

## Navajo Land Department

### Vision Statement

"Acquire, Record, Regulate, Value, and Preserve Our Sacred Navajo Lands (Diné BÍ Kéyah)"

### Mission Statement

"To provide quality customer service by utilizing technology, legal authority, cultural awareness, and continuous education, to insure proper optimum use of real property for all to benefit."

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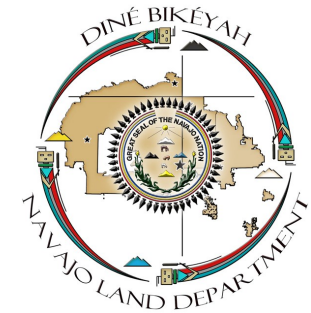
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*Division of Natural Resources  
Navajo Land Department*

## Homesite Process



Navajo Land Department has Five Agency Offices on the Navajo Nation who assist clients in obtaining a one-acre residential lease for 75 years that provides an opportunity for families to build or mortgage a home.

A Lessee has an option to renew, assign or terminate the lease. Before obtaining a HSL, the Lessee must comply with all Federal and Navajo Environmental Laws to obtain clearances to build a home on the Navajo Nation.

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# HOMESITE LEASE NN200RL FLOWCHART

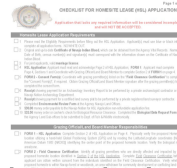
## Homesite Lease

### WHAT TO CONSIDER BEFORE APPLYING FOR A HOMESITE LEASE (HSL)?

1. Is your homesite lease in a feasible location? Have you consulted with all valid Grazing Permittee(s) that reside within 1/2 a mile of your proposed HSL location?
2. Have you reviewed the biological map to insure your proposed homesite lease is within Area 3 or Area 4 ([www.nnld.org](http://www.nnld.org))?
3. Are you willing to pay more than \$1,000 for the Environmental Assessment, if your proposed homesite lease is located within the RED biological High sensitive area?
4. Is your proposed homesite lease within a flood plain area?
5. How far away is your closest neighbor?
6. Have you considered sharing utility cost?
7. How far away is the nearest water line , telecommunications, cell service, or powerline from your proposed homesite?
8. Are you willing to pay \$16,500 per mile for power line or \$8,000 per mile for waterline extension, if your homesite is 1/2 mile away from developed infrastructure?
9. How will you get to your homesite? New road? How far is the access road to your proposed homesite lease? May need clearances.
10. Are you willing to pay for additional environmental assessments for your ingress and egress to your proposed homesite (all roads)? So, the chapter can provide maintenance service to your homesite?
11. Will you be considered a liability to the chapter during the inclement weather and emergency situation?
12. Sanitation: Trash and Junk vehicles in the area? How can the individual, family, neighbors, or chapter help clean up the area?

### CONTACT YOUR GRAZING OFFICIAL/LAND BOARD MEMBER

to identify the homesite location with a handheld GPS unit. The coordinates must be recorded on FORM 2 and identify grazing permittees on FORM 3 for consent of proposed homesite.



**OBTAIN HOMESITE APPLICATION** from Agency Navajo Land Offices or Fill-out HSL application completely with a drawn map of your proposed homesite all in **BLACK** ink.

### APPROVED HOMESITE LEASE

is then released to applicant after submission of first year's leasing fee of **\$36.00**, money order, payable to "Navajo Nation". Documents are then recorded into the Navajo Land Title Data System (NLTDS) for archiving and system retrieval.



### HSL PACKET IS COMPILED WITH THE FOLLOWING DOCUMENTS:

- Homesite Lease
- Certificate of Indian Blood (and Marriage License, if applicable)
- Biological Resource Compliance Form (HSBCF)
- Archaeological Inventory Report Compliance Form (AIRCF)
- Cultural Resources Compliance Form (CRCF)
- Certified Legal Survey Plat and TOPO Maps
- Environmental Review Letter (ECD)

ONCE COMPLETE, PACKET IS SENT TO THE NLD DIRECTOR FOR REVIEW AND APPROVAL ON BEHALF OF THE NAVAJO NATION.

**Step 1**—CONTACT your grazing official or land board member to find available location with GPS coordinates.

**Step 2**—VISIT Fish & Wildlife Department to start the approval of your Biological. See RCP Map for reference: <https://www.nndfw.org/clup.htm>

**Step 3**—VISIT Navajo Land Department office to identify if homesite is near other regulations

**BEFORE** hiring the archaeologist or land surveyor.



### APPLICANT RESPONSIBILITIES:

- Submit HSL Application with **\$30.00 Money Order** payable to the "Navajo Nation"
- Submit Homesite **Biological Request Form** to NLD
- NLD will complete the Request form and send the request electronically to the Fish & Wildlife Office.
- The applicant is responsible for submitting the **\$20 application fee** to the main Fish & Wildlife Office by mail or walk-in, please pay with a money order, payable to the "Navajo Nation. P.O. Box 1480 Window Rock, AZ 86515"
- Hire a **Private Archaeologist** to conduct a Cultural Investigation. Sent to Navajo Heritage & Historical Preservation Department to complete a Cultural Resource Compliance Form
- Hire a **Certified Land Surveyor** to conduct a legal survey and submit a legal survey plat to the proposed homesite to NLD.
- All clearances are then sent for **Environmental Review**, conducted by General Land Development Department (GLDD).

START

FINISH

