOD//
Q17	667	95	DON'T KNOW
Q17	681	95	I AM ANTI DEVELOPMENT, THERE IS TOO MUCH DEVELOMENT, THE ISLAND USED TO BE PARADISE, NOW EVERYTHING IS BIG BUILDINGS, TOO MUCH DEVELOPMENT, THEY ARE MORE CONCERNED WITH TOURISTS THAN THE ENVIRONMENT OR THE PEOPLE, TAKING CARE OF THE LAND AND THE SEA, AND
Q17	683	95	THE PERSON WE HAVE GOT DOING THE BEAUTIFYING ARE THE GOVT. WE HAVE HAD 8 YEARS WITH HIM HE (THE GOVENOR) HAS NOT LIVED UP TO HIS PROMISES. THERE IS MORE DEFICIT & MORE CORRUPTION.
Q17	694	95	SEE THE FAVOURITISM TOWARDS THOSE WHO ARE CLOSE IN POWER//
Q17	712	95	THEY ARE FOLLOWING THE BUILDING CODES AND YOU CAN SEE THAT THE PEOPLE WHO ARE BUILDING COMMERCIALLY, THEY ARE FOLLOWING THE CODES//
Q17	720	95	THE GOVT IS NOT GOOD NO MONEY THEY DONT HAVE MONEY
Q17	723	95	OK AS LONG AS EVERYTHING IS FINE,
Q17	732	95	BECAUSE A LOT OF PROBLEMS CAME IN SINCE THIS ADMINISTRATION. THERE'S A LOT OF PROBLEMS THAT THEY NEVER SOLVED. ESPECIALLY THE UTILITIES.
Q17	740	95	BECAUSE I DON'T THINK THAT IT HAS BEEN WISE DEVELOPMENT. I DON'T THINK THE GOVERNMENT HAS PERMITTED THINGS WISELY//
Q17	759	95	BECAUSE, I DON'T BOTHER REALLY, TO THINK ABOUT IT. I'M ALRIGHT WITH WHAT I HAVE. //
Q17	781	95	BECAUSE, THERE'S A LOT OF POOR PEOPLE LIVING IN GUAM, AND THEY'VE BEEN GETTING WELFARE. SOMETIMES A PROBLEM HAPPENS, LIKE AN EARTHQUAKE OR TYPHOON, AND THEY FIX THE DAMAGE A BIT TOO SLOWLY. MAYBE THEY NEED SOMEONE TO BE A BETTER GOVERNER THIS TIME, SO TH
Q17	791	95	THE DEVELOPEMENT HAS AT ONE POINT IMPROVED THE LOCALS STANDARD OF LIVING BUT IT IS ALL GEARED TO TO ONE THING, THAT IS TOURISM AND THERE IS NO BACKUP TO THAT AND THERE WAS NO MONEY IN THE KITTY FOR THE ECONOMY AND MAINTAIING THE INFRASTRUCTURE AND THE PE
Q17	810	95	IT IS GETTING TOO OVER DEVELOPED

Q17	817	95	IF THE ECONOMY WAS GOOD THEN WE DON'T NEED SO MUCH SPENDING AND INVESTMENT SO WE NEED TO INCRESE DEVELOPMENT SO THE ECONOMY CAN RECOVER//
Q17	826	95	SOME PLACES THERE IS IMPROVEMENT, AND SOME PLACES THERE IS NOT. THEY ARE TOO FOCUSED ON TUMON AND NOT THE REST OF THE ISLAND. THE TOURISTS DON'T JUST STAY IN TUMON THEY GO ALL AROUND THE ISLAND//GUAM DEFINITELY NEEDS CHANGE//
Q17	855	95	BECAUSE, EVERYBODY'S MAKING AN EFFORT TO TRY. //
Q17	859	95	BECAUSE I LIVE HERE I JUST GOTTA MAKE DO WITH WHAT I GOT
Q17	887	95	WEL, FOR ONE, THE DILEMMA WE'RE IN RIGHT NOW, WITH THE GOVERNMENT. WE'RE A TERRITORY OF THE U.S., AND THE MINIMUM WAGE SHOULD BE LIKE THE MAINLAND, HIGHER. //
Q17	889	95	BECAUSE I GUESS LOOKING AT IT IN TERMS OF DEVELOPMENT HOW WE HAVE SOME STRUCTURES THAT ARE BUILT AND JUST LEFT VACANT. THE APPEARANCE IS NOT UPKEPT SO THERE ARE 13 AREAS LIKE IN TUMON- CERTAIN PLACES HAVE THER FOCUS LEAVING OUT OTHER AREAS OF THE ISLAND
Q17	900	95	THEY WERE ABLE TO DEVELOP MARINE DRIVE. WHEN I CAME HERE IT WAS A 2 LANE ROAD. NOW IT IS 7 LANES. QUITE AN IMPROVEMENT
Q17	909	95	THEY ATTEMPT TO DO SOMETHING BUT IT CREATES MORE PROBLEMS
Q17	910	95	NO
Q17	916	95	TOO MUCH DAMN DEVELOPMENT. TOO MUCH CONCRETE. //
Q17	924	95	DEVELOPMENT IS OK BUT ECONOMIC DEVELOPMENT NOT BETTER
Q17	926	95	EVERYTHING IS KIND OF SLOW TODAY, SO WE JUST HAVE TO LIVE THROUGH IT//
Q17	938	95	DOWN SOUTH, THEY PUT ROCKS ON THE BEACH, SO THAT WHEN THERE'S A TYPHOON, THE BODIES Don't FLOAT OUT OF THER GRAVES. // THEY FIX SOME ROADS, AND PAVE THEM. // THEY PUT UP PHONE AND POWER POLES
Q17	964	95	RIGHT NOW THEY ARE DOING PRETTY GOOD, BUT SOMETHING NEEDS TO BE DONE MORE//
Q17	977	95	WELL, I THINK WE'VE DEVELOPOED QUITE A BIT ALREADY AS FAR AS HOTEL WISE AND TOURIST WISE. AND I THINK WE HAVE TO BECAREFUL BEFORE WE GO TO FAR. AS FAR AS COMMERCIALLY, WE NEED DEVELOP OUR ECONOMY MORE.
Q17	982	95	GOVERNMENT ITSELF NOT GOOD ENOUGH IN PUBLIC MATTERS
Q17	983	95	I THINK THEY JUST DID THE DEVELOPMENT WITHOUT MUCH PLANNING.
Q17	988	95	WELL, RIGHT NOW THEY DON'T HAVE ANY MONEY.THEY ARE IN BANKRUPTCY. THEY ARE RUNNING OUT OF MONEY.//
Q17	993	95	WELL, I THINK WE'RE OVER DEVELOPPED. I WANT THE GUAM OF 20 YEARS AGO.
Q17	994	95	THERE IS A POLITICS CORRELATION TO THAT AND THAT BOTHERS ME VERY MUCH. IT'S A QUESTION OF WHO THEY SHOULD TAKE CARE OF FIRST, THEY SHOULD TAKE CARE OF THE ISLAND FIRST, AND NOT THEIR FAVORITE FRIEND OR POLITICIAN OR BUSINESSMAN//

Q17	999	95	WELL YOU KNOW THEY SAY THINGS AND THEN YOU GO .THEY TELL YOU TO GO THERE AND YOU GO TO THE DEPARTMENT AND THEY TELL YOU TO GO. I WISH THEY WOULD GIVE YOU INSTRUCTIONS TO FOLLOW WITH PROCEDURES- NOT TO GO TO ONE PLACE AND SEND YOU TO ANOTHER ALL DAY. MORE
Q17	1011	95	JUST FEEL THAT IT IS ALL RIGHT. GUAM IS DOING OK BUT THEN WE ARE DOWN PRETTY LOW//
Q17	1013	95	I JUST EXPECT MUCH MORE IMPROVEMENT AND DEVELOPMENT WITH ALL THE TOURISTS COMING IN. THERE SHOULD BE MUCH MORE. I THINK A LOT OF THE TAXES COLLECTED SHOULD NOT JUST GO TO THE SALARIES OF GOVERNMENT EMPLOYEES BUT SHOULD BE USED FOR IMPROVEMENTS AND DEVELO
Q17	1023	95	THE POLICIES THAT ARE THERE ARE NOT BEING ENFORCED. IF THEY WOUID ENFORCE THE POLICIES THEY HAVE IT WOULD BE BETTER
Q17	1039	95	THEY CAN DO MORE// MAYBE BASICALLY NEED MORE HOUSING DEVELOPMENT ,NOT MUCH OUT THERE FOR THE PEOPLE
Q17	1046	95	IT HAS NOT CHANGED NOR BECOME BETTER
Q17	1083	95	THE WAY THE GOVernmenT RUNS IT. THEY DON'T REALLY DO THEIR JOB, THEY JUST MIND THEIR OWN BUSINESS. THEY DON'T CARE WHAT PEOPLE NEED. LIKE SCHOOLS AND EDUCATION, THEY HAVE TO DO MORE FOR THE SCHOOLS, TO UPGRADE THEM. // THEY HAVE TO CONCENTRATE ON THE ROA
Q17	1105	95	TOO MANY THINGS ARE BEING ALLOWED TO HAPPEN LIKE A BRAND NEW BUILDING BUILT 10 FEET FROM THE STREET, THERE IS NO FRONTAGE, THEY CAN PAINT IT YELLOW OR ANY COLOUR, THERE IS NO PARKING, OUR MAIN BUSINESS IS TOURISM AND THE ISLAND IS ALLOWED TO LOOK LIKE A
Q17	1109	95	BECAUSE I GUESS THE DEVELOPMENT IS OK IT WHEN WE STARTED THE COMPANY-THE MIGRATORS CAME RUINED EVERYTHING
Q17	1122	95	JUST HOW THINGS ARE GOING HERE//
Q17	1123	95	I HAVE BEEN AROUND THE WORLD AND SEEN HOW CITIES HAVE DEVELOPED AND WE ARE JUST FAR BEHIND//
Q17	1146	95	IT NEEDS IMPROVEMENT // PARTNERSHIP GOVT TO PRIVATE AS IT SHOULD BE A JOINT EFFORT
Q17	1150	95	TOO MUCH DEVELOPMENT THAT CAN NOT BE SUPPORTED BY UTILITIES
Q17	1165	95	ANYBODY WHO HAS TO DEAL WITH THE WAY THINGS ARE GOING HERE, IS OBVIOUSLY GONNA BE DISSATIFIED, SO I'M DISSATISFIED TO THE POINT OF BEING AGRESSIVE. SOME OF CAN'T BE AS AGRESSIVE, AND HAVE TO BITE THE BULLET. IT MAKES IT FRUSTRATING. // NOT BEING ABLE TO
Q17	1167	95	BECAUSE IT DOESNT MAKE A DIFFERENCE OF MY OPINION...THE GOVERNMENT DOES WHAT IT DOES REGARDSLESS OF WHAT PEOPLE FEEL OR THINK//

I Tano'-ta Public Opinion Survey

Q17	1197	95	NOT MUCH DEVELOPMENT: EVERYTHING DOESNT LOOK SO GOOD//
Q17	1203	95	A LOT OF ISSUES THAT SHOULD BE...LIKE THE ROADS WHICH NEED TO BE IMPROVED OR REPAIRED, AND THEY SPEND MONEY ELSEWHERE. TOO MUCH POLITICS FOR THEMSELVES (THE POLITICIANS AND GROUPS WHO CONTRIBUTE TO THE GOVERNMENT) INSTEAD OF WHERE THE MONEY IS NEEDED. /
Q17	1216	95	THE STRUCTURE OF PAVEMENT IS NOT ADEQUATE FOR GUAM WEATHER AND FOUNDATION,
Q17	1252	95	ITS JUST THE WAY IT IS WHEN THEY TRY TO DEVELOPE SOMETHING IT DOESN'T FOLLOW THROUGH. THEY GO THROUGH WITH DEVELOPMENT AND LATER ON THINGS LIKE THE HOUSING PROJECTS DONT GET FINISHED OR DONE, ITS ALWAYS JUST A PHASE, AND THEN IT DOESN'T HAPPEN AND PEOPLE
Q17	1265	95	BECAUSE HOUSES I RENTEING HAVE POOR STANDARD
Q17	1280	95	ITS VERY SLOW,NOTHING IS REALLY HAPPENING., I SEE SOME CHANGE BUT NOT TOO MUCH//
Q17	1281	95	BECAUSE THE GOVT IS WORKING A LOT
Q17	1291	95	IT IS SO POLITICAL // YES // BECAUSE THINGS ARE NOT DOEN IF YOU WANT SOMETHING DONE YOU HAVE TO BE A SUPPOERTER OF THR GOVERNOR
Q17	1313	95	THERE ARE SOME DEVELOPMENTS THAT ARE NOT THOUGHT OUT VERY WELL LIKE WATER.
Q17	1317	95	I THINK ... NO OPINION//
Q17	1327	95	I THINK WITH THE NUMBER OF TOURISM CURRENTLY...WE HAVE MORE HOTELS AND AIRPORTS TO HANDLE IT WE'RE OK...BUT WE NEED TO WORK ON OUR ROADS AND INFRASTRUCTURE.
Q17	1329	95	RIGHT NOW, WITHT HE ECONOMY BEING WHAT IT IS, IF ANYBODY CAN DEVELOP SOMETHING, THAT WOULD BE A GOOOD THING//
Q17	1330	95	LOT OF BLDGS ARE BEING BUILT BUT LEFT ALONE AFTER BEING USED FOR A COUPLE OF MONTHS
Q17	1334	95	THERE'S ALOT OF PEOPLE COMPLAINING ABOUT THE ISLAND. SAYING THAT THINGS ARE NOT GOOD AROUND HERE. THINGS ARE GETTING WORSE.
Q17	1350	95	WELL, YOU KNOW THEY HAVE TO, PEOPLE HAVE TO DO THEIR OWN THING.
Q17	1379	95	WELL LOOK AROUND THE STUCTURE AND DESIGN JUST BASICALLY DISAPPOINT. THEY COULD DO BETTER. THEIR DESIGN IS NOT VERY APPEALING OR BREATHTAKING.
Q17	1380	95	SOME OF THE WORKS HAVE BEEN DONE PROPERLY// SOME NOT DONE PROPERLY
Q17	1384	95	DISSATTISFIED WITH THE UTILITIES ITS VERY POOR
Q17	1388	95	NOT TOO PLEASED ABOUT SOME THINGS// NOT REALLY SURE WHAT I AM PLEASED ABOUT//
Q17	1389	95	WHEN YOU CONSIDER THAT YOU CAN'T DRINK THE WATER, OR YOU CAN'T WAKE UP AND USE YOUR SHOWER CUZ THERE'S NO PRESSURE. THERE SHOULD BE AT LEAST A LIVING STANDARD. // I PRAY THE LORD WILL ENABLE ME TO HAVE ENOUGH MONEY TO SEND MY KIDS TO PRIVATE SCHOOL, CUZ

Q17	1395	95	I SEE THINGS THAT ARE HAPPENING, AND THOSE THINGS THAT ARE MAKING THE ISLAND LOOK BETTER. BUT I DON'T THINK THE GOVernmenT IS DOING ENOUGH FOR THEIR OWN BUILDINGS. AN EXAMPLE IS TYAN, THAT USED TO BE OWNED BY THE NAVY, AND WHEN THEY TURNED IT OVER TO GOV
Q17	1406	95	LOOK AT ALL THAT'S HAPPENING OVER HERE, ALL THE PROPERTIES WHERE TRASH BUILDS UP, THE BUS STOPS WITH GRAFITTI, THE HOTELS WITH WATER. DO YOU THINK YOU WILL CREATE A TOURIST INDUSTRY ON GUAM WITH ALL THIS SHIT GOING ON? THE INFRASTRUCTURE IS VERY INSUFFIC
Q17	1413	95	THEY NEED TO IMPROVE OVERALL
Q17	1415	95	IT HAS IMPROVED, SOMEWHAT. THE ECONOMY. //
Q17	1418	95	BECAUSE I DON'T BELIEVE IN RAPID GROWTH. I WANT CONTROLLED GROWTH. I DON'T JUST WANT PEOPLE COMING IN AND BUILDING UP AND NOT ACCEPTING THE BEAUTY OF THE ISLAND. WE NEED MORE STRICT ZONIG LAWS. WE NEED LONG-RANGE PLANS...
Q17	1426	95	THERE IS NOT MUcH IMPROVEMENT DOWN-EDUCATION IS GOING DOWN, IFRRASIRUcTuRe, WATER IS ALsO GOiNG DOwN
Q17	1453	95	I THINK// I WANT THEM TO DO SOMETHING TO MAKE IMPROVEMENTS// TO PROVIDE MORE JOBS
Q17	1460	95	BECAUSE GUAM IS VERY COMPLEX // I HAVE LIVED HERE 26 YRS IN A VERY UNIQUE SITUATION THERE ARE NOT AREAS DESIGNATED FOR RESIDENTAL, COMMERCIAL, AGRICULTURAL, AND MECHANICAL SO THERE ARE PROBLEMS BECAUSE EACH OWNER DOES WHAT THEY WANT TO DO WITH THEIR LAND
Q17	1466	95	THERE IS IMPROVEMENTS, BUT IT'S SLOW. //
Q17	1477	95	BECAUSE THE ONLY ONE THAT HAS ALL THESE HOUSES IS THE GOVERNMENT
Q17	1481	95	TUMON LOOKS GOOD//
Q17	1490	95	WELL BECAUSE I DON'T THINK THAT OUR GOVERNMENT OFFICIALS LIKE LEGISLATORS ARE LOOKING FOR NEW BUSINESSES FOR GUAM'S ECONOMY AND WE CAN ONLY BUILD IF THE ECONOMY IS GOOD AND WE CAN MAKE IT GROW. IF WE CAN ATTRACT PEOPLE TO COME HERE EVEN LIKE RECYCLING CO
Q17	1500	95	SOME OF THE DEVELOPEMENT IS GOOD AND SOME IS BAD.
Q17	1501	95	I THINK THERE ARE OTHER AREAS THAT CAN BE IMPROVED ON BUT PEOPLE LIKE MYSELF, I OWN PROPERTY, AND BECAUSE OF THAT AND THE STATE OF THE ECONOMY NOW I AM NOT TOO INTERESTED IN DEVELOPING IT AND THEN MAYBE LOSING IT //
Q17	1503	95	THEY COULD DO A LOT MORE
Q17	1505	95	I DONT BOTHER ANYONE AND THEY DONT BOTHER ME//
Q17	1506	95	DONT REALLY CARE ABOUT IT//NO

Q17	1537	95	RIGHT NOW, THE WAY EVERYTHING IS, A LOT OF PEOPLE ARE JUST GIVING UP. IT'S LIKE THEY DON'T CARE ANYMORE. THEY DON'T WANT TO DEAL WITH IT ANYMORE. THEY ARE JUST TIRE OF THE B.S. SO THEY LEAVE, OR DON'T CARE.
Q17	1568	95	BECAUSE IT ALL DEPENDS ON THE INDIVIDUAL.
Q17	1589	95	THE PROBLEM IS NOT THE BUSINESS PEOPLE ON THE ISLAND. IT'S THE GOVERNMENT NOT ENFORCING THE LAWS. GOVT ONLY SUPPORTS RICH THE RICH PEOPLE AND NOT JUST SOME OTHER GUYS.
Q17	1591	95	FOR A 10 YEAR PROJECTION THEY NEED 15 OR 20 MORE SEWAGE TREATMENT PLANTS THEY ARE NOT DEVELOPING IT/
Q17	1609	95	BECAUSE THERE ARE SO MANY FACTORS INVOLVED WITH THE WAY THE GOVERNMENT OF GUAM OPERATES. I COULD NOT PERSONALLY SEE INVESTING LARGE SUMS OF MONEY. TO ME ALMOST ALL THE TAX MONEY ON THE ISLAND THAT THE PRIVATE SECTOR PUTS INTO THE GOVERNMENT GOES TO WAST
Q17	1628	95	SOME AREAS ARE DEVELOPED PROPERLY AND OTHERS ARE NOT.
Q17	1643	95	A LACK OF ADEQUATE INFRASTRUCTER //LACK OF APPROPRIATE SEWER AND WATER LINES, INABILITY TO PROVIDE RELIABLE WATER SUPPLY//
Q17	1644	95	WELL, FROM MY EXPERIENCE IT'S THE NEEDS AND WHAT WE WANT. IT'S JUST THE POLITICAL ISSUES.
Q17	1648	95	THEY ARE NOT DOING ANYTHING, THEY ARE ONLY DOING THINGS FOR WHO THEY KNOW, THAT IS THE GOVERNMENT NOW. I HOPE THAT THE NEW GOVERNMENT WILL DO BETTER, I AM WAITING NOW, SO THAT MY LIFE AND MY FAMILY WILL DO BETTER. I AM TIRED OF WAITING FOR THE LAND TRUST
Q17	1652	95	WHY IS IT ONLY ON THE NORTHEAST SIDE OF THE ISLAND THAT THEY HAVE BIG TALL STRUCTURES NOT IN THE AREAS THAT EVERYONE WILL SHARE THE BEAUTIFICATION
Q17	1659	95	JOBS ARE SCARCE OUT HERE.THE MAJORITY OF UTILITIES IS SCREWED UP.WE HAVE CONTAMINATED WATER. POWER THAT GOES OUT--NOT RELIABLE//
Q17	1661	95	BCS IT IS UP TO A PERSON TO SATISFIY THEMSELVES IF THE GOVT COOULD HELP THAT THE PEOPLE GET ASSISTANCE THEN PROBABLE WOULD HAVE A BETTER PLACE, TO HAVE MORE LAW INFORCEMENT TO DO SOETHING TO STOP GRAFFITI, HAVE SOMETHING FOR TEENAGERS TO DO INSTEAD. ALS
Q17	1725	95	BECAUSE ITS JUST A SMALL ISLAND AND EVERYTHING IS LIMITED AND WE DON'T HAVE MUCH NATURAL RESOURCES THAT WE CAN DEPEND ON. GOING FISHING IS NOT LIKE BEFORE.//
Q17	1741	95	LOOK AROUND YOPU CAN SEE GRAFFITI, ITS QUITE AN EYESORE

Q17	1745	95	WELL, LETS SEE IN THE LAST 11 YEARS THE ECONOMY HAS BEEN SO BAD. I FEEL WE ARE GOING 1 STEP OVER AND 2 STEPS BACK. I FEEL THAT WE ARE BEING PUSHED OVER THE EDGE. BASICALLY, I'M JUST VERY DISSATIFIED WITH THE GOVT NOT TAKING THINGS SERIOUSLY. THERE'S
Q17	1751	95	BECAUSE I MEAN ALREADY THE GOVT IS FALLING BECAUSE OF CORRUPTION THEY SAY YES THEY WILL HELP YOU AND THEN DO NOTHING
Q17	1759	95	BECAUSE OF ALL THINGS THAT ARE GOING ON IN THE GOVT
Q17	1778	95	LOOK AT "TOMUND" (A PLACE) AND THEY HAVE COME A LONG WAY //
Q17	1786	95	I THINK THAT THEY SHOULD CONCENTRATE ON OTHER AREAS NOT JUST THE TOURIST AREAS.
Q17	1793	95	SOME QUESTIONS KEPT PACE //A LOT OF PLANNING WHERE THINGS ARE WELL LAID OUT AND MIXED OF DIFFERENT TYPES//
Q17	1794	95	BECAUSE I SEE THAT THEY ARE TRYING TO IMPROVE IN AREAS THAT DONT NEED IMPROVMENTS AT THE TIME.// I.E. A VILLAGE ON THE ISLAND THAT IS FOCOSED ON BECAUSE OF TOURISM BECAUSE THAT IS WHERE OUR INCOME IS COMING FROM, BUT OTHER VILLAGES ARE BEING NEGLECTED BC
Q17	1814	95	CAUSE SINCE I GOT HERE WAY BACK IN 1970 AND I WATCHED GUAM DEVELOP. THERE IS NO SUCH THING AS PERFECT GOVERNMENT. THERE IS ALWAYS SOME PEOPLE OPPOSING BUT SO FAR ITS A NICE PLACE TO LIVE//
Q17	1821	95	THE GOVERNMENT SHOULDIMPROVE THE SYSTEM FIRST BEFORE DEVELOPING MORE
Q17	1843	95	BECAUSE OVERALL SOME GOOS PEOPLE BUT LOT OF OVERPOWERING PEOPLE WHO MAKE IT DIFFICULT FOR THE WHOLE ISLAND
Q17	1845	95	INFRASTRUCTURE IS VERY POOR//
Q17	1858	95	I THINK THERE IS A LOT MORE THEY COULD OFFER THATTHEY DONT HAVE. PEOPLE ARE TRYING TO BRING IN THINGS BUT IT IS TO DIFFICULT TO DO// THE TRASH AND REFUSE SITUATION THEY ARE TALKING ABOUT THE DUMP SITE AND THEY ARE TRYING TO RESOLVE HOW TO DISPOSE OF THE
Q17	1862	95	ROAD CONDITIONS, PRIORITIES NOT IN PLACE.
Q17	1886	95	DEVELOPMENT IS LIMITED NEED MORE DEVELOPMENT
Q17	1889	95	FOR THE PAST COUPLE OF YEARS, I HAVEN'T SEEN ANY IMPROVEMENTS, OR NEW DEVELOPMENTS. //
Q17	1890	95	WELL BECAUSE YOU KNOW WE ARE A TERITORY AND WE ARE STILL HOW MANY YEARS BACK FROM THE USA, I THINK THE GOVERNMENT SHOULD GO HAND IN HAD AND HELP US OUT, THEY HAVE ALREADY USED THEY AID WITH US, THE SCHOOLS THE ROADS, THE FEDERALL GOVERNMENT DOES NOT HELL
Q17	1900	95	WELL, THERE'S REALLY NOTHING GOING ON RIGHT NOW. THE GOVERNMENT IS TRYING AND I'LL GIVE THEM CREDIT FOR THAT, EVEN THOUGH ECONOMY SUCKS.

Q17	1919	95	BECAUSE ITS LIKE A CONSTANT FIGHT BETWEEN PUBLIC AND PRIVATE SECTORS, HINDERING DOWN THE LINE EVERYTHING
Q17	1923	95	GUAM IS A SMALL PLACE WITH ALL DEVELOPMENT HERE ITS JUST OVERCROWDING IT
Q17	1977	95	THINGS LIKE THE ENGINEERING, THEY ARE BUILDING STRUCTURES WHERE THERE OUGHT NOT TO BE STRUCTURES//THEY ARE BUILDING TOO MUCH, TOURISTS WANT TO SEE PARADISE, NOT SKYSCRAPERS, THERE IS NO CONTROL OVER THE BUILDING ESPECIALLY NEAR THE OCEAN AND CLIFF SITES/
Q17	2012	95	THE RICH ARE GETTING RICHER, THE POOR GETTING POORER, IT'S WHO YOU KNOW THAT GETS YOU AHEAD, IF YOU DONT HAVE A RELATIVE IN THE GOV'T YOU DONT HAVE A JOB// ITS EASY TO PUT BUILDINGS UP BUT WHENT THE UTILITIES CANT MAINTAIN A LEVEL OF SERVICE BECAUSE THE
Q17	2024	95	THEY'RE DOING, WELL, SOME ARE OK TO ME.
Q17	2051	95	BECAUSE IT'S LIKE NOTHING HAS BEEN ACCOMPLISHED. IT'S LIKE NOW IT'S JUST A BAND-AID. YOU TO REGULATE MORE.
Q17	2060	95	CAUSE WE HAVE A HANDICAP AND WE APPLIED FOR ASSISTANCE AND THEY BASED ON MY INCOME AND I'M THE ONLY ONE WORKING AND IT WAS DENIED//
Q17	2063	95	I SEE OTHER PEOPLE'S EXPERIENCES//
Q17	2074	95	I HAVEN'T HAD ANY PROBLEMS WITH GOVGUAM, BUT A LOT OF PEOPLE SAY THEY DO. //
Q17	2088	95	WELL YOU KNOW THERE ARE A LOT OF THINGS THAT A COMMUNITY OF A 100,000 PEOPLE DON'T HAVE, THE AIRPORT, NICE HOTELS BECAUSE OF TOURISM THE K_MART, THERE ARE A LOT OF BENEIFITS FOR A COMUNNITY THIS SIZE, ZPECIALLY IN THE PACIFIC
Q17	2106	95	WHAT HAS THE GOVERNMENT DEVELOPED THAT I CAN SAY I AM PROUD OF EXCEPT FOR THAT COURT BUILDING.? ONCE THEY DO SOMETHING BEAUTIFUL THEY BREAK IT DOWN BECAUSE SOMETHING IS WRONG WITH THE ROADS .THEY FIXED UP THE ROADS- THE MAIN STRIP ON MARINE DRIVE BUT NOT
Q17	2153	95	THEY KEEP BUILDING A LOT OF THINGS BUT WE DONT HAVE ENOUGH POWER OR WATER FOR ALL THAT. MAYBE POPULATION IS TOO MUCH FOR THAT, MAYBE THATS WHY WE HAVE PROBLEMS, THE SCHOOLS ARE OVER CROWDED, WE HAVE TOO MUCH PEOPLE HERE, WE DONT HAVE THE FASCILITIES TO P
Q17	2163	95	ROADS ARE IN POOR CONDITIONS
Q17	2168	95	WE DON'T HAVE ENOUGH REGULATIONS TO COVER ALL THE IMPROVEMENTS. THERE'S A LACK OF FUNDS. //
Q17	2178	95	THEY ARE NOT REALLY FOLLOWING ANY MASTER PLAN OR ZONING LAWS// THE WAY THE HOMES ARE BEING BUILT ARE MESSING WITH THE ENVIRONMENT AND LAND ENVIRONMENT//

Q17	2185	95	WE NEED TO GET MOR COMPENTANT PEOPLE WORK IN THE DEPARTMENT OF EDUCATUION, THEY SHOULD NOT BE HIRING THEIR RELATIVES, THEY NEED TO HIRE PEOPLE WHO ARE EXPRIENCED
Q17	2189	95	BECAUSE I SEE THEM TRYING, BUT IT'S ALWAYS A REPITITION, THEY ARE DOING IT OVER AGAIN AND AGAIN, THEY CAN'T SEEM TO FIX IT RIGHT FIRST TIME. THAT'S A LOT OF MONEY, AND I'M SURE PEOPLE ARE WONDERING, CUZ THERE'S A LOT OF MONEY BROUGHT IN AND SPENT, BUT TH
Q17	2198	95	BECAUSE I DON'T REALLY, EVERY BODY SHOULD AHVE THIER OWN OPINION ON EVERYTHING,\
Q17	2199	95	I DON'T WANT OVER-BUILDING AND I DON'T WANT UNDER-BUILDING EITHER. I LIKE IT JUST THE WAY IT IS NOW AND I DON'T WANT TO SEE CONTAINERS AS HOUSES.I COME FROM A VILLAGE THAT HAS UNDERGROUND UTILITIES BUT IF I WERE LIVING UP THERE IN THE STICKS WHERE THERE
Q17	2206	95	THEY ARE DOING SOMETHING- MAKING THE ISLAND BEAUTIFUL AND MAKING THE ROADS BETTER-TRYING TO MAKE IT BETTER//
Q17	2211	95	HAVE NO LAND
Q17	2221	95	I FEEL GUAM HAS A LOT OF POTETNIAL BUT THE GOVERNMENT IS NOT DOING ANYTHING...I BELIEVE WE 'RE GOOD IN TOURISM....BUT WE HAVE TO BRING IN MORE MARKETS...GUAM HAS MORE POTENTIAL THAN TOURISM ONLY.
Q17	2234	95	BECAUSE IT IS POLITICAL
Q17	2237	95	BCS THE GOVT IS TRYING TO DO ITS BEST BUT YOU CANT RUN THE GOVT IF YOU DONT HAVE THE FINANCIAL RESOURCES, THE GOVT WOULD BE ABLE TO RUN IT, BUT IT DEPENDS ON THE PEOPLE'S COOPERATION, PEOPLE NEED TO DO SOMETHINGS SO THEY DONT DEPEND ON OR BLAME THE GOVT.
Q17	2243	95	I THINK OVER THE LAST 5 YEARS NOT ENOUGH ATTENTION HAS BEEN GIVEN ON THE ISSUE
Q17	2247	95	DON'T KNOW
Q17	2303	95	YOU COULD GO AHEAD AND DO WHAT YOU WANT TO EXTEND YOUR BEAUTY, BUT YOU RUN INTO FINANCIAL PROBLEMS. //
Q17	2346	95	I HAVE BEEN BACK HERE FOR THE LAST 10 YEARS AND THE ECONOMY WAS GOOD AT FIRST AND HAS BEEN GOING DOWN HILL SINCE, THE GOVERNMENT JUST CANT RUN ANYTHING, THEY HIRED TOO MANY PEOPLE AND THEY CANT ACOUNT FOR WHAT THEY ARE DOING, THEY DONT WKNOW WHAT THEY AR
Q17	2353	95	FIVE YEARS AGO WE HAD LOT OF DEPARTMENT STORES, NOW MOST OF SHOPPING ON LINE

Q17	2360	95	FOR INSTANCE UNDER MY DEFINITION OF DEVELOPMENT THERE HAS BEEN DEVELOPMEN. ON SOME PRISTINE PARTS OF THE ISLAND THAT HAVE RUINED THE APPEARANCE FOR ALL EXCEPT THOSE WHO LIVE THERE SO IF WE ARE TALKING ABOUT IF THAT WAS GOOD MANAGEMENT OF THAT LAND- I WOU
Q17	2362	95	BECAUSE THEY HAVE NOT KEPT THE INFRASTRUCTURE UP ESPECIALLY WITH THE WATER & SEWAGE SYSTEM. OUR WATER IS SO WONDERFUL OUT HERE IF THERY WOULD KEEP THE CONTAMINANTS OUT OF IT. THERE ARE FARMERS WHO ARE STILL ON SEPTIC SYSTEMS. THEY PUT
Q17	2363	95	I THINK A LOT OF THINGS IN THE PAST TWO YEARS HAVE BEEN IMPROVED. EVERYTHING IS BASICALLY AVERAGE.
Q17	2370	95	THERE IS TOO MUCH GOVERNMENT INTERFERENCE IN EVERYTHING WE DO AROUND HERE AND THAT IS THE WHOLE PROBLEM//
Q17	2387	95	WE'RE NOT KEEPING UP WITH THE REST OF THE WORK
Q17	2396	95	IN MY OPINION, MORE OR LESS GOVERNMENT SHOULD DO SOMETHING ELSE
Q17	2417	95	I THINK THERE ARE THINGS THEY COULD DO TO BRING IN OUTSIDE INTERESTS AND MONEY, THAT IS WHY I HAVEN'THOUGHT ANYTHING BECAUSE ONCE PEOPLE SEE WHAT IS GOING ON HERE, THEY WANT OUT//
Q17	2439	95	N/A
Q17	2462	95	THE ECONOMY IS GETTING WORSE. THEY'RE MAKING IT MORE WORSE. IT'S LIKE THE ECONOMY IS GOING DOWN, BUT THEY ARE MAKING IT MORE WORSE WITH THE POLITICS.
Q17	2469	95	BECAUSE THE ECOMONY COULD GET BETTER//
Q17	2519	95	REGULATION IS ALSO PROTECTING THE PEOPLE. A YEAR AGO, THERE WAS A BIG COMMOTION OVER HERE, ABOUT A BOMB THAT NEEDED TO BE EXPLODED, AND THEY ALLOWED PEOPLE TO MOVE OUT, AND THEN AFTER THAT THEY PUT IN A REGULATION THAT ALL LAND THAT NEEDED TO BE CLEARED
Q17	2522	95	THERES IS TOO MANY CONSTRUTION GOING ON
Q17	2523	95	BECAUSE I GREW UP HERE I SEE THE DIFFERENCE // THE HOUSES //IF YOU BUILD A HOUSE YOU CANT HAVE TIN ROOFING SO THAT MAKES IT LOOK BETTER
Q17	2599	95	JUST LOOK AROUND YOU
Q17	2624	95	BECAUSE OF THE MANAGEMENT AND GOVERNMENT.
Q17	2634	95	MORE NEEDS TO BE DONE STILL ROOM FOR IMPROVEMENT
Q17	2637	95	I HAVEN;T REALLY THOUGHT ABOUT THAT PART
Q17	2671	95	SIGNIFICANT GROWTH IS SEEN IN PAST 14 YEARS, BECAUSE EVENTS OUTSIDE OUR CONTROL LIKE ECONOMIC CRASH WAR IN KUWAIT AND SEPT 11 ECONOMY OF GUAM HAS DIGRESSED, GOVERNOR HAS NOT TAKEN PROPER CARE OF ECONOMIC POSSIBILITIES
Q17	2674	95	I'M IN THE MIDDLE

Q17	2675	95	I DONT THINK THE GOVT IS DOING MUCH FOR ISLAND. THERE IS A LOT OF MONEY GOING OUT HERE AND THERE TO ATTRACT TOURISM IT IS ALL A BUNCH OF BS, THEY'RE NOT DOING ENOUGH FOR DEVELOPMENT
Q17	2700	95	BCS I ALWAY HAVE BEEN SATISFIED WITH MEDIOCRITY, I DONT EXPECT TOO MUCH
Q17	2718	95	THE ROADWAY THEY ARE WORKING ONLY ON THE CENTRAL ROAD-MAIN ROAD NOT ON ANOTHER SMALLER STREETS//
Q17	2726	95	I THINK THAT WITH THE MEANS WE HAVE WE'RE DOING THE BEST WE CAN, BUT WE CAN DO A LITTLE MORE IMPROVEMENT.
Q17	2753	95	I FEEL THAT ITS-WE CAN DO MUCH MORE BETTER AND THERE IS MORE ROOM FOR IMPROVEMENT//
Q17	2871	95	THEY HAVE DEVELOPED BUT HAVE NOT PUT IN REINS ON IT
Q17	2878	95	ITS GOOD MARKET TO BUILD NOW SO A LOT OF PEOPLE ARE BUILDING NOW, IN THIS MARKET//
Q17	2910	95	EVERYTHING THEY ARE DOING IS NOT GOOD//LIKE THE WAY THEY DO EDUCATION NOT ENOUGHFUNDS, EVERY YEAR SHORT ON MONEY,NEED TO GET PROPPER EDUCATION AND PRODUCE MORE JOBS
Q17	2925	95	I JUST THINK THERE ARE A LOT OF ROADS THAT THEY CAN FIX INSTEAD OF INVESTING THEIR MONEY IN OTHE BEAUTIFICATION PROJECTS
Q17	2929	95	GUAM SHOULD BE THE PEARL OF THE PACIFIC WHEN IT COMES TO DEVELOPEMENT AND INDUSTRIALIZATION, BUT THEY'RE NOT BECAUSE OF GOVERNMENT CORRUPTION AND CONTROL.
Q17	2951	95	BECAUSE THERE IS NOT ABOUT REGULATION.BUT MANY THINGS ARE OVER REGULATED
Q17	2952	95	THEY ARE TRYING TO ATTRACT TOURIST
Q17	2976	95	BECAUSE THEY NEED TO PROVIDE MORE FOR THE COUNTIES THAT CANNOT AFFORD TO GO THROUGH THE SMALL FESTIVAL. THEY NEED TO BUILD THINGS WHERE KIDS CAN JUST GO THERE LIKE PARKS. SOMEWHAT AFFORDABLE FOR THE KIDS. SOMEWHERE FOR THE KIDS TO GO WHERE IT'S NOT GOING
Q17	3008	95	IT COULD BE A VERY BEAUTIFUL PALCE TO LIVE IN IF THE LANDSCAPE WAS KEPT AT A STANDARD, ESPECIALLY THE [PARK
Q17	3044	95	IF I SAID NEITHER THAT WOULD IMPLY I THOUGHT THERE WAS TOO MUCH DEVELOPMENT OR THAT THERE WAS TOO LITTLE//NO//
Q17	3046	95	OVER THE YEARS,, THE BUSINESSES ARE TRYING AND THEY ARE SUCEEDING
Q17	3047	95	BCS I THINK THEY ARE RELYING TOO MUCH ON TOURISM FOR DEVELOPMENT NEED TO BROADEN THEIR ECONOMIC POSSIBILITES
Q17	3058	95	THINGS DONT MOVE FAST AROUND HERE,//

Q17	3074	95	BECAUSE THERE IS JUST SO MANY THINGS THAT NEED TO BE DONE THAT THEY ARE NOT FOCUSING ON IT
Q17	3078	95	THEY DO MORE.
Q17	3101	95	THE ISLAND DOESN'T SEEM TO BE PROGRESSING AS FAR AS DEVELOPMENT AND STRUCTURE. IT SEEMS TO BE GETTING WORSE
Q17	3102	95	CONSIDERING THAT THE ECONOMY IS DOWN THE LEVEL OF DEVELOPEMENT IS UNDERSTANDABLE.
Q17	3116	95	DON'T KNOW
Q17	3119	95	THERE ARE SOMETHINGS THEY ARE TRYING TO WORK ON // IE THE ROADS. THERE ARE OTHER THINGS THEY NEED TO FOCUS ON MORE// THE SCHOOLS, EDUCATION, BOOKS FOR KIDS
Q17	3140	95	ITS HELTER SKELTER, NO PLAN FOR DEVELOPMENT
Q17	3159	95	WHILE ATTRACTING TOURISTS, THERE IS NOTHING EXCEPT BEACHES
Q17	3219	95	OUR GOVERNMENT HASN'T PLANNED FAR ENOUGH// THEY HAVEN'T BUILT ANYTHING FOR THE FUTURE// THEY HAS SPENT ALL THE MONEY//
Q17	3237	95	I THINK THEY NEED TO WORK ON IT A BIT MORE//REGULATIONS NEED TO BE STRICTER//
Q17	3238	95	MOSTLY BECAUSE THERE IS NOT REALLY MUCH AVAILABLE-THINGS HAVE NOT BEEN DEVELOPING AT A RATE THAT IS ACCEPTABLE-WE ARE DEVLEOPING BACKWARDS-LESS AND LESS INSTEAD OF MORE AND MORE
Q17	3239	95	WE HAVE A REALLY BAD GOVERNMENT
Q17	3255	95	I HAVE LIVED 42 YEARS AND SEEN A LOT CHANGED
Q17	3266	95	I JUST DON'T SEE MUCH IMPROVEMENT. I'VE BEEN HERE FOR 8 YEARS, AND THEY'VE TRIED, BUT IT'S MOSTLY BEEN IGNORED. THEY TELL PEOPLE THEY ARE DOING THIS AND THAT, BUT THEN LATER ON, YOU DON'T HEAR ABOUT IT, AND NOTHING IS ACTUALLY DONE. //
Q17	3281	95	I GUESS IN SOME WAYS THEY SHOULD LEAVE MORE OF THE LAND ALONE, AND THEY SHOULD NOT TRY TO DEVELOPE EVERY BIT OF EXCESS . THEY SHOULD NOT TRY TO COMMERCIALIZE PUBLIC. FOR EXAMPLE: ON YPAO BEACH I'VE HEARD TALK ABOUT PUTTING VENDERS ON THERE, AND I'VE HEAR
Q17	3283	95	COMPARED TO OTHER ISLANDS THEY HAVENET BEEN MUCH DEVELOPED
Q17	3334	95	OUR WATER IS STILL NOT CLEAN, IT'S CONTAMINATED. /WE STILL CANNOT DRINK FROM FAUCETS. THEY SAY IT'S SAFE TO DRINK BUT THEY'RE STILL GIVING KIDS AT SCHOOL BOTTLED WATER. THEY HAVEN'T EVEN CLEARED THE GUTTER AROUNG ISLAND AND WE'RE HAVING THESE LOW-LEVEL
Q17	3379	95	I THINK THAT THEY DO NOT HAVE GOOD PLAN TO DEVELOP THE ISLAND. THERE IS NO PLAN, BASICALLY.
Q17	3388	95	BECAUSE THERE HAS BEEN A SLIGHT IMPROVEMENT BUT NOT MUCH//

Q17	3410	95	I DON'T SEE DEVELPOMENT HERE, THERE IS NOTHING IN OUR VILLAGE HERE, IT IS LIKE 20 YEARS AGO, THE ONLY THING THAT WAS DEVELOPED WAS THE ROAD//
Q17	3420	95	BECAUSE THEE HAS BEEN NO DEVELOPMENT FOR THE LAST 4 YRS
Q17	3460	95	IT ALL LEADS TO THE ECONOMY AND THE FINANCES WE'RE IN. AS LONG AS WE WANT TO IMPROVE, IT ALL BOILS DOWN TO MONEY.
Q17	3490	95	THEY'RE TRYING TO DO WHAT THEY CAN WITH TOURISM, AND FOR GUAM SINCE GUAM'S MAIN INCOME IS TOURISM.
Q17	3669	95	SOME PEOPLE ARE FORTUNATE TO IMPROVE THEIR LIFE AND OTHERS ARE NOT
Q17	3688	95	FOR ME I AM GOING THROUGH A BAD SLUMP, GOVERNMENT NEED TO HELP PEOPLE, HAVE BEEN OUT THERE TO GET A JOB WITH THE GOVERNMENT AND THEY DON'T EVEN WANT TO REVIEW MY APPLICATION. RIGHT NOW, I AM FACING CHILD SUPPORT, AND I REALLY NEED TO GET A JOB, AND THE G
Q17	3707	95	THEY ARE PUTTING TOO MUCH INTO DEVELOPMENT OF GUAM WHERE THERE IS ALREADY ENOUGH DEVELOPMENT.//
Q25	2	95	ETANOTA DESIGNED FOR MAXIMUM DEVELOPMENT OF ISLAND WITHOUT TAKING INTO CONSIDERATION OF UTILITY DEVELOPMENT, ALREADY PROBLEMS WITH WATER AND OTHER UTILITIES, ALSO ANY LAW IS OF NO VALUE IF NOT ENFORCED PROPERLY
Q25	46	95	BECAUSE IT IS GEARED TO CERTAIN PEOPLE/ THERE WERE SOME PROS AND CONS/SEEMS LIKE IT'S GEARED TO FOLKS THAT DIDNT HAVE LAND/ I NEED MORE INFO
Q25	63	95	EVEN THOSE PEOPLE CONCERNED, THOSE WHO WERE IN IT, DIDN'T KNOW WHAT WAS GOING ON. THEY DIDN'T UNDERSTAND IT. I THINK MOST JUST WANT HANDOUTS. //
Q25	93	95	OLD BUILDINGS DID NOT MEET THAT PLAN AND THE BANKIONG INDUSTRY COULD NOT CLASSIFY THESE BUILDING TO PROVIDE FINANCING
Q25	110	95	HELPS THE PEOPLE THAT HAVE BEEN LIVING HERE FOR A LONG TIME /THEY QUALIFY TO LEASE LAND FOR $1.00
Q25	114	95	BECAUSE MY BROTHER GOT LAND FROM IT
Q25	121	95	THE REASON WHY I SAY THAT BECAUSE EVERY TIME THINGS ARE BROUGHT BEFORE THE LEGISLATURE ON THE TABLE THEY ARE NEVER STUDIED VERY PROPERLY AND THE ISSUE ARISES AND IT BECOMES HALF DONE. THEN THE BODY ITSELF BECOMES CONTROVERSIAL AND DIES. ON THE ISSSUES OF
Q25	145	95	I REALLY DONT KNOW EVERYTHING ABOUT THE LAND USE OR ZONING.//
Q25	172	95	NEED TO HAVE MORE INFORMATION//
Q25	259	95	BCS THE PEOPLE DONT REALLY EXPLAIN THAT GOOD TO PEOPLE FOR SOME PEOPLE ITS HARD TO UNDERSTAND WHY
Q25	275	95	BECAUSE, YOU DON'T KNOW. BEFORE, WHEN THE MILITARY WAS MAINTAINING THE UPPER PART, THE MILITARY AREA IN TIYAN, IT WAS ALWAYS CLEAN, NOW IT'S NOT. //

Q25	306	95	THERE WAS A LOT OF CONFLICTING STATEMENTS MADE BY THE DEVELOPER. IT WAS SUCH A COMPLICATED PLAN THAT THE THOSE WHO WE'RE GONNA IMPLEMENT IT COULD NOT UNDERSTAND THE PLAN.
Q25	334	95	GOOD PLAN BUT IT'S TOO LATE TO IMPLIMENT IT BECAUSE THE USAGE HAS GONE RAMPANT//COMMERCIAL AND RESIDENTAL// THE LAND USAGE IS NOT BEING FOLLOWED//
Q25	338	95	I STILL NEEED MORE INFO, TO GET MORE IN DEPTH ABOUT WHAT IT WAS ABOUT. I HEARD SOME INFO, BUT NOT THE WHOLE THING.
Q25	366	95	IT FAVOUR OTHERS AND DISFAVOUR OTHERS
Q25	409	95	GOOD BUT THERE WERE A FEW ASPECTS OF IT THAT I WAS CONCERNED ABOUT. I FELT THAT POTENTIAL REZONING OF THE AREA AROUND MY HOME MIGHT BE UNFAVOURABLE TO ME.//
Q25	556	95	I DON'T REALLY KNOW MUCH ABOUT THE PLAN
Q25	598	95	BECAUSE I DIDN'T REALLY EVERYTHING ABOUT IT
Q25	599	95	IT WAS UNCLEAR WHAT THEY WERE TRYING TO DO, IT ALSO REQUIRED TO PRESERVE THE ISLAND AS IT WAS, NOT CLEAR WHICH WAY THEY WERE GOING
Q25	631	95	BECAUSE I HAVE HEARD OF IT BEFORE AND MOSTLY ITS GOING TO ELIMINATE THE GOOD ZONING LAWS-ITS ONLY IN FAVOUR OF THE GOVERNMENT NOT THE PEOPLE//
Q25	658	95	WELL AT THAT TIME I WAS BUSY AND DID NOT HAVE TIME TO LISTEN TO THAT//
Q25	681	95	BECAUSE PEOPLE SHOULD KNOW MORE ABOUT IT, ITS HUSH HUSH, AND WILLL ONLY BENEFIT THE RICH PEOPLE OF THE ISLAND AND NOT EDUCATE THE PEOPLE ABOUT IT. LIKE WITH THE CHAMORRO LAND TRUST, SOME SENATORS ARE TRYING TO EXCHANGE SOME OF THE LAND, AND THEY ARE SUIN
Q25	732	95	BECAUSE I JUST HEARD ABOUT IT ONCE IN THE NEWSPAPER.
Q25	740	95	BECAUSE I ACTUALLY HELPED WORK ON THE PLAN FOR A LITTLE WHILE. IT ENDED BEING LIKE A ZILLION PAGES OF INFORMATION- TOO MUCH IN SOME AREAS; NOT ENOUGH IN OTHERS AND GOT TOO CONVOLUTED//
Q25	817	95	BECAUSE IT IS TOO OPEN//LAND USES COULD MOVE EASILY BETWEEN RESIDENTAL AND COMMERCIAL USES// TOO CONFUSING OF A PLAN// POSSIBLE THAT IT WILL DEVALUE PROPERTY//
Q25	826	95	IT WOULD HAVE BEEN A GOOD PLAN BUT THEY DIDN'T PUT IT INTO PLAY. THEY WANTED TO UPDATE THE ZONING A CERTAIN PERCENTAGE AND THAT WOULD HAVE BEEN HELPFUL TO THE PEOPLE// THERE WERE SOME GOOD AND SOME BAD THINGS ABOUT IT, THEY NEED TO BRING IT BACK SO THAT
Q25	900	95	BECAUSE THE INFORMATION IS QUITE LIMITED// BY THE PEOPLE WHO ARE INVOLVED IN THEPLAN, LIKE THE LEGISLATORS SOMEHOW THE COMMERCIAL BUSINESS PEOPLE
Q25	916	95	IT WAS PRETTY DETAILED ABOUT WHAT WAS ABLE TO GO WHERE, BUT STILL LEFT US SOME LEEWAY, IN ORDER TO GIVE THE LAND-OWNERS SOME CHOICE. //

Q25	924	95	BECAUSE IT REGULATED SOME ASPECTS OF MULTIFAMILY HOUSING ZONING BUT DID NOT IMPLEMENT BECAUSE ONLY WANTED TO WASTE MONEY
Q25	994	95	IF YOU LOOK AT E TANOTA-IT MEANS OUR LAND, AND THEY MAKE IT MEAN ITS THE POLITICIANS LAND, EVERYTIME THEY SAY SOMETHING ABOUT E TANOTA, WHO SAYS SOMETHING ABOUT E TANOTA, THE POLITICIANS, THEY HAVE A LOT OF THE LAND AND THEY WANT TO SELL OR LEASE IT BACK
Q25	999	95	BECAUSE I AM NOT JUST HEARING IT FROM OTHER PEOPLE. I NEED TO SEE IT FOR MYSELF AND UNDERSTAND AND THAT WHAT I HEAR IS TRUE//
Q25	1013	95	I JUST NEVER REALLY READ THE THING//
Q25	1023	95	WELL I HAVE NOT GOT THE ACTUAL PLAN, BUT I HAVE TALKED TO CERTAIN INDIVIDUALS WHO WERE IN ON THE PLAN
Q25	1105	95	I DID KNOW A LOT MORE ABOUT IT BUT THAT WAS 4-5 YEARS AGO//
Q25	1146	95	THERE WAS NOT ENOUGH PUBLIC A DVISEMENT
Q25	1165	95	AT THE TIME, I NEEDED MORE INFORMATION. THERE WERE SOME QUESTIONS, SOME, THE IDEAS THAT WERE GIVEN, AS TO HOW IT WOULD WORK, I WASN'T UNDERSTANDING A LOT OF IT.I THEREFORE HAD TO GO OUT AND DO MY OWN RESEARCH, AND ASK QUESTIONS ON MY OWN. //
Q25	1203	95	IM NOT TOO SURE WHAT IT IS ALL ABOUT, BUT FROM SAYSO FROM OTHERS WHO MAY INTERPRET IT IN DIFFERENT WAYS.//
Q25	1216	95	BECAUSE STUDIES WERE INADEQUATE AND FEEDBACK FROM PUBLIC WAS LITTLE AND MANY PEOPLE COULD NOT VOICE THEIR OPINION
Q25	1313	95	IN MY RECOLLECTION THAT PLAN WAS ONLY FOR THE INDIGENOUS CHAMORRO...NOT FOR THOSE WHO TRANSFERRED HERE.
Q25	1327	95	IT HAD A LOT OF INCONSISTENCIES.
Q25	1329	95	THERE WAS A CERTAIN AMOUNT OF EDUCATION THAT WAS PUT OUT AT THE TIME, THEN WE HAVEN'T HeARD ANYTHING MORE IN A WHILE, SO WHO KNOWS WHAT IS GOING ON OR WHAT ACTIVITY IS HAPPENING, THE GENERAL PUBLIC IS NOT INFORMED//
Q25	1406	95	IT COULD HAVE BEEN A GOOD PLAN, IF THERE WAS ALOT OF GOOD PLANNING GOING INTO IT. BUT AS OF NOW, IT HASN'T TURNED MY EYE YET. AND NEITHER HAS THE OTHER PROGRAM. //
Q25	1413	95	BECAUSE THEY SHOULD EDUCATE THE PUBLIC MORE BEFORE THEY PASS THEM-I'VD SEEN THE PLANS BUT I NEED TO KNOW MORE-THE PLANS NEED TO BE MORE DETAILED
Q25	1418	95	IT WAS COMPEHENSIVE. IF YOU LOOKED AT THAT, IT WAS BROKEN DOWN INTO INTENSITY DISTRICTS, AND GAVE A SELECTION, A PLAN, OF WHAT YOU COULD DEVELOP. IT HAS LONG RANGE VISION. IT CANNOT BE EXHAUSTED, BECAUSE YOU CAN AMMEND AS YOU GO ALONG. IT'S VERY FLEXIBLE
Q25	1453	95	I NEVER UNDERSTOOD THE PLAN

Q25	1460	95	THEY WANTED TO DECIDE WHAT PEOPLE COULD COULD DO//
Q25	1490	95	WELL FOR ONE THING IS THAT THE I'TONATA ARE JUST A GROUP OF PEOPLE THAT TALK ABOUT HOW THEY WANT THEIR LAND BACK. THOSE PEOPLE THAT HAVE LANDS OR THEIR ANCESTORS HAVE LANDS THE FEDERAL GOVERNMENT HAS CONFISCATED DURING THE WAR THAT THEY USE FOR DEFENCE A
Q25	1500	95	BECAUSE I DIDN'T HAVE ENOUGH INFORMATION.
Q25	1591	95	IM NOT SURE IF THEY DIDNT HAVE THE INFRASTRUCTURE FOR THE PLAN THEY WERE IMPLEMENTING
Q25	1652	95	FOR EVERYONE WHO IS COMING TO THE ISLAND OR IS NEW, THEY NEED TO GET DOCUMENTS ABOUT THE PROGRAM // ITS GOOD BCS IT LETS PEOPLE FROM OTHER COUNTRIES COME IN AND DO BUSINESS, THERE WILL BE BETTER ZONING FOR THE PEOPLE, GUAM IS THE GATE WAY TO U.S., INVE
Q25	1656	95	THEY ARE SO MANY PLANS GOING ON LIKE I TANOTA. IT IS JUST THAT THEY DONT SEEM TO BE GOING THRU . THEY DONT SEEM TO GET THINGS DONE
Q25	1734	95	DONT KNOW TOO MUCH ABOUT IT
Q25	1741	95	THE GOVT IS GIVING LAND TO THE LANDLESS ARE JUST FOR CHAMOROS
Q25	1745	95	BECAUSE THE PLAN WAS JUST WHAT WAS ALREADY THERE AND INCORPORATING WHAT WAS HAPPENING. THERE WAS NO ORGANIZATION.
Q25	1786	95	I ONLY KNOW SOME PARTS OF OF NOT ALL OF IT, I NEED MORE INFO
Q25	1793	95	UPDATED SOME OF THE ZONING//
Q25	1814	95	BECAUSE NOT ALL PEOPLE ARE AWARE OF THAT ORGANIZATION//
Q25	1896	95	NEED INFOR ON ETONOTA PLAN
Q25	1977	95	IT SUITS THE TANOTAA DEVELOPERS, IT DOES NOT SUIT THE CULTURE ON GUAM, THAT IS WHERE YOU GET BUILDINGS WHERE YOU SHOULDN'T, IMPROPER AND CHEAP INFRASTRUCTURE.I.E> PARADISE ISLAND IN TUMON, IT'S ALL FINE AND NICE, BUT I'T DETERIORATES TOO FAST WITH WEATHER
Q25	2074	95	FROM WHAT I KNOW ABOUT IT WAS WHAT I SAW ON TV, AND IN THE NEWSPAPER. I'D NEED MORE INFORMATION. //
Q25	2088	95	WELL BEWCAUSE IT HAD SOME RESTARINS WITH WHAT PEOPLE COULD DO WITH PROPERTY, AND DIFFERENT DELEOPMENTS
Q25	2125	95	HAD SOME GAPING HOLES IN THE PLAN,
Q25	2178	95	THE RESIDENTS AND DEVELOPERS FOLLOW THE PLAN//
Q25	2189	95	WHEN I CAME BACK, AND WAS TRYING TO OWN PROPERTY, I HAD TO APPLY OVER AND OVER, AND OF COURSE THERE WAS A FEE I HAD TO PAY. I ENDED UP BUYING FROM THE BANK.

Q25	2199	95	BECAUSE I DIDN'T GO INTO EVERY SINGLE PART OF THE PLAN. I JUST HEARD ABUT IT. I WASN'T INTERESTED IN IT AT THE TIME. IT WASN'T CONCERNING ANYTHING ABOUT ME.//
Q25	2221	95	THEY BASE THEMNSELVES ON WHAT LOCAL BUSINESS MEN HAVE SAID, WHO BRING WHAT THEY EARN OUTSIDE...THEY SHOULD GO TO THE SOUTH....WE DONT HAVE RESOURCES TO BRING PEOPLE TO THE SOUTH...THE ROADS HAVE NOT BEEN IMPROVED.
Q25	2234	95	IOTS NOT AS OPEN AS IT SHOULD BE, ITS NOT AS INFORMATIVE
Q25	2243	95	I THINK TIMES HAVE CHANGED IN THE LAST FIVE YEARS, THE INFORMATION SHOULD BE MORE ACCESSABLE, THEY COULD HAVE A WEBPAGE
Q25	2247	95	WANT TO KNOW MORE ABOUT WHAT IS GOING ON
Q25	2303	95	IT SEEMED LIKE THEY WERE TRYING TO PROTECT PROPERTY AS MUCH AS POSSIBLE FOR FUTURE USE.
Q25	2360	95	BECAUSE I THINK THAT ALL OF THE VILLAGES AND THE PEOPLE IN THE VILLAGES- THEIR CONCERNS WERE HEARD AND INCORPORATED INTO THE PLAN. EVERYONE HAD A SAY AS TO HOW THEY WANTED TO SEE GUAM IN THE FUTURE.//
Q25	2370	95	THERE IS NO INFORMATION//
Q25	2396	95	WE NEED MOR EINFORMATION ABOUT THE PEOPLE HERE ON GUAM AND THE LAND
Q25	2417	95	I THINK A LOT OF THE INFORMATION THAT IS GIVEN OUT IS GIVEN TO SELECT PEOPLE AND THE GENERAL PUBLIC IS NOT GIVEN THE INFO-THERE IS NO INTERNET SITE OR ANY OPTION FOR PEOPLE TO GET INFORMATION. I AM A SCIENTIST AND WHEN SCIENTISTS SAY NO, THEY GO AND DO !
Q25	2439	95	IT NEVER WAS INACTED, IT WAS ALL TALK, I DON'T KNOW HOW IT WOULD AFFECT THE CURRENT LANDOWNER//
Q25	2449	95	GOOD PLAN , I THOUGHT WHAT WE HAD IN THE EXISTING PLAN WAS ALREADY ADEQUATE. BUT AS THE ISLAND GREW AND CHANGES HAPPENED AND NEW DEVELOPMENT CAME IN CHANGES WERE MADE TO EXISTING ZONING LAWS THINGS BECAME STRICTER.. I TA'NOTA, SOME GOOD SOME BAD, BAD BC
Q25	2599	95	WELL BECAUSE I DON'T HAVE ENOUGH TO FORM A VERY GOOD OPINON ON IT
Q25	2640	95	IT WAS A PLAN. BEFORE THAT THERE APPARENTLY WASN'T TOO MUCH OF A PLAN// I LIKED THE FACT THAT THEY WERE TRYING TO PROTECT THE WATERSHED IN YIGO, AND THAT THE BUILDING LOTS WERE 1/2 ACRES SO THAT PEOPLE WOULD NOT OVER BUILD IN THE REGION RIGHT OVER THE N
Q25	2671	95	ITS INCLUDED IN PUT FROM BUSINESS GOVERNMENT PRIVATE ENTERPRISES AND ACADEMIC AND IT WAS THE RESULT OF WHAT APPEARS TO BE A CONSENSUS OF THE LARGE PART OF THE POPULATION
Q25	2674	95	I THINK IT NEED MORE PLAN AND EDUCATION IN THE PUBLIC, IT CAME ONCE AND THAT WAS IT AND I NEVER HEARD ANYTHING ELSE ABOUT IT

Q25	2675	95	WHEN THEY PASSED THE LAW ESTABLISHING IT THEY DIDNT TAKE THE ZONING LAWS INTO CONSIDERATION, I'M IN A RESEDIENTIAL AREA, BUT IN THIS ZONING AREA AN APARTMENT COMPLEX CAN BE CONTRUCTED RIGHT NEXT TO MY HOUSE. I DONT THINK THEY ACTUALLY SAW THE IMPACT.
Q25	2726	95	I THI NK IT ALLOWS FOR ASPECTS IT CONSIDERS ENVIRONMENT IMPACT AS WELL AS ECONOMIC GROWTH.
Q25	2753	95	I DON'T THINK THERE WAS ENOUGH PUBLIC INPUT, ENOUGH ADVERTISEMENT ABOUT IT, NOT ENOUGH PUBLIC AWARENESS OF THE IMPACT OF THE PLAN//
Q25	2910	95	BECAUSE THEY ARE JUST CONCENTRATING ON CHAMMORA
Q25	2951	95	LOT OF THE PEOPLE WERE NOT AWARE OF ITS CONTENTS
Q25	2952	95	THEY WERE TRYING TO FIGURE OUT TO PROPERLY USE THE PLAN..
Q25	3008	95	BECAUSE I DO NOT KNOW WHO IS QUALIFIED AND WHO ISN'T, SOEWHAT TO TAHT NATURE
Q25	3044	95	THEY SPENT A LOT OF TIME GETTIN INPUT
Q25	3046	95	HAVENT HAD ENOUGHT INFO...IT DOESNT AFFECT ME
Q25	3047	95	NOT TOO FAMILIAR WITH THE PLAN//
Q25	3058	95	BECASUSE THEY DIDN'T HAVE TOO MUCH PUBLIC MEETINGS//
Q25	3078	95	IT PROVIDES SOME ZONING AND CERTAIN RESTRICTIONS. BUT IT COULDN'T BE IMPLEMENTED BECAUSE IT WAS TOO LOOSE. THERE'S TOO MANY THINGS INVOLVED.
Q25	3140	95	BETTER THAN WE HAD BEFORE
Q35AA	2	95	ANY COMPANY THAT TAKES OVER WOULD HAVE MONOPOLY AND CHARGE WHATEVER THEY CHOSE, EVEN THOUGH PROBLEMS THE VALUE OF INFRASTRUCTURE IS FAIRLY SUBSTANTIAL AND I SUGGEST IF THE GOVERNMENT PRIVATIZE THEY WILL ONLY GET SMALL AMOUNT FOR THE VALUE OF INFRASTRUCTU
Q35AA	33	95	WHY NOT? THE GOVERNMENT OF GUAM DOESN'T KNOW WHAT IT IS DOING//THE PRIVATIZED SECTOR WILL KNOW WHAT THEY ARE DOING// BETTER MANAGEMENT//TRAINING IS VERY IMPORTAANT FOR MANAGEMENT AND DOWN TO FRONT LINE WORKERS//
Q35AA	35	95	THERE ARE SO MANY CONNECTED PEOPLE WHO ARE NOT DOING THERI SPECIFIED JOB//
Q35AA	46	95	BECAUSE WE'VE BEEN THROUGH SO MANY TYPHOONS SERVICE SHOULD BE IMPROVED, INCREASEPOWER OR SOMETHING LIKE THAT/ THEY SHOULD BE DOING SOMETHING THERE SHOULD BE COMPETITION AND MAYBE THIS WAY THE SERVICE WILL IMPROVE
Q35AA	48	95	BECAUSE WE IF A NATURAL DISATER COMES ALONG WE GET MONEY TO FIX IT
Q35AA	63	95	BECAUSE, WE HAVE A LOT OF UNQUALIFIED GOVGUAM EMPLOYEES. IF IT'S PRVATIZED THEY WILL KEEP ONLY THE QUALIFIED EMPLOYEES, OR THE COMPANY WON'T MAKE MONEY. //
Q35AA	74	95	SO EVERYBODY CAN PAY THEIR BILLS AND THEY CAN CUT OFF SERVICE IF THEY DON'T PAY.

Q35AA	86	95	BECAUSE IT IS FINISHED. BUT IT HAS BEEN BETTER. BUT IT NOW IT IS AT ITS FINISH// SIX YEARS AGO THE GOVERMENT BOUGHT NEW GENERATORS AND NOW THEY ARE ALL BUSTED. THE PEOPLE RUNNING THEM DONT HAVB THE KNOWLEDGE TO RUN THEM
Q35AA	91	95	I SUPPORT PRIVATIZATION IN GENERAL, BUT I NEED SPECIFIC INFO ABOUT THE COMPANIES, WE NEED OUTSIDE MONEY TO MAINTAIN THESES SERVICES. THERE IS NOT ENOUGH MONEY ON THE ISLAND.
Q35AA	93	95	BECAUSE ITS TOO SMALL AN ISLAND EVERYBODY GIVING AWAY FAVOURS, SOMEBODY'S COUSIN GETS CONTRACT AND NOT DO THE JOB RIGHT, NEPOTISM
Q35AA	102	95	BCS THE GOV SHLD KNOW THAT BE AWARE OF THE POWER SIT OF THE ISLAND RATHER THAN PRVATIXING AND NOT HAVING CONTROL OVER IT
Q35AA	108	95	ITS NOT DOING GREAT RIGHT NOW, IF WE PRIVATIZE IT WILL PROBABLY IMPROVE.
Q35AA	114	95	BETTER MANAGEMENT BETTER ORGANIZATION AND BETTER SERVICE
Q35AA	121	95	BECAUSE BASICALLY WHEN THESE PEOPLE COME IN TO HAVE IT PRIVATIZED ITS NOT JUST A MATTER OF GOVERNMENT KNOW-HOW. WE HAVE ALREADY FAILED AT THE POWER SOURCES. WE ARE ALWAYS COMING INTO DEFICIT WITH OUR OUTSIDE SOURCES. AND WHEN WE PRIVATIZE; PEOPLE THAT CA
Q35AA	145	95	IF IT IS PRIVITIZED PRICES WOULD GO UP//
Q35AA	162	95	BECAUSE YOU KNOW IF ITS PRIVATELY OWNED THE OWNER WILL MAKE SURE THAT WHATEVER THEY NEED TO RUN THE POWER IS THERE//
Q35AA	163	95	BCS THEY WILL HAVE TO RUN IT MORE EFFECIENTLY AND HAVE A NET PROFIT, THE GOV IS JUST THERE TO HIRE EMPLOYEES
Q35AA	172	95	THE GOVERNMENT DOES NOT HAVE THE RESSOURCES TO IMPROVE THESE UTILITIES//
Q35AA	236	95	WELL BECAUSE SOMETIMES ITS OFF OR ON. THIS PROBLEM YOU CAN'T HELP//
Q35AA	259	95	BCS A LOT OF PEOLE WILL LOSE THEIR JOB AND WE DONT KNOW HOW FAR THINGS WILL GO WHEN PRIVATIZED HOW MUCH WILL BE CHARGED
Q35AA	266	95	BECAUSE IF YOU PRIVATIZE LIKE FOR EXAMPLE POWER THEY CAN INCREASE THE RATE OF THE POWER -WHATEVER THEY WANT TO DO. YOU CANNOT DO ANYTHING IF THEY WANT TO RAISE //
Q35AA	275	95	SO THAT EVERYTHING WILL BE IMPROVED. ONCE WE HAVE POWER, AND EVERYTHING TREATED FAIRLY, LIKE WHAT they ARE DOING WITH OUR STREETLIGHTS. OUR STREETLIGHT DIDN'T WORK, AND WE HAVE BEEN CALLING AND CALLING, AND IT WASN'T FIXED. AND BEHIND OUR HOUSE IS A GOVE
Q35AA	278	95	BCS THEY ARE THE ONES WHO RUN EVERYTHING ON THINGS GUAM//

Q35AA	279	95	WE HAVE GPA'S PROBLEMS ALL THE TIME. AFTER THE LAST TYPHOON- MOST OF OUR POLES ARE HARDENED CONCRETE POLES STRAIGHT- AFTER THE TYPHOON ANNOUNCEMENTS HAVE BEEN MADE THAT IT COULD TAKE 2-3 MONTHS TO PUT POWER BACK. AND POLES ALREADY STRAIGHT NOT COMPARED T
Q35AA	284	95	GOVGUAM IS NOT UTILIZING IT TO THE BEST OF THEIR KNOWLEDGE THEY ARE SLACKING// AS FAR FOR GOVGUAM I DONT SEE HOW THEY GET SO MUCH REVENUE BUT CANT PAY THEIR OWN BILLS. YET THEY TURN AROUND AND CHARGE THE PEOPLE MORE MONEY
Q35AA	285	95	BECAUSE WITH THE GOVERNEMNT WE HAVE NOW, THEY ARE NOT PREPARED LIKE FOR EXAMPLE IN THE LAST TYPHOON. ALL ARE ACCOUNTED FOR, IT WILL BE MUCH BETTER. INVENTORY WILL BE GOOD THEY DONT HAVE TO WAIT. THERE WONT BE ANY OVERHEAD THERE WILL BE NO WATITING.
Q35AA	294	95	WELL THE MANAGEMENT IS GOOD AND THE PERSON WHO SUPERVISES THAT IS GOOD POOR MANAGEMENT IS NOT GOOD
Q35AA	307	95	MAYBE WE WOULD HAVE BETTER SERVICE. //
Q35AA	311	95	I NEVER KNEW HOW HARD THEY WORKED TIL THE TYPHOON HIT. I NEVER KNEW HOW MUCH IT WOULD TAKE TO GET THE POWER ON AND SOME OF THEY DONT GO HOME TIL WORK IS DONE // IT TOOK ABOUT MONTH TO 2 MONTHS
Q35AA	315	95	BECAUSE THERE ARE SOME OTHER PRIVATE STATIONS WE DON'T KNOW IF IT WOULD GET WORSE- WHAT WE ARE EXPERIENCING IS NOT THAT BAD-WE CAN TRY SOME OTHER COMPANY///
Q35AA	320	95	BECAUSE IT IS VERY EXPENSIVE, PROBABLY ITS REALLY PROVATIZED THERE WILL BE MORE CONTROL ON EMPLOYEES AND MAY LOWER RATES
Q35AA	327	95	WELL THERE ARE SO MANY PEOPLE THERE THAT WORK BUT NOTHING IS BEING DONE. PEOPLE OF GUAM PAY SO MANY PEOPLE TO WORK THERE BUT NOTHING DONE//
Q35AA	334	95	THE POWER SHOULD REMAIN WITH GOVGUAM BECAUSE OUTSIDE SOURCES SHOULD NOT RUN IT BECAUSE WE WILL BE UNDER THEIR MERCY WHERE THEY CAN RAISE THE POWER RATES WITHOUT THE PEOPLES' APPROVAL//
Q35AA	347	95	FOR RIGHT NOW IT SHOULD BE CONTINUED BECAUSE (OF) SECURITY OF JOBS FOR THE PEOPLE. THE NEXT 2 YEARS WILL BE BETTER//
Q35AA	366	95	PRIVATE COMPANY WILL USE AS ACCEPTABLE BUSINESS PRACTICE
Q35AA	387	95	IF IT IS PRIVATIZED MAYBE THE BILL WILL RISE . IT IS MORE THAN SOME PEOPLE CAN AFFORD
Q35AA	409	95	I DOUBT THE BENEFIT OF PRIVATE OWNERSHIP. THERE ARE NO GOOD ANSWERS.//
Q35AA	416	95	I HEAR THIS AND THAT DON'T KNOW WHAT TO BELIEVE AND WHAT NOT TO BELIEVE
Q35AA	422	95	THE GOVERNMNET CAN HELP US TO MAKE IT WHEN WE NEED THEM//

Q35AA	459	95	BECAUSE OF THE SERVICES, THEY ARE TOO SLOW, MAYBE WITH A PRIVATE COmpany, THEY WILL BE BETTER. MOST OF THE TIME THEY ONLY GUESS AT YOUR POWER USAGE. //
Q35AA	471	95	SO THAT MAYBE IT WILL IMPROve THE PERFORMANce SO WE CAN GET BETTER SERVICE
Q35AA	473	95	BECAUSE, THEN IF IT'S PRIVITIZED, THE ONE TAKING CARE OF IT WILL HAVE TO HIRE THE BEST PEOPLE, NOT BECAUSE OF POLITICAL CONNECTIONS, BUT BECAUSE THEY ARE CAPABLE OF DOING THE JOB. UNDER A PRIVATE ORGANIZATION, THE MANAGEMENT WILL NOT BE UNDER THE POLITIC
Q35AA	484	95	BECAUSE AT LEAST THEY WILL HAVE BETTER MANAGEMENT BETTER ACCOUNTABILITY // PWER SERVICE MIGHT IMPROVE
Q35AA	549	95	THERE SHOULD BE REGULATIONS SO THE COMPANIES DON'T RUN AWAY WITH RATE INCREASES//
Q35AA	556	95	IF THEY GO PRIVATIZE THEY CAN EASILY INCREASE THE RATES AND IF THEY STAY GOVERNMENT THEY CANNOT INCREASE OR DECREASE WITHOUT AN APPROVAL
Q35AA	565	95	BECAUSE I THINK IT WOULD BE BETTER IF THEY WERE PRIVITIZED INSTEAD OF UNDER THE GOVERNMENT'S CONTROL//
Q35AA	598	95	BECAUSE GOVERNMENT DOES NOT KNOW WHAT THEY ARE DOING
Q35AA	599	95	IF PRIVATIZED MORE UTILITY COMPANIES WILL COMEE TO GUAM AND SERVICDE WILL BE BETTER
Q35AA	617	95	I REALLY BELIEVE IN PRIVATIZING BECAUSE THE PRIVATE COMPANY HAS MORE EQUIPMENT TO REPAIR FOR ANY DAMAGE THEY GOT//
Q35AA	631	95	YOU SEE THOSE PEOPLE WORKING THERE ARE NOT WORKING VERY WELL. GOVERNMENT LOSING MONEY. WHEN PRIVATIZED WE CAN GET RELIABLE SERVICE//
Q35AA	640	95	WELL I AM HEARING RUMOURS THAT IF THEY PRIVATIZE EVERYTHING WILL GO UP AND THE ECONOMY IS REALLY DOWN AND WE DON'T NEED THAT//
Q35AA	658	95	IT'S BEEN RUN BY THE GOVernmenT FOR A WHILE. IF THEY WOULD JUST GET THEIR SHIT TOGETHER, WE'D BE OK. AND IF IT'S RUN BY THE GOVernmenT, WE SHOULD GET MORE BENEFITS, BUT IF A PRIVATE COMPANY COMES IN AND TAKES OVER, WE WILL END UP PAYING FOR EVERY SINGLE
Q35AA	659	95	IT WOULD GET BETTER SERVICE//
Q35AA	667	95	NO JOB FOR PEOPLE IF PRIVATIZED
Q35AA	681	95	IF WE HAVE IT PRIVATIZED, THE COMPANY COULD HIKE THE PRICES ON OUR BILLS,//
Q35AA	683	95	THROUGHOUT A LOT OF YEARS THERE HAS BEEN A LOT OF CORRUPTION. ELIMINATE THAT BRING IN QUALIFIED PEOPLE & GIVE THEM A TRIAL PERIOD WITH NEW PEOPLE
Q35AA	694	95	SO THE PEOPLE WILL STAND ON THEIR OWN TWO FEET AND DO THEIR WORK// THIS COMING ELECTION I HOPE PEOPLE WORK TOGETHER AND DO WHAT THEY ARE SUPPOSED TO DO//AND I HOPE GOD WILL GUIDE THEIR HAND WHEN THEY VOTE//

Q35AA	701	95	BECAUSE FOR THE PAST SO MANY YEARS I HAVE BEEN LIVING ON GUAM NOTHING HAS CHANGED
Q35AA	712	95	IF IT WILL IMPROVE THINGS ON GUAM THEY SHOULD PRIVATIZE//
Q35AA	720	95	THE PEOPLE THAT WORK THERE DONT DO THERRE JOBS// YOU AR E OUT OF THERE IF YOU ARE NOT DOING THE JOB
Q35AA	723	95	BETTER OFF IF PRIVATIZED
Q35AA	740	95	BECAUSE- WELL, PROBABLY A PRIVATE PUBLIC PARTNERSHIP BECUASE THE GUAM GOVERNMENTJUST CANNOT HANDLE IT. YOU GET A GOVERNOR WHO IS SMART AND PUTS QUALIFIED GOOD PEOPLE IN- YOU ARE OK BUT IF YOU HAVE SOMEONE LIKE GUTIERREZ THEN YOU ARE SUNK//
Q35AA	759	95	BECAUSE THE PEOPLE WORKING THERE NOW, WHAT WILL BECOME OF THEM IF THEY PRIVATIZE?
Q35AA	781	95	I DON'T FEEL ANY PROBLEMS NOW, LIKE BIG PROBLEMS, FOR GPA.
Q35AA	810	95	SO THAT WE CAN HAVE CONSTANT POWER SUPPLY WITHOUT INTERRUPTION AND THE COMPANY TO BE BETTER MANAGED
Q35AA	815	95	ALWAYS BLACKOUT IN THE PAST, SEVERAL HOURS TAKEN TO HANDLE PROBLEMS
Q35AA	817	95	BECAUSE OF THE MONOPLY OF POWER THEY WOULD HAVE//HOWEVER A PRIVATE/PUBLIC PARTNERSHIP WOULD BE BETTER//
Q35AA	831	95	BECAUSE THIS PEP IT WOULD BE BETTER RUN
Q35AA	859	95	BECAUSE THEY ARE DOING A GOOD JOB ALREADY
Q35AA	900	95	THE PRIVATE CONCERN WOULD RUN IT BETTER GOVT SHOULD GET AWAY FROM IT
Q35AA	909	95	BECAUSE I DON'T THINK THE GOVERNMENT HAS ANY BUSINESS IN OPERATING THE UTILITIES
Q35AA	916	95	THEY NEED TO PRIVATIZE EVERYTHING EXCEPT DISTRIBUTION. WE CAN CONTROL THE RATES COMPANIES CHARGE US, SO WE CAN STOP THEM FROM OVERCHARGING. BUT, BEING A PRIVATE COMPANY, THEY CAN DO IT MORE EFFICIANTLY AND COST-EFFECTIVELY. //
Q35AA	924	95	LESS POLITICS AND GOOD MANAGEMENT
Q35AA	964	95	THE GOVT NEEDS TO MIND SOME OTHER THINGS INSTEAD OF THE UTILITIES, AND LET THE PRIVATE COMPANY RUN IT AND MAYBE THE GOVT CAN DO BETTER SOMEWHERE ELSE..
Q35AA	977	95	THOUGHT IT WAS PRIVATE ALREADY. ISN'T IT-HALF PRIVATE NOW? YEAH, I LIKE IT PRIVATE.
Q35AA	982	95	WILL BE MORE EFFICIENT
Q35AA	983	95	I THINK THERE'S TOO MUCH POLITICAL INTERFERENCE. POLITICIANS AREN'T MAKING THE BEST DECISIONS FOR THE PEOPLE.
Q35AA	988	95	LIKE NOW I USED TO WORK IN THE NAVY AND THEY PRIVATIZED. THE EMPLOYEES WOULD WORK HARD ON IT. THE SERVICE WILL BE FAST.//
Q35AA	993	95	BECAUSE IT'S NOT A GOVERNMENT FUNCTION.

Q35AA	999	95	I HAVE BEEN HERE FOR QUITE A WHILE AND THEIR RESPONSE IS GREAT. IF ONLY THEY DO MORE - MORE MANPOWER , GUIDANCE TO THEIR WORKERS AND DEPARTMENT.//
Q35AA	1011	95	CAUSE IT WILL HAVE MORE CHOICES//
Q35AA	1013	95	I GUESS I AM DISSATISFIED WITH THE SERVICES AND I THINK PRIVATIZATION- A PRIVATECOMPANY WILL DO THEIR BEST TO PROVIDE THE BEST SERVICE THEY CAN- MAYBE LOWER PRICES//
Q35AA	1023	95	PRIVATIZATION WOULD ALLOW THE OWNER TO SET THEIR OWN PRICING. WHICH WILL KILL A LOT OF INCOMES. I"D BE WILLING TO PAY LITTLE MORE FOR BETTER SERVICE
Q35AA	1039	95	IT WILL COST MORE UNDER PRIVATE SECTOR
Q35AA	1046	95	THEY ARE DOING A POOR JOB NOW
Q35AA	1083	95	YOU HAVE MORE COMPETITION. MAYBE, IT DEPENDS. //
Q35AA	1105	95	THE GOVT HAS N'T BEEN ABLE TO GET IT RIGHT FOR 50 YEARS, WHAT MAKES ANYONE THINK THEY COULD GET IT RIGHT NOW?//
Q35AA	1109	95	I GUESS FOR EFFECIENCY
Q35AA	1122	95	BECAUSE WITH THE GOVERNMENT OF GUAM HANDLING IT ITS NOT GETTING NOWHERE. ITS STILL THE SAME//
Q35AA	1123	95	IT BELONGS TO THE PEOPLE OF GUAM//
Q35AA	1150	95	NOT CAPABLE OF UPKEEPING OF POWER SYSTEM ON ISLAND, IF PRIVATIZED IMPROVEMENT INSERVICE, GOVERNMENT ONLY GIVING JOBS BUT PRIVATE SECTOR WILL CONTROL THIS PROBLEM
Q35AA	1167	95	THE GOVERNMENT OF GUAM MONOPLIZED IT AND WE COULD HAVE A CHOICE TO VOTE ON WHO WE CAN PUT ON POWER.//
Q35AA	1170	95	I THINK THEY HAVE MORE PEOPLE RUNNING IT WITH MORE KNOWLEDGE IN POWER'S MAINTENANCE//
Q35AA	1203	95	SOMEWAYS THEY ARE TRYING TO IMPROVE THEIR STANDARDS BUT POLITICS GOT INVOLVED AND DISRUPTED IT//
Q35AA	1216	95	BECAUSE TOO MUCH POLITICS
Q35AA	1240	95	I THINK BECAUSE WHOEVER THE GOVERNMENT- WHO COMES IN NOW -I THINK THEY CAN BETTER TAKE SERVICE OR MANAGEMENT OF GPA OR UPGRADE//
Q35AA	1252	95	WILL BE MORE CONTROL OVER HOW IT IS MANAGED, GIVE BETTER SERVICE
Q35AA	1281	95	BECAUSE THE GOVERMWENT CAN HANDLE GUAM POWER // YES (BETTER THAN PRIVATE ENTERPRISE??)
Q35AA	1291	95	THEY CANT SEEM HIRE QUALIFFIED TECHS TO RUN THE GENERATORS
Q35AA	1313	95	I'M FINE WITH WHAT IT IS TODAY BUT IT CAN IMPROVE ON THE POWER.
Q35AA	1317	95	EVERY NOW AND THEN THEY MAKE SURE THEY HAVE PARTS THEY NEED TO REPAIR THE BREAKDOWN.//

Q35AA	1327	95	THEY WILL BE ABLE TO PROVIDE SERVICES MORE EFFICIENTLY, IT WILL COST MORE BUT WE ILL HAVE BETTER SERVICE.
Q35AA	1330	95	LOT OF CORRUPTIONIN THE GOVT
Q35AA	1334	95	I WANT TO SEE IF PRIVITIZING WILL DO MUCH BETTER THAN THEM.
Q35AA	1350	95	YOU KNOW, EVEN THOUGH IT'S PRIVATE OR NOT, IT'S BETTER FOR THE GOVERNMENT BECAUSE THE INTEREST GOES TO GOVERNMENT.
Q35AA	1379	95	EVEN IF YOU PRIVATIZE AND THE MANAGER DOESN'T KNOW WHAT HE'S DOING, HE'S NOT THE RIGHT PERSON FOR THE JOB.
Q35AA	1384	95	AS LONG AS THERE IS CONTROL OF THE GOVERNMENT IN A PRIVATE SECTOR, GET RID OF THE INCOMPETANT WORKERS
Q35AA	1388	95	BETTER SERVICE
Q35AA	1389	95	I DON'T KNOW TOO MUCH ABOUT PRIVATIZING, BUT THE PRIVATE COMPANIES WOULD TRY TO PROFIT. I'VE NEVER EXPERIENCED THAT, SO I DON'T KNOW WHAT WOULD BE BETTER. IT'S TERRIBLE NOW, AND IT'S BEEN UNDER THE GOVernmenT FOR SO LONG, MAYBE IT WOULD BE BETTER TO GO P
Q35AA	1395	95	THE ACCOUNTABILITY. THE GOVernment GETS AWAY WITH A LOT OF EXCUSES. WITH THE PRIVATE SECTOR, YOU HAVE TO ANSWER. THE ONLY THING I FEAR FOR IS THAT THeY MAY TAKE ADVANTAGE AND CHARGING MORE IN THE LONG RUN. I'M SURE THE RATES WILL GO UP, BUT THEY WILL IMP
Q35AA	1406	95	BECAUSE, A WHILE BACK WE HAD A TYPHOON, AND GPA WAS ON THE MOVE, BUT THEY WEREN'T QUITE THERE, BECAUSE THEY DIDN'T HAVE THE EQUIPMENT AND MATERIALS TO LIGHT UP GUAM. THEY HAD TO GO OFF-ISLAND TO GET SUPPLIES. I'M SURE IF IT WERE A PRIVATE COMPANY THEY WO
Q35AA	1413	95	IT'S BEEN LIKE THAT FOR YEARS-THE ONLY THING THEY NEED TO IMPROVE IS MANAGEMENT-IMPROVE THEIR COURTESY AND THINGS LIKE THAT
Q35AA	1415	95	THAT WOULD DEFEAT THE WHOLE PURPOSE OF OUR GOVernmenT, IF WE MAKE EVERYTHING PRIVATE. THEN WE WOULDN'T REALLY HAVE A GOVernmenT. //
Q35AA	1418	95	BECAUSE IT WILL KEEP THE EMPLOYEES, AND THE POLITICAL STATUS. PRIVITIZATION JUST MEANS MORE ON THE BILL. IT'S A RISK //
Q35AA	1426	95	WELL CONSIDERING NOW WE HAVE ONE CABLE COMpany AND I AM VERY DISAtiSfied-POoR SERvIcE AND RATES TOO HIGH
Q35AA	1453	95	THEY ALWAYS RAISE THE RATES FOR THE POWER SO I THINK IT IS BETTER TO PRIVATISE // NO IT ISNT (Q WAS ARE THEY IMPROVING THE SERVICE WITH THE RATE INCREASES)

Q35AA	1460	95	APPRECIATE WHAT THE WORKERS DO AND THEY WORK HARD AND THEY ARE DEDICATED BUT IN MY OPINION THEY DO NOT HAVE THE TRAINING AND KNOWLEDGE TO WORK SMARTER NOT HARDER THEY SHUT DOWN WHOLE NIEGHBOURHOODS FOR DAYS INSTEAD OF CONNECTING IN A WAY THAT TAKES HOURS
Q35AA	1466	95	RIGHT NOW THEY ARE DOING GOOD, ESPecially DURING THE STORM, GOVGUAM HAD THEIR OWN POWER PEOPLE WORKING, AND THEN SUB-CONTRACTED PRIVATELY FOR PEOPLE TO HELP THEM RESORE THEIR LINES. //
Q35AA	1477	95	BECAUSE YOU SEE A LOT OF THEM HERE ON GUAM-THEY ARE OUT BARBEQUEUING AND HAVING A GOOD TIME BUT NOT REALLY WORKING IF WE WERE PRIVATIZED-IT'S NOT WHO YOU KNOW BUT WHAT YOU KNOW//
Q35AA	1490	95	GOVERNMENT CANNOT CONTINUE TO HAVE A LABOR FORCE LIKE THE GPA WORKERS. THEY ARE ALL UNDER GOV GUÂM. ITS ONLY ON GUAM WHERE WE RUN OUR OWN POWER AND EVEYRTHING IS RUN BY THE GOVERNMENT AND WE HAVE THE HIGHEST RATES.//
Q35AA	1500	95	I THINK THAT THE PRIVATE INDUSTRY COULD DO IT BETTER THAN THE GOVERNMENT AT LESS COST.
Q35AA	1503	95	THEY CAN NOT HANDLE PROBLEMS
Q35AA	1506	95	I GUESS BECAUSE OF THE SERVICE THEY GIVE. THERE ARE SOME POWER OUTAGES. I WAS IN HAWAII NEVER EXPERIENCED A POWER OUTAGES AND HAWAII IS PRIVATIZED
Q35AA	1537	95	BECAUSE THERE WOULDN'T BE ANY COMPETITION. THE PRIVATE OWNERS WOULDN'T CARE WHETHER THEY DID GOOD SERVICE OF NOT, AS THERE IS NO OTHER COMPANY. //
Q35AA	1568	95	BECAUSE IF YOU PRIVITIZE ALOT OF PEOPLE WILL BE OUT OF A JOB.
Q35AA	1589	95	POWER PLAY IN THE GOVERNMENT. I MEAN, I WORK FOR A PRIVATE FIRM. IF YOU DON'T PERFORM, YOU GET CANNED. IN THE GOVERNMENT IF YOU DONT PERFORM YOU GET SENT HOME WITH A PAY CHEQUE.
Q35AA	1591	95	THE GOV CAN HOLD THE PRIVATE COMPANY TO A HIGHER STANDARD // THEY CAN BE HELD MORE RESPONSIBLE FOR THER SERVICE
Q35AA	1609	95	FOR EFFICIENCY//
Q35AA	1628	95	THEY ARE OVER-STAFFED.
Q35AA	1643	95	BECAUSE IT GETS IT OUT OF THE CONTROL FROM THE GOVT// SO THAT THERE WOULD BE MORE STREAMLINED MANAGEMENT AND SERVICES PROVIDED WOULD NOT BE BASED ON WHO YOU KNOW IN GOV'T, IT WOULD BRING EQULAITY TO EVERYONE, EVERYONE WOULD BE TREATED THE SAME.//
Q35AA	1648	95	WE DON'T NEED A PRIVATE CO. TO RUN IT, THEY WILL HAVE A HARD TIME FIXING ALL THE WATER AND WHAT THE GOVERNMENT DID, LET THE GOVERNMENT FIX IT FIRST, THEN A PRIVATE COMPANY CAN RUN IT,AND SO MANY YEARS, MY BROTHER IN SANTA RITA HAS HAD BIG WATER PROBLEMS

Q35AA	1652	95	THERE IS NOTHING IN THE ISLAND THAT MAKES IT NECESSARY FOR THE GOVT TO HOLD OWNERSHIP OF THE UTILITY. GOVT SHLD BE FREE OF THE BURDEN OF THE UTILITIES. THE PRIVATE COMPANIES WILL BE LIABLE FOR DAMAGE TO UTILITIES IN THE ADVENT OF NATURAL DISTASTERS , THE
Q35AA	1656	95	WE ARE STILL HAVING BLACKOUTS, OUTAGES. THE TRANSFORMERS ARE BLOWING OUT. IT COMES BACK TO POOR MAINTENANCE
Q35AA	1661	95	WILL HAVE BETTER MAINTENANCE
Q35AA	1711	95	BECAUSE WITH THE GOVERNMENT RIGHT NOW, THEY HAVING A HARD TIME// THEY ARE LACKING MAN POWER TO HANDLE GPA//
Q35AA	1725	95	ITS BEEN THERE FOR SO MANY DECADES AND ITS EMPLOYEES ARE ALREADY DEPENDENT ON IT. ITS THEIR JOB; THEIR LIFE; AND FOR THEIR FAMILY. BECAUSE ITS NEVER BEEN PRIVATIZED AND I DON'T KNOW ANYTHING ABOUT PRIVATIZATION AND IT COULD BE BETTER OR IT COULD BE THE S
Q35AA	1734	95	JUST SO THE GOV HAS CONTROL IN CASE OF TYPHOONS THEY CAN REPOND QUICKER AND NOT BE INCLINED TO RAISE THE RATES
Q35AA	1741	95	MOST OF THE PEOPLE IN GOVT DO NOTHING.PRIVATE COMPANIES WILL HIRE BEETER PEOPLE TO DO THE JOB
Q35AA	1745	95	BECAUSE ENRON ALREADY TRIED HALF WAY AND FAILED.
Q35AA	1751	95	SO THAT THE PEOPLE CAN HAVE A JOB IF IT IS PRIVATIZED WILL LOSE THE JOB
Q35AA	1759	95	PRIVATIZING OFFERES BETTER SERVICE
Q35AA	1778	95	THE PEOPLR THERE DONT PREFORM/WORK ENOUGH AND IT SHOULD BE PRIVIATIZED //
Q35AA	1786	95	THE GPA IS STILL DOING FINE
Q35AA	1794	95	THE GOVT HAS TOO MUCH SAY-SO IN THIS AND THEY DONT SEEM TO BE IMPROVING. THEY NEVER IMPROVE THINGS THEY SAY THEY WILL
Q35AA	1814	95	BECAUSE RIGHT NOW EVERY TIME THEY MESS UP THE ACCOUNTING. THEY MESS UP THE BILL//
Q35AA	1843	95	TOO MANY WORKERS CITY IDLE AND TOO MUCH POLITICS GOING ON
Q35AA	1862	95	BECAUSE PRIVATE COMPANIES NEED TO WORK ON A TIMELY SCHEDULE, AND THE THEY NEED TO SATISFY CUSTOMERS SO THAT THEY CAN PAY THEREIR EMPLOYESS.
Q35AA	1886	95	THINGS CAN IMPROVE IF THE MANAGEMENT IS CAHNGED AND THE GOVT SMARTENS UP
Q35AA	1889	95	IF THRE'S MORE COMPETITION, THEN THE SERVICE WILL BE MUCH MORE IMPROVED. //
Q35AA	1890	95	FOR ONE THING IF YOU ARE LIVNG HERE IT IS SO FAMILY ORIENTED, IF YOU KNOW THE WORKER THEY WON'T DISCONECT YOU, THEY TAKE SO LONG FOR SERVICE
Q35AA	1900	95	I THINK IF IT'S PRIVATIZED WHEN WE HAVE OUR TYPHOONS WE WILL HAVE BETTER SERVICE.
Q35AA	1919	95	GOVERNMENT HAS TO AT LEAST UPPER MANAGEMENT LEVEL CHANGE MANAGEMENT

Q35AA	1923	95	MAY NOT BE TOTALLY SATISFIED WITH SERVICE BUT IT SHOULD BE UNDER GOVERNMENT, IF PRIVATIZED THERE BE HIGHER RATES
Q35AA	1977	95	THERE IS TOO MUCH LAZINESS IN THE DEPARTMENT ITSELF BUT WHEN YOU PRIVATIZE THERE IS PRESSURE TO PRODUCE AS AN EMPLOYEE, COMPANIES DO NOT MAKE MONEY UNLESS YOU PRODUCE AND THAT IS AT EVERY LEVEL OF EMPLOYMENT ALL THE WAY FROM JANITOR UP//THE WAY THE GOVT
Q35AA	2012	95	FIRST OF ALL WE DONT HAVE ANY TRAINED INDIVIDUALS TO RUN THE UTILITIES//WE WILL GET BETTER SERVICE, IT MAY CAOST A BIT MORE BUT WE WILL BE GARANTEED SERVICE, THEY ALWAYS BLAME THE BROWN TREE SNAKES FOR POWER OUTAGES. IF PRIVATISED WE WILL HAVE A BETTER S
Q35AA	2060	95	CAUSE I WORK IN THE PRIVATE COMPANIES AND WHEN IT COMES TO JOBS YOU HAVE TO DO YOUR JOB AND NOT WASTING TIME FOR THE COMPANY -LOSING MONEY. AND THE PRIVATE COMPANIES LIST HOLIDAYS TO WORK//
Q35AA	2074	95	I FEEL NO GOVERNMENT AGENCY SHOULD RUN THE UTILITIES. WHERE I COME FROM, NO GOVERNMENT AGENCY RUNS THEM. IT'S A BUDGET FACTOR. IT DEALS WITH MONEY AND EMPLOYEES. //
Q35AA	2088	95	THEY ARE IN THE PROCESS OF DOING IT, IT WOULD BE VERY BENEFICIAL TO THE ISLAND
Q35AA	2125	95	BCS IF THEY HAD SOME COMPETITION SERVICE WLD IMPROVE
Q35AA	2153	95	IF IT GOES TO PRIVATE I AM SURE IT WILL COST MORE
Q35AA	2168	95	WHEN A UTILITY IS HANDLED BY A PRIVATE, THE SERVICES THEY ARE RENDERING IS SOMEWHAT BETTER. WITH PRIVATE, YOU CAN DO SOMETHING ABOUT YOUR DISSATISFACTION AT ANYTIME, BUT IF THE GOVT OWNES IT, THERE'S NOTHING YOU CAN DO EXCEPT DURING AN ELECTION YEAR. //
Q35AA	2178	95	HAVING COLLATERAL ASSETS//
Q35AA	2185	95	STAY
Q35AA	2189	95	IT SEEMS THERE A LOT OF GOVernmentT EMPLOYES WHO ARE GETTING JOBS WITHOUT EDUCATION, OR DEGREES. THEY ARE HIRING RELATIVES, PEOPLE WITH NO BACKGROUND. //
Q35AA	2198	95	THEY JUST NEED A BETTER SYSTEM
Q35AA	2206	95	BECAUSE PRIVATE WILL DO BETTER AND GIVE MORE ATTENTION AND CONCENTRATE UPON THE POWER. THE PRIVATIZATION WILL BE MORE SATISFACTORY AND ATTENTIVE AND BENEFICIAL//
Q35AA	2211	95	MORE JOB UNDER GOVERNMENT
Q35AA	2221	95	BECAUSE THEY BASICALLY ARE NOT DOING A GOOD JOB....
Q35AA	2234	95	THEY NEED MORE QUALIFIED PEOPLE TO OPERATE,
Q35AA	2237	95	IF YOU PUT IT TO PRIVATE THEY WILL RAISE THE PRICES, THE GOVT WILL KEEP IT LOWER

Q35AA	2243	95	I THINK WHEN THROUGH THIS WHOLE NOTIONTION WITH THE ESTIMATION OF THE BILLING, SOMETIMES WHERE WE LIVE WE HAVE POWER OUTAGES
Q35AA	2247	95	DON'T KNOW
Q35AA	2303	95	IT'S GOOD FOR THE PEOPLE TO HAVE THAT WORK. THE MANAGEMENT IS THE ONE SCREWING THEM UP. THEY DON'T KNOW WHAT THEY ARE DOING. THAT'S THE PROBLEM RIGHT NOW. //
Q35AA	2346	95	I BELIEVE SERVICE WILL GREATLY IMPROVE AS THE GOVT CANT HANDLE THEM, CHANGE IS GOOD ESPECIALLY IF IT IS BUSINESS DRIVEN UNLIKE THE GOVT WHICH IS NOT.
Q35AA	2353	95	IT IS RUN BY PRIVATE FIRM THERE WILL BE MUCH BETTER JOB
Q35AA	2360	95	BASED ON WHAT I KNOW OF OTHER UTILITIES IN OTHER LOCALE-S MOST OF THE WELL RUN UTILITIES ARE NOT GOVERNMENT OWNED//
Q35AA	2362	95	BECAUSE THE PEOPLE WOULD STILL OWN IT BUT PRIVATE COMPANIES HAVE BETTER ACCOUNTABILTY IN THE MANAGEMENT SYSTEMS. SOMETIMES WITH GOVT THE EMPLOYEES GET SMUG IN THEIR JOBS ARE THEY THINK THEY ARE SO SECURE IN THEIR TENURE THEY DONT FEEL AS TH
Q35AA	2363	95	AT THIS POINT THEY'RE SHARING IT AND THAT'S OKAY SO FAR, RIGHT?
Q35AA	2370	95	MOST POWER CO'S ARE PRIVATE THE GOVT HAS NO BUSINESS BEING IN THE POWER BUSINESS//ITS PRETTY OBVIOUS THAT THEY CAN'T DO IT NOW//
Q35AA	2387	95	BECUASE NOW IT WOULD BE A BUSINESS AND THEY WON'T MAKE MONEY UNLESS PRIVATIZED.
Q35AA	2396	95	BECAUSE IF IT IS PRIVATIZED, THE OWNERS WOULD BE HERE AND THINGS WILL BE FIXED RIGHT AWAY WHERE AS IF IT WERE THE GOVERNEMNT THEY WOULD BE ABSENT
Q35AA	2417	95	BETTER THAN ENRON //
Q35AA	2439	95	WE HAVE TOO INEFFICIENT GOVT, I DON'T THINK THE EMPLOYEES ARE QUALIFIED, MAINTENANCE IS NOT GOOD, I THINK THE THE PRIVATE SECTOR WOULD HANDLE THE AGENCIES BETTER//
Q35AA	2449	95	BCS I THINK THAT THE GUAM IS VERY SMALL AND WE HAVE THE AVAILABLE RESOURCES. IT'S A MATTER OF DECISION MAKING. POLITICS COMES INTO PLAY. GENERATORS HAVE A LIFE SPAN, THE SITUATION WE HAVE NOW WHERE WE HAVE PRIVATE COMPANIES BUILD GENERATORS THEN LEASE O
Q35AA	2462	95	SO POLITICS WOULD BE OUT THE WAY.
Q35AA	2469	95	BECAUSE WE WOULD GET BETTER SERVICE//
Q35AA	2519	95	IT INVOLVES A LOT OF MONEY THERE, AND TRAINED EMPLOYEES, AND TO PRIVITIZE IT, WE DON'T KNOW WHO THEY WOULD BE. //
Q35AA	2523	95	BECAUSE IF IT IS SOLD TO PRIVATE COMPANY I KNOW THAT THE POWER WATER & TELEPHONE ARE GOUNG TO GO UP// THE RATES WILL GO UP
Q35AA	2599	95	MORE MANAGEMENT OF GOVERNMENT

Q35AA	2624	95	IT MAY BE THEY CAN HAVE GOOD SERVIDE.
Q35AA	2634	95	HOW IT IS BEINGG MANAGED...MANAGEMENT NEEDS TO BE CHANGED FOR EFFECTIVE SERVICE
Q35AA	2637	95	IF THEY WERE ALL MPRIVATIZED THEY WOULD GIVE US 100%
Q35AA	2640	95	JUST PARTS OF THE POWER SHLD BE PRIVATIZED
Q35AA	2671	95	GOVERNMENT HAS PROVEN UNABLE OPERATING IT PROPERLY
Q35AA	2674	95	NOT COMPLETELY [PRIVATIZED THERE SHOULD BE SOME SORT OF PARTNERSHIP WITH BOTH GOVERNMENT AND PRIVATE
Q35AA	2675	95	GOVT HAS NO BUSINESS RUNNING UTILITIES// IF PRIVATIZED THE LEVEL OF SERVICE WOULD IMPROVE. IF THEY STAY WITH GOVT THERE IS NOT MONEY TO IMPROVE THINGS
Q35AA	2700	95	NO PROBLEMS WITH POWER
Q35AA	2726	95	I JUST THINK IT'S GREATER EFFICIENCY AS FAR AS WORK OUTPUT.
Q35AA	2753	95	IT WILL BE MORE EFFICIENT AND MORE ACCOUNTABLE//
Q35AA	2871	95	TO GET POLITICS OUT OF IT
Q35AA	2910	95	BECAUSE THEY ARE TOO SLOW TO BRING BACK THE POWER AFTER TYPHOONS, GOVT SAYS THEYDONT ENOUGH MOEY//, WILL BE FASTER WHEN PRIVATIZED BECAUSE A PRIVATE FIRM WILL HAVE MONEY
Q35AA	2925	95	THEY GOVERNMENT HAS BEEN OWNING AND OPERATING IT AND THEY HAVE NOT DONE ANYTHING BTTER FOR IT FOR YEARS, IF YOU WANT SOMETHING CHANGED YOU HAVE TO PRIVATIZE IT
Q35AA	2929	95	BECAUSE MORE OFTEN YOU CAN GET GOVT OUT OF THE OPERATION, AND EFFICIENCY IS IMPROVED.
Q35AA	2951	95	GOVERNMENT CAN NO LONGER HANDLE THEM
Q35AA	2952	95	OVER THE YEARS THE GOVT HAS BEEN ABLE TO DO A GOOD JOB
Q35AA	3008	95	TO MUCH GOVBERNMENT HANDLING, IT IS VERY UNCONTROLABLE
Q35AA	3046	95	WE GET BETTER SERVICEE WITH PRIVATIZE
Q35AA	3058	95	SO THEY CAN STOP HAVING PROBLEMS
Q35AA	3074	95	BECAUSE THEY PROBABLY MIGHT DO BETTER WITH THEIR SERVICE AND THEIR RATES
Q35AA	3078	95	WELL, I THINK IT SHOULD BE PRIVITIZED BUT THE GOVERNMENT SHOULD RETAIN OWNERSHIP.
Q35AA	3102	95	SO THAT TECHNOLOGY CAN BE BETTER. PRIVATE INDUSTRY CAN BRING IN BETTER TECHNOLOGY.
Q35AA	3140	95	THE GOVT HAS NOT BBEN CAPABLE OF PROVIDING THE SERVICE WELLE
Q35AA	3194	95	THE GOVT SHOULD NOT SUBSIDIZE FOR PEOPLE THAT DONT PAY
Q35AA	3237	95	I AM A GOVT WORKER, AND LOOKING AT THESE PRIVATE COMPANIES THAT COME IN AND ASSIST THE GOVT OF GUAM, THEY REALLY DO HELP US PARTICULARLY WITH THE PROBLEMS THAT WE SEE HERE//

Q35AA	3238	95	WELL IF ITS GOING TO BE PRIVATIZED THE COMPANY IS GONNA HAVE AN INTEREST IN HAVING GOOD SERVICE
Q35AA	3242	95	HEARING A LOT ABOUT POLITICAL HIRING THAT'S A PROBLEM WITH THE GOVT OWNING
Q35AA	3255	95	IN MY EXPERIENCE CALIFORNIA PRIVATIZED POWER AUTHORITY , SERVICE GOT WORSE AND RATES WENT UP
Q35AA	3266	95	A PRIVATE COmpany WOULD DO A BETTER JOB, MAKING THEIR PEOPLE WORK AND NOT JUST HANG AROUND. THEY WOULD ENSURE THEIR CUSTOMERS WERE SATISFIED. THEY WOULD BE MORE SELECTIVE ON WHO THEY ARE HIRING. //
Q35AA	3326	95	BECAUSE YOU KNOW WHAT- EVER SINCE WE HAD THE POWER AND WATER AND PHONE WE HAVE NEVER HAD IT PRIVATIZED AND SOMEONE WANTS TO COME IN NOW AND THEY MIGHT OVERCHARGE - WHO KNOWS?//
Q35AA	3334	95	IT'S RUN BY THE SAME GOVERNMENT AND IT'S NOT DOING ANY IMPROVEMENT. THERE HAS TO BE SOME KIND OF STANDARD OR BOARD THAT OVERSEES THESES THINGS SO THERE'S NO PRICE GOUGING.
Q35AA	3379	95	SERVICES WILL IMPROVE IF IT IS PRIVATE. THAT'S JUST BASED ON MY EXPERIENCES. I JUST DON'T BELIEVE IN GOVERNMENT SHOULD BE INVOLVED.
Q35AA	3388	95	NEED SOME NEW IDEAS// SOME NEW INPUT//
Q35AA	3410	95	I CAN SEE PEOPLE WORKING ALONG THE ROAD, THEY SEEM TO BE DOING IT THEIR OWN WAY.IF IT WERE PRIVATIZED THERE THERE WOULD BE MORE CONTROL AND REGULATION, AND THINGS WOULD BE BETTER THAN THEY ARE NOW//
Q35AA	3420	95	THE GOVT HAS FAILED TO SHOW EFFICCIENY AND PERFORMANCE
Q35AA	3460	95	THEY BELONG TO THE PEOPLE OF GUAM. IF WE START TO SELL THEM, THEN WE LOSE OUR DIGNITY.
Q35AA	3490	95	BECASUE THEY'RE DOING FINE. THEY'RE THERE FOR THE PEOPLE. ESPECIALLY WHEN WE HAVE TYPHOONS. THEY'RE BUSTING BUT.
Q35AA	3669	95	WHY PRIVATIZE AND BRING PEOPLE FROM OUTSIDE, WHY NOT PEOPLE OF GUAM
Q35AA	3688	95	IF POWER AUTHORITY GET INTO PRIVATIZATION, THEY WILL EVENTUALLY COME UP WITH THEINCINERATOR PLAN SUCH AS USING WASTE FOR POWER, AND THIS WILL MESS UP THE ENVIRONMENT. THAT IS NOT GOOD.//
Q35AA	3707	95	GOVGUAM HASN'T BEEN DOING THAT GREAT OF A JOB, ANOTHER COMPANY MIGHT DO BETTER.//
Q35BA	2	95	SAME REASONS AS IN PREVIOUS CASE
Q35BA	33	95	WE JUST HAD OUR WATER IMPRORVED AND IT TOOK A LONG TIME (BACTERIA FROM A TYPHOON) SO I FEEL THE PRIVATE SECTOR WOULD DO A BETTER JOB//
Q35BA	35	95	THEY ALL ARE INTERREALTED IT'S NOT WHAT YOU KNOW IT'S WHO YOU KNOW//

Q35BA	46	95	LOOK AT THEIR TRACK RECORD THERE HAS BEEN NO IMPROVEMENT/ I HAVE LIVED HERE ALL MY LIFE AND I THINK ITS USELESS TO BEAUTIFY THE ISLAND IF WE HAVE NO POWER OR WATER
Q35BA	63	95	THIS SHOULD BE THE FIRST ONE TO BE PRIVATIZED, CUZ THOSE PEOPLE THERE DON'T KNOWWHAT THEY ARE DOING. I'M A TAXPAYTER PAYING FOR THEIR SALARIES, WHICH THEY DONT EARN, THEY DON'T WORK FOR, THEY DON'T DESERVE. //
Q35BA	74	95	I THINK THEY'RE DOING A FAIR JOB.
Q35BA	86	95	BECAUSE WE MIGHT GET SOME BETTER SERVICE
Q35BA	91	95	WE NEED OUTSIDE MONEY TO MAINTAIN THESES SERVICES. THERE IS NOT ENOUGH MONEY ON THE ISLAND.
Q35BA	93	95	NEPOTISM
Q35BA	102	95	SAME
Q35BA	108	95	ITS NOT GREAT RIGHT NOW, IF WE PRIVATIZE IT WILL PROBABLY IMPROVE.
Q35BA	114	95	SAME AS BEFORE-BETTER MANAGEMENT BETTER ORGANIZATION AND BETTER SERVICE
Q35BA	120	95	BeCAUSE THEY NEED TO HAVE A LOT OF PREVENT. MAINTENANCE
Q35BA	121	95	WELL HAVING THE WATERWORKS PRIVATIZED WOULD SHOW THAT PEOPLE WITH ENVIRONMENTAL ISSUES WILL SHOW A GOOD STAGE OF PLANNING- HOW TO PROTECT THE OST VALUABLE RESOURCE IN OUR WORLD TODAY IN OUR ISLAND AND TAKE CONTROL OF CONTRACTORS WITH WRONG ENGINEERING IS
Q35BA	145	95	IF IT IS PRIVITIZED PRICES MAY GO UP//
Q35BA	162	95	BECAUSE YOU KNOW IF PRIVATELY OWNED WHATEVER THEY NEED IS THERE BECAUSE THEY ARE RUNNING A BUSINESS//
Q35BA	163	95	WANT IT TO BE PRIVATIZED BUT I DONT WANT ONE COMPANY TO HAVE A MONOPOLY AND CHARGE WHATEVER THEY WANT. ITS NATURAL RESOURCE, IT BELONGS TO EVERYBODY AND HAS TO BE CONTROLLED BECAUSE IF THEY CHARGE TOO MUCH PEOPLE WILL DIE, ITS VERY IMPORTANT TO CONTROL
Q35BA	172	95	YOU NEED A LOT OF MONEY TO REPLACE THE INFRASTRUCTURE AND THE GOVERNMENT OF GUAM DOESN'T HAVE BUT A PRIVATE INVESTOR DOES//
Q35BA	236	95	BECAUSE I THINK ITS OK//
Q35BA	259	95	BCS A LOT OF PEOLE WILL LOSE THEIR JOB AND WE DONT KNOW HOW FAR THINGS WILL GO WHEN PRIVATIZED HOW MUCH WILL BE CHARGED
Q35BA	266	95	BECAUSE THE WAY I SEE AND EXPERIENCE IT-CAUSE WHEN YOU CALL WATERWORKS ONLY THE MACHINE IS ANSWERING-(NOT) THE PEOPLE YOU NEED TO TO TALK TO ABOUT THE PROBLEM//

Q35BA	275	95	THAT'S THE ONE. WE NEED GOOD QUALITY WATER. EVEN IF WE HAVE TO PAY SOMETHING, IT'S FOR THE GOOD OF THE PEOPLE, FOR OUR HEALTH. IT'S THE SOURCE OF LIFE. EVEN PLANTS NEED QUALITY WATER, TOO, CUZ WE EAT THE VEGETABLES, AND IF WE WATER THEM WITH BAD WATER, T
Q35BA	279	95	I FEEL FAMILIAR WITH GUAM. ALMOST ALL INTANCES WE SHOULD BOIL WATER IN THIS AREA FOR THE NEXT FEW WEEKS. WE DON'T EVEN HAVE WATER TO DRINK OR WAS IN SOME AREAS COMPLAINTS. IN (SOME) AREAS BEING PUBLICLY ANNOUNCED ON RADIO THEY CANNOT SHOWER AND OF COURSE
Q35BA	284	95	BECAUSE OF THE LAST TIME WE HAD A TYPHOON IT WAS VERY BAD.// ALSO THE MONEY THEY GOT FROM FEMA THEY DIDNT USE IT TO UPGRADE THE SYSTEM
Q35BA	285	95	WATER SHOULD REMAIN WITH THE GOVERNMENT WITH PROVISIONS (i.e GOVERNORS USED TO TRANSFER FUNDS WHICH IS EVENTUALLY MISUSED, INSTEAD IT SHOULD BE USED PROPERLY)
Q35BA	307	95	CUZ THEY NEED TO IMPROVE A LOT, FROM THEIR MANAGEMENT, ALL THE WAY UP THROUGH TOTHE QUALITY OF WATER. I DON'T THINK ANY COMPANY WOULD HAVE ENOUGH MONEY TO DO IT. I DON'T THINK THEY ARE READY. //
Q35BA	315	95	BECAUSE RIGHT NOW I DON'T REALLY HOPEFULLY THERE ARE GONNA BE-EXPERIENCING RIGHT NOW I HOPE IT DON'T GO TO WORSE-RIGHT NOW I AM SATISIFIED
Q35BA	320	95	ITS BEEN ENGLECTED FOR A LONG TIME, MANY COMPALINTS BUT NOTHING HAPPENS
Q35BA	327	95	SO MANY PEOPLE THERE DOING NOTHING BUT GETTING PAID//
Q35BA	334	95	BECAUSE THE WATER BELONGS TO THE PEOPLE OF GUAM AND SHOULD NOT GIVEN TO THE PRIVATE SECTOR FOR THEIR FINANCIAL GAIN//
Q35BA	347	95	FOR JOB SECURITY //
Q35BA	366	95	SAME REASON
Q35BA	375	95	THE GOVernment's DOING A SHITTY JOB WITH THEM, AND IT HASN'T GOTTEN ANY BETTER. //
Q35BA	409	95	I WOULD LIKE TO SEE EACH OF THESE PARTIALLY PRIVATIZED AND WHAT I MEAN BY THAT IS THE TYPE OF PRIVATIZATION THAT GUAM POWER AUTHORITY HAS DONE WHERE THEY HAVE PRIVATIZED INDIVIDUAL PLANTS. I WOULD LIKE TO SEE SOME TYPE OF PRIVATIZATION WHERE PRIVATE COMP
Q35BA	459	95	THERE IS A LOT OF PEOPLE NOT WORKING. //
Q35BA	471	95	I THINK Government WATER WORKs CAN IMOPRoV ITS SERVICE IF THeRE IS NOT TOO MUCH POLITICS INVOLVEd
Q35BA	473	95	BECAUSE, THEN IF IT'S PRIVITIZED, THE ONE TAKING CARE OF IT WILL HAVE TO HIRE THE BEST PEOPLE, NOT BECAUSE OF POLITICAL CONNECTIONS, BUT BECAUSE THEY ARE CAPABLE OF DOING THE JOB. UNDER A PRIVATE ORGANIZATION, THE MANAGEMENT WILL NOT BE UNDER THE POLITIC

Q35BA	484	95	THEY WILL HAVE BETTER MANAGEMENT BETTER ACCOUNTABILITY BETTER SERVICE
Q35BA	549	95	THEY SHOULD GET A GOOD ADMINISTRATOR OR THEY WILL WRECK IT//
Q35BA	556	95	THE SAME AS BEFORE-IF THEY GO PRIVATIZE THEY CAN EASILY INCREASE THE RATES AND IF THEY STAY GOVERNMENT THEY CANNOT INCREASE OR DECREASE WITHOUT AN APPROVAL
Q35BA	565	95	BECAUSE I WORK THERE//
Q35BA	598	95	BECASUE THEY RUNNING ON AN OLD SYSTEM AND STILL DON'T KNOW WHAT TO CHANGE TO IMPROVE IT
Q35BA	599	95	SAME REASON
Q35BA	617	95	BECAUSE PRIVATE ÇOMPANY IS MORE FLEXIBLE IN DOING THEIR JOB AND IN GETTING MORE MATERIAL TO BUILD OR REPAIR ANYTHING THEY NEED, SUCH AS WATER WELLS BECAUSE THEY ARE PREPARING THEMSELVES BEFORE ANY PROBLEM HAPPENS//
Q35BA	625	95	CAUSE I BELIEVE THE GOVERNMENT CAN PROVIDE THEM WITH THE NECESSITIES//
Q35BA	631	95	THOSE PEOPLE WORKING THERE- THEY ARE NOT WORKING VERY WELL//
Q35BA	640	95	BECAUSE ITS THE SAME THING AS THE POWER. THE ECONOMY IS TOO LOW. PEOPLE CAN'T AFFORD TO PAY IT. IT IS TOO HIGH//
Q35BA	658	95	LIKE I SAID, WITH GuaM POWER, SAME THING. IF THEY SEE WHAT NEEDS TO BE DONE, AND DO IT, THERE SHOULDN'T BE ANY PROBLEM. SEND THEIR EMPLOYEES TO SCHOOL, AND STOP HIRING OUTSIDE VENDORS. I KNOW A LOT OF PEOPLE WHO WORK FOR GWW, AND THEY KNOW THEIR JOB. BUT
Q35BA	681	95	PRIVATE COMPANY WILL HIKE THE PRICES AND WE HAVE NO CONTROL OVER THAT UNLESS THERE IS A MUTUAL AGREEMENT ON A FIXED RATE//
Q35BA	683	95	WE HAVE GOT SOMEONE THAT ISNT MAINTAINING THE WATER WELLS.//IF YOU HAVE A LEAK AND CALL THEM. YOU MIGHT GET SOMEONE TO LOOK AT IT IN A WEEK
Q35BA	701	95	SAME SAME SAME-BECAUSE FOR THE PAST SO MANY YEARS I HAVE BEEN LIVING ON GUAM NOTHING HAS CHANGED
Q35BA	712	95	RIGHT NOW GOV GUAM IS NOT DOING GOOD.//
Q35BA	720	95	I SEE THEM DOING THEIR JOB
Q35BA	723	95	SAME ANSWER
Q35BA	740	95	THE GOVERNMENT HAS BEEN ABYSMAL. THE GOVERNMENT SHOULD NOT BE RUNNING UTILITIES ANY MORE//
Q35BA	759	95	BECAUSE THE PEOPLE WORKING THERE NOW, WHAT WILL BECOME OF THEM IF THEY PRIVATIZE?
Q35BA	781	95	BECAUSE, I LIVE IN HARMON, AND A LOT OF AREAS HERE, THE WATER COMES OUT REALLY SLOW. SOME HOUSES CAN'T TAKE A SHOWER.

Q35BA	810	95	IT NEEDS TO BE PRIVATIZED BECAUSE IT NEEDS TO BE UPGRADDED THE INFRASTRUCTURE AND THE PRIVATE COMPANY WILL HAVE MONEY TO DO THAT AND ALSO P[RIVATE COMPANY WILL HIRE QUALIFIED PEOPLE TO DO THE JOB
Q35BA	815	95	IT WILL BE BASED ON HOW PRIVATE SECTOR WOULD BE INFLEUNCING THE DECISIONS
Q35BA	817	95	FEDERAL AND LOCAL GOVERNMENT AS WELL AS PRIVATE PARTNERSHIP WOULD BE BETTER //DO NOT WANT PRIVATE INTERESTS TO GAIN A MONOPOLY//
Q35BA	831	95	SAME REASON
Q35BA	859	95	BECAUSE THEN ALL THE PRIVATIZATION WILL UPGARDE ALL OUR OLD WATER SYTSEMS
Q35BA	887	95	WE'RE GONNA HAVE A NEW GOVERNMENT COMING IN, AND HOPEFULLY THEY WILL DO THEIR BEST AND UPGRADE EVERYTHING. //
Q35BA	900	95	IF THEY CAN BRING IN THE BIG COMAPNIES TO RUN IT, IT WOULD BE BETTER WITH INVESTORS. A PRIVVATE COMPANY IS IN THE BUSINESS TO MAKE MONEY 7 IN ORDER TO MAKE MONEY SERVICE
Q35BA	909	95	SAME ANSWER-BECAUSE I DON'T THINK THE GOVERNMENT HAS ANY BUSINESS IN OPERATING THE UTILITIES
Q35BA	916	95	THEY NEED TO PRIVATIZE THE MAINTENANCE, BUT THEY SHOULD NEVER GET TO THE POINT WHERE THEY ALLOW PRIVATE COMPAIES TO CONTROL WATER WELLS, UNLESS THEY DRILL THEM ON THEIR OWN PROPERTY. //
Q35BA	924	95	MUST OPERATE LIKE A BUSINESS, CUT LOSSES , NEED GOOD MANAGEMENT
Q35BA	964	95	THE SAME THING LET THE GOVT MIND SOMETHING ELSE//
Q35BA	977	95	THERE'S NOT ENOUGH MONEY IN THE GOVERNMENT TO FIX ALL THE PROBLEMS. BUT IF IT MEANT HIGHER PRICES THAT WOULD BE A PROBLEM. DEEP DOWN I THINK THE GOVT SHOULD TAKE CARE OF IT, BUT IF THEY CAN'T, THEN IT SHOULD PRIVITIZED.
Q35BA	982	95	NOT EFICIENT
Q35BA	983	95	THE MANAGEMENT IS JUST REALLY BAD.
Q35BA	988	95	SERVICE. MORE CHEAP(ER).//
Q35BA	993	95	SAME THING, BECAUSE IT'S NOT A GOVERNMENT FUNCTION.
Q35BA	999	95	WE NEED MORE TECHNICIANS THAT ARE MORE PROFESSIONAL IN DEALING WITH THE SYSTEM AND MAINTENANCE .I THINK MAINTENANCE AND PROFESSIONAL TECHNICIANS THAT KNOW THE JOB TO GUIDE THEIR WORKERS.//
Q35BA	1011	95	CAUSE IF IT WAS PRIVATIZED WE COULD ACTUALLY HAVE BETTER SERVICE FOR OUR WATER//
Q35BA	1013	95	I GUESS BY KEEPING THE WATERWORKS-KEEPING A CLOSE WATCH ON THE USAGE AND DISTRIBUTION OF WATER AND THE GOVERNMENT SHOULD BE MAKING SURE WE HAVE CLEAN WATER. THEY HAVEN'T DONE THAT THOUGH BUT I STILL PREFER THEY MAINTAIN THE WATER SYSTEM//

Q35BA	1023	95	PRIVATIZATION WILL IMPROVE THE SERVICE BUT HURT THE FAMILIES // THE COST
Q35BA	1039	95	IT WILL COST MORE UNDER PRIVATE SECTOR
Q35BA	1046	95	NOT DOING A GOOD JOB.
Q35BA	1083	95	IN THE MAINLAND, IT'S ALL PRIVATIZED, AND IT RUNS SMOOTHLY. //
Q35BA	1105	95	OVER THE PAST 50 YEARS THEY HAVE LET THE SYSTEM DILAPIDATE,FALL APART. DECAY . THE ISLAND POPULATION HAS INCREASED 4-5 TIMES SINCE THEN AND THERE HAS BEEN NO IMPROVEMENT IN THE INFRASTRUCTURE// WE JUST HAD A TYPHOON IN JULY AND WE HAD E-COLI BACTERIA IN
Q35BA	1109	95	NOT ABLE TO COPE WITH THE PROBLEM-IT'S FOR THE BEST
Q35BA	1122	95	WITH THE GOVERNMENT OF GUAM- DOESN'T DO ANYTHING FOR ANY OF THEM//
Q35BA	1123	95	IT BELONGS TO THE PEOPLE OF GUAM//
Q35BA	1146	95	BECAUSE EVERBODY IS TOUCHED BY WATER THE GOVT SHOULD BE RESPONSIBLE FOR EVERYONE IN THE USE OF THE WATER
Q35BA	1150	95	SAME REASONS
Q35BA	1165	95	BECAUSE, THAT WAY THERE WOULD PROBABLY BE BETTER SERVICE PROVIDED, RIGHT NOW IT'S BAD. JUST TO GET REGULAR REPAIRS DONE, OR EVEN CORRECTIONS ON OUR BILLINGS. IT TAKES SO LONG, BY THE TIME THEY GET AROUND TO IT, WE OWE A COUPLE MILLION DOLLARS ALREADY. WE
Q35BA	1167	95	SMAE REASON : OTHER PEOPLE CAN HAVER COMPETITION//
Q35BA	1170	95	THEY NEED MORE PEOPLE WITH MORE KNOWLEDGE.//
Q35BA	1197	95	LOOK AT THE WAY IT IS: I AM SCARED TO DRINK MY WATER AFTER THE TYPHOON//I SEE MY SON GURGLING WHEN DRINKING WATER AND THAT IS NOT GOOD
Q35BA	1203	95	ITS TOO LATE NOW TO TRY AND CHANGE THE INFRASTRUCTURE ON IT DUE TO LACK OF MAINTENANCE AND BETTER COMPLIANCE WITH THE ..... COMPLY WITH TODAYS ..... THEY SHOULD MODERNIZE //
Q35BA	1216	95	THE SAME REASON OF TOO MUCH POLITICS
Q35BA	1240	95	LIKE I SAY DEPENDING ON THE MANAGEMENT AND PEOPLE ON THE BOARD OF COMMISSION ON UTILITIES//
Q35BA	1252	95	WILL BE MORE CONTROL OVER HOW IT IS MANAGED, GIVE BETTER SERVICE
Q35BA	1265	95	BECAUSE IF PRIVATIZED RATES MAY GO UP
Q35BA	1281	95	BECAUSE FOR ME I HAVE NOT HAD A PROBLEM
Q35BA	1291	95	I BELIEVE THE WORKERS NOW ANDD THE MAAGEMENT THEY NEED A LOT OF TRAINING AND BETTER EXPERIENCED PEOPEL
Q35BA	1313	95	IT'S A PRECIOUS NATURAL RESOURCE, IT SHOULD BE OWNED BY THE PEOPLE. POWER COULD MADE NOT WATER.
Q35BA	1317	95	WHAT WE WENT THROUGH THE LAST FEW MONTHS WAS REALLY BAD/

Q35BA	1322	95	BECAUSE IT MIGHT BE A DIFFERENT PROCEDURES AND THEY'LL PROBABLY IMPROVE THEIR SERVICES. RIGHT NOW WE DON'T GET THAT GOOD SERVICE THERE. SO HOPEFULLY IT WOULD BE BETTER THAN THE SERVICE NOW.
Q35BA	1327	95	OPERATED EFFICIENTLY, WE WILL HAVE CLEAN WATER, MAINTENANCE WILL BE CONSISTENT AND WATER WELLS WILL BE CLEANED AND WELL MAINTAINED.
Q35BA	1329	95	THE GOVT EITHER DOES NOT HAVE ENOUGH MONEY TO PUT INTO IT OR DOESN'T WANT TO ALLOCATE THE FUNDS TO MAKE THE IMNPROVEMENTS THAT ARE NECESSARY TO MAKE THE IMPROVEMENTS
Q35BA	1330	95	LOT OF CORRUPTION IN THE GOVT
Q35BA	1334	95	I WANT TO SEE IF THEY'LL DO MUCH BETTER.
Q35BA	1350	95	THERE'S A LOT OF PEOPLE HERE IN GUAM. IT'S BETTER FOR THE GOVERNMENT TO RUN IT BECAUSE THEY GET THE INTEREST AND THE TAX.
Q35BA	1379	95	THEY JUST NEED SOMEONE IN THERE WHO KNOWS WHAT HE'S DOING.
Q35BA	1384	95	IT IS ONLY THE MATTER OF PEOPLE WORKING THERE, THEY ARE NOT QUALIFIED
Q35BA	1388	95	BETTER SERVICE
Q35BA	1389	95	SAME SCENARIO. SO MANY VILLAGES END UP WITH NO WATER, OR CONTAMINATED WATER. IT'S BEEN UNDER THE GOVernmenT FOR SO LONG, MAYBE WE NEED A CHANGE. //
Q35BA	1395	95	WITH ALL THE FEDERAL REGULATIONS, THEY WOULD TAKE IT MORE SERIOUSLY. GOVGUAM GETS A WAY WITH A LOT, like NOT PAYING FINDERS FEES. //
Q35BA	1406	95	THEY CANNOT KEEP THE PUMPS RUNNING. WHEN THE TYPHOON CAME, THEY HAD NO PUMPS, HALF OF THEM ARE PROBABLY SITTING IN SOMEBODY'S YARD. //
Q35BA	1413	95	THE SAME-JUST IMPROVE THEIR CUSTOMER SERVICE-IT'S BEEN LIKE THAT FOR YEARS-THE ONLY THING THEY NEED TO IMPROVE IS MANAGEMENT-IMPROVE THEIR COURTESY AND THINGS LIKE THAT
Q35BA	1415	95	THAT WOULD DEFEAT THE WHOLE PURPOSE OF OUR GOVernmenT, IF WE MAKE EVERYTHING PRIVATE. THEN WE WOULDN'T REALLY HAVE A GOVernmenT. //
Q35BA	1418	95	IT'S HERE, IT SHOULD STAY HERE. //
Q35BA	1426	95	SAME REASON AS BEFORE-WELL CONSIDERING NOW WE HAVE ONE CABLE COMpany AND I AM VERY DISAtiSfied-POoR SERvIcE AND RATES TOO HIGH
Q35BA	1453	95	I HAVE NO TROUBLE WITH THE SETVICE// I HAVE NO TROUBLE WITH THE SERVICE
Q35BA	1460	95	BECAUSE WE ARE NOT UP TO SPEED IN THE SYSTEM// IE YEARS AGO JOE MESA RAN THE WATER WORKS WELL YOU'RE SERVICED BY A 2 IN LINE BUT IT IS REALLY MUCH LESS BECAUSE OF SO MANY OTHER PIPES CONNECTING INTO THE MAIN PIPE//
Q35BA	1466	95	SO FAR, THEY CATCH A LOT OF PEOPE AT GUAM WATER WORKS DOING DRUGS, OR POACHING. EVEN IN THEIR G.W.W. VEHICLES, AND THEY'RE NOT SUPPOSED TO. I'M AGAINST STUFF LIKE THAT. //

Q35BA	1477	95	BECAUE THEY HAVE THE SAME THING HAPPENING-THEY ARE SENDING SOME OF THE GUYS FOR TRAINING BUT THEY ARE NOT EVEN HIGH SCHOOL GRADUATES
Q35BA	1490	95	GUAM SHOULD OWN IT BUT OPERATIONS SHOULD BE PRIVATIZED.//
Q35BA	1495	95	THE WAY IT'S MANAGED//
Q35BA	1500	95	BECAUSE PRIVATE INDUSTRY CAN DOTHE FUNCTION BETTER AT LESS COST.
Q35BA	1501	95	AFTER THE INCIDENT WITH THE MONTHS WITH BOILED WATER, I DON;T THINK THE GOVT HAS BEEN DOING ENOUGH TO ENSURE THE PUBLIC SAFETY//
Q35BA	1503	95	THE SAME REASON
Q35BA	1506	95	BECAUSE OF THE MORALE IS LOW FOR THE SERVICES WE ARE GETTING SERVICE IS POOR
Q35BA	1537	95	SAME THING. THRE WOULD BE ONLY THE WATER COMAPNY, BUT NO COMPETITION.
Q35BA	1568	95	BEAUSE ALOT OF PEOPLE WOULD BE OUT OF WORK.
Q35BA	1589	95	SAME THING. THERE'S NO EFFICIENCY.
Q35BA	1591	95	THE SAME ANASWER AS BEFORE SO THE GOVT CAN HOLD THEM TO A HIGHER STANDARD
Q35BA	1609	95	EVERYONE OWNS WATER-WOULD NOT SAY ITS THE BEST OPTION-WE ARE A SMALL ISLAND. WHEN IT RAINS IT FILTERS THROUGH THE ISLAND UNDERGROUND INTO THE WATERLANDS AND THEY PUMP IT OUT. ITS KIND OF EVERYBODY'S. I DON'T THINK A PRIVATE COMPANY SHOULD TAKE THAT OVER/
Q35BA	1628	95	THEY ARE OVER-STAFFED.
Q35BA	1643	95	BECAUSE IT GETS IT OUT OF THE CONTROL FROM THE GOVT// SO THAT THERE WOULD BE MORE STREAMLINED MANAGEMENT AND SERVICES PROVIDED WOULD NOT BE BASED ON WHO YOU KNOW IN GOV'T, IT WOULD BRING EQULAITY TO EVERYONE, EVERYONE WOULD BE TREATED THE SAME.//
Q35BA	1648	95	SO THEY CAN CORRECT ALL THE PROBLEMS WITH THE WATER//
Q35BA	1652	95	PRIVATE COMPANY WILL BETTER THE SYSTEM, THE GOVY SHLD PUT MONEY BACK IN INFRASTRUCTURE AND HELP THE PEOPLE THAT NEED HELP
Q35BA	1656	95	VERY POOR SERVICE// WITH THE TYPHOON THEY SAID WE HAD ECOLI IN OUR SYSTEM BUT THE PIPELINE HASNT BEEN UPGRAED IN 10 YEARS
Q35BA	1711	95	SAME REASON// AND ALSO SOME PEOPLE ARE STEALING FROM THE GOVERNMENT// SUCH AS EQUIPMENT//
Q35BA	1725	95	ITS BEEN THERE. LIKE THE POWER AND TELEPHONE IT STARTED WITH THE GOVERNMENT. THERE ARE A LERNMENOT OF PEOPLE THAT ARE EMPLOYED WITH THE GOVT WITH THOSE AGENCIES. WOULD THERE BE ANY EFFECT ON THEIR EMPLOYMENT?//
Q35BA	1734	95	MORE MONEY TO FIX THINGS
Q35BA	1741	95	PRIVATE COMPANIES WILL DO A BETTER JOB
Q35BA	1745	95	THERE'S TOO MANY DIFFERENT WELL SERVICES. IT'S NOT EASY TO PRIVITIZE.
Q35BA	1751	95	SAME AS THE OTHER QUESTION // JOBS // MORE JOBS

Q35BA	1759	95	THE GOVT SHOULD BE RESPONSIBLE IN THIS AREA FOR WATER AS WITH MOST COUNTRIES DO.
Q35BA	1778	95	ITS JUST WORKS BETTER - WHEN ITS UP TO THE GOVT THEY DONT CLEAN ENOOUGH JUST LOOK AT THE PARKS - "EPPA" BEACH PARK NO ONE WANTS TO USE THAT TOILET - THINK OF WHAT THE JAPANESE TOURSIST THINK WHEN THEY SEE THAT //
Q35BA	1786	95	THE WATER PRESSURE IS NOT GOOD, SOMETIMES THE WATER IS OUT AT NIGHT AND DOES NOT GO ON UNTIL THE MORNING, THIS IS BEEN HAPPENING FOR 30 YEARS IN MANGILAO
Q35BA	1794	95	THE GOVT HAS TOO MUCH SAY-SO IN THIS AND THEY DONT SEEM TO BE IMPROVING. THEY NEVER IMPROVE THINGS THEY SAY THEY WILL
Q35BA	1814	95	BECAUSE TOO MANY THINGS THEY CANNOT HANDLE//
Q35BA	1821	95	GOVERNMENT SHOULD EXPERIENCE WITH ONE UTILITY FIRST
Q35BA	1843	95	SAME REASON
Q35BA	1845	95	WE HAVE BEEN HAVING ALL KINDS OF PROBLEMS WITH IT AND NO IMPROVEMENT WHATSOEVER//
Q35BA	1862	95	BECAUSE THEY WOULD TO IMPROVE THE EQUIPMENT ANDS MAINTENANCE OF WHAT WE HAVE TO HAVE CLEAN WATER.
Q35BA	1886	95	THE GOVT SHOULD TAKE A BEETER APPROACH...FOR ALL THE DEPTS
Q35BA	1889	95	IF THRE'S MORE COMPETITION, THEN THE SERVICE WILL BE MUCH MORE IMPROVED. //
Q35BA	1890	95	BECAUSE OF THE PROBLEM WE HAD WITH THE TYPHOON, THEY DIDN'T GIVE US NOTICE THAT THE WATER WAS CONTAMINATED, THEY WAITED A WEEK, THEY DIDN'T NOTIFY US ABOUT THE BACTERIA WITH THE WATER, IT IS ROUTINE HERE, AFTER A TYPHOON THEY SHOULD BOIL OUR WATER, WE KN
Q35BA	1900	95	A COUPLE MONTHS AGO WHEN THEY FOUND E.COLI IN THE WATER IT WAS THE GOVERNMENT'S FAULT. IF IT WAS PRIVITIZED THERE WOULD BE BETTER SERVICE. AND PEOPLE WOULD DO THEIR JOBS RIGHT.
Q35BA	1919	95	SAME REASON
Q35BA	1923	95	THERE IS LOT OF MAINTENANCE NEEDS TO BE DONE,
Q35BA	1977	95	IF THEY SELL IT THERE WOULD BE A MONOPOLY ON THE WATER SYSTEM, THERE HAD BEEN A MONOPLOY WITH THE NAVY AND BUYING NAVY WATER, WHY SHOULD WE BE BUYING NAVY WATER WHEN IT BELONGS TO THE PEOPLE OF GUAM. MAYBE SERVICES AND MANAGNMEMENT MIGHT BE PRIVATIZED, B
Q35BA	2012	95	SAME AS POWER, BE GUARTANEED CLEAN WATER COMING OUT OF TAP NOT E. COLI. THE SEWER SYSTEM IS BACKED UP BECAUSE ITS BEEN RAINING LIKE CRAZY, IF PRIVATISED I AM SURE THESE PROBLEMS WOULD BE DEALT WITH. SOME PEOPLE HAVE SUPERVISOR TITLES AND THEY DONT EVEN
Q35BA	2060	95	AS IVE SAID YOU'RE DOING YOUR JOB YOU ARE ASSIGNED.//

Q35BA	2074	95	WHEN THE GOVermentT GETS INVOLVED IN THINGS, THEY GET BOTTLED UP, AND PUT OFF. THAT'S WHY I BELEIVE THEY SHOULD BE PRIVATIZED. //
Q35BA	2088	95	THEY SEPND MONEY ON PEOPLE, SO A PRIVATE COMAPNY WOULD SPENED MONEY ON THE COMPANY
Q35BA	2125	95	THE GOVT SHLD LEAVE IT TO SPECIALIZED OPERATION THAT KNOW WHAT THEY ARE DOING. HAD ENOUGH OF GOVT TRYING TO PLAY ENGINEERS
Q35BA	2153	95	IT WILL COST MORE UNDER PRIVATE SECTOR
Q35BA	2168	95	TOO MUCH POLITICS, FROM GOVGUAM. MOST OF THE WORKERS ARE APPOINTED BY THE LEADERS OF THE ADMINISTRATION, SO THY CAN DO WHATEVER THEY WANT. IF THEY DON'T GO TO WORK, NO ONE WILL DO ANYTHING. //
Q35BA	2178	95	THE PEOPLE WHO OWN THE WATERLANDS....CANT SELL THE WATERLANDS TO SOMEONE THAT IS OWNED BY THE PEOPLE//
Q35BA	2185	95	IT IS FOR OUR CHILDRENS HEALTH,
Q35BA	2189	95	IT SEEMS THERE A LOT OF GOVermentT EMPLOYES WHO ARE GETTING JOBS WITHOUT EDUCATION, OR DEGREES. THEY ARE HIRING RELATIVES, PEOPLE WITH NO BACKGROUND. //
Q35BA	2199	95	BECAUSE IT IS GOING TO BE MORE EXPENSIVE IF PRIVATIZED//
Q35BA	2206	95	THEY ARE DOING BETTER. THERE IS A GOOD SUPPLY OF WATER REGULARLY//
Q35BA	2211	95	MORE JOBS UNDER GOVERNMENT
Q35BA	2221	95	BECAUSE THEY ARE NOT DOING A GOOD JOB...
Q35BA	2234	95	FOR QUALIFIED WMPLOYEES AND SERVICE
Q35BA	2237	95	IF YOU PUT IT TO PRIVATE THEY WILL RAISE THE PRICES, THE GOVT WILL KEEP IT LOWER
Q35BA	2243	95	1ST THEY HAVE UNSKILLLED WORKERS THAT WORK THERE, HENCE THE PROBLEMS WE HAVE HAD AFTER THE TYPHOON
Q35BA	2247	95	TO IMPROVE THE FACILITY AND INFRASTRUCTURE
Q35BA	2303	95	THE PEOPLE AREN'T DOING WHAT THEY SHOULD DO, THY ARE DOING WHAT THE GOVERNER IS TELLING THEM TO DO. THE GOVERNER IS THE ONE CONTROLLING IT MORE THAN THE PEOPLE THERE. IF THEY PRIVATIZE, THAT WON'T HAPPEN. //
Q35BA	2326	95	I JUST THINK IT'S BETTER IF THEY DO THAT-IT'S HARD TO EXPLAIN
Q35BA	2346	95	WILL DEFINATELY BE IMPROVED
Q35BA	2353	95	THE SAME REASON
Q35BA	2360	95	BECAUSE I THINK ONLY A FOR PROFIT COMPANY WILL BE ABLE TO MAKE THE LONG TERM INVESTMENT TO MAKE GUAM WATERWORKS WORK AGAIN. THERE ARE SO MANY IMPROVEMENTS NEEDED. I DON'T BELIEVE GOV GUAM CAN FUND THOSE//

Q35BA	2362	95	THE PEOPLE SHOULD RETAIN BUT PRIVATIZE THE MANAGEMENT // WELLTHE RESOUCES BELONG TO THE PEOPLE OF THE ISLAND NO IDEA WHAT THEY WILL DO TO THE RATES. GO SKY HIGH AND NO IDEAS IF THE POEPLE STILL OWN & THEY HAVE PRIVATE MANAGEMENT.
Q35BA	2363	95	PRIVITIZATION WOULD MAKE THEM MORE ACCOUNTABLE.
Q35BA	2387	95	BECUASE NOW IT WOULD BE A BUSINESS AND THEY WON'T MAKE MONEY UNLESS PRIVATIZED.
Q35BA	2396	95	BECAUSE THE PEOPLE WORKING IN THEN PRIVATIZED WILL BE THERE RIGHT AWAY, WHERE AS THE GOVERNMENT MIGHT MAKE EXCUSES NOT TO DO SOMETHING RIGHT AWAY
Q35BA	2417	95	THERE IS NO COMPANY STUPID ENOUGH TO TAKE ON THAT NIGHTMARE//
Q35BA	2439	95	OUR WATER IS POLLUTED, WE CAN'T USE OUR WATER, WE CAN'T BRUSH OUR TEETH, MAKE COFFEE OR CLEAN WITH IT, IT SMELLS LIKE SEWAGE//WE'RE JUST WAITING FOR ILLNESS, I THINK IT WILL TAKE A 100 PEOPLE DYING BEFORE THEY FIX IT//
Q35BA	2449	95	WE SHOULD OWN IT. IT SHOULD BELONG TO THE PEOPLE AND THE GOVERNMENT WHY SHOULD SOMEONE BUILD THE SAME SYSTEM WE COULD, JUST GET THE RIGHT PEOPLE TO DO IT.
Q35BA	2462	95	MORE STRICT REGULATIONS NOT LIKE THE BS THAT GOING RIGHT NOW.
Q35BA	2469	95	BECAUSE WE WOULD GET BETTER SERVICE//
Q35BA	2519	95	SO THAT WE HAVE CONTROL OF OUR OWN WATER. //
Q35BA	2523	95	FOR 43 YEARS I HAVE LIVED IN // YONA // MY WATER PRESSURE HAS ALWAYS BEEN LOW
Q35BA	2599	95	LOOK HOW MANY YEARS IT HAS BEEN THE SITUATION GETS WORSE AND WORSE
Q35BA	2624	95	MAYBE THAT IMPROVE THE SERVICE.
Q35BA	2634	95	MANAGEMENT NEEDS TO BE CHANGED
Q35BA	2637	95	THE RPIVATIZED WOULD GIVE US 100%
Q35BA	2640	95	THEY SHOULD PRIVATIZE CERTAIN ASPECTS BCS THE GOVT CANT KEEP UP WITH THINGS
Q35BA	2671	95	GOVERNMENT HAS BEEN INCOMPETENT AND PRIVATE SECTOR CAN DO BETTER JOB
Q35BA	2674	95	THERE SHOULD BE SOME SORT OF PRIVATE AND GOVERNMENT RELATIONSHIP FOR ALL OF THEM
Q35BA	2675	95	GOVT HAS NO BUSINESS RUNNING UTILITIES// IF PRIVATIZED THE LEVEL OF SERVICE WOULD IMPROVE. IF THEY STAY WITH GOVT THERE IS NOT MONEY TO IMPROVE THINGS
Q35BA	2700	95	BCS THERE IS NOT SO MUCH WATER SOURCES THEY WOULD ONLY BE TWO OR THREE COMPANIES DOESN'T MAKE SENSE, GUAM IS TOO SMALL
Q35BA	2726	95	I THINK EFFECIENCY IN OPERATION AND WORKER OUTPUT.
Q35BA	2871	95	NO POLITICS
Q35BA	2910	95	THINK THE GOVERMENT DOESN'T TO RUN WELL, IT WOULD BETTER AND HAVE MORE MONEY WHEN PRIVATE

Q35BA	2925	95	ITS COSTING TO MUCH MONEY FOR THE GOVERNMET TO RUN AND OPERATE IT
Q35BA	2929	95	BECAUSE A PRIVATE COMMPANY WOULD PROVIDE BETTER MANAGEMENT AND USE OF RESOURCES, AND WOULDN'T BE QUITE AS MOTIVATED TO PROVIDE JOBS FOR POLITICAL REASONS.
Q35BA	2951	95	SAME REASONS, POOR MAINTENANCE, MANAGEMENT
Q35BA	2952	95	OVER THE YEARS THE GOVT HAS BEEN DOING A LOUSY JOB
Q35BA	3008	95	LESSEN THE BURDEN ON THE GOVERNMENT\
Q35BA	3046	95	BETTER SERVICE AAND GOVT HAS TOO MANY RULES AND REGULATIONS,,,
Q35BA	3047	95	BCS ITS BAD RIGHT NOW//THEY NEED MORE CAPITAL TO DO A LOT OF REPAIRS THAT CANT BE DONE BY OUR GOVT
Q35BA	3058	95	STOP PROBLEMS
Q35BA	3074	95	THE SAME-BECAUSE THEY PROBABLY MIGHT DO BETTER WITH THEIR SERVICE AND THEIR RATES
Q35BA	3078	95	AGAIN, THE GOVERNMENT CAN PRIVATIZE IT BUT IT HAS TO KEEP SOME CONTROL BECAUSE NO ONE CAN OWN THOSE THINGS.
Q35BA	3101	95	IT IS REALLY BAD.THE SERVICE THEY PROVIDE IS POOR.ENVIRONMENTAL ISSUES.WE NEED TO ADJUST THAT FOR THE PEOPLE//
Q35BA	3102	95	BECAUSE IF WE GO INTO PRIVITIZATION I'M AFRAID THAT THE PRIVATE COMPANY WON'T KNOW WHERE THE PIPES ARE AT.
Q35BA	3140	95	THE GOVE HAS DOEN A BAD JOB
Q35BA	3194	95	SAME REASON AS BEFORE
Q35BA	3219	95	IT'S JUST NOT WORKING// THEY ARE SO ANCIENT// THEY HAVEN'T DONE ANYTHING TO IMPROVE THE SERVICES// THEY ARE GETTING WORSE//
Q35BA	3237	95	DEFINITELY. WITH THE WATER SITUATION RIGHT NOW, I WOULD PRIVATIZE IT IMMEDIATELY//
Q35BA	3238	95	SAME REASON-IF THE GOVT-WELL IF ITS GOING TO BE PRIVATIZED THE COMPANY IS GONNA HAVE AN INTEREST IN HAVING GOOD SERVICE
Q35BA	3242	95	HEARING A LOT ABOUT POLITICAL HIRING THAT'S A PROBLEM WITH THE GOVT OWNING
Q35BA	3255	95	COST WILL GO UP
Q35BA	3266	95	THE PEOPLE WOULD DO THEIR JOBS FOR A PRIVATE COMPANY. IT DON'T MATTER TO US IF WE PAY A HIGHER RATE ON THIS STUFF, AS LONG AS WE GET THE SERVICE WE NEED. //
Q35BA	3281	95	BECAUSE I THINK IT'S THE WORST OF THE UTILITIES AND MY UNDERSTANDING IS THAT THAT HAS DETERIATED OVER THE PAST FEW YEARS AS TO THE QUALITY OF WATER.
Q35BA	3283	95	WATER HAS ALWAYS BEEN GOVT RESPONSIBLILITY TO PROVIDE
Q35BA	3326	95	EVER SINCE WE HAD THE WATER ITS BEEN UNDER THE GOVERNMENT OF GUAM//

Q35BA	3334	95	IT'S RUN BY THE SAME GOVERNMENT AND IT'S NOT DOING ANY IMPROVEMENT. THERE HAS TO BE SOME KIND OF STANDARD OR BOARD THAT OVERSEES THESES THINGS SO THERE'S NO PRICE GOUGING.
Q35BA	3379	95	SERVICES WILL IMPROVE IF IT IS PRIVATE. THAT'S JUST BASED ON MY EXPERIENCES. I JUST DON'T BELIEVE IN GOVERNMENT SHOULD BE INVOLVED.
Q35BA	3388	95	THE PIPE IS VERY OLD AND NEEDS IMPROVEMENT// THE NEW MANAGEMENT WOULD DO A BETTER JOB//
Q35BA	3410	95	RIGHT NOW I HAVE NO PROBLEM WITH THE WATER, TALKING ABOUT MYSELF//
Q35BA	3420	95	THE GOVT HAS FAILED TO PROVIDE EFFICIENCY
Q35BA	3460	95	THEY BELONG TO THE PEOPLE OF GUAM. IF WE START TO SELL THEM, THEN WE LOSE OUR DIGNITY.
Q35BA	3490	95	BECAUSE THEY DID SO POORLY AFTER THE TYPHOON... ALOT OF PEOPLE GOT SICK AFTER 62 DAYS OF UNCLEAN WATER.
Q35BA	3669	95	SAME RERASON
Q35BA	3707	95	THERE'S OTHER PEOPLE OUT THERE THAT MIGHT KNOW MORE ABOUT WATER SYSTEMS.//
Q35CA	2	95	SAME REASONS
Q35CA	33	95	THE TELEPHONE OPERATORS WHO GIVE OUT INFORMAATION NUMBERS ARE ALWAYS WRONG THEY DON'T KNOW WHAT THEY ARE DOING// WHEN THE PHONE DOESN'T WORK IT TAKES ABOUT FOURWEEK TO GET IT FIXED// IT'S WHO YOU KNOW IT'S POLITICAL WHEN YOU WANT SOMETHING DONE//
Q35CA	35	95	FOR THE SAME REASON//
Q35CA	36	95	I THINK IN THAT AREA IT MIGHT BE OPEN TO MORE COMPETITION.
Q35CA	46	95	BECAUSE THEY SHOULD PRIVATIZE AND MAYBE THE SERVICE WILL GET BETTER//WHY NOT AN UNDERGROUND SERVICE/WE RELY TOO MUCH ON THE FEDERAL WE SHOULD RELY ON THE ISLAND ON OUR OUW RESOURCES
Q35CA	48	95	BECAUSE THERE A LOT OF OTHER I THINK THE GOVERNMENT IS NOT DOING WELL ENOUGH JOB THAT A PRIVATE COMPANY WOULD DO
Q35CA	63	95	IT'S DOING OK. IF IT'S NOT BROKE, DON'T FIX IT.
Q35CA	74	95	IT'S JUST BAD WHEN THE TYPHOON HITS, OTHER THEN THAT IT'S ALRIGHT.
Q35CA	86	95	FOR THE SAME REASONS I SAID BEFORE// WELL HAVE YOU EVER TRIED TO CALL FOR INFORMATION . LET IT RING AND RING BUTNO ONE ANSWERS THEY ARE JUST HAVING THEIR COFFEE
Q35CA	91	95	WE NEED OUTSIDE MONEY TO MAINTAIN THESES SERVICES. THERE IS NOT ENOUGH MONEY ON THE ISLAND.
Q35CA	93	95	ITS HIGH TECH AND WORKING WELL
Q35CA	102	95	SAME

Q35CA	114	95	SAME AS BEFORE-BETTER MANAGEMENT BETTER ORGANIZATION AND BETTER SERVICE
Q35CA	120	95	BeCAUsE MAYBE CHEAPER RATES
Q35CA	121	95	BECAUSE I HAVE SEEN IN THE PAST GTA HAS IMPROVED IN AREAS AND THEY ARE IN LESS CONTROVERSIAL ISSUES COMPARED TO POWER AND WATER.//
Q35CA	145	95	IF IT IS PRIVITIZED PRICES MAY GO UP
Q35CA	162	95	BECAUSE I HAVE NO PROBLEM WITH MY PHONE. I NEVER DO SO THEY MUST BE DOING A REAL GOOD JOB//
Q35CA	163	95	COMMUNICATION IMPROVES WHEN YOU HAVE THE GOV OUT OF IT BCS THE GOVT HAS TOO MANY GUIDELINES ON COMMUNICATION, TOO MUCH CONTROL
Q35CA	172	95	AGAIN THE GOVERNMENT JUST DOES NOT HAVE THE MONEY TO PROVIDE THE IMPROVEMENTS NECESSARY//
Q35CA	236	95	WELL BECAUSE I DON'T KNOW. I DON'T HAVE PROBLEMS WITH MY PHONE. SOMETIMES WHEN THERE IS A PROBLEM I CALL THEM AND THEY COME AND FIX IT//
Q35CA	255	95	I READ SOMETHING ABOUT IT AND I THINK I UNDERSTAND HOW IT IS GOING TO WORK.
Q35CA	259	95	BCS A LOT OF PEOLE WILL LOSE THEIR JOB AND WE DONT KNOW HOW FAR THINGS WILL GO WHEN PRIVATIZED HOW MUCH WILL BE CHARGED
Q35CA	266	95	CAUSE AS OF NOW I DON'T HAVE ANY PROBLEM WITH THE TELEPHONE EXCEPT IF THERE IS A BIG TYPHOON//
Q35CA	275	95	BECAUSE, I FEEL SO SORRY FOR THE PEOPLE, EXCEPT TO UPGRADE THE QULITY OF THE EMPLOYEES. IT'S NOT A PRIORITY TO ME, IT'S WATER, THEN POWER, AND LAST PHONE. //
Q35CA	279	95	WE MADE APPLICATIONS FOR MY TENANT FOR TELEPHONE INSTALLATION. THE ANSWER IS WE CANNOT DO IT RIGHT AWAY. WE ARE STILL IN PROCESS OF REPAIRS OF DAMAGES FROM THE LAST TYPHOON WHICH WAS EARLY JULY. I ALWAYS BELIEVE THAT THE MOTIVE OF PRIVATE INDUSTRY IS PRO
Q35CA	284	95	BECAUSE GTA CHARGES TOO MUCH. HOPEFULLY A PRIVATE COMPANY WILL CHARGE LESS
Q35CA	285	95	THE POSITIONS THAT PEOPLE ARE APPLYING FOR ARE CERTIFIED, BETTER SERVICE, BETTER ACCOUNTABILITY.
Q35CA	306	95	BASICALLY BECAUSE OF ALL THE TECHNOLOGY CHANGES HAPPENING IN THE WORLD...THE GOVERNMENT SHOULD BE AWARE THAT WE SHOULD KEEP PACE WITH THESE CHANGES.
Q35CA	307	95	I THINK THEY WILL MAKE MORE MONEY, AND BE BETTER RUN. //
Q35CA	311	95	BECAUSE THEY BEEN GIVING US PROBLEMS FOR CALLS FOR REPAIRS THEY DONT COME BY OR THEY DONT CALL TO LET US KJNOW ANYTHING // IT TOOK US 2 MONTHS TO GET THE PHONE ACTIVATED
Q35CA	315	95	BECAUSE YOU KNOW WE NEED TO TRY-YOU KNOW YOU TRY THEM-YOU DON'T KNOW UNTIL YOU TRY BECAUSE RIGHT NOW IT'S NOT THAT WORSE BUT I AM HEARING FROM PEOPE IT TAKES FOREVER FOR THEM TO HAVE THEIR OWN LINE HOOKED UP

Q35CA	320	95	IMPROVEMENT IN THE WUALITY AND TO GET RID OF POLITICASL APPOINTEES
Q35CA	327	95	TOO MANY PEOPLE AND NOTHING IS BEING DONE//
Q35CA	334	95	MODERN TECHNOLOGY CAN TAKE PLACE AND IT IS A LOT CHEAPER// IT WOULD BE MORE EFFICEINT FOR THE PRIVATE SECTOR TO OWN AND OPERATE//
Q35CA	347	95	THE PEOPLE THAT WORK THERE- JOB SECURITY. LATER ON THEY CAN IMPROVE ON SERVICES AND OFFER NEW SERVICES//
Q35CA	366	95	SAME REASON
Q35CA	387	95	THEY ARE DOING GOOD
Q35CA	409	95	I DOUBT THE BENEFIT OF PRIVATIZATION. I WOULD LIKE THE PORTIONS OF THE SYSTEM PRIVATIZED.//
Q35CA	416	95	BeCaUsE OF THE BILLING-PEOPLE HAVE TO PAY DIFFERENT AMOUntS AND SELECTIONS
Q35CA	459	95	MOST OF THE TIME YOU HAVE A PROBLEM WITH YOUR PHONE, IT TAKES MORE THAN A WEEK TO GET IT FIXED, AND I'VE NOTICED THAT IN OUR AREA, IF SOMEONE WORKS ON THE PHONE LINES, THE PHONES DON'T WORK.
Q35CA	473	95	BECAUSE, THEN IF IT'S PRIVITIZED, THE ONE TAKING CARE OF IT WILL HAVE TO HIRE THE BEST PEOPLE, NOT BECAUSE OF POLITICAL CONNECTIONS, BUT BECAUSE THEY ARE CAPABLE OF DOING THE JOB. UNDER A PRIVATE ORGANIZATION, THE MANAGEMENT WILL NOT BE UNDER THE POLITIC
Q35CA	484	95	THEY WILL HAVE BETTER MANAGEMINT BETTER ACCOUNTABILITY
Q35CA	549	95	BECAUSE OF THE RATE INCREASES AND CONTROLS//
Q35CA	556	95	THE SAME AS BEFORE-IF THEY GO PRIVATIZE THEY CAN EASILY INCREASE THE RATES AND IF THEY STAY GOVERNMENT THEY CANNOT INCREASE OR DECREASE WITHOUT AN APPROVAL
Q35CA	565	95	BECAUSE I THINK IT WOULD BE BETTER ON IT'S OWN RATHER THAN UNDER THE GOVERNMENT'S CONTROL//
Q35CA	598	95	BECAUSE IT PROBABLY BE BETTER FOR THE AUTHORITY
Q35CA	599	95	SAME REASON, AND ALSO GIVE CUSTOMER TO CHOOSE BETTER SERVICE
Q35CA	617	95	BECAUSE THE TELEPHONE COMPANY- RIGHT NOW WE ARE REALLY HAVING A PROBLEM AND IF THEY PRIVATIZE IT THEY KNOW WHERE TO GET THEIR OWN EQUIPMENT; WHERE TO PUT IT IN; AND THEIR PEOPLE ARE MORE PROFESSIONAL IN DOING THEIR JOB//
Q35CA	625	95	SO THAT THEY CAN PROVIDE THEM WITH THE NECESSITIES THAT THEY NEED//
Q35CA	631	95	WHEN YOU HAVE A PROBLEM WITH PHONE YOU CALL THEM AND IT WILL TAKE WEEKS BEFORE THEY RESPOND//
Q35CA	640	95	LIKE I SAID WHEN IT GOES TO PRIVATE ITS GOING TO GO TOO SKY HIGH AND NO ONE CAN AFFORD TO PAY IT- FOR ALL THREE OF THEM//

Q35CA	658	95	SAME THING. I HAD A COUSIN WHO WORKED FOR GTA FOR SO LONG, AND HE FOUND OUT HIS POSITION, COMPARED TO THE SAME JOB IN THE STATES, THEY GET 2X MORE. SO HE LEFT. I DON'T BLAME HIM FOR GOING TO WHERE THE MONEY'S AT. //
Q35CA	659	95	WILL GET BETTER SERVICE TOO//
Q35CA	681	95	THE PRICE WILL GO UP//
Q35CA	701	95	SAME ANSWER-BECAUSE FOR THE PAST SO MANY YEARS I HAVE BEEN LIVING ON GUAM NOTHING HAS CHANGED
Q35CA	712	95	I'M SATISFIED ABOUT IT//
Q35CA	720	95	SAME REASON PEOPLE ARE NOT SCARED OF LOSING THEIR JOBS
Q35CA	723	95	SAME ANSWER
Q35CA	740	95	BECAUSE THE GOVERNMENT CAN'T AFFORD THE IMPROVEMENTS YOU NEED TO MAKE TO GTA TO MAKE IT GOOD QUALITY SERVICE.//
Q35CA	759	95	BECAUSE THE PEOPLE WORKING THERE NOW, WHAT WILL BECOME OF THEM IF THEY PRIVATIZE?
Q35CA	781	95	BECAUSE, WHEN YOU APPLY, IF YOU HAVE A PROBLEM ON THE PHONE, AND THEY SEND AN EMPLOYEE, THEY TELL YOU IT WILL BE 3-5 DAYS, BUT THEN THE NEVER SHOW UP. WHEN I ALL AGAIN, THEY TELL ME 3-5 DAYS AGAIN...///
Q35CA	810	95	FOR BETTER MANAGEMENT OF THE REVENUE COLLECTED
Q35CA	815	95	MANY COMPALINTS BEFORE AND PUT ME ON HOLD AND PROMISE TO CORRECT BUT TOOK THREE MONTHS TO CORRECT IT, BUT IF IN PRIVATE SECTOR ONLY IN DAYS IT WOULD BE SOLVED.
Q35CA	817	95	THERE'S A LOT OF COMPETITION I.E. CELL PHONES// BECAUSE OF THE PROXIMITY OF THE ISLAND AND THE USE OF GTA THERE IS THE POSSIBILITY OF BEING A COMMUNICATIONS HUB IN THE PACIFIC//
Q35CA	826	95	RIGHT NOW GTA DOES NOT HAVE SO MANY PROBLEMS, IN THE 70'S THEY USED TO HAVE PARTY LINES, AND NOW AFTER TYPHOONS. THE PHONES DON'T GO OUT//
Q35CA	831	95	SAME REASON
Q35CA	859	95	BECAUSE HELL, BETTER SERVICE!
Q35CA	887	95	PRIVITIZING IT WOULD HELP IT, AND THE PEOPLE WORKING THERE. SOME PEOPLE IT WOULDN'T HELP, THOSE CLOSE TO RETIREMENT. //
Q35CA	900	95	BETTER THE SKILL AN TECHNOLOGY EQUALS INVESTMENT
Q35CA	909	95	SAME ANSWER AGAIN-BECAUSE I DON'T THINK THE GOVERNMENT HAS ANY BUSINESS IN OPERATING THE UTILITIES
Q35CA	916	95	JUST SO THEY WOULDN'T BE SHACKLED WITH THE REGULATIONS OF NOT BEING ABLE TO DO EVERYTHING. THEN THEY COULD COMPETE WITH OTHER BUSINESSES, AND DO WHAT THEY WANTED TO DO. //

Q35CA	924	95	RATES MAY INCREASE BUT BENEFITS MAY BE TRANSFERRED TO PRIVATE INDUSTRY
Q35CA	926	95	RIGHT NOW, LIKE WHEN I GO TO PAY MY PHONE SEVICE, THE SERVICE WAS FAST//
Q35CA	938	95	IT DOESN'T REALLY DEAL MUCH WITHT THE GOV'T. I UNDERSTAND THE POWER AND WATER BEING PART OF THE GOV'T, BUT NOT THE PHONES. IT DOESN'T MAKE MUCH DIFFERENCE. //
Q35CA	964	95	SAME THING//
Q35CA	977	95	TELEPHONE THAT COULD BE PRIVITIZED. IT'S NOT AS IMPORTANT AS WATER AND POWER.
Q35CA	982	95	MORE EFFICIENT
Q35CA	983	95	AGAIN, THERE'S TOO MUCH POLITICAL INTERFERENCE.
Q35CA	988	95	SO THE SERVICE WILL BE GOOD AND PROBABLY IT SHOULD HAVE MORE COMPETITION//
Q35CA	993	95	SAME THING, IT'S NOT A FUNCTION OF THE GOVERNMENT.
Q35CA	999	95	I HAVE SEEN OTHER PRIVATE SECTORS OF TELEPHONE THAT ARE GOOD. IT WOULD BE NICE TO TRY ON GUAM//
Q35CA	1011	95	BECAUSE THEY ARE DOING GOOD ON THEIR OWN. THEY DON'T REALLY NEED TO BE PRIVATIZED//
Q35CA	1013	95	JUST HOPING FOR BETTER SERVICES I GUESS AND LOWER PRICES. MORE SERVICES PROVIDED. MORE MODERN TECHNOLOGY AVAILABLE//
Q35CA	1023	95	WHERE GOVT IS RUNNING IT THERE IS A HIGH COST. 70% FOR THEIR SEVICE // IT WILL BUT THE PRICE WILL GO UP. BUT IT ALL DEPENDS IF THERE IS JUST ONE COMPANY OPERATING IT OR IF THERE IS 2 OR MORE. THAT WAY NO ONE COMPANY CAN MONOPOLIZE IT
Q35CA	1039	95	IT WILL COST MORE UNDER PRIVATE SECTOR
Q35CA	1046	95	THEY CAN'T HANDLE IT
Q35CA	1083	95	IN OTHER COUNTRIES, IT'S PRVATIZED, AND DOESN'T HAVE PROBLEMS LIKE HERE IN GUAM. MAYBE IT DEPENDS ON THE MANAGEMENT //
Q35CA	1105	95	I DON'T THINK THE GOVERNMENT SHOULD BE IN THE BUSINESS OF RUNNING A UTILITY THEWORKERS ARE OVERPAID UNDERWORKED AND UNDERQUALIFIED. IT'S NOT WHAT YOU KNOW ITS WHO YOU KNOW //
Q35CA	1109	95	IF THEY ARE ABLE TO RUN-THEY DO THEIR JOBS
Q35CA	1122	95	BECAUSE THE GOVERNMENT OF GUAM IS NOT HANDLING ANYTHING. STILL GOING TO BE THE SAME//
Q35CA	1123	95	IT BELONGS TO THE PEOPLE OF GUAM. WE PAY FOR IT//
Q35CA	1146	95	THE TECHNOLOGY// COMMUNICATIUON IS NEEDING TECHNOLOGY THE PRIVATE COMPANIES HAVE
Q35CA	1150	95	DOING BETTER JOB BUT PRIVATIZATION WOUYLD MAKE IT BETTER

Q35CA	1165	95	REQUESTING MAINTENANCE TAKES QUITE A WHILE. OUR LINE IS SUPPOSEDLY BURRIED SOMEWHERE ON THE PROPERTY, AND DUE TO A LACK OF MANPOWER, THEY CAN'T GET OUT HERE. THEN IF SOMEONE IN MY FAMILY HAS A MEDICAL EMERGENCY, WE CAN'T CALL FOR HELP. DEPENDING ON WHERE
Q35CA	1167	95	THEY NEED COMPETITION
Q35CA	1170	95	THE YNEED PEOPLE TO RUN IT WHO HAVE MIORE KNOWELEDGE ABOUT THE PHONE SYSTEM..
Q35CA	1197	95	THEY .... MIGHT GO LOWER IN RATES//
Q35CA	1203	95	GOOD QUESTION, THERE IS NORE OPTION AND COMPETITION IN PRIVITAZATION.//
Q35CA	1216	95	PUBLIC HEARING AS FAR AS TARIFF AND SURCHARGES ARE CONCERNED STILL NEED TO BE EDUCATED
Q35CA	1240	95	IT WILL BE MORE BETTER FOR A PRIVATE COMPANY TO BETTER UPGRADE THE TELEPHONE SERVICES//
Q35CA	1252	95	WILL BE MORE CONTROL OVER HOW IT IS MANAGED, GIVE BETTER SERVICE
Q35CA	1265	95	MAY INCREASE RATES
Q35CA	1281	95	THEY GIVE GOOD QUALITY OF SERVICE.//
Q35CA	1291	95	THJR DIRECT OR OR GENERAL MANAGER SEEMS TO KNOW HOW TO RUN THE BUSINESSS HOW TO DIRECT AND HIRE QUALIFIED PERSONNEL
Q35CA	1313	95	IN THE U.S THERE IS NO STATE THAT OWNS ITS OWN TELEPHONE. PRIVATIZATION DRIVES PRICES LOWER, LIKE LONG DISTANCE RATES AND CELL PHONE RATES MIGHT EVEN GO LOWER.
Q35CA	1317	95	THEY TRIED TO DO IT IN THE FIRST PLACE, IT WOULD PROVIDE BETRTER SERVICE//
Q35CA	1322	95	PROBABLY IMPROVE ITS SERVICES.
Q35CA	1327	95	THEY WILL HAVE BETTER QUALITY, REPAIRS WILL BE MADE QUICKLY, SERVICE MUCH BETTER.
Q35CA	1329	95	AT THIS POINT THE TA IS NOT ALLOWED TO UTILIZE THE INFRASTRUCTURE THAT HAS BEEN INVESTED IN TO KEEP UP TECHNOLOGICALLY, GTA HAS THE CAPABILITY TO COMPETE WITH ANYONE, BUT THEY ARE NOT ALLOWED TO BECAUSE THEY ARE A GOVT AGENCY. THAT SAID, ALL MONEY SPENT
Q35CA	1330	95	THEY ARE DOING A GOOD JOB IN THIS AREA
Q35CA	1334	95	DUE TO THINGS MAYBE WOULD BE MORE MUCH BETTER,.
Q35CA	1350	95	EVEN THOUGH IT'S UNDER THE GOVERNMENT OR PRIVATE THEY JUST RAISE THE PRICE.
Q35CA	1379	95	THEY JUST HAVE TO KNOW WHAT'S GOING ON. IT'S NOT GOING TO HELP IF YOU SELL IT.
Q35CA	1384	95	IF HTE GOVERNMENT COULD GET COMPETANT WORKERS THEN KEEP IT WITH THE GOVENMENT, IF NOT THEN GIVE IT TO THE PRIVATE SECTOR
Q35CA	1388	95	BETTER SREVICE

Q35CA	1389	95	Because OUR GOVernmenT HAS NO MONEY, MAYBE A PRIVATE COmpany CAN COME AND MAKE THINGS BETTER. //
Q35CA	1395	95	TE GOVernmenT SHOULD START WEANING ITSELF OFF of THESE SERVICES. THEY ARE GETTING TOO BIG, AND HAVE TOO MUCH TO HANDLE ADEQUATELY. //
Q35CA	1406	95	GTA HAS NO CONTROL OVER THEIR PEOPLE, GENERAL MANAGER OR ANYTHING. THEY TRY TO FIX EVERYTHING, BUT THEY DON'T HAVE THE MATERIALS TO FIX WHAT THEY WANT TO FIX. //
Q35CA	1413	95	SAME ANSWER AS BEFORE-IMPROVE MANAGEMENT-IT'S BEEN LIKE THAT FOR YEARS-THE ONLY THING THEY NEED TO IMPROVE IS MANAGEMENT-IMPROVE THEIR COURTESY AND THINGS LIKE THAT
Q35CA	1415	95	THAT WOULD DEFEAT THE WHOLE PURPOSE OF OUR GOVernmenT, IF WE MAKE EVERYTHING PRIVATE. THEN WE WOULDN'T REALLY HAVE A GOVernmenT. //
Q35CA	1417	95	I DON'T TRUST THAT A REPUTABLE ENOUGH COMPANY MIGHT BE GIVEN THE OPPORTUNITY OF RUNNING THE GTA//
Q35CA	1418	95	SAME REASON. THE GOVernment SHOULD TAKE RESPONSBILITY TO UPGRADE IT'S SERVICES. //
Q35CA	1426	95	SAME REASON-WELL CONSIDERING NOW WE HAVE ONE CABLE COMpany AND I AM VERY DISAtiSfied-POoR SERvIcE AND RATES TOO HIGH
Q35CA	1453	95	THE SAME AS WHAT I SAID FOR GUAM WATER. I HAVE NO PROBLEM WITH THE SERVICE
Q35CA	1460	95	THEY ARE ONE OF THE BEST GOVERNMENT AGENCIES BUT THERE'S STILL FAULT// THE PROBLEM IS AND WITH ALL UTILITIES--THE MILITARY DEVELOPED THE LINES// THEY DEVELOPED THEM ON THE LEFT AND THE ROAD HAS MOVED TO THE LEFT NOW--TRAFFIC SHIFTED AND THE LINES ARE ON
Q35CA	1466	95	IF THEY PRIVATIZE, THEY NEED TO UPGRADE ALL THEIR TRUNKS, ALL THEIR WIRING, CUZ THE SYSTEM IS OLD. //
Q35CA	1477	95	BECAUSE ALL THE GOVERNMENT AGENCY-IF THEY WERE REALLY WORKING WE WOULDN'T BE IN THIS SITUATION-IF THEY WERE WELL EDUCATED IN THEIR WORK-HERE IN GUAM YOU ARE HIRED BY YOUR RELATIVE OR WHO YOU KNOW INSIDE GOVTERNMENT
Q35CA	1490	95	SO THAT GOVERNMENT OF GUAM CAN RECEIVE FROM THE OPERATION RATHER THAN THEM PAYING LABOUR TO THE GOVERNMENT EMPLOYEE AND NOT PUTTING INTO THE COFFER ON TAXES. YOU KNOW LIKE GROSS RECEIPT TAX AND ALL THOSE. I THINK THEY SHOULD BE TOTALLY PRIVATIZED. IF THE
Q35CA	1495	95	BECAUSE OF THE WAY IT IS MANAGED//
Q35CA	1500	95	GTA THERE'S NO NEED FOR GOVERNMENT TO BE INVOLVED IN THAT INDUSTRY, AND THERE'S OPPURTUNITY FOR PRIVATE INDUSTRY THAN THERE IS FOR GOVERNMENT.
Q35CA	1501	95	THEY PROVIDE IMPROVED SERVICES UNDER PRIVATIZATION//I THINK THYE ARE DOING AN EXCELLENT JOB NOW BUT I AM SURE SERVICES CAN BE IMPROVED//

Q35CA	1503	95	SAME REASON
Q35CA	1506	95	BECAUSE OF THE SERVICE // THE LD SERVICE IS POOR
Q35CA	1537	95	THERE IS SO MUCH COMPETITION OUT THERE, PEOPLE CAN TURN TO WHERE-EVER THEY WANT.SOME PEOPLE HAVE DISCONNECTED THEIR MAIN PHONE WITH GTA, AND JUST HAVE THEIR CELL PHONES. //
Q35CA	1568	95	BECAUSE I HAVE PROBLEM WITH THE PHONE.
Q35CA	1589	95	IF YOU PUT IN A PRIVATE OWNER IT WILL CHANGE. THE ONLY PEOPLE FOR IT ARE THE EMPLOYEES BECAUSE THEY'RE GETTING PAID FOR DOING NOTHING. PEOPLE ON THE ISLAND ARE ALL AGAINST THEM.
Q35CA	1591	95	IT IS THE SAME ANSWER AGAIN GOVT CAN HOLD THEM TO A HIGHRER STANDARD
Q35CA	1609	95	ITS FOR EFFICIENCY//
Q35CA	1628	95	THEY ARE OVER-STAFFED.
Q35CA	1643	95	BECAUSE IT GETS IT OUT OF THE CONTROL FROM THE GOVT// SO THAT THERE WOULD BE MORE STREAMLINED MANAGEMENT AND SERVICES PROVIDED WOULD NOT BE BASED ON WHO YOU KNOW IN GOV'T, IT WOULD BRING EQULAITY TO EVERYONE, EVERYONE WOULD BE TREATED THE SAME.//
Q35CA	1652	95	BCS GOVGUAM IS COMPETING WITH THE PRIVATE SECTOR, AS IN CELL PHONES AND FIBRE OPTICS, GOVTGUAM SHOULD NOT COMPETE OR WE WILL LOSE INVESTORS
Q35CA	1656	95	TO GET BETTER SERVICE. THERE IS A ONE DOLLAR CHARGE FOR 911 SERVICE. WE HAVE NO CHOICE
Q35CA	1725	95	THERE IS A LOT OF PEOPLE THAT ARE GOING TO BE AFFECTED IF YOU TRANSER TO A PRIVATE COMPANY AND THAT IS HURTING PEOPLE WITH FAMILIES. THAT IS WHY THEY WORK//
Q35CA	1741	95	PRIVATE COMPANIES WILL DO A BETTER JOB
Q35CA	1745	95	THEY TRIED IT AND NO BODY EVEN BID EXCEPT SOMEBODY WE NEVER HEARD ABOUT.
Q35CA	1751	95	THE SAME //JOS // MORE JOBS
Q35CA	1759	95	PRIVATISING LEADS TO BEETER SERVICE
Q35CA	1778	95	I THINK THEY HAVE THE MOST EMPLOYEES AND THEY DONT NEED ALL OF THEM AND IF YOU DONT PERFORM GET OUT //
Q35CA	1786	95	THEYA RE DOING FIEN
Q35CA	1793	95	NOT ENOUGH INFO PROVIDED ON WHAT WOULD HAPPEN//
Q35CA	1794	95	THE SERVICE MAY IMPROVE
Q35CA	1814	95	CAUSE IF YOUR PHONE WENT OUT OF ORDER IT TAKES LONG FOR THEM TO FIX IT AND THEY ARE INCREASING THE BILL//
Q35CA	1843	95	MAY IMPROVE
Q35CA	1845	95	ITS IN A VERY AVERAGE STATE RIGHT NOW, IF THE THE GOVERNMENT CONTINUES TO MANAGE AND OPERATE IT IT WILL CONTINUE TO DECLINE//

Q35CA	1858	95	DONT SEE ANY HARM IN TELEPHONE BEING PRIVATIZED POWER AND WATER ARE ISLAND RESOURCES.// I THINK THAT A PRIVATE COMPANY WOULD MAKE SOME IMPROVEMENTS
Q35CA	1862	95	BECAUSE THEY WOULD IMPROVE THE EQUIPMENT AND MAINTENANCE OF WHAT WE HAVE TO HAVE GOOD SERVICE.
Q35CA	1886	95	TAKE A BETTER APPROACH...RE-ORGANISE, CUT OVERHEADS,
Q35CA	1889	95	IF THRE'S MORE COMPETITION, THEN THE SERVICE WILL BE MUCH MORE IMPROVED. //
Q35CA	1890	95	ITS OK WE HAVE HAD THE TELEPHONE DURING THE STRONGEST WINDS, WHEN THERE IS A PROBLEM WITH THE PHONES THEY COME WITHIN A REASONALBE AMOUNT OF TIME, I'M PRETTY HAPPY WITH GTA
Q35CA	1900	95	THEIR SERVICE SUCKS. I'M JUST VERY DISSATISFIED. YOU CALL THEIR OFFICE, NOBODY ANSWERS THE PHONE.
Q35CA	1919	95	SAME REASON
Q35CA	1923	95	DOING GREAT RIGHT NOW,
Q35CA	1977	95	YOU'LL GET BETTER SERVICE//
Q35CA	2012	95	TOO MANY PEOPLE ON THE FAMILIAL SYSTEM OUT HERE, EVERYONE IS RELATED TO EVERYONE, WE NEED THIS SYSTEM OUT OF GOVT, NEED PEOPLE WHO KNOW WHAT THEY ARE DOING.
Q35CA	2060	95	WHEN IT COMES TO JOBS YOU HAVE TO DO YOUR JOB. LIST HOLIDAYS ALSO THE SAME.//
Q35CA	2074	95	THEY CAN'T DO ANYTHING UNLESS THEY PRIVATIZE, DUR TO LAWS AND RULES RESTRICTING THE GOVernmenT. LIKE INTERNET. GTA CANNOT PROVIDE INTERNET UNDER GOVGUAM. THERE'S A LAW ON GUAM THAT SAYS THEY CANNOT. //
Q35CA	2088	95	I LIKE THE OGVERNMENT DOING IT BUT PROVATIZING IT WON'T HURT, THERE ARE SEVERAL WAYS OF PRIVATIZATION.
Q35CA	2106	95	BECAUSE I KNOW THAT ONCE THEY ARE OUT THERE, THERE IS GOING TO BE A LOT OF COMPETITION AND I LIKE IT THE WAY IT IS//
Q35CA	2125	95	AGAIN, TO SPUR COMPETITION WHICH WOULD BE GOOD FOR THE CONSUMER IN TERMS OF PRICE AND SERVICE. AND PRIVATE COMPANY WOULD HAVE GOOD SERVICE AND GOOD TECHNITIANS WHO NOT BE POLITICALLY MOTIVATED
Q35CA	2153	95	IT WILL COST MORE UNDER PRIVATE SECTOR
Q35CA	2168	95	THE SERVICES ARE DIFFERENT WITH A PRIVATE COMPANY, THAN WITH A GOVERNMET COMPANY. THEY ARE MUCH BETTER THAN THE SERVICES PROVIDED BY THE GOVERNMENT. //
Q35CA	2178	95	IT IS ANOTHER ASSET THAT HAS ALREADY BEEN BUILT//
Q35CA	2185	95	STAY THE SAME THE WATER IS OUR PROIORITY
Q35CA	2189	95	IT SEEMS THERE A LOT OF GOVernmentT EMPLOYES WHO ARE GETTING JOBS WITHOUT EDUCATION, OR DEGREES. THEY ARE HIRING RELATIVES, PEOPLE WITH NO BACKGROUND. //

Q35CA	2198	95	BECAUSE IF IT GOES PRIVATIZED EVERYTHING WILL GO, THE COST IN THE VILLAGES WOULD BE TO MUCH
Q35CA	2199	95	IT'S ALWAYS BEEN OWNED BY GOV GUAM. I LIKE IT OWNED BY GOV GUAM//
Q35CA	2206	95	BECAUSE GOVERNMENT CAN GUIDE THEM PROPERLY AND HELP THEM//
Q35CA	2211	95	MORE JOBS UNDER GOVERNMENT
Q35CA	2221	95	I THINK THEIR DOING OK...BUT THEY SHOULD BE PRIVATIZED BECAUSE THE SERVICES THEY PROVIDE ARE BASIC SERVICES.
Q35CA	2234	95	FOR QUALIFIED EMPLOYEES
Q35CA	2237	95	BECAUSE RIGHT NOW THEY PAY IS MINIMUM WAGE FOR THE TELEPHONE COMPANY WORKERS, INTHE STATES THE EMPLOYEES ARE PAYED MORE AND THE PEOPLE WHO GET THE SERVICES AREN'T CHARGED AS MCUH AS WE ARE HERE EVEN THOUGH THE PHONES ARE PRIVATIZED
Q35CA	2243	95	WE HAVE NOT BEEN GETTING ADAQUATE SERVICES IN THE PLACE IN OF MY EMPLOYMENT BECAUSE OF THE CONNECTIONS
Q35CA	2247	95	MOST OF RELATIVES AND FRIENDS WORKING FOR GTA, AFTER PRIVATIZATION I DON'T KNOW WOULD HAPPEN TO THEM
Q35CA	2303	95	IT'S THE CLOSEST TO BEING PRIVITIZED ALREADY, MORE THAN WATERWORKS AND POWER. //
Q35CA	2326	95	I JUST THINK I MEAN PEOPLE WOULD TAKE THEIR JOBS MORE SERIOUSLY I GUESS
Q35CA	2346	95	DEFINATELY CAN BE IMPROVED SOMWEHAT
Q35CA	2353	95	SAME REASON
Q35CA	2360	95	I BELIEVE THIS IS THE BEST OPTION BECAUSE THEY WIL BE ABLE TO COMPETE AND PROVIDE BETTER SERVICES FOR THE RESIDENTS OF GUAM//
Q35CA	2362	95	BECAUSE THE INDUSTRY GETS SO VERY COMPETITIVE I THINK THERE WOULD ALWAYS BE SOMONE WILLING TO COME IN THE INDUSTRY IS ALWAYS CHANGING. JUST TOO MUCH FOR THE GOV TO KEEP FINANCING TO KEEP IMPROVING THE GTA
Q35CA	2363	95	PRIVITIZATION WOULD MAKE THEM MORE ACCOUNTABLE.
Q35CA	2370	95	THE GOVT SHOULD NOT BE RUNNING BUSINESSES PERIOD//
Q35CA	2387	95	BECUASE NOW IT WOULD BE A BUSINESS AND THEY WON'T MAKE MONEY UNLESS PRIVATIZED.
Q35CA	2396	95	BECAUSE EVERY YEAR THE PHONE IS GETTING HIGHTER, WHY SHOULD IT BE HIGHER, WE ONLY USE IT FOR EMERGENCIES, THEY SHOULD PRIVATIZE IT.
Q35CA	2417	95	CURRNTLY THEIR EQUIPMENT IS SO OLD AND OUT OF DATE UNDER THE CURRENT CONTRACTS THAT ANY COMPANY THAT TOOK OVER AND DID NOT FULLY UNDERTSAND THE LEVEL OF DISREPAIR WOULD NOT BE ABLE TO PERFORM//
Q35CA	2439	95	WE CAN'T EVEN GET AN EXTRA PHONE LINE, THERE IS A 6 MONTH WAITING LIST, THEY COULD BE MAKING MORE MONEY IF WE HAD 2 LINES//

Q35CA	2449	95	GOVT SHOULD NOT BE IN PHONES, A PRIVATE COMPANY COULD OFFER WIDER RANGE OF SERVICE, LESS RESTRICTIONS ON SERVICE , BETTER COMPETITION, LEVEL OF SERVICE WOULD OR TYPES OF SERVICE WOULD INCREASE
Q35CA	2462	95	THE RATE WOULD PROBABLY GO UP AND RIGHT NOW IT'S DOING FINE.
Q35CA	2469	95	BECAUSE WE WOULD GET BETTER SERVICE//
Q35CA	2519	95	HOW WOULD WE BE SURE WE WOULD BE GIVING IT TO THE RIGHT BUYER?
Q35CA	2523	95	THEY HAVE GOOD SERVICE. WHEN I CALL WITH A PROBLEM THEY COME THE NEXT DAY AND I RARELY HAVE A PROBLEM
Q35CA	2599	95	PRIVATIZING IT WOULD MAKE IT MORE EXPENSIVE HERE FOR THE PEOPLE
Q35CA	2624	95	MAYBE THAT IMPROVE THE SERVICE.
Q35CA	2634	95	ONLY MANAGGEMENT NEEDS TO BE CHANGED
Q35CA	2637	95	THEY WOULD GIVE US 100%
Q35CA	2640	95	TO REMAIN COMPETITIVE SO WE CAN BETTER SERVICE WITH LOWER REATES
Q35CA	2671	95	THEY HAVE BEEN MOST SUCCESSFUL UTILITY SO FAR,
Q35CA	2674	95	THERE SHOULD BE SOME SORT OF PARIVATE AND GOVERNMENT RELATIONSHIP FOR ALL OF THEM
Q35CA	2675	95	GOVT HAS NO BUSINESS RUNNING UTILITIES// IF PRIVATIZED THE LEVEL OF SERVICE WOULD IMPROVE. IF THEY STAY WITH GOVT THERE IS NOT MONEY TO IMPROVE THINGS
Q35CA	2700	95	BCS PRICE IS SO HI NOW, IT WILL IMPROVE IF PRIVATE.
Q35CA	2726	95	EFFICIENCY OF WORKER OUTPUT.
Q35CA	2753	95	MORE OUTSIDE INVESTMENT OR PRIVATE OWNERSHIP WILL IMPROVE THE SERVICES AND BRINGIN NEW TECHNOLOGY. THE GOVERNMENT JUST SHOULDN'T RUN THE TELEPHONE SERVICE BECAUSE I CONSIDER IT A LUXURY- NOT NECESSARILY A NECESSITY//
Q35CA	2871	95	NO POLITICS
Q35CA	2925	95	JUST SO THEY CAN DO MORE AND PROVIDE MORE SERVICES
Q35CA	2929	95	BECAUSE TELECOMMUNICATIONS IS SO ADVANCED, AND PRIVATE INDUSTRY DOES THAT BETTER.
Q35CA	2951	95	SAME REASON, MORE FINANCIAL REASONS TO PRIVATIZE
Q35CA	2952	95	THE GOVE IS DOING A LOUSY JOB....
Q35CA	3008	95	LESSEN THE BURDEN ON THE GOVERNMENT
Q35CA	3044	95	BECAUSE IT IS SUCH A COMPETITIVE INDUSTRY IT WILL IMPROVE THE TECHNOLOGY
Q35CA	3046	95	PRIVATTISATION IS THE SOLUTTION
Q35CA	3058	95	NEEDS UPGRADING
Q35CA	3074	95	SAME THING-BECAUSE THEY PROBABLY MIGHT DO BETTER WITH THEIR SERVICE AND THEIR RATES
Q35CA	3078	95	SAME AS Q35BA

Q35CA	3101	95	I DON'T SEE A PROBLEM WITH IT RIGHT NOW.
Q35CA	3102	95	I BELIEVE IT'S JUST THAT THE GUAM TELEPHONE AUTHORITY IS NOT ALLOWED TO VENTURE INTO GLOBAL COMMUNICATIONS BECAUSE OF MONEY CONSTRICTION.
Q35CA	3140	95	GOVT HAS DOEN A BAD JOB
Q35CA	3194	95	BETTER SERVICEBY PRIVATISING
Q35CA	3237	95	I KNOW THEY CAN DO BETTER WITH OUR COMMUNICATIONS HERE IN GUAM,//
Q35CA	3238	95	PRIVATIZATION WOULD ALLOW TO HAVE NEW TECHNOLOGU INTO THE MARKETS-THE GOVERNMENTHAS A MONPOPOLY ON THEM ALL-WELL IF ITS GOING TO BE PRIVATIZED THE COMPANY IS GONNA HAVE AN INTEREST IN HAVING GOOD SERVICE
Q35CA	3242	95	HEARING A LOT ABOUT POLITICAL HIRING THAT'S A PROBLEM WITH THE GOVT OWNING
Q35CA	3255	95	COULD NOT GET INTO CELL PHONE OR INTERNET BUSINESS, NEED PRIVATE SECTOR TO IMPROVE SERVICE
Q35CA	3266	95	BECAUSE, I'VE EXPERIENCED LONG DISTANCE CALLS THAT ARE A BLOCK AWAY. FOR THEM TO GET A PROFIT, IF THEY ARE PRIVATIZED, THAT WILL PROBABLY BE IN EFFECT. //
Q35CA	3283	95	SO THERE IS MORE BETTER SERVICE TO CUSTOMERS
Q35CA	3326	95	I DON'T KNOW WHEN THEY PRIVATIZE WHAT WILL COME UP AND RIGHT NOW I AM SATISFIED WITH THE GOVERNMENT OF GUAM//
Q35CA	3334	95	IT'S RUN BY THE SAME GOVERNMENT AND IT'S NOT DOING ANY IMPROVEMENT. THERE HAS TO BE SOME KIND OF STANDARD OR BOARD THAT OVERSEES THESES THINGS SO THERE'S NO PRICE GOUGING.
Q35CA	3379	95	SERVICES WILL IMPROVE IF IT IS PRIVATE. THAT'S JUST BASED ON MY EXPERIENCES. I JUST DON'T BELIEVE IN GOVERNMENT SHOULD BE INVOLVED.
Q35CA	3420	95	THE GOVT HAS FAILED MISERABLE IN PROVIDING ADEQUATE SERVICE FOR YEARS
Q35CA	3460	95	THEY BELONG TO THE PEOPLE OF GUAM. IF WE START TO SELL THEM, THEN WE LOSE OUR DIGNITY.
Q35CA	3490	95	HOPEFULLY THERE'LL BE NEW IMPROVEMENTS WITH PRIVITIZED.
Q35CA	3669	95	SAME REASON, ONLY MANAGEMENT BE IMPROVED
Q35CA	3688	95	WE WILL HAVE AN OPPORTUNITY FOR MORE QUALITY SERVICE THAN WHAT WE ARE GETTING NOW, MORE UPGRADE IS REQUIRED//
Q37	114	5	NO LAY OFFS
Q37	172	5	NEEDS TO BE DECIDED BY THE PRIVATE OWNER// HAVE TO EVALUATE THE EXISTING SKILLS AND DECIDE FROM THE OUTCOME//
Q37	236	5	IT WOULD ALL DEPEND ON THE MONEY. THEY WOULD HAVE TO LAY OFF THE PEOPLE THEY CANNOT AFFORD TO PAY//

Q37	279	5	IT WOULD BE AT THE PURCHASER'S DISCRETION. IF I BUY SOMETHING FROM YOU DON'T TELL ME WHAT TO DO WITH IT. IF THEY COULD SHOW ME THAT YOU CAN DO SOMETHING YOU CAN STAY AS YOU WISH.//
Q37	334	5	THERE SHOULD BE NO LAYOFFS AT ALL//
Q37	791	5	DO IT OVER A PERIOD OF 10 YEARS, HAVE ANY EXCESS JOBS BE PHASED OUT DURING THAT TIME ,CUT FROM THE TOP, THEY ARE ALWAYS TOP HEAVY AND START WITH THE POLITICAL APPOINTMENTS THESE WERE POLITICAL GIVEAWAYS TO PEOPLE WHO GENERALLY DON'T HAVE ANY QUALIFICATI
Q37	817	5	CAN'T QUALIFY MY ANSWER// DON'T KNOW THE NUMBER OF EMPLOYEES OR WHAT KIND OF EMPLOYEES CAN'T SAY HOW MANY OR WHICH SHOULD BE LAID OFF //NEED TO EVALUATE//
Q37	887	5	AS LITTLE AS POSSIBLE
Q37	916	5	50%
Q37	999	5	I DON'T BELIEVE IN LAYOFFS- WILL NOT ANSWER THAT ONE//
Q37	1023	5	IT DOESNT MATTER AS LONG AS THE SERVICE IMPROVES. GOV GUAM EMPLOYEES BELIEVE THEY HAVE SECURITY WHETHER THEY PRODUCE OR NOT.
Q37	1123	5	NO PERCENTAGE AT ALL//
Q37	1265	5	NONE
Q37	1330	5	50 PERCENT
Q37	1350	5	ZERO PERCENT
Q37	1384	5	AS LONG AS MY SUGGESTION IS FILED 50-50
Q37	1460	5	100%
Q37	1466	5	IT SHOULDN'T BE A PERCENTAGE, IT SHOULD BE BASED ON THE WORKERS' ABILITY TO PERFORM THEIR DUTIES. THOSE WHO ARE NOT PERFORMING THEIR DUTIES SHOULD BE THE ONES LAID OFF.//
Q37	1644	5	NONE
Q37	1778	5	LAYOFF NOT IN NUMBERS - BUT IN WHATS NEEDED - IE; DOES THE PERSON DO A GOOD JOB OR SHOULD THEY BE LET GO //
Q37	1886	5	START WITH JOB PRODUCTION OR LAY THEM OFF WITH WARNING
Q37	2185	5	THEY SHOULD GET RID OF THE INCOMPETANT PEOPLE I DON'T KNOW WHAT PERCENT TAHT WOULD BE
Q37	2189	5	75%
Q37	2199	5	I DON'T WANT ANY OF THEM LAID OFF//
Q37	2247	5	NONE
Q37	2417	5	80% STARTING AT THE TOP AND WORKING DOWN//
Q37	2634	5	NO CHANGE
Q37	2671	5	100 PER CENT LAID OFF IF NECESSARY

Q37	3058	5	NOBODY SHOULD BE LAYED OFF
Q37	3101	5	I DON'T BELIEVE LAYOFFS WILL IMPROVE THE SYSTEM//THEY SHOULD LOOK FOR OTHER ALTERNATIVES//
Q37	3102	5	NONE. ZERO ARE ACCEPTABLE.
Q37	3159	5	40-60 PER CENT
Q37	3238	5	70%
Q37	3255	5	ZERO
Q37	3460	5	AGAINST THE SALE ALL TOGETHER.
Q37	3669	5	DON'T WANT ANYBODY GET LAID OFF
Q38	334	7	WHEN THE PRIVATE SECTOR TAKES OVER RATES SHOULD DECREASE//
Q38	338	7	4%
Q38	649	7	5%
Q38	683	7	IF YOU WERE GETING THE GREATEST SERVICE THE PERCENT THEY RAISE THE BILL WOULDNT MATTER// IF THE SERVICE STAYS WHERE IT IS THEN MAYBE 5%
Q38	694	7	WILLING TO SUPPORT AS LONG AS THEY DO THEIR WORK//I WANT THE NEW GOVERNMENT TO BE RESPONSIBLE//
Q38	712	7	THEY SHOULD LOOK ON THE EFFECT ON THE COMMUNITY//
Q38	723	7	DON'R CARE AS LONG AS SERVICE IS BETTER
Q38	791	7	SPREAD IT OUT OVER A PERIOD OF YEARS, STARTING LOW BUT GOING UP TO 10 OR SO, WE HAVE TO PAY OUR DUES. IF MY SERVICE IMPROVES, IE I DON'T LOSE MY WATER IF A TYPHOON HITS, I MIGHT NOT MIND PAYING A BIT MORE FOR POWER OR WATER//
Q38	999	7	I DON'T WANT TO ANSWER THAT. THEY SHOULD JUST TRY IT BEFORE DECIDING.//
Q38	1105	7	100%MORE, WE DON'T PAY MUCH NOW//
Q38	1460	7	IT WOULD BE A TOTAL DECREASE//
Q38	1503	7	WHATEVER IT TAKES
Q38	2362	7	I PAY $20 PER MONTH FOR WATER. I WOULD PAY DOUBLE FOR THE WATER I WOULD PAY 40 TO HAVE THE WATER FROM MY FAUCET
Q38	2363	7	IF A PRIVATE COMPANY TAKES OVER THERE SHOULD BE MORE EFFIENCY, SO I THINK THE RATES SHOULD STAY THE SAME OR EVEN GO DOWN.
Q38	2671	7	ALREADY TOO HIGH BUT 10-20 PER CENT
Q38	3078	7	THERE SHOULDN'T BE ANY INCREASE. I MEAN, THERE SHOULD BE A REGULATION COMMITTEE TO MAKE SURE THEY CAN'T JUST CHARGEWHAT THEY WANT.
Q38	3102	7	DEPENDS ON THE LEVEL OF SERVICE TO BE RENDERED. IF IT'S GOOD I WOULDN'T MIND PAYING. IF IT'S GOING TO BE THE BEST SERVICE, I THINK IT SHOULD BE OF NATIONAL STANDARDS.
Q38	3379	7	AS NEEDED

Q38	3669	7	DON'T AGREE WITH PRIVATIZATION
Q41	407	4	JAPANESE AMERICAN
Q41	540	4	HALF CHAMORRO AND HALF FILIPINO//
Q41	599	4	BOTH CHAMORRO AND FILIPINNO
Q41	681	4	GUAMANIAN//
Q41	781	4	KOREAN
Q41	887	4	CHAMorro / FILipino (half and half)
Q41	900	4	FILIPINO SPANISH
Q41	1011	4	HALF CHAMORRO AND HALF FILIPINO//
Q41	1109	4	HALF CHAMORRO AND HALF PHILIPINO
Q41	1167	4	PALAWAN
Q41	1252	4	CHAMMORO/FILLIPINO
Q41	1322	4	PALAOAN
Q41	1329	4	HISPANIC
Q41	1418	4	PACIFIC AMERICAN
Q41	1589	4	HALF CHAMORRO.
Q41	1591	4	CHAMORRO AND FILIPINO
Q41	1609	4	HAWAIIAN//
Q41	1628	4	I'M FROM GUAN AND I DON'T LIKE ALL THIS ETHNIC STUFF.
Q41	1745	4	AMERICAN.
Q41	1793	4	REFUSED
Q41	1919	4	PALAUAN
Q41	2012	4	HAWAIIAN
Q41	2074	4	AFRICAN-AMERICAN
Q41	2206	4	ASIAN INDIAN//
Q41	2353	4	FROM STATES
Q41	2519	4	MALASIAN
Q41	2637	4	HALF CHAMORRO HALF FILIINO
Q41	2700	4	PALAUAN
Q41	3078	4	MIXED
Q41	3140	4	ASIAN
Q41	3281	4	HISPANIC.
Q41	3283	4	CHINESE
Q42	35	20	GEHO//
Q42	275	20	HARMON VILLAGE, BETWEEN TUMON AND DEDEDO
Q42	422	20	HARMON

Q42	565	20	ORDOT CHALAN PAGO
Q42	781	20	HARMON
Q42	1506	20	ORDO SANPONGO
Q43	48	7	IN THE MILITARY A GUARD BUT NOT ACTIVE DUTY
Q43	172	7	SELF EMPLOYED
Q43	320	7	RETITED
Q43	387	7	HOUSEWIFE
Q43	591	7	HOMEMAKER
Q43	993	7	SELF-EMPLOYED
Q43	994	7	SELF//
Q43	1122	7	HOMEMAKER//
Q43	1167	7	HOMEMAKER
Q43	1281	7	HOUSEWIFE
Q43	1299	7	SELF-EMPLOYED
Q43	1329	7	SELF
Q43	1389	7	SELF EMPLOYED.
Q43	2522	7	SELF EMPLOYED
Q43	2898	7	BABYSIT
Q43	2910	7	SELF EMPLOYED
Q43	2929	7	HOMEMAKER.
Q43	3044	7	HOUSEWIFE