

# Coquille Indian Tribe – Tribal Land Analysis

October 3, 2018 (DRAFT)

Starting point for the land analysis of all 42 Tribal properties?

- 24 of 42 (57%) properties are in trust (6,481 acres);
- 18 of 42 (43%) properties are in fee (3,730 acres);
- 35 of 42 properties (7,022 acres) are in Coos County;
  - 24 of 35 properties (6,481 acres) are in trust;
  - 11 of 35 properties (541 acres) are in fee;
- 6 of 42 properties (8.2 acres) are in Jackson County (Medford), all are in fee;
- 1 property (3,181 acres) of 42 is in Curry County and it is in fee

**Summary:** As the analysis began, it became evident that we should not be limiting our analysis by property but look at properties as “sites.” This allowed the analysis to become more logical, and consistent with CIT exercising their sovereign rights over land-use. An example of combining properties to make a “site” were the 6 properties in Medford. We treated all 6 as one “site”, because of their proximity to each other. An example of dividing a property to make multiple “sites” is the Ko-kwel Wharf, where we divided the one property into 4 “sites”, due to the existing land uses of the property. We delineated 34 CIT “sites” from the 42 properties to continue the Tribal Land Analysis.

On August 1<sup>st</sup>, the ANA-SEDS steering committee/team met and started the land analysis by reviewing the 34 “sites”. On September 5<sup>th</sup>, the team finished reviewing the 34 sites, where each team member was asked to fill-out a matrix with “sites” along the top and goals/objectives (24/98) along the left. They were asked to identify (by “site”) any objective where a “site” SHOULD support that objective.

The analysis done on Coquille Indian Tribal sites is based on the Steering committee member’s opinion on how each site should or should not support the goals and objectives. This complex matrix can be analyzed with two lenses. The first lens looks at the goals to see if there are “sites” that support each of the 24 goals. The second lens looks at each “site” to see if it supports any of the goals.

*First Lens – To see if a goal has adequate “site(s)” to support it:*

- Average of 8.1 sites per goal
- 4 of the 24 goals have only one site that support it.
  - 2 of the 4 goals have only one site and one maybe site that supports it
  - 1 of the 4 goals has only one site and 2 maybe sites that support it;
- 4 of the 24 goals have only two sites that supports them.
- Goal Area “Reasons for Development” has the lowest sites to goal ratio at 1.4 sites per goal.

First Lens Findings – The 4 goals with only one supporting site all use the Empire Reservation which makes sense when we look at those goals which deal with protection of culture, Tribal member services, Tribal housing, and Health & Wellness. When we look at the 4 goals with two supporting sites it is the Empire Reservation again, followed by the Administration site, and Mill Casino, and Middle Creek. Even though 1/3<sup>rd</sup> of CIT goals have 2 or less sites that support them, all goals are site supported.

Second lens – To see if a property has a goal(s) defined purpose:

- Average of 5.1 goals per site
- 2 properties that do not support a goal
- 3 properties that only support 1 goal
  - 2 of the 3 properties also have 1 maybe supportive goal
- Empire Reservation Site supports all 24 goals

Second Lens Findings – The two sites with no identified goals are Nelson Tract (Wallace Rd.) and Wallace St. sites. This means that with those sites it is unclear what their purpose is. With that stated, work now needs to take place to identify ways each site can support at least one goal. The ANA-SEDS Committee understands that the Tribe supports the idea of multi-functional, and this can/should apply to “sites” too. As the Tribe moves forward with land acquisition it is imperative that properties have a clearly identified intended use.

**Conclusion:** CIT has adequate land to meet their goals. As the Tribe moves forward with creating their comprehensive plan the goals and objectives will be strengthened and enhanced through good land-use planning. This can be done by using existing Tribal land more efficiently and/or acquiring additional land as CIT strives to reach their goals.