

**DO NOT
REMOVE**
Land Assignment Application

LAND REQUESTS

Received: 8/18/2026

Posted: 8/18/2026

End: 9/7/2026 Aug. 26, 2024



PYRAMID LAKE PAIUTE TRIBE

208 CAPITOL HILL | PO BOX 256

NIXON, NV 89424

Telephone: 775-574-1000 Fax: 775-574-1008

Application for Land Assignment

TRIBAL MEMBER INFORMATION

Name: Gustafson Maxwell Koda
Last First Middle Suffix
Address: 1027 W. Truckee River Ranch Rd P.O. Box 194
Physical Mailing
Telephone: (775) 422-8719
Home Work Cell/Message
Email: Maxwellkoda33@yahoo.com
Tribe/Enroll No.: PL# 03643

Type of land assignment: ☒ Home site ☐ Agriculture ☐ Commercial (Business)

I hereby apply for an assignment of tribal land for the use of myself and my family. A legal description is provided: 0.5 ac. home site located in the SW 1/4, NW 1/4 of Section 27, T21N, R. 24E.

A map is attached for further description. ☒

REPRESENTATIONS & AGREEMENTS

1. I hereby state that I am an eligible enrolled member of the Pyramid Lake Paiute Tribe. (Verification on Page 3).
2. My family household consists of the following persons:

NAME	RELATION	AGE	TRIBE
<u>Maxwell K. Gustafson</u>	<u>Myself</u>	<u>21</u>	<u>PLPT</u>
<u>Kevin W. Gustafson</u>	<u>Father</u>	<u>48</u>	<u>N/A</u>

RECEIVED

AUG 18 2026

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TRIBAL SECRETARY

3. I have never had a land assignment: ☐ Yes ☒ No
If yes, please describe (PL Resolution No., date, location, description, etc.):

4. I will keep all improvements made on the land in good repair, make improvements according to my plan as submitted.
5. I will not use or consent to the use on the land for any unlawful purpose and will not lease or rent the land to anyone, or let any other person use the land without written approval of the Tribal Council, except in case of temporary incapacity, due to illness or accident and then only for a period not to exceed one year. I agree that any use of the land different than what is stated in this application shall be approved by the Tribal Council in advance.

SUCCESSOR

Both successors must be eligible enrolled members of the Pyramid Lake Paiute Tribe.

1. In the event of my death, I hereby designate: #1 Elijah Lloyd
to receive the land that may be assigned to me, together with all the improvements made thereon, or if they are unable or ineligible to receive the assignment, I then designate: #2 Gavin Gustafson all in accordance with the Pyramid Lake Paiute Tribal Constitution, By Laws, Regulations and Ordinances and with written notification to the Land & Resource Committee. The foregoing designations made can be changed at any time by me with written notification of such change forwarded to the Pyramid Lake Paiute Tribe.

VERIFICATION OF TRIBAL MEMBERSHIP

APPLICANT VERIFICATION

MAXWELL GUSTAFSON

PLPT Member: Yes ☒ No ☐ Enrollment # 03643 Date Verified: 08/17/26

SUCCESSOR #1 VERIFICATION

ELIJAH LLOYD

PLPT Member: Yes ☒ No ☐ Enrollment # 03946 Date Verified: 08/17/26

SUCCESSOR #2 VERIFICATION

GAVIN GUSTAFSON

PLPT Member: Yes ☒ No ☐ Enrollment # 03642 Date Verified: 08/17/26

Juannes Shaw

Enrollment Officer – Print

Brenda R. Henry
Henry Soy
Juannes Shaw

Enrollment Officer – Signature

08/17/26
Date

AGREEMENTS & UNDERSTANDING

2. I UNDERSTAND and AGREE that if any of the foregoing statements are not true or if I fail to carry out the agreements or conditions and land use plan contained in the application or with the approval of said assignment, that the assignment shall be subject to revocation by the Pyramid Lake Tribal Council.

Application submitted on this 17 day of August, 2026.

Naxwell Gustafson
APPLICANT - Print

Naxwell Gustafson
APPLICANT - Signature

WITNESS #1

I hereby sign my name as a witness to this Application for a Land Assignment

Date: Aug 17 2026

Name: Levin W Gustafson

Address: PO Box 27

Telephone: 795-439-6965

Signature: [Signature]

WITNESS #2

I hereby sign my name as a witness to this Application for a Land Assignment

Date: 8/17/26

Name: Glenda Davis

Address: Box 194 Wadsworth NV 89442

Telephone: 715 832-6049

Signature: Glenda Davis

LAND ASSIGNMENT FOR:

Application approved by the Pyramid Lake Paiute Tribal Council
Resolution No: _____

Tribal Chairman Signature: _____

Print: _____

Date: _____

Pyramid Lake Paiute Tribe Land Assignment Disclaimer

Initial	Disclaimer
UG	I was informed by the Land & Resource Committee (L&RC) that the Tribe is not responsible for connecting any portion of my land assignment to the public water system. I am fully aware that connecting water to my property is my financial responsibility when/if I am granted a land assignment.
UG	I was informed by the (L&RC) that the Tribe is not responsible for connecting any portion of my land assignment to an electric source. I am fully aware that connecting electricity to my property is my financial responsibility when/if I am granted a land assignment.
UG	I was informed by the (L&RC) that if public utilities such as water and electricity run through my property that others will be allowed to access such utilities if access to such public utilities requires hooking up to the main line on my property.
UG	I was informed by the (L&RC) that the Tribe is not responsible for constructing or hooking up a sewer system on my property. I have been advised that Indian Health Services may be able to assist me at no cost if I choose to contact them for assistance.
UG	I was informed by the (L&RC) that Tribal Land is considered open range land on the Pyramid Lake Paiute Tribe Reservation. Cattle and other livestock have free range of our lands unless a proper fence and gate are built to keep them out. Building a fence around my land assignment to keep livestock out is my financial responsibility if/when given a land assignment.
UG	I understand that per the Tribal Land Assignment Ordinance that if I do not show signs of land use/improvements within a 2-year period the land may be revoked and/or re-assigned to other Tribal members.

Stewardship of any Tribal Lands is all our responsibility. When assigned a piece of Tribal Land members must understand it is not only a moral obligation to care for such land but a financial obligation to follow through with the plans that are presented on your land assignment application. By signing this disclaimer as part of your land assignment application the applicant is stating that they are fully aware of this personal obligation.

The applicant and his/her designated successor hold harmless the Pyramid Lake Paiute Tribe in addressing the financial obligations the new land assignment will incur when developed.

Maxwell Gustafson
APPLICANT – Print

Maxwell Gustafson
APPLICANT – Signature

-8-17-26-
Date

Richard W. Frazier
Tribal Land Manager– Print

Richard W. Frazier
Tribal Land Manager– Signature

8/17/26
Date

LAND USE PLAN

All applicants submitting a land assignment application shall submit in writing a land use plan preferably in a timeline format. If for some reason the plan is not adhered to in the time stated in the plan, the applicant may agree to discuss changes in the plan if asked to do so or request an extension to the plan with agreement of the Land & Resource Committee.

- Land assignment for a homesite- can be up to 1 acre.
- Commercial (Business) assignment- 3 to 5 acres max depending on type of business. Must first obtain a business license through the Business Office.
- Agricultural site – 10 to 15 acres with specific plans on how the property will be irrigated. Public water systems are not allowed for irrigation and may have limits to well capacity.

Land use plan stated below (use a separate sheet if necessary):

In the first 24 months I will have the following completed on my land Assignment:

in the first 2 years, I would take apart the old wooden garage, n set up a better refined workshop, A Greenhouse (garden) of some type on the property. I would Also Add More Flower and greens to the land.

My plan for water:

☐

Community Water System

☒

Well

☐

Other

I will implement this plan by doing the following: Working with IHS to get water for homesite

My plan for sewer: ☐ Community Sewer System ☒ Septic ☐ Other

I will implement this plan by doing the following: _____

My plan for Electric: ☒ NV Energy ☐ Solar ☐ Other

I will implement this plan by doing the following: _____

I am requesting an Agricultural Site

I plan to irrigate by: ☐ Tribal Irrigation System ☐ Other

Explain: Requesting home site only

I will need to develop access roads to my assignment:

I will implement this plan by doing the following: due to roads being on
Dirt, Grater sand whenever road are messy, clean n
chop any leaves hanging onto the road

Maxwell Gustafson
APPLICANT – Print

Maxwell Gustafson
APPLICANT – Signature

8-14-26
Date

Pyramid Lake Paiute Tribe**Department Comments and Recommendations**

It is the applicant's responsibility to have this form completed and submitted with your application. Failure to do so will result in your application being incomplete and no action will be taken on the application.

Land & Resource Committee

_____ Conflict

_____ No Conflict

Comments/Recommendations:

Signature: _____

L&RC Chairman

Date: _____

Pyramid Lake Housing Authority

_____ Conflict

_____ No Conflict

Comments/Recommendations:

DNA

Signature: _____

PLHA Director

Date: _____

Pyramid Lake Public Utilities Department

_____ Conflict

_____ No Conflict

Comments/Recommendations:

WELL ON PROPERTY

Signature: _____

PUD Board Chairman

Date: _____

Pyramid Lake Natural Resource Department

____ Conflict ____ No Conflict

Comments/Recommendations:

DNA

Signature: _____

Date: _____

Natural Resources Director

Pyramid Lake Roads Department

____ Conflict ____ No Conflict

Comments/Recommendations:

ROADS EXIST

Signature: _____

Date: _____

Roads Manager

Pyramid Lake THPO Office

____ Conflict ____ No Conflict

Comments/Recommendations:

DNA

Signature: _____

Date: _____

THPO Officer

Pyramid Lake Cattlemen's Association

____ Conflict

____ No Conflict

Comments/Recommendations:

NOT IN GRAZING UNITS

Signature: _____

Date: _____

Association President

Pyramid Lake Business Office

____ Conflict

____ No Conflict

Comments/Recommendations:

DNA

Signature: _____

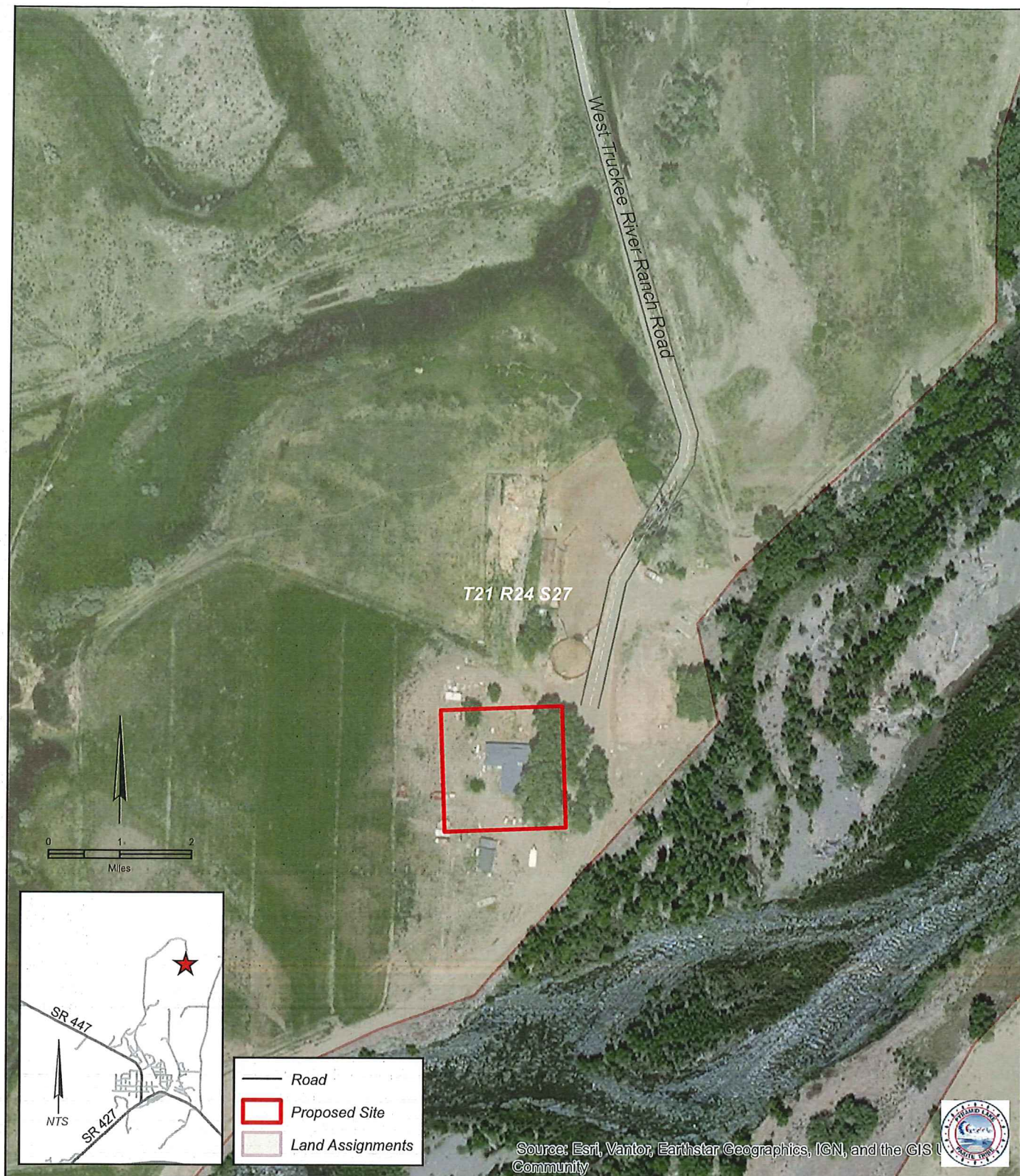
Date: _____

Business Officer

Maxwell Gustafson
APPLICANT – Print

Maxwell Gustafson
APPLICANT – Signature

8-17-26
Date



Maxwell K. Gustason
1027 West Truckee River Ranch Rd.
Wadsworth, NV.

Site Description
 0.5 ac home site located in
 the SW1/4, NW1/4 of Sec. 27
 T21N, R24E, MDB&M.