COMMONWEALTH OF THE NORTHERN MARIANA ISLANDS
SAIPAN, TINIAN, ROTA and NORTHERN ISLANDS

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COMMONWEALTH REGISTER

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COMMONWEALTH REGISTER
VOLUME 48
NUMBER 07
JULY 15, 2026

TABLE OF CONTENTS

ADOPTION

Public Notice of Certification and Adoption of Regulations
Commonwealth Ports Authority **054258**

Public Notice of Certification and Adoption of New Fees
For Various Services
Commonwealth Healthcare Corporation **054261**

Public Notice of Certification and Adoption of New Fees
For Various Services
Commonwealth Healthcare Corporation **054263**

PROPOSED

Public Notice of Proposed Amendments to the
Temporary Occupancy Rules and Regulations
To Provide for Quarterly Rent Payments
Department of Public Lands **054265**

Public Notice of Proposed Amendments to the
Procurement Regulations
Commonwealth Utilities Corporation **054272**

Commonwealth Ports Authority
Francisco C. Ada/Saipan International Airport
PO BOX 501055•SAIPAN•MP•96950
Phone: (670) 237-6500/01 Fax: (670) 234-5962
E-Mail Address: cpa.admin@pticom.com Website: https://cnmiports.com

PUBLIC NOTICE OF CERTIFICATION AND ADOPTION OF REGULATIONS FOR THE COMMONWEALTH PORTS AUTHORITY (CPA)

PRIOR PUBLICATION IN THE COMMONWEALTH REGISTER AS PROPOSED AMENDMENTS TO THE PERSONNEL RULES AND REGULATIONS
Volume 48, Number 03, pp. 053625-053631, of March 15, 2026

Military-USERRA Leave

ACTION TO ADOPT THESE PROPOSED RULES AND REGULATIONS: Pursuant to the procedures of the Administrative Procedure Act, 1 CMC § 9104(a), the Commonwealth Ports Authority HEREBY ADOPTS AS PERMANENT the Proposed Amendments to the Personnel Rules and Regulations of the Commonwealth Ports Authority published in Number 03 of Volume 48 of the Commonwealth Register. I certify by signature below that as published, such adopted regulations are a true, complete, and correct copy of the referenced Proposed Regulations.

PRIOR PUBLICATION: The prior publication is stated above.

AUTHORITY: The authority for promulgation of regulations for CPA is set forth in 2 CMC § 2122.

EFFECTIVE DATE: These amendments to the Commonwealth Ports Authority's Personnel Rules and Regulations will become effective ten days after publication of this Notice of Adoption in the Commonwealth Register. 1 CMC § 9105(b).

COMMENTS, MODIFICATIONS, AND AGENCY CONCISE STATEMENT: During the 30-day comment period, the Authority received no comments regarding the Proposed Regulations. No individual requested the Authority issue a concise statement of the principal reasons for or against the adoption of the Proposed Regulations.

The CPA Board of Directors adopted the Proposed Regulations on January 29, 2026, and approved it for final adoption during the Special Board of Directors meeting held June 12, 2026.

TERMS, SUBSTANCE, AND DESCRIPTION OF THE SUBJECTS AND ISSUES INVOLVED:
The adopted regulations amend the Personnel Rules and Regulations of the Commonwealth Ports Authority to comply with CNMI Public Law 24-18, also known as the "Military and Emergency Service Leave Act of 2025." The public law increases paid military leave to 30 working days per calendar year and expands eligibility to include employees serving in federally-recognized uniformed services such as the National Guard, Reservists in the U.S. Armed Forces, NOAA Commissioned Officer Corps, and any uniformed service covered under USERRA.

I declare under penalty of perjury that the foregoing is true and correct and that this declaration was executed on the 12TH day of JUNE, 2026, at Saipan, Commonwealth of the Northern Mariana Islands.

Submitted by: Date: 6/12/2026

BARTLEY A. JACKSON
Chairman, Board of Directors

Pursuant to 1 CMC § 2153(e) and 1 CMC § 9104(a)(3) the certified final regulations have been reviewed and approved as to form and legal sufficiency by the CNMI Attorney General and shall be published. 1 CMC § 2153(f).

Dated this 18th day of June, 2026.

EDWARD MANIBUSAN
Attorney General

Filed and Recorded by:

ESTHER R.M. SAN NICOLAS
Commonwealth Registrar

Date: July 14, 2026

PROPOSED AMENDMENTS

§ 40-40-460 Military and Emergency Service Leave

Military and Emergency Service leaves of absence with pay, not to exceed ~~15~~ 30 working days in any calendar year, regardless of the number of training periods ~~in~~ within the year, ~~may~~ shall be granted by the Executive Director to employees who are members of the United States National Guard, ~~and~~ Reserve components of the United States Armed Forces, Federal Emergency Management Agency (FEMA) Reservist Program, the National Oceanic and Atmospheric Administration (NOAA) Commissioned Officer Corps, or any other uniformed service covered by the Uniformed Service Employment and Reemployment Rights Act (USERRA) 38, U.S.C. §§ 4301 et seq. ~~when directed under orders issued by proper military authority.~~ Such leave shall be granted upon presentation of valid military orders or other appropriate documentation for:
(i) Performing active duty
(ii) Training
(iii) Emergency response, or
(iv) Other authorized service under competent military, federal, or state authority, including service in response to a national emergency, disaster, or other major incident.

DULY ADOPTED THIS 29th day of January, 2026, at Saipan, Commonwealth of the Northern Mariana Islands.

Bartley A. Jackson
Chairman, CPA Board of Directors

Carline B. Sablan
Secretary, CPA Board of Directors

P. O. Box 501055, Saipan, MP 96950 | Phone: (670) 237-6500/01 Ext. 105 | Email: boardofdirectors.cpa@gmail.com

Commonwealth Healthcare Corporation
Commonwealth of the Northern Mariana Islands
1178 Hinemlu' St. Garapan, Saipan, MP 96950

PUBLIC NOTICE OF CERTIFICATION AND ADOPTION OF NEW FEES FOR VARIOUS SERVICES OF THE COMMONWEALTH HEALTHCARE CORPORATION

PRIOR PUBLICATION IN THE COMMONWEALTH REGISTER
AS PROPOSED RULES AND REGULATIONS
Volume 48, Number 04, pp. 053638-053646, of APRIL 15, 2026

NEW TO THE CHCC CHARGEMASTER

ACTION TO ADOPT PROPOSED REGULATIONS: The Commonwealth of the Northern Mariana Islands, COMMONWEALTH HEALTHCARE CORPORATION ("CHCC"), HEREBY ADOPTS AS PERMANENT regulations the Proposed Regulations which were published in the Commonwealth Register at the above-referenced pages, pursuant to the procedures of the Administrative Procedure Act,1 CMC § 9104(a). The CHCC announced that it intended to adopt them as permanent, and now does so. (Id.) A true copy is attached. I also certify by signature below that:

> as published, such adopted regulations are a true, complete and correct copy of the referenced Proposed Regulations,
>
> and that they are being adopted as published.

PRIOR PUBLICATION: The prior publication was as stated above.

MODIFICATIONS FROM PROPOSED REGULATIONS: None.

AUTHORITY: The Corporation is empowered by the Legislature to adopt these rules and regulations pursuant to 3 CMC Section 2826(c).

EFFECTIVE DATE: Pursuant to the APA, 1 CMC sec. 9105(b), these adopted regulations are effective 10 days after compliance with the APA, 1 CMC §§ 9102 and 9104(a) or (b), which, in this instance, is 10 days after this publication in the Commonwealth Register.

COMMENTS AND AGENCY CONCISE STATEMENT: Pursuant to the APA, 1 CMC sec. 9104(a)(2), the Corporation has considered fully all written and oral submissions respecting the proposed regulations. Upon this adoption of the regulations, the Corporation, if requested to do so by an interested person, either prior to adoption or within 30 days thereafter, will issue a concise statement of the principal reasons for and against its adoption, incorporating therein its reasons for overruling the considerations urged against its adoption.

P.O. Box 500409 CK, Saipan, MP 96950
Telephone: (670) 236-8201/2 FAX: (670) 233-8756

The adopted regulations were approved for promulgation by the Attorney General in the above-cited pages of the Commonwealth Register, pursuant to 1 CMC sec. 2153(e)

I DECLARE under penalty of perjury that the foregoing is true and correct and that this declaration was executed on the 17th of June, 2026 at Saipan, Commonwealth of the Northern Mariana Islands.

Certified and ordered by:

ESTHER L. MUNA
Chief Executive Officer, CHCC

JUAN N. BABAUTA
Chairman, CHCC Board of Trustees

Filed and
Recorded by:

ESTHER M. SAN NICOLAS
Commonwealth Registrar

07.14.2026
Date

Commonwealth Healthcare Corporation
Commonwealth of the Northern Mariana Islands
1178 Hinemlu' St. Garapan, Saipan, MP 96950

PUBLIC NOTICE OF CERTIFICATION AND ADOPTION OF NEW FEES FOR VARIOUS SERVICES OF THE COMMONWEALTH HEALTHCARE CORPORATION

PRIOR PUBLICATION IN THE COMMONWEALTH REGISTER
AS PROPOSED RULES AND REGULATIONS
Volume 48, Number 04, pp. 053647-053672, of APRIL 15, 2026

NEW TO THE CHCC CHARGEMASTER

ACTION TO ADOPT PROPOSED REGULATIONS: The Commonwealth of the Northern Mariana Islands, COMMONWEALTH HEALTHCARE CORPORATION ("CHCC"), HEREBY ADOPTS AS PERMANENT regulations the Proposed Regulations which were published in the Commonwealth Register at the above-referenced pages, pursuant to the procedures of the Administrative Procedure Act,1 CMC § 9104(a). The CHCC announced that it intended to adopt them as permanent, and now does so. (Id.) A true copy is attached. I also certify by signature below that:

> as published, such adopted regulations are a true, complete and correct copy of the referenced Proposed Regulations,
>
> and that they are being adopted as published.

PRIOR PUBLICATION: The prior publication was as stated above.

MODIFICATIONS FROM PROPOSED REGULATIONS: None.

AUTHORITY: The Corporation is empowered by the Legislature to adopt these rules and regulations pursuant to 3 CMC Section 2826(c).

EFFECTIVE DATE: Pursuant to the APA, 1 CMC sec. 9105(b), these adopted regulations are effective 10 days after compliance with the APA, 1 CMC §§ 9102 and 9104(a) or (b), which, in this instance, is 10 days after this publication in the Commonwealth Register.

COMMENTS AND AGENCY CONCISE STATEMENT: Pursuant to the APA, 1 CMC sec. 9104(a)(2), the Corporation has considered fully all written and oral submissions respecting the proposed regulations. Upon this adoption of the regulations, the Corporation, if requested to do so by an interested person, either prior to adoption or within 30 days thereafter, will issue a concise statement of the principal reasons for and against its adoption, incorporating therein its reasons for overruling the considerations urged against its adoption.

P.O. Box 500409 CK, Saipan, MP 96950
Telephone: (670) 236-8201/2 FAX: (670) 233-8756

The adopted regulations were approved for promulgation by the Attorney General in the above-cited pages of the Commonwealth Register, pursuant to 1 CMC sec. 2153(e)

I DECLARE under penalty of perjury that the foregoing is true and correct and that this declaration was executed on the 17th of June, 2026 at Saipan, Commonwealth of the Northern Mariana Islands.

Certified and ordered by:

ESTHER L. MUNA
Chief Executive Officer, CHCC

JUAN N. BABAUTA
Chairman, CHCC Board of Trustees

Filed and
Recorded by:

ESTHER M. SAN NICOLAS
Commonwealth Registrar

07.14.2026
Date

Commonwealth of the Northern Mariana Islands
Office of the Governor
DEPARTMENT OF PUBLIC LANDS

PUBLIC NOTICE OF PROPOSED AMENDMENTS TO THE TEMPORARY OCCUPANCY RULES AND REGULATIONS TO PROVIDE FOR QUARTERLY RENT PAYMENTS

NOTICE OF INTENDED ACTION: The Commonwealth of the Northern Mariana Islands, Office of the Governor, Department of Public Lands (DPL) intends to amend the Temporary Occupancy Rules and Regulations pursuant to the procedures of the Administrative Procedure Act (APA), 1 CMC § 9104(a), to provide for payment of Base Rent on a quarterly basis in the second and subsequent years of a lease term, and to authorize DPL to amend existing leases accordingly with the agreement of existing lessees.

AUTHORITY: These amendments are promulgated under the authority of the Department of Public Lands pursuant to 1 CMC § 2806 to develop administrative policies, procedures, and controls related to public land.

TERMS AND SUBSTANCE: DPL's Temporary Occupancy Rules and Regulations are currently silent regarding the payment schedule for Base Rent. However, the Lease Agreement form contained in Appendix A provides that the Lessee shall pay Base Rent "in advance on an annual basis on each anniversary of the Commencement Date without invoice, notice, or other demand upon or to Lessee," and DPL regulations require all leases to be in a form substantially similar to that form. Because each lessee's rent for the year is due in full on the Commencement Date and annually thereafter, there are some periods throughout the fiscal year in which DPL receives very little revenue. Due to recent changes to DPL's accounting practices, including more frequent remittances of surplus revenues to the Marianas Public Land Trust (MPLT), DPL no longer maintains a reserve of funds that can accommodate periods in which very few annual rent payments are payable to DPL. Amending the regulation and existing leases to provide for quarterly payments of base rent will allow DPL to more effectively manage public lands by making DPL's revenue more consistent from quarter to quarter.

CITATION OF AFFECTED REGULATIONS: The proposed amendment will revise existing regulatory language in the following regulations:

NMIAC § 145-70-110	Lease Agreement Requirements
NMIAC § 145-70-115	Lease Form

DIRECTIONS FOR FILING AND PUBLICATION: The proposed amendment shall be published in the Commonwealth Register in the section on proposed and newly adopted regulations (1 CMC § 9201(a)(1)) and posted in convenient places in the civic center and in local governmental offices in each senatorial district, both in English and in the principal vernacular (1 CMC § 9104(a)(1)).

COMMENTS: Interested parties may submit written comments on the proposed amendments to Sixto K. Igisomar, Secretary of the Department of Public Lands, to the following address, fax, or email address,

P.O. Box 500380, Saipan, MP 96950 • 2nd Floor, Joeten Dandan Commercial Building
Website: www.dpl.gov.mp • E-mail: dpl@dpl.gov.mp • Facebook: www.facebook.com/DplCnmi
Tel: (670) 234-3751/52/53/54 • Fax: (670) 234-3755

with the subject line "Proposed Amendments to the Temporary Occupancy Rules and Regulations—Quarterly Rent Payments":

DEPARTMENT OF PUBLIC LANDS
PO Box 500380, Saipan, MP 96950
Fax: (670) 234-3755
Email: dpl@dpl.gov.mp

Comments are due within thirty (30) calendar days from the date of publication of this notice. 1 CMC § 9104(a)(2).

Submitted by: _____ Date 5/27/26
SIXTO K. IGISOMAR
Secretary, DPL

Received by: _____ Date 5/29/2026
JEAN PAUL B. REYES
Special Assistant for Administration

Filed and
Recorded by: _____ Date 6.12.2026
ESTHER R.M. SAN NICOLAS
Commonwealth Registrar

Pursuant to 1 CMC § 2153(e) and 1 CMC § 9104(a)(3), the proposed Amendments to the Administrative Hearing Procedure Rules and Regulations attached hereto have been reviewed and approved as to form and legal sufficiency by the CNMI Attorney General and shall be published, pursuant to 1 CMC § 2153(f).

_____ Date 6/4/2026
EDWARD MANIBUSAN
Attorney General

Commonwealth gi Sangkattan na Islas Mariånas
Ufisinan Gubietnu
DIPÅTTAMENTUN TANU' PUPBLIKU

NUTISIAN PUPBLIKU PUT I MANMAPROPONI NA TINILAIKA SIHA GI AREKLAMENTU YAN REGULASION I OKUPÅO TEMPURÅRIU PARA U MAPRIBENIYI I "QUARTERLY" NA ÅPAS ATKILON

NUTISIAN I AKSION NI MA'INTENSIONA: I Dipåttamentun Tanu' Pupbliku ("i DPL) gi påpa' i Ufisinan Gubietnu giya Commonwealth gi Sangkattan Siha na Islas Mariånas, ha intensiona para u amenda i Areklamentu yan Regulasión Okupåo Tempurårìu sigun gi maneran i Åkton Administrative Procedure (APA), 1 CMC §9104(a) para u mapribeni para åpas i "Base Rent" gi "quarterly basis" gi Sigundu yan i tinåttiyi na såkkan nu i teman Atkilon, yan para u ma'aturisa i DPL para u amenda i maneksissisti na atkilon siha sigun yan i kuntråtan i maneksissisti na "lessees".

ÅTURIDÅT: Esti na tinilaika siha manmacho'gui gi påpa' åturidåt i Dipåttamentun Tanu' Pupbliku sigun gi 1 CMC § 2806 para u dibelop "administrative policies", minanera siha, yan gubietna i manasosiåt gi tanu' pupbliku.

I TEMA YAN SUSTÅNSIAN I PALÅBRA SIHA: I Areklamentu yan Regulasión Okupåo Tempurårìu I DPL silensiu gi prisenti put i isketyun åpas para i "Base Rent". Låo, i fotman Kuntråtan Atkilon masaguan gi halum "Appendix A" ha pribeni na i "Lessee" debi di u påsi i "Base Rent" "inatbånsa gi "annual basis" gi kada anibetsåriu nu i "Commencement Date" sin "invoice", nutisia, pat ottru na dinimånda gi pat sino para i "Lessee", yan i regulasión DPL siha madimånda na todu i atkilu siha para u fotma siknifikånti parehu para atyu na fotma. Sa' kada i atkilon "lessee's" gi såkkan måmåkpu todu gi "Commencement Date" yan kada såkkan dispues, guaha na tiempu gi halum i åñu fisikåt ni i DPL ha risibi mampus diddidi' na nina'hålum. Sa' put i halacha na tinilaika gi prinaktika i iyon "accounting" i DPL siha, kuntodu i manhåhålum na salåppi' ginin i "surplus" na nina'halum gi Marianas Public Land Trust (MPLT), i DPL ti mamantietieni esta i "reserve" na fondu siha nai siña mampribeni gi tiempu siha ni mampus diddidi' na åpas atkilon marisisibi gi såkkan gi DPL. I tinilaika i regulasión yan i maneksissisti na atkilon siha para u pribeniyi "quarterly" na åpas i "base rent" ni siempri ha sedi i DPL para u mås ifektibu mamaneha i tanu' pupbliku ni para u na mås kunsisti i nina'halum DPL ginin "quarter" asta ottru "quarter".

SITASIÓN I MANINAFEKTA NA REGULASIÓN SIHA: I maproponi na tinilaika siha siempri rinibisa i maneksissisti na finu' regulatori gi halum tinåttitiyi na regulasión siha:

NMIAC § 145-70-110 Dinimånda na Kuntråtan Atkilon
NMIAC § 145-70-115 Fotman Atkilon

DIREKSION PARA I PINE'LU YAN I PUPBLIKASION: I manmaproponi na tinilaika siha debi na u mapupblika gi halum i Rehistran Commonwealth gi halum i seksiona ni manmaproponi yan i mannuebu ma'adåpta na regulasion siha (1 CMC § 9102(a)(1)) yan esti na nutisia debi na u mapega gi halum kumbinienti na lugåt siha giya i civic center yan gi halum ufisinan gubietnu gi kada distritun senatorial, parehu Inglis yan i dos na lingguåhin natibu, (1 CMC § 9104(a)(1)).

P.O. Box 500380, Saipan, MP 96950 ● 2nd Floor, Joeten Dandan Commercial Building
Website: www.dpl.gov.mp ● E-mail: dpl@dpl.gov.mp ● Facebook: www.facebook.com/DPLCNMI
Tel: (670) 234-3751/52/53/54 ● Fax: (670) 234-3755

UPIÑON SIHA: I manintires na pattida siña intrega i upiñon siha gi manmaproponi na tinilaika siha guatu as Sixto K. Igisomar, i Sekritåriu gi Dipåttamentun Tanu' Pupbliku, gi tinåttiyi na address, fax pat email address yan i suhetu na råya "Manmaproponi na Tinilaika siha gi Areklamentu yan Regulasión Okupåo Tempurårìu—Quarterly Rent Payments".

DEPARTMENT OF PUBLIC LANDS
PO Box 500380, Saipan, MP 96950
Fax: (670) 234-3755
Email: dpl@dpl.gov.mp

I upiñon siha debi na u hålum gi halum trenta (30) dihas ginin esti na nutisian pupblikasion. (1 CMC § 9104(a)(2)).

Nina'hålum as: _____ 5/27/26
SIXTO K. IGISOMAR — Fetcha
Sekritåriu, DPL

Rinisibi yan pine'lu as: _____ 5/29/2026
JEAN PAUL B. REYES — Fetcha
Ispisiåt Na Ayudånti Para I Atministrasión

Pine'lu yan Ninota as: _____ 6.12.2026
Esther R.M. SAN NICOLAS — Fetcha
Rehistran Commonwealth

Sigun i 1 CMC § 2153(e) (I Abugådu Heneråt ha aprueba i regulasion siha na para u macho'gui kumu fotma) yan i 1 CMC § 9104(a)(3) (hentan inaprueban Abugådu Heneråt) i manmaproponi na regulasion siha ni mañechettun guini ni manmaribisa yan manma'aprueba kumu fotma yan sufisienti ligåt ginen i CNMI Abugådu Heneråt yan debi na u mapupblika, 1 CMC § 2153(f) (pupblikasion areklamentu yan regulasion siha).

_____ 6/5/2026
Hon. Edward Manibusan
Abugådu Heneråt

ARONGORONGOL TOULAP REEL MÁNGEMÁNGIL LIIWEL SÁNGI "TEMPORARY OCCUPANCY" ALLÉGH ME MWÓGHUTUGHUT BWE EBWE AYÓÓRA "QUARTERLY RENT PAYMENTS"

ARONGORONG REEL MÁNGEMÁNGIL MWÓGHUTUGHUT: Commonwealth Téél Falúw kka Efáng llól Marianas, Bwulasiyol Soulememlem, Bwulasiyol Ammwelil Faluweer Toulap (DPL) re mwuschel ayóórya liiwel sángi "Temporary Occupancy" Allégh me Mwóghutughut kka tabweey mwóghutughutúl Administrative Procedure Act (APA), 1 CMC § 9104(a), bwe ebwe ayóóra óbwóssúl "Base Rent on a quarterly basis in the second and subsequent years of a lease term", me ebwe ngaleey DPL lemelem bwe ebwe liiweli 'leases" kka e yoor nge ppwal tamafisch me angúúngú ngáli "lessees" ikka e lo.

BWÁNGIL: Liiwel kka nge re akkatééwow faal bwángil Bwulaisyol Ammwelil Faluweer Toulap nge bwal attabweey 1 CMC § 2806 reel ayooral me ffééról "administrative policies", mwóghutughut, me lemelem ikka e schuu ngáli "public land".

KKAPASAL ME AWEEWEEL: Mille aar DPL Alléghúl me Mwóghutughutúl "Temporary Occupancy" ese yoor kkapasal ileeta ebwe ghal toolong óbwóssúl "Base Rent". Nge, "Lease Agreement form" llól "Appendix A" e iischtiw bwe "Lessee" ebwe óbwóssuw "Base Rent" mmwálil aal "annual basis" ghal rágherfischil mille "Commencement Date" nge ese yoor risibwo, arongorong, ngare tingór ngáli "Lessee" me mwóghutughutúl DPL e nisista bwe alongal "leases" ebwe lo wóól eew "form" ye e weewe me "form" laal. Bwe igha alongeer "lessee's rent" reel ráágh nge bwe toolong wóól "Commencement Date" me ghal ráágh mwirimwiril, eyoor tempo kka reel "fiscal year" igha DPL re bwughi eghus schagh re reel "revenue". Igha eyóór liiwel sángi yaar DPL's "accounting practices", me bwal "more frequent remittances of surplus revenues to the Marianas Public Land Trust (MPLT)", DPL ese mmwelil lemeli "reserve of funds" reel tempo kka eghus schagh na "annual rent payments" eghal mwet ngáli DPL. Liiwelil mwóghutughut me atkkilóón ikka e lo e ayoora "quarterly payments" reel mille "base rent" e ayoora ngáli DPL lemelem rebwe ayoora mwóghutughut ikka e fil ngáli ammwelil faluweer toulap igha re lighiti ngáli DPL rebwe lemeli aar "revenue" ghal "quarter" ngáli "quarter".

ABWETCH REEL IKKA E SCHUU/ANNGAWA MWÓGHUTUGHUT: Liiwel kka rebwe fféér nge ebwe weliló tittillapal féérúl mwóghutughut kka e amwirimwiritiw:

NMIAC § 145-70-110	Lease Agreement Requirements
NMIAC § 145-70-115	Lease Form

AFAL REEL AMMWELIL ME AKKATÉÉWOWUL: Ppwomwol liiwel nge bwe akkatééwow me llól "Commonwealth Register" reel leeliyál mil ffé me mángemángel mwóghut (1 CMC § 9104 (a)(1) meebwe appaschetá llól "civic center" me bwal llól bwulasiyol gobetnameento llól "senatorial district", fengál reel "English" me mwáliyaasch (1 CMC § 9104 (a)(1).

KKAPAS: Schóó kka re tipáli rebwe isiisilong ischil kkapas wóól ppwomwol liiwel kkaal rebwe afanga ngáli Sixto K. Igisomar, Secretary of the Department of Public Lands, reel féléfél iye lo, "fax", ngare "email address", fengál wóól "subject line" bwe "Proposed Amendments to the Temporary Occupancy Rules and Regulations—Quarterly Rent Payments":

DEPARTMENT OF PUBLIC LANDS
PO Box 500380, Saipan, MP 96950
Fax: (670) 234-3755
Email: dpl@dpl.gov.mp

Ebwe toolong ischil kkapas eliigh (30) ráál mwiril aal akkatéewow arongorong yeel. 1 CMC § 9104(a)(2).

~~Isaliyalong:~~
SIXTO K. IGISOMAR
Sekkretóóriyo, DPL
5/27/26
Ráál

Bwughiyal:
JEAN PAUL B. REYES
Special Assistant ngáli Administration
5/29/2026
Ráál

Ammwelil:
ESTHER R.M. SAN NICOLAS
Commonwealth Registrar
6.26.2026
Ráál

Sengi 1 CMC § 2153(e) and 1 CMC § 9104(a)(3), mángemángil liiwel sángi "Administrative Hearing Procedure Rules and Regulations" ikka e appasch bwe ra takkal amwuri fischiiy me átirowa bwe aa fil reel ffééról me "legal sufficiency" sángi Soulemelemil Allégh Lapalapal CNMI, me ebwe akkatéewow, sángi 1 CMC § 2153(f).

EDWARD MANIBUSAN
Soulemelemil Allégh Lapalap
6/5/2026
Ráál

Part 100 – Lease Policies

§ 145-70-110 Lease Agreement Requirements

DPL shall include in lease agreements provisions typical of commercial practices. All public land leases are on a "triple net" basis "as is where is". All leases shall conform to the following provisions:
* * *
(e) Rental rates.
Rent derived from public lands shall be based on the value of the property, and actually computed and collected on that basis; provided, that the DPL shall, within the limits set by fiduciary duty and the provisions of Public Law 15-2 and 20-84, have discretion in negotiating basic rents and additional rents upward taking into account changing economic conditions and other relevant trends and factors including other land transactions deemed substantially similar to the proposed lease. For the avoidance of doubt the Secretary of DPL may determine that a property's true value is greater (but not less than) an appraised value determined by independent appraisal.
* * *
(2) Basic Rent shall be based on the value of the fee simple title to the property. It is the policy of DPL to collect at least 5% of a property's value each year for the term of the lease as base rent. Notwithstanding this policy, DPL may, at the Secretary's discretion, approve a base rent below 5% for the initial five (5) year term of a lease if such rate is justified by:
(i) prevailing market conditions as documented by a comparative market analysis, vacancy and absorption rate report, market outlook or trend analysis, or similar analysis; or
(ii) demonstrated economic hardship as documented by government reports including GDP data, unemployment rates, inflation statistics, declines in sector-specific revenue (e.g., tourism downturns), or local or federal declarations of economic disaster or recession or emergency.
In addition, DPL may cap the base rent at $4 million for a large development project that will require more than two years to complete if DPL determines that the capital investment in the project will be no less than $36 million and will benefit the economic development of the Commonwealth. The lessee shall pay the base rent for the first year of the lease term in advance on the Commencement Date, and shall pay the base rent for all subsequent years of the lease term on in advance on a quarterly basis on the anniversary of the Commencement Date and every three (3) months thereafter. Notwithstanding any provisions in these regulations to the contrary, DPL shall agree to amend the payment terms of existing leases to provide for quarterly payments.
* * *

All other subsections of NMIAC § 145-70-110(e) (including NMIAC § 145-70-110(e)(1) and NMIAC § 145-70-110(e)(3)-(14)) shall remain unchanged.

§ 145-70-115 Lease Form

All leases shall be in a form substantially similar to that set forth in Appendix A below. In the event of any conflict between the terms of the lease form and these regulations, these regulations shall control.

Commonwealth Utilities Corporation
P. O. Box 501220, Third Floor, Joeten Dandan Building, Saipan, MP 96950
Tel: (670) 664-4282
CUC is an Equal Opportunity Provider and Employer.

PUBLIC NOTICE OF PROPOSED AMENDMENTS TO THE PROCUREMENT REGULATIONS OF THE COMMONWEALTH UTILITIES CORPORATION

The Board of Directors of the Commonwealth Utilities Corporation ("CUC") hereby notifies the public that CUC intends to promulgate amendments to its Procurement Regulations under Northern Mariana Islands Administrative Code ("NMIAC") Title 50-50.

INTENDED ACTION TO ADOPT THESE PROPOSED AMENDMENTS TO THE PROCUREMENT REGULATIONS OF THE COMMONWEALTH UTILITIES CORPORATION. Notice is hereby given pursuant to 1 CMC § 9104(a) of the Administrative Procedure Act that the Commonwealth Utilities Corporation intends to promulgate an amendment to its Procurement Regulations found in Title 50-50 of the Administrative Code. The new Procurement Regulations shall become effective 10 days after final adoption and publication in the Commonwealth Register. 1 CMC § 9105(b).

TERMS, SUBSTANCE, AND DESCRIPTION OF THE SUBJECTS AND ISSUES INVOLVED. The proposed revisions shall amend NMIAC Title 50-50 to:

- Amend § 50-50-401(a)(1)(i) (Regarding Procurement Protests to the Executive Director). The proposed change makes clear that protests must be in writing to avoid confusion and to make sure that all participants are treated fairly. This change will align CUC's regulations with CPA § 40-50-901(a)(1) and Board of Education (PSS) § 60-50-401(a)(1)(i).
- Amend § 50-50-401(a)(2) (regarding Protests to the Director notice requirements). The proposed change clarifies that it is the protestor's obligation to give notice to other interested bidders/proposers notice of the protest and provide proof of compliance. This ensures that other bidders/proposers are treated fairly. This change will align CUC's regulations with CPA § 40-50-901(a)(2) and Board of Education (PSS) § 60-50-401(a)(2).
- Amend § 50-50-405(a) (regarding Appeals of Director's Decisions to the Board of Directors by adding two new sub-subsections. Sub-subsection (2) clarifies that the regulations must be followed and failure to do so may result in the Board of Directors not entertaining the merits of a protest appeal, especially for the requirements of § 50-50-401(a)(1)(i), § 50-50-401(a)(1)(ii), and § 50-50-401(a)(2). Sub-subsection (3) clarifies that the Board may not entertain the merits of an appeal that violates § 50-50-401(a)(1)(i).

AUTHORITY. The following proposed regulation and amendments had been fully reviewed by the CUC Board of Directors, which exercises all powers vested in the Commonwealth Utilities Corporation. During the regular board meeting held on or about May 14, 2026, the Board of Directors approved the proposed amendment to CUC's Procurement Regulations for publication in the Commonwealth Register for notice and comment pursuant to the Administrative Procedure Act and for approval by the Attorney General pursuant to 1 CMC § 2153(e). The Commonwealth Utilities Corporation has the authority to promulgate these regulations pursuant to 4 CMC §§ 8122, 8123, and 8157 and NMIAC 70-30.3.-020(a).

DIRECTIONS FOR FILING AND PUBLICATION. These proposed amended regulations shall be published in the Commonwealth Register in the section on Proposed and Newly Adopted Regulations, 1 CMC § 9102(a)(1), and notice posted in convenient places in the civic center and in local governments in each senatorial district, both in English and in the principal vernacular. 1 CMC § 9104(a)(1).

TO PROVIDE COMMENTS. Persons or entities wishing to submit comments must do so, within 30 days after the publication of this notice, in writing to Mr. Kevin O. Watson, Executive Director of CUC by means of the following: email, mail, or hand-delivery to the CUC Office of the Executive Director located on the Third Floor of the Joeten Dandan Commercial Building with the subject line **"Comments on Proposed Amendment to CUC's Procurement Regulations."**

Commonwealth Utilities Corporation
P.O. Box 501220, Third Floor, Joeten Dandan Commercial Building
Saipan, MP 96950
Email: kevin.watson@cucgov.org

Submitted by:

ALLEN M. PEREZ — 6/15/26
Chairman — Date

ROSEMOND B. SANTOS-SWORD — 06/16/26
Secretary — Date

KEVIN O. WATSON — 6/16/26
Executive Director, CUC — Date

Received by:

JEAN PAUL B. REYES — 6/22/2026
Special Assistant for Administration — Date

Filed and Recorded by:

ESTHER R.M. SAN NICOLAS — 07-14-2026
Commonwealth Registrar — Date

Pursuant to 1 CMC § 2153(c) and 1 CMC § 9104(a)(3), the proposed regulations attached hereto have been reviewed and approved as to form and legal sufficiency by the CNMI Attorney General and shall be published. 1 CMC § 2153(f).

EDWARD MANIBUSAN — 6/23/2026
Attorney General — Date

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NUTISIAN PUPBLIKU PUT I MANMAPROPONI NA TINILAIKA SIHA GI REGULASIÓN PROCUREMENT GI COMMONWEALTH UTILITIES CORPORATION

I Kuetpun Mandirektot gi Commonwealth Utilities Corporation (i "CUC") manmana'fanungu' guini i pupbliku na i CUC ha intensiona para u cho'gui i tinilaika siha gi iyon-ñiha Regulasión "Procurement" gi papa' i Kodigu na Administrasión i Sangkattan na Islas Mariånas ("NMIAC") Titulu 50-50.

I AKSIÓN NI MA'INTINSIONA PARA U ADÅPTA ESTI I MANMAPROPONI NA TINILAIKA SIHA GI REGULASIÓN "PROCUREMENT" NU I COMMONWEALTH UTILITIES CORPORATION. Mannå'i guini nutisia sigun gi para 1 CMC § 9104(a) gi Åkton "Administrative Procedure" na i Commonwealth Utilities Corporation ha intinsiona para u cho'gui i tinilaika siha gi iyon-ñiha Regulasión "Procurement" ni masodda' gi halum Titulu 50-50 nu i Kodigu na Administrasión. I nuebu na Regulasión "Procurement" siempri umifektibu gi halum dies dihas (10) dispues di ma'adåpta yan pupblikasión gi halum Rehistran Commonwealth. 1 CMC § 9105(b).

TEMA, SUSTÅNSIAN I PALÅBRA SIHA, DISKRIPSIÓN I SUHETU NI MASUMÅRÍA YAN ASUNTU NI TINEKKA': I manmaproponi na tinilaika siha siempri inamenda i NMIAC Titulu 50-50 para:

- Amenda § 50-50-401(a)(1)(i) (Put i Prutestan Procurement gi Eksekutibun Direktót). I maproponi na tinilaika ha na'klåru na i prutesta debi di gi tinigi' para u suhåyi ingkibukåo yan para u na'siguru na todu i mañåssåonåo manmatråta parehu. Esti na tinilaika siempri umatya yan i regulasión CUC yan i CPA § 40-50-901(a)(1) yan i Kuetpun Idukasión (PSS) § 60-50-401(a)(1)(i).
- Amenda § 50-50-401(a)(2) (put i Prutesta gi dinimånda nutisian Direktót siha). I maproponi na tinilaika ha klåruyi na ubligasión i mamprutesta para u na'fanungu' ottru manintires na "bidders"/mampropoponi nutisia put i prutesta yan pribeniyi ibidensia na para u matåttiyi. Esti muna'sigurão na ottru "bidders"/mampropoponi na manmatråta parehu. Esti na tinilaika siempri umatya yan i regulasión CUC yan i CPA § 40-50-901(a)(2) yan i Kuetpun Idukasión (PSS) § 60-50-401(a)(2).
- Amenda § 50-50-405(a) (put i Apelan Disisión Direktót siha gi Kuetpun Mandirektót yanggin mana'hålum dos nuebu na "sub-subsections".) I "sub-subsection" (2) ha na'klåruyi na i regulasión siha debi di u matåttiyi yan i ti tumåtittiyi para u cho'gui siña rinisutta ti ma'ina' i meritu nu i prutestan apela ni Kuetpun Mandirektót, ispisiåtmenti para i dinimånda siha nu § 50-50-401(a)(1)(i), § 50-50-401(a)(1)(ii), yan 50-50-401(a)(2). I "sub-subsection" (3) ha na'klåruyi na i Kuetpu siña ti ma'ina' i meritu nu apela ni umisão § 50-50-401(a)(1)(i).

ÅTURIDÅT: I sigienti na manmaproponi na regulasión yan tinilaika siha ginin maribisa todu ni i Kuetpun Mandirektót CUC, ni macho'gui todu na fuetsudu ni mabittut gi halum i

Commonwealth Utilities Corporation. Durântin i rigulât na huntan-ñiha ni masusedi gi Mâyu 14, 2026, i Kuetpun Mandirektót, ma'aprueba i manmaproponi na tinilaika siha para i Regulasión "Procurement" CUC para pupblikasión gi halum Rehistran Commonwealth para nutisia yan upiñon siha sigun gi Åkton "Administrative Procedure" yan para inaprueba ni Abugâdu Heneråt sigun gi 1 CMC § 2153(c). I "Commonwealth Utilities Corporation" gai åturidåt para u cho'gui esti na regulasión siha sigun para 4 CMC §§8122 yan 8123, yan 8157 yan NMIAC 70-30.3.-020(a).

DIREKSIÓN SIHA PARA U MAPO'LU YAN MAPUPBLIKA: Esti i manmaproponi na mantinilaika na regulasión siha siempri mapupblika gi halum Rehistran Commonwealth gi halum seksiona gi Manmaproponi yan Nuebu na Ma'adâpta na Regulasión siha, 1 CMC § 9102(a)(1), yan u mapega gi kumbinienti na lugât gi halum civic center yan i ufisinan gubietnamentu gi kada' distritun senadot, parehu gi finu' Inglis yan i dos prinsipât na finu' natibu. 1 CMC § 9104(a)(1).

PARA U MAPRIBENIYI UPIÑON SIHA: I pitsona siha pat håyi malagu' manna'halum upiñon debi na u macho'gui gi halum 30 dihas dispues di pupblikasión esti na nutisia, gi tinigi' para guatu as Siñot Kevin O. Watson, i Eksekutibu na Direktót CUC gi sigienti siha na manera: email, kåtta, pat intrega hålum gi Ufisinan i Eksektibu na Direktót i CUC ni gaigi gi Mina'tres hulu' na bibienda gi Joeten Dandan Commercial Building yan i suhetu na rason **"Upiñon siha gi Manmaproponi na Tinilaika gi Regulasión "Procurement" i CUC".**

Commonwealth Utilities Corporation
P.O. Box 501220, Third Floor, Joeten Dandan Commercial Building
Saipan, MP 96950
Email: kevin.watson@cucgov.org

Nina'hålum as:

ALLEN M. PEREZ — 6/15/26
Kabesiyu — Fetcha

ROSEMOND B. SANTOS-SWORD — 06/16/26
Sekritåria — Fetcha

KEVIN O. WATSON — 6/16/26
Eksekutibu na Direktót, CUC — Fetcha

Rinisibi as:

JEAN PAUL B. REYES — 6/22/2026
Espesiåt na Ayudånti para i Atministrasión — Fetcha

Pine'lu yan Ninota as: _____ 07-14-2026
ESTHER R.M. SAN NICOLAS Fetcha
Rehistran Commonwealth

Sigun i 1 CMC § 2153(e) yan i 1 CMC § 9104(a)(3) i manmaproponi na regulasión siha ni mañechettun guini ni manmaribisa yan manma'aprueba komu fotma yan sufisienti ligåt ginin i Abugådu Hineråt CNMI yan debi na u mapupblika, 1 CMC § 2153(f).

_____ 6/23/2026
EDWARD MANIBUSAN Fetcha
Abugådu Hineråt

Commonwealth Utilities Corporation
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ARONGORONG NGALIIR TOWLAP REL LIWELIIL PROCUREMENT REGULATIONS MERREL BWULASIOL COMMONWEALTH UTILITIES CORPORATION

Commonwealth Utilities Corporation ("CUC") re attowoowu arongorong yeel ngaliir towlap bwe CUC re mwuschel bwulúútáá liweliil yaar Procurement Regulations faal NMIAC Title 50-50.

MWÓGHUTUGHUT KKA CUC EBWE FÉÉRÚ, NGE REBWE LIWELI LLÓ PROCUREMENT REGULATIONS. Arongorong yeel eh towoow merel 1 CMC § 9104(a) rel Administrative Procedure Act ila CUC emwuschel bwulúútáá liweliil yaar Procurement Regulations iye emwal ubwe schuungi lóll Title 50-50 merel Administrative Code. Liwel kkal ebwe bwel lóll seigh ráál mwiiril yaar iselli-llong lóll Commonwealth Register. 1 CMC §. 9105(b).

SUBSTANTIA MME KKAPASAL META REBWE LIWELI. Rebwe liweli NMIAC Title 50-50 ngali:

- Liweli § 50-50-401(a)(1(i)(Rel aiyeghil procurement ngali Executive Director) Liwel yeel ebwe affata bwe enesita ubwe ischiiy llong yóómw aiyegh bwe esóóbw yoor fitighogho lepatéér alongéér aramas kka re ischiiy llong yaar aiyegh. Liwel yeel ebwe awewei yaar CUC regulations ngalii CPA § 40-50-901(a)(1) mme Board of Education (PSS) § 60-50-401(a)(1)(i).
- Liweli § 50-50-401(a)(2) (Rel tamafischil aiyegh ngali Director) Liwel yeel ebwe affata bwe yaal tarabwagho aramas ye eyoor yaal aiyegh ebwe aghulei ngaliir schóól bidders/proposers rel yaar aiyegh. Liwel yeel ebwe alleghúw bwe resóbw rughurugh ngaliir schóól bidders/proposers. Liwel yeel ebwe awewei yaar CUC regulations ngalii CPA § 40-50-901(a)(2) mme Board of Education (PSS) § 60-50-401(a)(2).
- Liweli § 50-50-405(a) (Rel attollongol ruwoow millifé subsection rel aiyeghil tipal Director ngaliir CUC) Sub-subsection (2) ebwe affata bwe enesita ubwe attabweey yaar regulations bwe ngare usse attabweey, CUC resóbw asalinga mme metaf rel yoomw aiyegh ngali § 50-50-401(a)(1)(i), § 50-50-401(a)(1)(ii) mme § 50-50-401(a)(2). Sub-subsection (3) ebwe affata bwe schóól Board resóbw asalinga aiyegh ikka esse tabweey § 50-50-401(a)(1)(i).

LEMELEM. CUC ra-takkaal areghi alongal kkapasal liweliil regulations kal, faal yaar lemelem loll CUC. Raalil yaar mwiisch wóól May 14, 2026, CUC, re bwungo bwe liweliil yaar CUC Procurement Regulation ebwe tolong lóll Commonwealth Register bwe rebwe arongaar aramas mme aramas repwal iisch-llong yaar aiyegh mme föós bwe reel Administrative Procedure Act mme bwal yaal apilughulugh Attorney General bwe reel 1 CMC § 2153(e). Eyoor yaar lemelem bwulasiol Commonwealth Utilities Corporation bwe rebwe bwullúw regulations kkaal bwe rel 4 CMC §§8122, 8123 mme 8157 mme NMIAC 70-30.3.-020(a).

TARABWAGHOL FILING MME ARONGORONG. Liwelil regulations kkal enesita ebwe tolong lóll Commonwealth Register faalil milfé na regulations. 1 CMC § 9102(a)(1), enesita

ebwe bwal appaschte arongorong yeel lóll Civic Center mme bwal loll alongal bwulasiol soulemelem. fengel mme arongorongil loll Americanu. 1 CMC § 9104(a)(1).

FÓÓS. Aramas kka re mwuschel isellillong yaar fóós. e nesita bwe rebwe iisch ngali Executive Director CUC. Mr. Kevin O. Watson. ngare bwe email. kkata pat ngare ubwe bwughillong lóll bwulasiol CUC Executive Director. 3rd Floor lóll Joeten Dandan Commercial Building. wa ischiiy mwalil yoomw kkata bwe "Comments on Proposed Amendment to CUC's Procurement Regulations." Utu uti bwe ebwe aluwló 30 days igha ah appaschte arongorong yeel.

P.O. Box 501220. Third Floor. Joeten Dandan Commercial Building
Saipan. MP 96950
Email: kevin.watson@cucgov.org

Isiisilong mereel:

ALLEN M. PEREZ — 6/15/26
Chairman — Ráál

ROSEMOND B. SANTOS-SWORD — 06/16/26
Secretary — Ráál

KEVIN O. WATSON — 6/16/26
Executive Director. CUC — Ráál

Bwughiyal:

JEAN PAUL B. REYES — 6/22/2026
Special Assistant for Administration — Ráál

Filed bwal Recorded mereel:

ESTHER R.M. SAN NICOLAS — 07.14.2026
Commonwealth Registrar — Ráál

Aileewal 1 CMC ss 2153(e) me 1 CMC ss 9104(a)(3). ikkaal pomwol allégh ikka aa appaschelong nge atakkal apiyeew me aa fisiló reel ebwe aitiilapa aweeweel mereel CNMI Attorney General me ebwe arongorongoló. 1 CMC ss 2153(f).

EDWARD MANIBUSAN — 6/23/2026
Attorney General — Ráál

Proposed amendments to CUC's Procurement Regulations (re: Protests and Appeals)

§ 50-50-401(a)(1)(i) (Regarding Procurement Protests to the Executive Director)

(a)(1)(i) Any actual or prospective bidder, offeror, or contractor who is aggrieved in connection with the solicitation or award of a contract may protest to the Director. The protest shall be received by the Director in writing within ten days after such aggrieved person knows or should have known of the facts giving rise thereto. The Director shall consider all protests or objections to the award of a contract, whether submitted before or after award. ~~If a protest is oral and the matter cannot be resolved, written confirmation of the protest shall be requested by the Director.~~ The written protest shall state fully the factual and legal grounds for the protests;

§ 50-50-401(a)(2) (regarding Protests to the Director notice requirements)

(2) Other persons, including bidders, involved in or affected by the protest shall be given notice of the protest and its basis in appropriate cases. The protesting party shall provide such notice and a copy of its protest to all other bidders involved in or affected by the protest and shall file a declaration or proof of service with the Director. Proof of notice is required by the protesting party to other bidders or proposers within two days of filing its protest. These persons shall also be advised that they may submit their views and relevant information to the Director within ~~a specified period of time. Normally, the time specified will be~~ one week;

§ 50-50-405(a) (regarding Appeals of Director's Decisions to the Board of Directors)

(a) Jurisdiction; (1) Exhaustion of Remedies. A written appeal to the Board of Directors from a decision by the Director may be taken provided that the party taking the appeal has first submitted a written protest to the Director as provided in § 50-50-401 of these procedures, and the Director has denied the protest or has failed to act on the protest within the time provided for in § 50-50-401(a)(3) above.

(2) The Board of Directors may not consider the merits of any appeal, and may summarily affirm the Executive Director's decision, if the protestor did not meet the time requirement of § 50-50-401(a)(1)(i), did not fulfill the bond requirement of § 50-50-401(a)(1)(ii), or did not meet the notice or proof of service requirements of § 50-50-401(a)(2).

(3) The Board of Directors may not consider any issue not adequately raised, discussed or factually or legally supported in the protestor's protest as required by § 50-50-401(a)(1)(i).