

**5-YEAR INDIAN HOUSING PLAN**

*To the extent funds are available, our goals are to:*

<p><b>◆ GOAL 1. Provide rental assistance to Coquille Tribal members and other Native Americans who have demonstrated need and ability, to acquire or gain access to safe, affordable housing and facilitate access to associated support services.</b></p>	
✓	<p>◆ Objective 1.1: Continue to operate current assisted rental housing stock as rentals for qualified families.</p>
✓	<p>◆ Objective 1.2: Continue to operate a tenant-based rental assistance program to provide assistance to qualified families.</p>
✓	<p>◆ Objective 1.3: Facilitate conversion in place from homebuyer program to low rent program as necessitated by family circumstances.</p>
✓	<p>◆ Objective 1.4: Provide or facilitate access to services that promote the self-sufficiency and success of program participants.</p>
✓	<p>◆ Objective 1.5: Support the relocation of Tribal services that promote the self-sufficiency of program participants to the housing community.</p>
	<p>◆ Objective 1.6: Acquire and rehabilitate, or support Tribal acquisition and rehabilitation of, housing units within the service area to provide affordable transitional and rental opportunities for qualified families.</p>
	<p>◆ Objective 1.7: Plan and construct, or support Tribal planning and construction of, rental housing units near Tribal services for qualified elders and persons with disabilities.</p>

<p><b>◆ GOAL 2. Provide homeownership assistance and opportunities to Coquille Tribal members who have demonstrated need and ability, to acquire or gain access to safe, affordable housing and facilitate access to associated support services.</b></p>	
✓	<p>◆ Objective 2.1: Continue to operate the current assisted Mutual Help and Occupancy and Home Grant and Occupancy homebuyer programs for qualified families.</p>
✓	<p>◆ Objective 2.2: Facilitate conversion in place from the low rent program to the Home Grant and Occupancy homebuyer program for qualified families.</p>
✓	<p>◆ Objective 2.3: Provide or facilitate access to services that promote the self-sufficiency and success of program participants.</p>

**5-YEAR INDIAN HOUSING PLAN**

✓	◆ Objective 2.4: Provide or facilitate access to services and programs that enhance the capacity of eligible families to purchase and maintain a home.
✓	◆ Objective 2.5: Support the relocation of Tribal services that promote the self-sufficiency of program participants to the housing community.
	◆ Objective 2.6: Acquire and rehabilitate, or support Tribal acquisition and rehabilitation of, housing units within the service area to provide affordable homeownership opportunities for Tribal families.
✓	◆ Objective 2.7: Maximize awareness and utilization of the Section 184 Indian Housing Loan Guarantee Program and facilitate application for qualified families.
✓	◆ Objective 2.8: Support Tribal comprehensive master planning efforts for, and the development of, housing lots on Tribal Lands for lease to Section 184 homebuyers.
✓	◆ Objective 2.9: Develop a program for leasing lots on Tribal Lands to qualified families for home construction utilizing the Section 184 program or other funding sources.
~	◆ Objective 2.10: Encourage the establishment of Tribal banking relationships conditioned on the availability of the Section 184 program, homeownership preparation classes, and other services for Indian homebuyers.
	◆ Objective 2.11: Operate a First Time Homebuyer Assistance program for home purchases off of Tribal Lands within the Tribe's five-county service area for qualified families.
	◆ Objective 2.12: Construct Home Grant and Occupancy homebuyer program units on Tribal Lands for qualified families.
	◆ Objective 2.13: Support Tribal development of a Tribal employee housing program for qualified members of the Tribal workforce.

<b>◆ GOAL 3. Maintain, modernize, and rehabilitate existing units on Tribal Lands.</b>	
✓	◆ Objective 3.1: Inspect all units and determine maintenance, modernization, and rehabilitation needs.
✓	◆ Objective 3.2: Perform ongoing maintenance on existing units.
✓	◆ Objective 3.3: Modernize and rehabilitate 1937 Housing Act units.

**5-YEAR INDIAN HOUSING PLAN**

✓	◆ Objective 3.4: Train renters and homebuyers in housekeeping practices and living habits that prevent mold and mildew and reduce maintenance costs.
✓	◆ Objective 3.5: Rehabilitate or demolish and replace the warehouse facility used for housing projects and maintenance operations.

<b>◆ GOAL 4. Create a safe, secure, and attractive community and environment.</b>	
✓	◆ Objective 4.1: Provide for the safety and security of housing community residents, staff, visitors, units, facilities, and common areas.
✓	◆ Objective 4.2: Maintain and improve housing community facilities and common areas.
✓	◆ Objective 4.3: Participate in Tribal emergency preparedness and disaster mitigation planning efforts to promote the safety of the housing community.
✓	◆ Objective 4.4: Participate in the development and enforcement of ordinances and policies governing issues that impact the housing community.
~	◆ Objective 4.5: Provide or facilitate access to safety training for program participants.

<b>◆ GOAL 5. Monitor and improve the operation and administration of housing programs.</b>	
✓	◆ Objective 5.1: Strengthen policies, procedures, and practices for the operation and administration of housing programs.
✓	◆ Objective 5.2: Perform annual self-monitoring as provided in the HUD Self-Monitoring Guidebook.
✓	◆ Objective 5.3: Create a Management Improvement Plan based on the results of self-monitoring.

## 5-YEAR INDIAN HOUSING PLAN

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<b>◆ GOAL 6. Strengthen the effective participation of the Kilkich Residents Association in community housing issues.</b>	
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| ✓ | ◆ Objective 6.1: Provide opportunities to the Kilkich Residents Association to build capacity within the organization and that foster a sense of community identity, mutual respect, and individual responsibility for community success. |
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<b>◆ GOAL 7. Provide employment opportunities for Indian people in carrying out housing operations.</b>	
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| ✓ | ◆ Objective 7.1: Provide preference in hiring, training, and other employment activities to qualified Indian people. |
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| ✓ | ◆ Objective 7.2: Provide preference in contractor and subcontractor hiring, training, and other employment activities to qualified Indian people. |
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| ✓ | ◆ Objective 7.3: Provide preference in the award of contracts and subcontracts to qualified Indian organizations and Indian-owned economic enterprises. |
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<b>◆ GOAL 8. Expand Coquille Indian Housing Authority funding.</b>	
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| ✓ | ◆ Objective 8.1: Encourage the establishment of a Tribal Housing Trust Fund. |
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| ✓ | ◆ Objective 8.2: Seek funds from other sources to support the housing goals of the Coquille Indian Tribe. |
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| ✓ | ◆ Objective 8.3: Develop capacity to properly allocate and report the use of non-IHBG funds. |
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