

## 105(l) Guidelines for New Construction Pre-Approval

Special considerations to apply when negotiating a 105(l) lease for new construction.

T/TO must submit:

Letter of Intent for the new facility to be in the 105(l) program.

Total square footage.

Floor plans that specify the PFSA's.

Estimated total cost.

Written justification for the new facility.

### Design Review

Floor plans for new construction facilities must be reviewed for reasonableness and approved by the following.

- **New Schools** - Must be reviewed by the Division of Facilities Management and Construction (DFMC).
- **Correctional Facilities** - Must be reviewed by the Office of Justice Services (OJS).
- **All Other New Construction Facilities** – Must be reviewed by the Office of Tribal Leases (OTL).

The new construction proposal will be reviewed by the Solicitor's Office, the Director of the Office of Facilities Property Safety and Management (OFPSM), the Director of the Bureau of Indian Affairs (BIA) the Director of the Bureau of Indian Education (BIE) *where applicable*, the Deputy Assistant Secretary of Management (DASM) and other subject matter experts as needed.

Once approved or disapproved, the Chief of OTL will send a decision letter to the Tribe/Tribal Organization.

Please allow at least (4-6 weeks) once all documents have been received.