



Energy and Performance Information Center (EPIC)

Grant Number: **55-IT-40-04280**Report: **APR Report for 2020**

First Submitted On:

Last Submitted On:

OMB CONTROL NUMBER: 2577-0218 EXPIRATION DATE: 07/31/2019
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Cover Page**Grant Information:**

Grant Number	55-IT-40-04280
Recipient Program Year	10/01/2019-09/30/2020
Federal Fiscal Year	2020
Initial Indian Housing Plan (IHP):	Yes
Amended Plan	
Annual Performance Report (APR):	Yes
Amended Plan	
Tribe:	Yes
TDHE:	

Recipient Information:

Name of the Recipient	Caddo Nation of Oklahoma
Contact Person	Francis, Tamara
Telephone Number with Area Code	405-656-2344
Mailing Address	P. O. Box 487
City	Binger
State	OK
Zip	73009
Fax Number with Area Code	405-656-2892
Email Address	caddochair.cn@gmail.com

TDHE/Tribe Information:

Tax Identification Number	730790605
DUNS Number	018992057
CCR/SAM Expiration Date	01/31/2020

Planned Grant-Based Budget for Eligible Programs:

IHBG Fiscal Year Formula Amount	\$564,221.00
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Housing Needs

Type of Need (A)	Low-Income Indian Families (B)	All Indian Families (C)
Overcrowded Households	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Renters Who Wish to Become Owners	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Substandard Units Needing Rehabilitation	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Homeless Households	<input type="checkbox"/>	<input type="checkbox"/>
Households Needing Affordable Rental Units	<input checked="" type="checkbox"/>	<input type="checkbox"/>
College Student Housing	<input type="checkbox"/>	<input type="checkbox"/>
Disabled Households Needing Accessibility	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Units Needing Energy Efficiency Upgrades	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Infrastructure to Support Housing	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Other (specify below)	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Other Needs	Mold Remediation and Crime Prevention	
Planned Program Benefits	3. The Caddo Nation Housing Division plans to provide the following benefits through their programs and activities to address the needs- Provide affordable rental units for low-income Indian families who have been placed on a waiting list and have been deemed eligible. Acquiring rental units to assist with overcrowding and homelessness. Assist families achieve homeownership. Provide major and minor rehabilitation programs to address substandard living condition. Maintaining all rental units to ensure that they are safe, sanitary, and rent ready. Address issues of crime prevention. Assist the elderly needing access to affordable rental units. Providing access to emergency assistance in an effort to prevent homelessness.	
Geographic Distribution	The jurisdiction of the Caddo Nation includes Caddo, Grady, Canadian, Oklahoma, Cleveland, and Custer Counties. Down payment/closing cost programs service Caddo members statewide.	

Programs

2020-01 : Modernization 1937 ACT Housing

Program Name:	Modernization 1937 ACT Housing	
Unique Identifier:	2020-01	
Program Description (continued)	The Caddo Nation Housing will conduct thorough inspections of all 20 1937 ACT Housing Units. Based on the inspections the Caddo Nation Housing will undertake modernization activities as needed including project design and construction. Minor modernization activities may be completed by CNDH staff, but major repairs will be contracted out. This program will include the provision of relocation assistance for those families temporarily displaced as a result of the rehabilitation activities.	
Eligible Activity Number	(1) Modernization of 1937 Act Housing [202(1)]	
Intended Outcome Number	(3) Improve quality of substandard units	
APR: Actual Outcome Number	(3) Improve quality of substandard units	
Who Will Be Assisted	Low-income Native families whose income is low to moderate.	
Types and Level of Assistance	We will ensure the housing units are decent, safe, sanitary, and energy efficient. The level of assistance will be dependent on the amount of modernization work needed for each property and funding availability. All work will be in accordance to the CNDH Maintenance Policy.	
APR : Describe Accomplishments	All 20 ACT Housing Units were inspected for deficiencies. There were a total of 29 work orders for the fiscal year 2020. Modernization activities included purchasing new water heater and replacing the ceiling fan.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Units to be Completed in Year 20	20
APR: If the program is behind schedule, explain why	NA	

Uses of Funding:

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Section 5(b): Uses of Funding accordingly.

Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$30,000.00	\$0.00	\$30,000.00	\$71,735.46	\$0.00	\$71,735.46

2020-02 : Operations and Maintenance of 1937 ACT Housing

Program Name:	Operations and Maintenance of 1937 ACT Housing	
Unique Identifier:	2020-02	
Program Description (continued)	The operation and maintenance of our 20 1937 Housing Act properties include the staff training and development, collection activities, procurement and maintenance of equipment, annual audit and maintaining all insurances. Maintenance includes routine and non-routine maintenance of units and grounds keeping, unit inspections, leasing management functions (waiting list management, selections, evictions, counseling and training), Administrative/Program oversight, and financial management/rent collection.	
Eligible Activity Number	(2) Operation of 1937 Act Housing [202(1)]	
Intended Outcome Number	(6) Assist affordable housing for low income households	
APR: Actual Outcome Number	(6) Assist affordable housing for low income households	
Who Will Be Assisted	Low-income Native families whose income is low to moderate.	
Types and Level of Assistance	The CNDH will provide assistance to residents through addressing work orders, interim changes, transfers, move-ins, and other services needed on a case-by-case basis. Annual re-certifications will be conducted on all participants. Annual inspections and preventative maintenance services will be performed on all units whether occupied or vacant. Interior and exterior maintenance will be performed by Housing Maintenance Department Staff. The Maintenance Department will provide labor, materials and contract cost to maintain units.	
APR : Describe Accomplishments	All units were inspected for the year. 29 work orders were received and work performed. Types of work include plumbing, HVAC repair, Storm Door repair, repairing cabinet doors, trimming bushes, repairs to dryer vent, and resetting circuit breakers. Staff performed lawn care at all units from April until September. Additionally, Maintenance performed move-in and move-out inspections on units as necessary. Rent collection activities were performed throughout the year.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Units to be Completed in Year 20	20
APR: If the program is behind schedule, explain why	NA	

Uses of Funding:

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\$30,000.00	\$0.00	\$30,000.00	\$88,535.80	\$0.00	\$88,535.80

2020-03 : Operation and Maintenance of NAHASDA

Program Name:	Operation and Maintenance of NAHASDA	
Unique Identifier:	2020-03	
Program Description (continued)	This program provides for the cost to subsidize the ongoing operations and maintenance of the tribes multi-family complex (16 units) known as Regency Oak. The operation and maintenance of our units include the staff training and development, collection activities, procurement and maintenance of equipment, annual audits and maintain all insurances. Maintenance includes routine and non-routine maintenance of units and grounds keeping, unit inspections, leasing management functions (waiting list management, selections, evictions, counseling and training), Administrative/Program oversight, and financial management/rent collection.	
Eligible Activity Number	(20) Operation and Maintenance of NAHASDA-Assisted Units [202(4)]	
Intended Outcome Number	(3) Improve quality of substandard units	
APR: Actual Outcome Number	(3) Improve quality of substandard units	
Who Will Be Assisted	Low-income Native families whose income is low to moderate.	
Types and Level of Assistance	The CNDH will provide assistance to residents through addressing work orders, interim changes, transfers, move-ins, and other services needed on a case-by-case basis. Annual re-certifications will be conducted on all participants. Annual inspections and preventative maintenance services will be performed on all units whether occupied or vacant. Interior and exterior maintenance will be performed by Housing Maintenance Department Staff. The Maintenance Department will provide labor, materials and contract cost to maintain units.	
APR : Describe Accomplishments	The Caddo Nation Division of Housing received 23 work orders for the year. Types of work orders include plumbing issues, HVAC repair, cabinet doors, repairing storm doors, fixing deadbolts, and sink repairs. Staff performed lawn care at the building from April until September. Additionally, Maintenance performed move-in and move-out inspections on units as necessary. Rent collection activities were performed throughout the year.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Units to be Completed in Year	16 20
APR: If the program is behind schedule, explain why	NA	

Uses of Funding:

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Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$10,000.00	\$0.00	\$10,000.00	\$93,380.23	\$0.00	\$93,380.23

2020-04 : Acquisition for home buyers

Program Name:	Acquisition for home buyers
Unique Identifier:	2020-04
Program Description (continued)	The Caddo Nation will acquire homes within tribal jurisdiction to lease, with the opportunity to own. This program is open to low income native families. Under this program, qualified Indian families are able to purchase available homes under a 20-year lease to own purchase agreement. This program supports the adequate labor and staffing necessary to conduct inspections, occupancy management, homebuyer accounting, financial management, property management, sales price of property, court cost, filing fees, abstract/title fees, settlement and closing fees, documentation preparation, environmental

	assessments, title examinations, and other fees associated with the cost of purchase.						
Eligible Activity Number	(12) Acquisition of Homebuyer Units [202(2)]						
Intended Outcome Number	(2) Assist renters to become homeowners						
APR: Actual Outcome Number	(2) Assist renters to become homeowners						
Who Will Be Assisted	Low-income Native families whose income is low to moderate.						
Types and Level of Assistance	Low income eligible Indian families have the opportunity to purchase single family homes under 0% interest, 20-year purchase agreement with the tribe. Additionally, families that qualify and obtain private financing for the purchase of the homes, within a 3-year period, will be able to purchase the homes from the tribe for 50% of the total development/acquisition cost of the home. For the term of the lease to own agreement, monthly homebuyer payments are calculated so that families pay no more than 30% of their adjusted income. The homebuyer is required to pay a down payment equal to 1% of the purchase price prior to move-in. The down payment is non-refundable and is applied to the pay-off of the unit. The Tribe limits this assistance to a once in a lifetime offering.						
APR : Describe Accomplishments	Staff met with real estate agent Sonya Smith to look at houses in Anadarko, OK., Carnegie, OK., Fort Cobb, OK., and Hinton, OK. in February and March.						
Planned and Actual Outputs for 12-Month Program Year	<table border="1"> <thead> <tr> <th></th> <th>Planned</th> <th>APR - Actual</th> </tr> </thead> <tbody> <tr> <td>Number of Units to be Completed in Year</td> <td>1</td> <td>0</td> </tr> </tbody> </table>		Planned	APR - Actual	Number of Units to be Completed in Year	1	0
	Planned	APR - Actual					
Number of Units to be Completed in Year	1	0					
APR: If the program is behind schedule, explain why	This activity is behind schedule due to the ongoing pandemic. Staff were required to quarantine on March 15th and the acquisition process was placed on hold.						

Uses of Funding:

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\$150,000.00	\$0.00	\$150,000.00	\$0.00	\$0.00	\$0.00

2020-05 : Emergency Assistance and Homelessness Prevention

Program Name:	Emergency Assistance and Homelessness Prevention
Unique Identifier:	2020-05
Program Description (continued)	This program is intended to assist eligible, low-income Native Americans with housing related assistance in and during times of crisis and emergency. The program may provide rental assistance, utility assistance, and homelessness prevention. Homeless or families at risk of homelessness may receive assistance finding emergency shelter, rapid rehousing and/or transitional housing, and emergency payments covering rent, mortgage, or utilities.
Eligible Activity Number	(18) Other Housing Service [202(3)]
Intended Outcome Number	(5) Address homelessness
APR: Actual Outcome Number	(5) Address homelessness
Who Will Be Assisted	Low-income Native families whose income is low to moderate.
Types and Level of Assistance	The Caddo Emergency Housing Assistance Program provides assistance in the form of payments for temporary housing such as CNDH owned unit, rental units, emergency shelters/facilities, motel vouchers, and utility bill payments. Emergency assistance is available to eligible Caddo Tribal members residing in Caddo, Oklahoma,

	Canadian, Cleveland, Grady, and Custer Counties in Oklahoma. Emergency Assistance provides \$2,500 in a 5-year period.	
APR : Describe Accomplishments	The Caddo Nation assisted individuals with utility payments, emergency shelter, rental unit deposits, and utility deposits.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Households to be served in Year	22
APR: If the program is behind schedule, explain why	NA	

Uses of Funding:

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\$12,500.00	\$0.00	\$12,500.00	\$16,415.97	\$0.00	\$16,415.97

2020-06 : Rehabilitation for Homeowners

Program Name:	Rehabilitation for Homeowners
Unique Identifier:	2020-06
Program Description (continued)	This program is intended to assist low-income Indian families who are in need of home rehabilitation projects to preserve the useful life of their home, provide safe and healthy living environment, and enable self-sufficiency. There are two categories of rehabilitation for this program, minor or major. Minor rehabilitation projects include: plumbing repairs, electrical repairs, HVAC repair, water heater replacement, insulation, smoke detector replacement, fire extinguishers, or roof, siding, window door, flooring, foundation repairs and termite treatment. For Major rehabilitation projects, a scope of work will be completed by the CNDH upon completion of a site review and inspection of the home. The work plan approved will be prioritized by the CNDH in an attempt to address the most dire and urgent needs first until the projected spending cap for assistance is reached. Approved applicants under this program will be required to execute a binding commitment with the tribe to pay back the assistance in the event they sale the home prior to the expiration of the useful life schedule. Additionally, this program also includes costs for temporary relocation when necessary. Outside entities including construction companies, architectural and engineering entities may be needed to evaluate the condition and correct deficiencies.
Eligible Activity Number	(16) Rehabilitation Assistance to Existing Homeowners [202(2)]
Intended Outcome Number	(3) Improve quality of substandard units
APR: Actual Outcome Number	(3) Improve quality of substandard units
Who Will Be Assisted	Low income Native American families who own their homes and live within Caddo, Canadian, Cleveland, Custer, Grady and Oklahoma counties.
Types and Level of Assistance	Caddo Nation will inspect and rehab homes, owned by a Caddo member, with a cap of \$20,000.00
APR : Describe Accomplishments	A work write up was written for the project and staff inspected one residency.
Planned and Actual Outputs for 12-Month Program Year	Planned
	Number of Units to be Completed in Year
	2
	APR - Actual
	0
APR: If the program is behind schedule, explain why	This activity is behind schedule due to the ongoing pandemic. Staff were required to quarantine on March 15th and the rehabilitation process was placed on hold. Staff was on limited office time.

Uses of Funding:

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\$40,000.00	\$0.00	\$40,000.00	\$3,335.43	\$0.00	\$3,335.43

2020-07 : Crime Prevention

Program Name:	Crime Prevention				
Unique Identifier:	2020-07				
Program Description (continued)	The CNDH will be proactive in physical improvement, enhancing security to prevent crime, and provide activities appropriate to protect residence of affordable housing from crime. The CNDH will maintain an interactive relationship with the Caddo Nation Security Department to perform security checks at housing communities and report criminal or nuisance activity. CNDH will install motion sensors, security lighting, signage, fencing structures, speed bumps, and security cameras as needed. Additionally, CNDH will provide body cameras, car cameras, spot lights and items needed for patrolling the Caddo Nation rental communities.				
Eligible Activity Number	(21) Crime Prevention and Safety [202(5)]				
Intended Outcome Number	(11) Reduction in crime reports				
APR: Actual Outcome Number	(11) Reduction in crime reports				
Who Will Be Assisted	Low income Native families who reside within Caddo Nation Housing units located in our Affordable Family Rental and Elderly Rental Units.				
Types and Level of Assistance	Crime prevention and safety measures are dependent on the needs of the affordable housing communities. The CNDH rental communities will receive security patrols daily. CNDH will provide support to the Caddo Nation Security for policing.				
APR : Describe Accomplishments	Staff was able to purchase key code entry for Regency Oak Apartments to monitor the laundry room. Additionally, we purchased surveillance signs and additional lighting. From January to April, we had a Security Guard that patrolled Regency Oak, Halfmoon, and the LTO's.				
Planned and Actual Outputs for 12-Month Program Year	<table border="1"> <thead> <tr> <th>Planned</th> <th>APR - Actual</th> </tr> </thead> <tbody> <tr> <td colspan="2">The output measure being collected for this eligible activity is dollars. The dollar amount should be included as an other fund amount listed in the Uses of Funding table.</td> </tr> </tbody> </table>	Planned	APR - Actual	The output measure being collected for this eligible activity is dollars. The dollar amount should be included as an other fund amount listed in the Uses of Funding table.	
Planned	APR - Actual				
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APR: If the program is behind schedule, explain why	NA				

Uses of Funding:

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\$30,000.00	\$0.00	\$30,000.00	\$5,856.29	\$0.00	\$5,856.29

2020-08 : Down Payment Closing Costs

Program Name:	Down Payment Closing Costs	
Unique Identifier:	2020-08	
Program Description (continued)	This program provides down-payment or closing cost assistance to eligible low-income Indian families. Approved applicants under this program will be required to execute a binding commitment with the tribe to pay back the assistance in the event they sale the home prior to the expiration of the useful life schedule.	
Eligible Activity Number	(13) Down Payment/Closing Cost Assistance [202(2)]	
Intended Outcome Number	(2) Assist renters to become homeowners	
APR: Actual Outcome Number	(2) Assist renters to become homeowners	
Who Will Be Assisted	Low income Native families who would like to own a home	
Types and Level of Assistance	A maximum grant of \$7,000 is provided for first time homebuyers. Maximum grants for non-first time homebuyers are \$3,000. All participants must be deemed eligible and approved by the Housing Board.	
APR : Describe Accomplishments	Staff assisted 1 household with their down payment and closing cost.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Units to be Completed in Year 3	1
APR: If the program is behind schedule, explain why	During this period, we had less individuals applying for this program and more applying for Emergency Housing Assistance.	

Uses of Funding:

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\$21,000.00	\$0.00	\$21,000.00	\$5,584.00	\$0.00	\$5,584.00

2020-09 : Crime Prevention: Community Basketball Court

Program Name:	Crime Prevention: Community Basketball Court	
Unique Identifier:	2020-09	
Program Description (continued)	This is a one-time project to add an outdoor basketball court to the Halfmoon community playground. The purpose of this project is to improve the physical landscape of the community, provide a means for social interaction for adults and children, and help deter criminal activity.	
Eligible Activity Number	(21) Crime Prevention and Safety [202(5)]	
Intended Outcome Number	(11) Reduction in crime reports	
APR: Actual Outcome Number	(11) Reduction in crime reports	
Who Will Be Assisted	Low-Income Families living in the Halfmoon community	
Types and Level of Assistance	The placement of a community basketball court for the Halfmoon residents.	
APR : Describe Accomplishments	Staff has mapped out the layout for the community basketball court.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	The output measure being collected for this eligible activity is dollars. The dollar amount should be included as an other fund amount listed in the Uses of Funding table.	

APR: If the program is behind schedule, explain why	This activity is behind schedule due to the ongoing pandemic. Staff were required to quarantine on March 15th and as we started to initiate the project our hours were reduced.
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Uses of Funding:

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\$25,000.00	\$0.00	\$25,000.00	\$0.00	\$0.00	\$0.00

2020-10 : Infrastructure to Support Housing:Sewage Line Upgrade and Retaining Wall

Program Name:	Infrastructure to Support Housing:Sewage Line Upgrade and Retaining Wall				
Unique Identifier:	2020-10				
Program Description (continued)	This is for two one-time projects to correct drainage issues at the 1937 CAS Housing (Halfmoon) property and sewer lines. A retaining wall needs to be erected to fix a potentially serious run-off issue. Currently, the sewage lines at Halfmoon are old and have damage from tree roots and collapsed pipes. It is necessary for the CNDH to replace and repair lines to ensure long term viability. This projects will enable the housing staff to protect the lifespan of all units.				
Eligible Activity Number	(24) Infrastructure to Support Housing [202(2)]				
Intended Outcome Number	(4) Improve quality of existing infrastructure				
APR: Actual Outcome Number	(4) Improve quality of existing infrastructure				
Who Will Be Assisted	Low Income Native American Families at the Halfmoon Community				
Types and Level of Assistance	Acquisition of lots will enable the CNDH the site control for future development of rental units.				
APR : Describe Accomplishments	Due to time constraints we were unable to begin this project.				
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Planned	APR - Actual				
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APR: If the program is behind schedule, explain why	This activity is behind schedule due to the ongoing pandemic. Staff were required to quarantine on March 15th and the repair process was placed on hold.				

Uses of Funding:

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\$78,000.00	\$0.00	\$78,000.00	\$0.00	\$0.00	\$0.00

2020-11 : Other: Mold Remediation

Program Name:	Other: Mold Remediation	
Unique Identifier:	2020-11	
Program Description (continued)	Based off of inspection concerns, mold is a common issue found in the 1937 CAS Housing Units. In order to ensure the on-going health and safety of Halfmoon residents as well as protect the life span of the units, CNDH conduct additional inspections, contract specialist to remove any mold found in the 20 units, and provide potential temporary relocation cost when necessary. We estimate that not all units will be inspected and mold removed at the end of FY2020.	
Eligible Activity Number	(18) Other Housing Service [202(3)]	
Intended Outcome Number	(3) Improve quality of substandard units	
APR: Actual Outcome Number	(3) Improve quality of substandard units	
Who Will Be Assisted	Low Income Native American Families Living at Halfmoon	
Types and Level of Assistance	Removal of mold as needed to ensure the long-term viability of the tribes current assisted stock.	
APR : Describe Accomplishments	All units were inspected for mold. Units 10, 4, and 19 received treatments for mold found in the bathroom and ceiling.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Households to be served in Year	20 20
APR: If the program is behind schedule, explain why	This activity is on schedule. We estimated that it would not be completed in FY2020.	

Uses of Funding:

The Uses of Funding table information can be entered here for each individual program or can be entered for all programs within Section 5(b): Uses of Funding. Changes to data on either page location will update in both Section 3: Program Descriptions and Section 5(b): Uses of Funding accordingly.

Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$50,000.00	\$0.00	\$50,000.00	\$7,916.23	\$0.00	\$7,916.23

2020-12 : Acquisition of Rental Housing

Program Name:	Acquisition of Rental Housing	
Unique Identifier:	2020-12	
Program Description (continued)	The CNDH will initiate the acquisition of new rental housing on a tribally owned lot in Caddo jurisdiction. The tribe will act as the property owner and developer, but will contract out the electrical and plumbing hookups, surveyor for easements, contractors for gravel work, and placement of the pre-manufactured homes on the lot. The houses will be available as part of the Caddo Affordable Family Rental Housing Program.	
Eligible Activity Number	(3) Acquisition of Rental Housing [202(2)]	
Intended Outcome Number	(7) Create new affordable rental units	
APR: Actual Outcome Number	(7) Create new affordable rental units	
Who Will Be Assisted	Low-income Native families whose income is low to moderate.	
Types and Level of Assistance	This will provide new affordable rental units within the Caddo jurisdiction. The new rental units will provide a quality, energy efficient residence for an eligible family.	
APR : Describe Accomplishments	We researched different types of units and visited Clayton Homes in Oklahoma City to look at the smaller units.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual

	Number of Units to be Completed in Year	2	0
APR: If the program is behind schedule, explain why	We had delays due to Covid-19. This activity is behind schedule due to the ongoing pandemic. Staff were required to quarantine on March 15th and the acquisition process was placed on hold.		

Uses of Funding:

The Uses of Funding table information can be entered here for each individual program or can be entered for all programs within Section 5(b): Uses of Funding. Changes to data on either page location will update in both Section 3: Program Descriptions and Section 5(b): Uses of Funding accordingly.

Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$100,000.00	\$0.00	\$100,000.00	\$0.00	\$0.00	\$0.00

2020-13 : Acquisition of Land for Rental Housing Development

Program Name:	Acquisition of Land for Rental Housing Development	
Unique Identifier:	2020-13	
Program Description (continued)	The CNDH may purchase and acquire clear title or 50-year lease to lots should they become available in Caddo, Canadian, Cleveland, Custer, Grady, or Oklahoma counties. The purpose of this project is to initiate the process of developing single family rental units. Third parties may be contacted to survey lands determine usefulness.	
Eligible Activity Number	(6) Acquisition of Land for Rental Housing Development [202(2)]	
Intended Outcome Number	(7) Create new affordable rental units	
APR: Actual Outcome Number	(7) Create new affordable rental units	
Who Will Be Assisted	Low-income Native families whose income is low to moderate.	
Types and Level of Assistance	Acquisition of lots will enable the CNDH the site control for future development of rental units.	
APR : Describe Accomplishments	In April, staff met with a real estate agent to inspect the viability of several different properties. We did an environmental review at one property in Anadarko, but there were some concerns regarding power lines. Another property in Hinton was visited.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Acres to be purchased in Year	
	10	0
APR: If the program is behind schedule, explain why	Covid-19 precautions have been in place to prevent the spread of the virus. Office closures and illnesses among staff has resulted in delayed the purchase of land.	

Uses of Funding:

The Uses of Funding table information can be entered here for each individual program or can be entered for all programs within Section 5(b): Uses of Funding. Changes to data on either page location will update in both Section 3: Program Descriptions and Section 5(b): Uses of Funding accordingly.

Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$200,000.00	\$0.00	\$200,000.00	\$635.00	\$0.00	\$635.00

2020-14 : Other Services: Program Income Outreach Activities-Regency

Program Name:	Other Services: Program Income Outreach Activities-Regency	
Unique Identifier:	2020-14	
Program Description (continued)	The CNDH will hold outreach activities for the residents at the Regency community. One activity will be held per quarter. The purpose of this to provide safe activities for residents that will deter criminal activity and promote a happy and safe environment. These activities will be paid for utilizing program income.	
Eligible Activity Number	(18) Other Housing Service [202(3)]	
Intended Outcome Number	(11) Reduction in crime reports	
APR: Actual Outcome Number	(10) Improve energy efficiency	
Who Will Be Assisted	Low Income Families in the Regency	
Types and Level of Assistance	Quarterly outreaches will be held for community members in the Regency property. The events are to reduce or eliminate criminal activities	
APR : Describe Accomplishments	No community outreach activities were held during fiscal year 2020.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Households to be served in Year	
	7	0
APR: If the program is behind schedule, explain why	Community members were unable to meet due to Covid-19.	

Uses of Funding:

The Uses of Funding table information can be entered here for each individual program or can be entered for all programs within Section 5(b): Uses of Funding. Changes to data on either page location will update in both Section 3: Program Descriptions and Section 5(b): Uses of Funding accordingly.

Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$0.00	\$12,500.00	\$12,500.00	\$0.00	\$0.00	\$0.00

2020-15 : Rehabilitation of NAHASDA Units

Program Name:	Rehabilitation of NAHASDA Units	
Unique Identifier:	2020-15	
Program Description (continued)	This project will allow for the cost to rehabilitate rental units owned by CNDH. A scope of work will be completed by the CNDH upon completion of a site review and inspection of the home. The work plan approved will be prioritized by the CNDH in an attempt to address the needs for each home. The rehabilitation project is to preserve the useful life of the homes, provide safe and healthy living environment, and enable self-sufficiency.	
Eligible Activity Number	(5) Rehabilitation of Rental Housing [202(2)]	
Intended Outcome Number	(3) Improve quality of substandard units	
APR: Actual Outcome Number	(3) Improve quality of substandard units	
Who Will Be Assisted	Low Income Native American Families	
Types and Level of Assistance	Interior and exterior maintenance will be performed. This project is to rehabilitate vacant units to be habitable for low-income Native American families.	
APR : Describe Accomplishments	Unit received a total rehabilitation of the interior space. Additionally, essential appliances were purchased for two homes.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual

	Number of Units to be Completed in Year	2	3
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APR: If the program is behind schedule, explain why	NA
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Uses of Funding:
 The Uses of Funding table information can be entered here for each individual program or can be entered for all programs within Section 5(b): Uses of Funding. Changes to data on either page location will update in both Section 3: Program Descriptions and Section 5(b): Uses of Funding accordingly.

Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$60,000.00	\$0.00	\$60,000.00	\$17,750.57	\$0.00	\$17,750.57

2020-16 : Other Services: Program Income Outreach Activities-Halfmoon

Program Name:	Other Services: Program Income Outreach Activities-Halfmoon	
Unique Identifier:	2020-16	
Program Description (continued)	The CNDH will hold outreach activities for the residents at the Halfmoon community. Two activities will be held per year. The purpose of this is to provide safe activities for residents that will deter criminal activity and promote a happy and safe environment. These activities will be paid for utilizing program income.	
Eligible Activity Number	(18) Other Housing Service [202(3)]	
Intended Outcome Number	(11) Reduction in crime reports	
APR: Actual Outcome Number	(11) Reduction in crime reports	
Who Will Be Assisted	Low-Income Native American families in the Halfmoon Community	
Types and Level of Assistance	Semi-annual outreaches will be held for community members at the Halfmoon property. The events are to reduce or eliminate criminal activities.	
APR : Describe Accomplishments	No community outreach activities were held during the year 2020.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	8	0
	Number of Households to be served in Year	
APR: If the program is behind schedule, explain why	Community members were unable to meet due to Covid-19.	

Uses of Funding:
 The Uses of Funding table information can be entered here for each individual program or can be entered for all programs within Section 5(b): Uses of Funding. Changes to data on either page location will update in both Section 3: Program Descriptions and Section 5(b): Uses of Funding accordingly.

Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$0.00	\$12,500.00	\$12,500.00	\$0.00	\$0.00	\$0.00

2020-17 : Operation and Maintenance of NAHASDA

Program Name:	Operation and Maintenance of NAHASDA
Unique Identifier:	2020-17

Program Description (continued)	This program provides for the cost to subsidize the ongoing operations and maintenance of the tribes multi-family complex the Caddo Lease-To-Own Program (11 units). Homebuyers in the Lease-To-Own Program are responsible for the regular maintenance of the home after one year of residency. In the event the homebuyer defaults in the required maintenance of the home, the CNDH will complete the necessary maintenance to protect the tribes assets and the subsequent cost is charged to the homebuyer. The operation and maintenance of our units include the staff training and development, collection activities, procurement and maintenance of equipment, annual audits and maintain all insurances. Maintenance includes routine and non-routine maintenance of units and grounds keeping, unit inspections, leasing management functions (waiting list management, selections, evictions, counseling and training), Administrative/Program oversight, and financial management/rent collection.	
Eligible Activity Number	(20) Operation and Maintenance of NAHASDA-Assisted Units [202(4)]	
Intended Outcome Number	(3) Improve quality of substandard units	
APR: Actual Outcome Number	(3) Improve quality of substandard units	
Who Will Be Assisted	Low-income Native families whose income is low to moderate.	
Types and Level of Assistance	The CNDH will provide assistance to residents through addressing work orders, interim changes, transfers, move-ins, and other services needed on a case-by-case basis. Annual re-certifications will be conducted on all participants. Annual inspections and preventative maintenance services will be performed on all units whether occupied or vacant. Interior and exterior maintenance will be performed by Housing Maintenance Department Staff. The Maintenance Department will provide labor, materials and contract cost to maintain units.	
APR : Describe Accomplishments	Staff had to perform eviction proceedings, run background checks, fuel cost for maintaining lawncare on empty units.	
Planned and Actual Outputs for 12-Month Program Year	Planned	APR - Actual
	Number of Units to be Completed in Year	11 11
APR: If the program is behind schedule, explain why	NA	

Uses of Funding:

The Uses of Funding table information can be entered here for each individual program or can be entered for all programs within Section 5(b): Uses of Funding. Changes to data on either page location will update in both Section 3: Program Descriptions and Section 5(b): Uses of Funding accordingly.

Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
\$10,000.00	\$0.00	\$10,000.00	\$8,641.99	\$0.00	\$8,641.99

Maintaining 1937 Act Units, Demolition, and Disposition

Maintaining 1937 Act Units	The Caddo Nation will keep all maintenance up to date including routine inspections, providing preventative maintenance, implement housing policies that are directly designed to affect the administration and maintenance of the units, maintain insurance on the units, provide rehabilitation and maintenance as needed, and provide modernization activities as needed.
Demolition and Disposition	There are no planned demolitions or dispositions of the 1937 Act units this fiscal year.

Budget Information

Sources of Funding

Funding Source	Estimated(IHP) /Actual(APR)	Amount on hand at	Amount to be	Total sources of	Funds to be	Unexpended funds	Unexpended funds
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		beginning of program year (F)	received during 12-month program year (G)	funds (H=F+G)	expended during 12-month program year (I)	remaining at end of program year (J=H-I)	obligated but not expended at end of 12-month program year (K)
	Estimated	\$1,561,232.29	\$511,330.00	\$2,072,562.29	\$948,766.00	\$1,123,796.29	
IHBG Funds:	Actual	\$1,395,988.67	\$564,221.00	\$1,960,209.67	\$396,821.90	\$1,563,387.77	\$0.00
	Estimated	\$33,786.00	\$30,064.00	\$63,850.00	\$25,000.00	\$38,850.00	
IHBG Program Income:	Actual	\$0.00	\$91,724.70	\$91,724.70	\$0.00	\$91,724.70	\$0.00
	Estimated	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Title VI:	Actual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Estimated	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Title VI Program Income:	Actual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Estimated	\$0.00		\$0.00	\$0.00	\$0.00	
1937 Act Operating Reserves:	Actual	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00
	Estimated	\$0.00		\$0.00	\$0.00	\$0.00	
Carry Over 1937 Act Funds:	Actual	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00
LEVERAGED FUNDS							
	Estimated	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
ICDBG Funds:	Actual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Estimated	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Other Federal Funds:	Actual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Estimated	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
LIHTC:	Actual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Estimated	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Non-Federal Funds:	Actual	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Estimated	\$1,595,018.29	\$541,394.00	\$2,136,412.29	\$973,766.00	\$1,162,646.29	\$0.00
Total:	Actual	\$1,395,988.67	\$655,945.70	\$2,051,934.37	\$396,821.90	\$1,655,112.47	\$0.00

Uses of Funding

Program Name	Unique Identifier	Prior and current year IHBG (only) funds to be expended in 12-month program year (L)	Total all other funds to be expended in 12-month program year (M)	Total funds to be expended in 12-month program year (N=L+M)	Total IHBG (only) funds expended in 12-month program year (O)	Total all other funds expended in 12-month program year (P)	Total funds expended in 12-month program year (Q=O+P)
Modernization 1937 ACT Housing	2020-01	\$30,000.00	\$0.00	\$30,000.00	\$71,735.46	\$0.00	\$71,735.46

Operations and Maintenance of 1937 ACT Housing	2020-02	\$30,000.00	\$0.00	\$30,000.00	\$88,535.80	\$0.00	\$88,535.80
Operation and Maintenance of NAHASDA	2020-03	\$10,000.00	\$0.00	\$10,000.00	\$93,380.23	\$0.00	\$93,380.23
Acquisition for home buyers	2020-04	\$150,000.00	\$0.00	\$150,000.00	\$0.00	\$0.00	\$0.00
Emergency Assistance and Homelessness Prevention	2020-05	\$12,500.00	\$0.00	\$12,500.00	\$16,415.97	\$0.00	\$16,415.97
Rehabilitation for Homeowners	2020-06	\$40,000.00	\$0.00	\$40,000.00	\$3,335.43	\$0.00	\$3,335.43
Crime Prevention	2020-07	\$30,000.00	\$0.00	\$30,000.00	\$5,856.29	\$0.00	\$5,856.29
Down Payment Closing Costs	2020-08	\$21,000.00	\$0.00	\$21,000.00	\$5,584.00	\$0.00	\$5,584.00
Crime Prevention: Community Basketball Court	2020-09	\$25,000.00	\$0.00	\$25,000.00	\$0.00	\$0.00	\$0.00
Infrastructure to Support Housing:Sewage Line Upgrade and Retaining Wall	2020-10	\$78,000.00	\$0.00	\$78,000.00	\$0.00	\$0.00	\$0.00
Other: Mold Remediation	2020-11	\$50,000.00	\$0.00	\$50,000.00	\$7,916.23	\$0.00	\$7,916.23
Acquisition of Rental Housing	2020-12	\$100,000.00	\$0.00	\$100,000.00	\$0.00	\$0.00	\$0.00
Acquisition of Land for Rental Housing Development	2020-13	\$200,000.00	\$0.00	\$200,000.00	\$635.00	\$0.00	\$635.00
Other Services: Program Income Outreach Activities-Regency	2020-14	\$0.00	\$12,500.00	\$12,500.00	\$0.00	\$0.00	\$0.00
Rehabilitation of NAHASDA Units	2020-15	\$60,000.00	\$0.00	\$60,000.00	\$17,750.57	\$0.00	\$17,750.57
Other Services: Program Income Outreach Activities-Halfmoon	2020-16	\$0.00	\$12,500.00	\$12,500.00	\$0.00	\$0.00	\$0.00
Operation and Maintenance of NAHASDA	2020-17	\$10,000.00	\$0.00	\$10,000.00	\$8,641.99	\$0.00	\$8,641.99
Planning and Administration		\$102,266.00	\$0.00	\$102,266.00	\$77,034.93	\$0.00	\$77,034.93
Loan Repayment (describe in 3 & 4 below)		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total		\$948,766.00	\$25,000.00	\$973,766.00	\$396,821.90	\$0.00	\$396,821.90

APR	IHBG Program Income funds will be used to hold program outreach activities for low-income community members for the purpose of crime prevention.
APR	No leveraged funds.

Other Submission Items

Useful Life/Affordability Period(s)	\$500.00-\$5,000 3 years \$5,001- \$15,000 = 5 years \$15,001-\$20,000 = 15 years
Model Housing and Over-Income Activities	N/A
Tribal and Other Indian Preference Does the tribe have a preference policy?	YES Caddo members have preference.

Anticipated Planning and Administration Expenses Do you intend to exceed your allowable spending cap for Planning and Administration?	NO		
Actual Planning and Administration Expenses Did you exceed your allowable spending cap for Planning and Administration?	NO		
Does the tribe have an expanded formula area?:	NO		
Total Expenditures on Affordable Housing Activities:		All AIAN Households	AIAN Households with Incomes 80% or Less of Median Income
	IHBG Funds	\$0.00	\$0.00
	Funds from Other Sources	\$0.00	\$0.00
For each separate formula area, list the expended amount		All AIAN Households	AIAN Households with Incomes 80% or Less of Median Income
	IHBG Funds	\$396,821.90	\$0.00
	Funds from Other Sources	\$0.00	\$0.00

Indian Housing Plan Certification Of Compliance

In accordance with applicable statutes, the recipient certifies that it will comply with Title II of the Civil Rights Act of 1968, Section 504 of the Rehabilitation Act of 1973, the Age Discrimination Act of 1975, and other federal statutes, to the extent that they apply to tribes and TDHEs, see 24 CFR 1000.12.	YES
In accordance with 24 CFR 1000.328, the recipient receiving less than \$200,000 under FCAS certifies that there are households within its jurisdiction at or below 80 percent of median income.	YES
The recipient will maintain adequate insurance coverage for housing units that are owned and operated or assisted with grant amounts provided under NAHASDA, in compliance with such requirements as may be established by HUD:	YES
Policies are in effect and are available for review by HUD and the public governing the eligibility, admission, and occupancy of families for housing assisted with grant amounts provided under NAHASDA:	YES
Policies are in effect and are available for review by HUD and the public governing rents charged, including the methods by which such rents or homebuyer payments are determined, for housing assisted with grant amounts provided under NAHASDA:	YES
Policies are in effect and are available for review by HUD and the public governing the management and maintenance of housing assisted with grant amounts provided under NAHASDA:	YES

Tribal Wage Rate Certification

1. You will use tribally determined wage rates when required for IHBG-assisted construction or maintenance activities. The Tribe has appropriate laws and regulations in place in order for it to determine and distribute prevailing wages.	
2. You will use Davis-Bacon or HUD determined wage rates when required for IHBG-assisted construction or maintenance activities.	YES

3. You will use Davis-Bacon and/or HUD determined wage rates when required for IHBG-assisted construction except for the activities described below.	
4. List the activities using tribally determined wage rates:	

Self Monitoring

Do you have a procedure and/or policy for self-monitoring?:	YES
Pursuant to 24 CFR § 1000.502 (b) where the recipient is a TDHE, did the TDHE provide periodic progress reports including the self-monitoring report, Annual Performance Report, and audit reports to the Tribe?:	NA
Did you conduct self-monitoring, including monitoring sub-recipients?:	YES
Self-Monitoring Results: Describe the results of the monitoring activities, including corrective actions planned or taken.	In accordance with our Self-Monitoring Policy, staff worked from October-November to complete self-monitoring. After reviewing the information, additional staff training is needed in the areas of Procurement, Environmental Review, and Admissions & Occupancy. The major finding is lack of consistent documentation with files. As part of the corrective action plan, that is being comprised, the recommendation is to have a list or worksheet of necessary documents that can be signed off on.

Inspections

Activity (A)	Total number of Units (B)	Units in standard condition (C)	Units needing rehabilitation (D)	Units needing to be replaced (E)	Total number of units inspected (F=C+D+E)
1937 Housing Act Units:					
a. Rental	20	20	0	0	20
b. Homeownership	0	0	0	0	0
c. Other	1	1	0	0	1
1937 Act Subtotal:	21	21	0	0	21
NAHASDA Assisted Units:					
a. Rental	17	0	0	0	0
b. Homeownership	9	0	0	0	0
c. Rental Assistance	0	0	0	0	0
d. Other	0	0	0	0	0
NAHASDA Subtotal:	26	0	0	0	0
Total:	47	21	0	0	21

2. Did you comply with your inspection policy?	NO Maintenance and Admissions & Occupancy were not able to enter into Regency Oak and Lease to Own properties due to health concerns of the tenants and staff. Covid-19 precautions have been in place to prevent the spread of the virus. Office closures and and illnesses among staff has resulted in delayed inspections.
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Audits

1. Did you expend \$750,000 or more in total Federal awards during the previous fiscal year ended (24 CFR 1000.544) ? If Yes, an audit is required to be submitted to the Federal Audit Clearinghouse. If No, an audit is not required.	NO
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Public Availability

Did you make this APR available to the citizens in your jurisdiction before it was submitted to HUD (24 CFR §	YES
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1000.518)?	
If you are a TDHE, did you submit this APR to the Tribe	Not Applicable
If you answered No to question #1 and/or #2, provide an explanation as to why not and indicate when you will do so:	
Summarize any comments received from the Tribe and/or the citizens :	None

Jobs Supported By NAHASDA

Number of Permanent Jobs Supported by Indian Housing Block Grant Assistance(IHBG):	7
Number of Temporary Jobs Supported by Indian Housing Block Grant Assistance(IHBG):	2
Narrative (Optional):	Seven full time positions include: Housing Director, Admissions & Occupancy Clerk, Field Service Specialist, 2 Field Service Technicians, Scanning & Maintenance Clerk, and Housing Clerk. The two temporary jobs were: Security Guard and Construction worker-Regency Oak Rehab.