

**Kokwel Wellness Center Project  
Tribal Council Workshop Update  
August 20, 2019**

**Environmental Analysis**

We received no responses to our RFQ/P and are pursuing the following three different options simultaneously:

- Plan A—Get a categorical exclusion for the project
  - This will fit best with our timeline for financing
  - This would restrict utilities exclusively to the new Wellness Center
- Plan B—Have the BIA Regional Biologist and NEPA Coordinator conduct the EA
  - This is unlikely given BIA staff availability
- Plan C—Solicit responses from specific firms
  - Darin J. is reaching out to his contacts and inviting them to submit proposals.

**Site Diligence for New Market Tax Credits (NMTC)**

- Drafted—Lease Boundary definition (see attached map).
  - We are estimating 3 acres to allow for significant green space and landscaping, future expansion, and parking.
- Drafting—RFP/Q for Phase 1 Environmental Site Assessment (ESA)
  - The intent of the report is to assess if current or historical property uses have impacted the soil or groundwater beneath the property and could pose a threat to the environment and/or human health.
- Drafting—RFP/Q for an American Land Title Association (ALTA) survey
  - An ALTA Survey shows the boundaries of the property, the location of improvements on the subject property, including any and all structures, fences, utility lines, roads, etc., along with the location of any/all easements/encumbrances.

**Design**

We would like to confirm the following key design milestones dates:

- Preliminary schematic design work session options
  - Tuesday, September 10
  - Wednesday, September 11
  - Thursday, September 12
- Community outreach to solicit feedback on schematic design options
  - Tuesday, October 1
  - Wednesday, October 2
  - Monday, October 7
  - Tuesday, October 8
  - Wednesday, October 9
  - Thursday, October 10

**Naming**

We are proposing the following process to name the Qualified Active Low Income Community Business (QUALICB) non-profit and the new building. They may have two separate names, however, the concern

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is that once the QUALICB is named, the new building will have that name by default unless a different name has already been selected for it.

- **Criteria.**
  - The naming of the QUALICB and the building should both consider incorporating the following concepts in Miluk or Athabaskan:
    - Wellness
    - Health
    - Village
    - Heart
    - Gathering
  - English names that have historical or other significance to the Tribe, or that communicate a message (some of our past timber sales have followed this) should also be considered
  - The ease of pronunciation for non-Athabaskan and/or non-Miluk speakers if the selected name(s) are in Miluk or Athabaskan
- **Process & Timing**
  - August: Bridgett contracts with Jaeci Hall (Athabaskan) and Troy Anderson (Miluk) to propose some name options
  - September: The CELS Committee receives name options
  - October 19th: At their fall retreat, the CELS Committee votes to recommend preferred name option(s) to Tribal Council
  - October xx: The Health Advisory Board votes to recommend preferred name option(s) to Tribal Council
  - November: Tribal Council votes to select the name of the QUALICB (and hopefully also the new building).