



OFFICE OF ATTORNEY GENERAL
STATE OF POHNPEI
P.O. BOX 1555
Kolonia, Pohnpei, FM 96941
Telephone:(691) 320-2356/4629/5220
Fax:(691) 320-5298
pohnpeistate_ag@yahoo.com

August 7, 2023

Reed B. Oliver
Hon. Governor
Pohnpei State Government

Francisco L. Ioanis
Hon. Lt. Governor
Pohnpei State Government

RE: Amendment to PSSR Part 19.10.1 "HOUSING"

Ihieng oh Kaselehlia Maing Governor Oliver and Lt. Governor Ioanis. I hope this communication finds you well in both health and spirit. Prayers for a graceful leadership upon your offices.

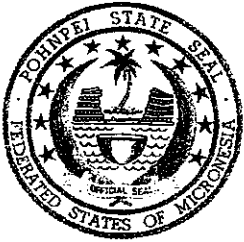
I write to transmit herein, the above subject matter as requested. The intention of this amendment to the Public Service System Regulation Part 19.10.1 is to address the prolonged need to revise and update "HOUSING".

Kindly provide your review, comments, recommendations and/or feel free to sign, it has incorporated the queries you requested upon the disseminated draft. All Departments/offices/agencies may need to have this information prior to finalizing their office budgets.

Happy to receive more comments from your offices.

Ni Wahu,

Belsipa Mikel-Isom
Attorney General
Pohnpei State Government



POHNPEI STATE GOVERNMENT

OFFICE OF THE GOVERNOR

KOLONIA, POHNPEI FM 96941

TEL: (691) 320-2235/2204 FAX: (691) 320-2505

Reed B. Oliver
Governor

Feliciano M. Perman
Lieutenant Governor

AMMENDMENT TO THE POHNPEI SERVICE SYSTEM REGULATIONS

Section 1: Authority. This amendment to the Public Service System Regulation is promulgated under the authority of S.L. No. 2L-57-81 and adopted in pursuant to the procedures set out in S.L. No. 2L-12-80.

Section 2:

AMENDMENT to Part 19.10.1 – Part 19.10.1 of the Pohnpei Public Service System Regulations, entitled "HOUSING" is hereby amended to read as follows;

Part 19.10.1 (A)- Policy. It shall be the policy of the Pohnpei State Government that all expatriate hires and/or employees eligible for Government housing pursuant to these Regulation shall receive housing allowances in accordance with the established schedule provided herein.

Eligible Employee(s) and Dependent(s).	Qualifying Apt/Home/Dwelling	Eligibility Amount
1. One person	Self-Contained/One Bedroom	\$600-\$750
2. Two people	One Bedroom	\$750-\$850
3. Three or more	Two or more Bedrooms	\$850-\$1000

The purpose of these regulations is to provide necessary, adequate, fair, and affordable housing benefits to eligible employees of the Pohnpei State Government in order to accommodate to the incurring changes of housing and/or rental costs within jurisdiction of employment.

Part 19.10.1 (B)- Eligibility for Housing Allowance.

(B) 1- Off-islands Recruits - Employees who are hired by the State from a foreign Country whose services is highly needed by the government considered to be off-island recruits and are eligible for housing allowance. Employees who's an expatriate whose professional services is requested and demanded by the State Government may be hired from other offices/agencies within the FSM jurisdiction is also considered off-island recruits, and shall subject to the Panel's decision and recommendation.

(B) 2- Employees who's eligible for housing who changes status through marriage with another employee who is also eligible for housing, shall subject to re-evaluation by a Panel created by the Governor to oversee housing benefits and conditions.

(B) 3. Housing Panel- Housing Panel/committee shall be comprised of the Director of Treasury and Administration, Chief of Personnel, Chief of Staff, the Director of the hiring office.

(B) 4. The Panel shall be responsible to identify available and qualifying apartments, house, dwelling home, most suitable for each eligible employee and shall report the Governor or Acting Governor for final decision.

(B) 5. No eligible employee(s) can hold two household allowances under the same household.

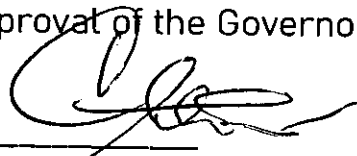
(B) 6. Selection Criteria shall subject to qualification table provided under Part 19.10.1 (A).

(B) 6. No employee discretion to make selection out of the eligibility range depending on the qualification table provided herein; unless such employee voluntarily requests to supplement and/or personally increase his/her amount(s) of fund to accommodate to a rental of his/her personal preference.

Part 19.10.1 (c) Duties of the Employer (Government) and Eligible Employee

It will be the responsibility of all employer who are eligible to receive housing allowances to negotiate and execute lease agreements with landlords. Should employee voluntarily request a rental at higher amount than the qualifying amount, the employee shall be responsible to accommodate amount or rental in excess of the housing allowance directly to the landlord.

Section 3: Effective Date: This amendment to the "HOUSING" portion of the Pohnpei Public Service System Regulation shall take effect upon the approval of the Governor.



Christina Elnei
Director
Department of Treasury & Administration
Pohnpei State Government

Date: 8/7/23



Reed B. Oliver
Governor
Pohnpei State Government

Date: 8/7/23

Approved as to form:



Belsipa Mikel-Isom
Attorney General
Pohnpei State Government

Date: 8/7/23

CURRENT HOUSING RATES

Type	Monthly Rate	Business Name
Studio Type	\$ 600.00	Black Sand
1 Bedroom		
	\$ 750.00	Black Sand
	\$600-\$850.00	One World Plaza
	\$ 600.00	4TY
	\$ 650.00	Beacon Tower
2 Bedroom		
Furnished	\$1,000-\$1,500.00	One World Plaza
	\$850-\$900	Black Sand
	\$950.00	7 Stars Apartment
	\$700.00	4TY
Unfurnished	\$750.00	7 Stars Apartment
3 Bedroom	\$1,500-\$2,315	One World Plaza
	\$1,200.00	7 Stars Apartment
	\$900.00	4TY
Unfurnished	\$800.00	7 Stars Apartment
DUPLEX	2 bedroom	
	\$750.00	4TY
2-Storey House	\$2,928.-\$4,000.	One World Plaza
YEARLY Rates/Month	\$450	Beacon Tower
	Range	Average
1 bedroom	\$450.00 to \$850.00	\$650.00
2 bedroom	\$750.00 to \$1,500.00	\$1,125.00
3 bedroom	\$800.00 to \$2,315.00	\$1,558.88
RECOMMENDATION		
No of Dependents	Type	Range
1	One bedroom	from \$600-\$750

2	Two bedroom	from \$750-\$950
3 or more	Three bedroom	from \$950 - \$1,200