COMMONWEALTH OF PUERTO RICO
OFFICE OF THE GOVERNOR
PUERTO RICO PLANING BOARD
SAN JUAN, PUERTO RICO

# PUBLIC HEARING NOTICE

CONCERNING

## PROPOSED MUNICIPAL LAND USE PLAN (PUT-M) FOR MAUNABO AND FOR NAGUABO

For general public knowledge and according to the provisions of Act No. 75 of June 24, 1975, Puerto Rico Planning Board Organic Act; Act No. 81 of August 30, 1991, Commonwealth of Puerto Rico Autonomous Municipalities Act; Act No. 170 of August 12, 1988, the Commonwealth of Puerto Rico Uniform Administrative Procedure Act, and Act. 550 of October 3, 2004, The Commonwealth of Puerto Rico Land Use Plan (PUTPR), as amended, the Planning Board of Puerto Rico hereby notifies that will hold public hearings as provided below:

| MUNICIPALITY | DATE | TIME | PLACE |
|---|---|---|---|
| Maunabo | December 13, 2016 | 9:30 AM | Salón de Sesiones Jorge Steidel Ramos, 2do nivel, Casa Alcaldía del Municipio de Maunabo |
| Naguabo | December 13, 2016 | 1:00 PM | Salón Jesús García Díaz, Legislatura Municipal, 2do nivel, Casa Alcaldía, Municipio de Naguabo |

**MATTERS TO BE CONSIDERED:**

1. Act No. 75 of June 24, 1975; Organic Law of Puerto Rico Planning Board, as amended, establishes in its Article 14 that: "the Planning Board will prepare and adopt land use plans. The same article also establishes that: "any work or project to be carried out by any person or entity, shall agree with the recommendations of the land use plans once these are approved by the Planning Board and adopted by the Governor".

2. Act No. 550 of October 3, 2004, as amended, establishes the strategies for the adoption of such plan by the Puerto Rico Planning Board. In the Land Use Plan the soils are classified into the following categories: urban land, developable urban land, and rustic land. The latter is subdivided into common rustic soil, and especially protected rural soil. Based on particular characteristics, especially protected rural soils are subcategorized as of ecological value, hydric value or agricultural value.

3. The municipalities of Maunabo and Naguabo do not formally have a land use plan approved by virtue of Act No. 81 of 30 August 1991. Because of this, the Planning Board proposes the Municipal PUT to review the land uses in accordance with the PUTPR.

4. Once the Municipal PUT is adopted by the Puerto Rico Planning Board and approved by the Governor, this will constitute the operational planning tool which will guide the future uses proposed in the municipality lands. The Municipal PUT will not provide for the municipality to request for the transfer and management of hierarchies of faculties for spatial planning, as established in the Puerto Rico Autonomous Municipalities Act. Therefore, any request for amendment to the Municipal PUT must be presented to the Planning Board.

5. Municipal PUT consists of the following documents: General Summary which includes an inventory, diagnose and recommendations on the physical development and public policy; a Program that includes projects that are necessary for the municipality and the classification of land, Classification Map, Calification Map, Joint Permit Regulation for the evaluation of permits related to development and land use, and the "Distritos de Ordenación de la Forma Urbana" (DOTFU).

6. As part of the Maunabo and Naguabo PUT-M, new land classifications can be proposed to correspond with the objectives of the Plan that might imply amendments to the Puerto Rico Land Use Plan.

**DOCUMENTS EXPOSITION:**

Copy of the documents that will be discussed in the public hearing will be available during business hours starting on November 28, 2016 as follows: PUT-M for Maunabo at the Municipality of Maunabo City Hall, located #1 Santiago Iglesias St., Maunabo; and the PUT-M for Naguabo at the Municipality of Naguabo City Hall, located at #40 Baldorioty St., Naguabo. The documents of both PUT-M will be also available at the OGPe Humacao Region, Bulevar del Río Ave., Ramal #3, Desvío Sur, Humacao; the Puerto Rico Planning Board, Land Use Planning Subprogram, located in the 11th floor; and at the Permits Management Office (OGPe) located in the P floor, both at the North Building of Roberto Sanchez Vilella Government Center, at de Diego Avenue corner of Baldorioty de Castro Avenue in Santurce; and the Puerto Rico Planning Board website www.jp.pr.gov.

Any person, entity, citizen, association, institution, or corporation that requires additional information about this matter can obtain it at the aforementioned places.

**INVITATION TO THE GENERAL PUBLIC:**

The Puerto Rico Planning Board invites all government agencies, private entities, municipalities and the general public to participate in this public hearing and submit comments and written recommendations on this matter. According to section 2.1 of Act. No. 170, supra, the Planning Board grants a thirty (30) days period after the publication date of this notice to submit written comments to it. Comments must be submitted by regular mail to: Puerto Rico Planning Board, PO Box 41119, San Juan, Puerto Rico 00940-1119, or through the email address comentariosjp@jp.pr.gov. The Puerto Rico Planning Board will acknowledge receipt of comments by electronic mail within the next two (2) business days upon receipt, in accordance to section 2.1 of Act No. 170, supra.

Ángel Rafael Marrero Arce
Acting Secretary

**AUTHORIZED BY THE STATE ELECTIONS COMMISSION: CASE NUMBER: CEE-C-16-038**