

RESOLUTION OF THE
RESOURCES AND DEVELOPMENT COMMITTEE
24th Navajo Nation Council --- First Year, 2019

AN ACTION

RELATING TO RESOURCES AND DEVELOPMENT; APPROVING THE FISCAL YEAR
2020 NAVAJO NATION HOUSING PLAN FOR THE NATIVE AMERICAN HOUSING
ASSISTANCE AND SELF-DETERMINATION ACT OF 1996 (NAHASDA) INDIAN
HOUSING BLOCK GRANT FUNDING

BE IT ENACTED:

SECTION ONE. AUTHORITY

- A. The Resources and Development Committee is a standing committee of the Navajo Nation Council. 2 N.N.C. § 500 (A).
- B. The Resources and Development Committee is authorized to grant final approval for the Native American Housing Assistance and Self-Determination Act of 1996 (NAHASDA) Indian Housing Plan. 2 N.N.C. § 501 (B) (2) (b).

SECTION TWO. FINDINGS

The Board of Commissioners of the Navajo Housing Authority, by Resolution NHA-4910-2019, attached hereto as **Exhibit B**, requests the support and endorsement of the Navajo Nation Council Resources and Development Committee to approve the Fiscal Year 2020 Navajo Nation Housing Plan for the NAHASDA Indian Housing Block Grant funding and to authorize the submission of the Navajo Nation Indian Housing Plan by the Navajo Housing Authority on behalf of the Navajo Nation.

SECTION THREE. APPROVAL

- A. The Resources and Development Committee of the Navajo Nation Council hereby approves the Fiscal Year 2020 Navajo Nation Housing Plan for the NAHASDA Indian Housing Block Grant funding, attached hereto as **Exhibit A**.
- B. The Navajo Nation hereby approves the submission of the Navajo Nation Indian Housing Plan by the Navajo Housing Authority on behalf of the Navajo Nation.

CERTIFICATION

I, hereby, certify that the following resolution was duly considered by the Resources and Development Committee of the 24th Navajo Nation Council at a duly called meeting at the Navajo Division of Transportation Administrative Complex, Tse Bonito, Navajo Nation (New Mexico), at which a quorum was present and that same was passed by a vote of 5 in favor, and 0 opposed, on this 10th day of July 2019.



Rickie Nez, Chairperson
Resources and Development Committee
of the 24th Navajo Nation Council

Motion: Honorable Wilson C. Stewart, Jr.

Second: Honorable Thomas Walker, Jr.

Chairperson Rickie Nez not voting.



Energy and Performance Information Center (EPIC)



OMB
CONTROL
NUMBER:
2577-0218
EXPIRATION
DATE:
07/31/2019

Grant Number: **55-IH-04-02810**Report: **IHP Report for 2020****Cover Page****Grant Information:**

Grant Number	55-IH-04-02810
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):	
Amended Plan	
Tribe:	
TDHE:	Yes

Recipient Information:

Name of the Recipient	NAVAJO HOUSING AUTHORITY
Contact Person	Waseta, Dwayne
Telephone Number with Area Code	928-871-2600
Mailing Address	PO Box 4980
City	Window Rock
State	AZ
Zip	86515-4980
Fax Number with Area Code	928-871-2604
Email Address	dwaseta@hooghan.org
Tribes:	Navajo Nation

TDHE/Tribe Information:

Tax Identification Number	860185412
DUNS Number	068421718
CCR/SAM Expiration Date	05/22/2020

Planned Grant-Based Budget for Eligible Programs:

IHBG Fiscal Year Formula Amount	\$68,032,478.00
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EXHIBIT "A"

Housing Needs

Type of Need (A)	Low-Income Indian Families (B)	All Indian Families (C)
Overcrowded Households	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Renters Who Wish to Become Owners	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Substandard Units Needing Rehabilitation	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Homeless Households	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Households Needing Affordable Rental Units	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
College Student Housing	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Disabled Households Needing Accessibility	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Units Needing Energy Efficiency Upgrades	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Infrastructure to Support Housing	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Other (specify below)	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Other Needs	Infrastructure Analysis; Feasibility Studies; Extraordinary Maintenance & Repairs; Planning and Pre-Engineering Activities; Resurvey of master leases; Crime Prevention and Security Services; Elderly Housing; Workforce Housing, and Veterans Housing, including those determined to be essential to the surrounding communities; and integration of Alternative Building materials and methods.	
Planned Program Benefits	<p>The Program Year 2020 Indian Housing Plan (IHP) will focus on the housing needs of the Navajo Nation. First to maintain the repairs and other improvement to current assisted housing stock maintained by the Navajo Housing Authority (NHA) with the primary emphasis to minimize vacancies and maximize occupancy rate across the 15 Housing Management Offices (HMO). The maintenance and improvement work plan will continue to be carried out by Housing Maintenance Technicians throughout the 15 Housing Maintenance Offices. The benefits of implementing the maintenance plan allows correction of structural defects of aged units and bringing all substandard housing units up to par as follows: 1. Initiating and completing housing repair work orders in timely manner, timely resolution of maintenance service concerns, and arrive at a higher rate of occupancy for immediate re-occupancy; 2. Based on the 2016 completed engineering assessment of 1937 Housing Act units, continue with minor non-routine renovation and major repairs of public rental units, these repairs will require in some cases contracting out to speed up turnaround time for occupancy, and 3. Continue to retrofit housing units to meet Section 504 accessibility requirements in accordance with the Section 504 Voluntary Compliance Agreement entered into with the U.S. Department of Housing and Urban Development (HUD) Office of Fair Housing and Equal Opportunity to provide housing which are accessible for families/persons with disabilities. New projects are expected to be initiated in FY2020 that are multi-year projects and will carry over into FY2021. The NHA will continue to provide affordable housing opportunities to eligible families for conventional housing of moderate design on available NHA subdivision</p>	

	<p>lots and scattered sites on Tribal Trust Land throughout the Navajo Nation. This will require coordination with multiple agencies, other service providers and impacted communities. The NHA will continue to monitor the sub-recipients to ensure they provide affordable housing during the useful life of the housing units. Other benefits include serving the general public with various affordable housing activities and services including referrals for homebuyer education, credit counseling, crime prevention programs, after-school programs, tenant subsidies, college student housing and coordination with other public service programs. Affordable housing initiatives will continue into FY2021 including master planning in various communities; leveraged funding of multi-family housing; utility and infrastructure assessments and funding of projects; and other housing related services and activities. NHA will continue flood plain mapping and mitigation plans which will significantly assist in identification of suitable land for affordable housing development for the Navajo Nation. It is NHA's intention to provide professional support for floodplain delineations throughout the five (5) housing management districts and to provide technical assistance/support to master community planning efforts. NHA will continue to gather data, develop and implement a modern land and geographic information management system (LIMS). LIMS will be used by NHA in its master planning efforts including a utility system overlay function. Use of this system will streamline the site feasibility determination and shorten the planning process for new housing developments and will allow NHA to quickly and easily determine the most cost effective location to build new units based on the proximity of required infrastructure. NHA work closely with communities in their pre-development activities for new housing build out in accordance with their Community Master Plans and further provide technical assistance in the development of viable financing options using multiple funding sources. NHA will purchase of fee simple lands to develop multi-funded mixed income, mixed use land within and adjacent to the Navajo Nation reservation boundaries to help meet the high housing demands. Unless otherwise indicated, funds expended for the benefit of non-low-income families will come from other leveraged resources through partnership, and not solely the IHBG. Some of the future activities that are under consideration as a result of the Sustainable Community Master Plans include: 1) Elderly group homes and independent senior housing complexes; 2.) Housing for college students that are attending school in close proximity to or on the Navajo Nation; and (3) Housing for Veterans under the NHA Veterans Housing Assistance Program. It is anticipated that a development plan will be created for each Navajo Nation regional agency incorporating housing and infrastructure needs by community with associated cost estimates.</p>
Geographic Distribution	<p>The NHA Housing Maintenance Department are established at each of the 15 HMO's which allows them to cover all public rental and homeownership units located throughout the five agencies of the Navajo Nation. Each respective housing maintenance department and construction department have formulated plans to cover the designated regional areas. All housing maintenance and major repair department plans are identified in this IHP; therefore, repairs and renovations are reasonably distributed throughout</p>

all areas of the NHA service area including the satellite communities of the Navajo Nation. Further, the fifteen (15) HMO's located throughout the service area carries out the roles and responsibilities of the housing needs to low-income Navajo families to provide intake, admissions, and eligibility, Tenant and Homebuyer education (enforcement policies and lease), Housing services and crime prevention activities, referrals to local housing service programs providers, annual re-certifications, rent collections, tenant and community outreach, establishing and promoting Resident Organization. In addition, the NHA will coordinate with chapter/community members in the use of the sustainable community master plan typologies as planning models for further refinement of land site designations for housing development. Currently the DCSD is assisting Navajo Nation Chapters in the development of sustainable community master plans using these model planning and completing housing and community demographic surveys. The plans have given guidance to NHA in initiating pre-development activities for five communities (or one community in each regional area) which have land withdrawn for clustered housing or individual home sites determined feasible for development in succession each year as feasible sites are determined.

Programs

2020-01 : Operations and Maintenance of 1937 Act Units

Program Name:	Operations and Maintenance of 1937 Act Units
Unique Identifier:	2020-01
Program Description (continued)	<p>Navajo Housing Authority will operate and maintain (3,514) 1937 Housing Act public rental units and (1,508) homeownership units. This will include routine and non-routine maintenance (major repairs), annual unit inspections, preventive maintenance, work orders, move-in/move-out repairs, intake, admissions, and eligibility, tenant and homebuyer education (enforcement policies and lease) housing services and crime prevention activities, referrals to local housing service providers, annual re-certifications, rent collections, tenant and community outreach, insurance coverage, establishing & promoting Resident Organization and maintain tenant & homebuyer files.</p> <p>Maintenance Division has a move-out repair Standard Operating Procedures process managed by the Maintenance Division; its function is to complete minor renovation of the public rental & homeownership housing units to assure a safe, decent, & sanitary living environment for future move-ins. The unit vacancies will vary on a month to month basis due to scheduled and unexpected move-outs. Lastly, the Maintenance Division will complete the assessment of the total vacant units to determine routine and non-routine maintenance repair.</p> <p>No. of Public Rental Units: 3,509 No. of Homeownership Units: 2,403 1. 15 Housing Management Offices Operating Funds 2. 15 Maintenance Division Offices Operating Funds Carryover Projects: 1. AZ12-003 (107) Chinle, AZ 2. NM15-013 (60) Navajo, NM 3. NM15-028 (20) Crownpoint, NM 4. NM15-075 (10) Dalton Pass, NM 5. NM15-073 (10) Two Grey Hills, NM 6. AZ12-039 (10) Kayenta, AZ 7. AZ12-059 (30)</p>

	Tonalea/Red Lake, AZ 8. NM15-080 (20) Alamo, NM (Exterior Repairs) 9. Grounds Improvement & Common 10. AZ12-141 (10) Whitecone, AZ (Exterior Repairs) 11. AZ12-163 (3) Nazlini, AZ (Exterior Repairs) 12. AZ12-160 (10) Nazlini, AZ (Exterior Repairs) 13. AZ12-843 (1) Nazlini, AZ (Exterior Repairs) 14. NM15-051 (11) Nageezi, NM (Exterior Repairs) 15. AZ12-080 (16) Many Farms, AZ (Exterior Repairs) 16. NM15-082 (10) Chichiltah, NM 17. NM15-095 (17) Standing Rock, NM 18. 27 HO Units-vacant (resaleable condition) 19. 17 HO Units (resaleable condition) 2020 Projects: 1. 10 HO Units (resaleable condition) 2. AZ12-164 (25) Cow Springs, AZ (latent defects)								
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	This information is only completed for an APR.								
Who Will Be Assisted	Residents of NHA's 1937 Housing Act Stock								
Types and Level of Assistance	Navajo Housing Authority provides safe, decent and sanitary homes to meet the affordable housing needs of low-income families who may be chronically homeless or at risk. Continuous efforts will be made to address work orders, interim changes, transfers, and move-ins and support as needed on a case-by-case basis. The types and levels of assistance are annual recertifications to be conducted on all public rental and homeownership participants, annual inspections and preventive maintenance services will be performed on all public rental and homeownership units, and minor interior and exterior maintenance will be performed by the Maintenance Division and field offices will continue to reach capacity of maintaining the housing stock. Housing Management Offices will continue to improve the communications in the area of Tenant Community Outreach at all 15 Housing Management Offices, conveyance of all Mutual Help units, and continue to reassess/resurvey the property boundaries of master leases and individual lots so that land lease documentation can be prepared and title conveyances can be issued to families. The Housing Management Office's will continue to oversee the activities related to crime prevention and establishing resident organization.								
APR : Describe Accomplishments	This information is only completed for an APR.								
Planned and Actual Outputs for 12-Month Program Year	<table><tr><td></td><td>Planned</td><td>APR - Actual</td></tr><tr><td>Number of Units to be Completed in Year</td><td>5,022</td><td>This information is only completed for an APR.</td></tr></table>				Planned	APR - Actual	Number of Units to be Completed in Year	5,022	This information is only completed for an APR.
	Planned	APR - Actual							
Number of Units to be Completed in Year	5,022	This information is only completed for an APR.							
APR: If the program is behind schedule, explain why	This information is only completed for an APR.								

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

Total funds to be expended in 12-month program year (N=L+M)

	year (M)	
\$30,815,942.00	\$0.00	\$30,815,942.00
2020-02 : Operation and Maintenance of NAHASDA-Assisted Housing Units		
Program Name:	Operation and Maintenance of NAHASDA-Assisted Housing Units	
Unique Identifier:	2020-02	
Program Description (continued)	<p>NHA will operate and maintain 715 NAHASDA-funded public rental (PR) housing units and 654 homeownership (HO) units in accordance with its adopted Housing policies and procedures. The management, operation and maintenance will include routine and non-routine maintenance (major repairs), unit inspections, grounds maintenance, and leasing management functions (waiting list management, selections, evictions, counseling and training), administrative/program oversight, financial management/rent collection, insurance coverage and tenant and homebuyer records management. Note: The inventory also includes those NAHASDA units that have been relinquished from former Sub-recipients either by court order and/or surrendered. Operation and Maintenance of NAHASDA-Assisted housing units will also include latent repairs of HO units.</p> <p>2020 Projects: 1. Major Repairs: Physical needs assessment (383) PR units 2. HO (4) units to resaleable condition Sub-recipients Units: Sub-recipients will inspect and report 315 units (150 beds). The number of units will increase, as additional units will be reported in the 2019 Annual Performance Report (APR). TOTAL number of Units: 1,369</p>	
Eligible Activity Number	(20) Operation and Maintenance of NAHASDA-Assisted Units [202(4)]	
Intended Outcome Number	(6) Assist affordable housing for low income households	
APR: Actual Outcome Number	This information is only completed for an APR.	
Who Will Be Assisted	Residents of NHA's NAHASDA Housing Stock	
Types and Level of Assistance	<p>The types and level of assistance provided will be dependent on individual resident needs in terms of addressing work orders, interim changes, transfers, move-ins and other services as needed on a case-by-case basis. Annual re-certifications will be conducted on all participants. Annual inspections and preventive maintenance services including waste management will be performed on all units whether occupied or vacant. Interior and exterior maintenance will be performed by the Housing Maintenance Division and field maintenance staff.</p>	
APR : Describe Accomplishments	This information is only completed for an APR.	
Planned and Actual Outputs for 12-Month Program Year	<p>Planned</p> <p>Number of Units to be Completed in Year 1,369</p>	<p>APR - Actual</p> <p>This information is only completed for an APR.</p>
APR: If the program is behind schedule, explain why	This information is only completed for an APR.	

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)
\$2,895,784.00	\$0.00	\$2,895,784.00

2020-03 : Housing Services

Program Name:	Housing Services						
Unique Identifier:	2020-03						
Program Description (continued)	NHA-HMD will provide existing homeownership mortgage counseling on financial literacy, credit counseling, basic mortgage concept and Veterans education program to 150 families through the 15 HMO's. Other activities will include training to tenant and youth on cultural awareness & exchange, domestic violence prevention, parenting, self-sufficiency, and public safety awareness. The HMO's will target facilitation of the overall community health, tenant and youth conferences, establishing resident organizations and Neighborhood Watch programs, and will coordinate similar services for the benefit of the NHA clientele. NHA Lease to Purchase Program will provide mortgage counseling and education program to eligible tenants to prepare to become homeowners by providing counseling services in homebuyers' education, financial education and credit sessions. Carryover Project: 1. Provide homeownership counseling sessions to the existing (150) families throughout the (15) HMO's. 2020 Project: 1. IT Services - hardware, software, computer network, security service providers, management and training for affordable housing activities.						
Eligible Activity Number	(18) Other Housing Service [202(3)]						
Intended Outcome Number	(12) Other-must provide description in the box below If Other: Provide self-sufficiency and other services to residents of affordable housing.						
APR: Actual Outcome Number	This information is only completed for an APR.						
Who Will Be Assisted	Families residing in NHA owned/operated units						
Types and Level of Assistance	The types and level of assistance will depend on the needs of the community being served by the fifteen (15) HMO's and as described on Line 1.2. New Homeownership Mortgage counseling to 150 families throughout the 15 HMO's.						
APR : Describe Accomplishments	This information is only completed for an APR.						
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 Households to be served in Year</td><td>4,100</td><td>This information is only completed for an APR.</td></tr> </tbody> </table>		Planned	APR - Actual	Number of Households to be served in Year	4,100	This information is only completed for an APR.
	Planned	APR - Actual					
Number of Households to be served in Year	4,100	This information is only completed for an APR.					
	This information is only completed for an APR.						

APR: If the program is behind schedule, explain why

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)
\$850,000.00	\$0.00	\$850,000.00

2020-04 : Crime Prevention

Program Name:	Crime Prevention				
Unique Identifier:	2020-04				
Program Description (continued)	NHA will continue to be proactive in physical improvement and enhancing security to prevent crime in NHA housing subdivisions, located within the 15 HMO's service areas, which may include non-dwelling leased units. HMO's will continue with the installations of motion sensors, security lighting, fencing structures, and security cameras for crime prevention. Carryover Projects: 1. Solar Street Lights (17) sites 2020 Projects: Solar Lighting to serve 3,100 families: 1. NM15-106 Naschitti, NM (20 units) 2. AZ12-141/AZ12-144 Whitecone, AZ (25 units) 3. NM15-061 Navajo, NM (22 units) 4. AZ12-067 Kinlichee, AZ (10 units) 5. NM15-042 Navajo, NM (20 units) 6. NM15-134 To'hajiilee, NM (16 units) 7. NM15-005 Thoreau, NM (20 units) 8. NM15-087 Becenti, NM (20 units) 9. AZ12-179 Cornfields, AZ (10 units) 10. NM15-094 Ojo Encino, NM (18 units) 11. AZ12-303 Kinlichee, AZ (18 units) 12. AZ12-073 Kayenta, AZ (15 units) 13. NM15-109 Rock Springs, NM (14 units) 14. AZ12-171 Whippoorwill, AZ (10 units) 15. NM15-085 Huerfano, NM (10 units) 16. NM15-141 Coyote Canyon, NM (10 units) 17. Crime Prevention Activities for 15 HMOs 18. Planning and Admin Cost for Crime Prevention and Housing Services Activities				
Eligible Activity Number	(21) Crime Prevention and Safety [202(5)]				
Intended Outcome Number	(11) Reduction in crime reports				
APR: Actual Outcome Number	This information is only completed for an APR.				
Who Will Be Assisted	Residents of NHA Assisted Housing Communities				
Types and Level of Assistance	The types and level of crime prevention and safety assistance provided will be dependent on the specific needs of the various communities. These activities are related to tenant self-sufficiency and other related services to homeowners and rental tenants.				
APR : Describe Accomplishments	This information is only completed for an APR.				
Planned and Actual Outputs for 12-Month Program Year	<table> <tr> <th>Planned</th><th>APR - Actual</th></tr> <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> </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				
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 information is only completed for an APR.
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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)
\$1,123,502.00	\$0.00	\$1,123,502.00

2020-05 : Tenant-Based Rental Assistance

Program Name:	Tenant-Based Rental Assistance								
Unique Identifier:	2020-05								
Program Description (continued)	NHA will provide rental assistance to eligible low income Navajo families on and/or off the Navajo Nation in the private rental market. NHA will issue 326 tenant based rental assistance vouchers to provide affordable housing and opportunities for families to pursue higher education and/or find employment to promote self-sufficiency. 76 vouchers are funded through the formula funded Section 8 Program that NHA allocates annually, and 250 additional vouchers are proposed based on need and increased rent amounts. Carryover Projects: 1. Vouchers for (250) eligible families 2. Section 8 for(76) eligible Families								
Eligible Activity Number	(17) Tenant Based Rental Assistance [202(3)]								
Intended Outcome Number	(12) Other-must provide description in the box below If Other: Provide rental assistance to eligible families								
APR: Actual Outcome Number	This information is only completed for an APR.								
Who Will Be Assisted	Low-income eligible families.								
Types and Level of Assistance	Housing assistance payments will be made directly to property owners on behalf of low-income tenants assisted by NHA under this program based on the family's ability to pay a portion of the rent.								
APR : Describe Accomplishments	This information is only completed for an APR.								
Planned and Actual Outputs for 12-Month Program Year	<table><tr><td></td><td>Planned</td><td>APR - Actual</td></tr><tr><td>Number of Households to be served in Year</td><td>250</td><td>This information is only completed for an APR.</td></tr></table>				Planned	APR - Actual	Number of Households to be served in Year	250	This information is only completed for an APR.
	Planned	APR - Actual							
Number of Households to be served in Year	250	This information is only completed for an APR.							
APR: If the program is behind schedule, explain why	This information is only completed for an APR.								

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)

\$790,000.00

\$0.00

\$790,000.00

2020-06 : Modernization of 1937 Housing Act Units

Program Name:	Modernization of 1937 Housing Act Units	
Unique Identifier:	2020-06	
Program Description (continued)	<p>NHA will retain the services of architectural and engineering firms to evaluate the condition of 1937 Housing Act units for structural and other deficiencies. Based on the results of these evaluations, NHA will undertake modernization activities as needed including project design and construction. This program will include the provision of relocation assistance for those families temporarily displaced as a result of the rehabilitation activities. Carryover Projects: 1. AZ12-302 Fort Defiance, AZ(37) units 2. AZ12-301 Chichimbeto, AZ (10) units 3. NM15-149 Cuedi, NM (19) units 4. AZ12-057 Window Rock, AZ (51) units Phase III 5. NM15-044 Littlewater, NM (20) units (demo/rebuild) 6. NM15-030 Twin Lakes, NM (1) unit (demo/rebuild) 2020 Projects: DCSD Planning/Admin and Feasibility 1. NM15-043 Crownpoint, NM (30) HO units (demo/rebuild) 2. NM15-032 Ojo Amarillo, NM (46) PR units (design) Phase IV 3. NM15-552 Mariano Lake, NM (21) PR units (design) 4. Utilities & Relocation</p>	
Eligible Activity Number	(1) Modernization of 1937 Act Housing [202(1)]	
Intended Outcome Number	(3) Improve quality of substandard units	
APR: Actual Outcome Number	This information is only completed for an APR.	
Who Will Be Assisted	Families Residing in 1937 Housing Act Units	
Types and Level of Assistance	<p>Under this program NHA will provide families residing in 1937 Housing Act rental and homeownership units with decent, safe, sanitary and energy efficient living conditions. The level of assistance will be dependent on the amount of modernization work needed to bring the property up to standard condition in accordance with NHA's Modernization Policy.</p>	
APR : Describe Accomplishments	This information is only completed for an APR.	
Planned and Actual Outputs for 12-Month Program Year	<p>Planned</p> <p>Number of Units to be Completed in Year 187</p>	<p>APR - Actual</p> <p>This information is only completed for an APR.</p>
APR: If the program is behind schedule, explain why	This information is only completed for an APR.	

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

Total all other funds
to be expended in

Total funds to be
expended in 12-

12-month program year (L)	12-month program year (M)	month program year (N=L+M)
\$8,732,980.00	\$0.00	\$8,732,980.00

2020-07 : Rehabilitation of Non-1937 Housing Act Rental Units

Program Name:	Rehabilitation of Non-1937 Housing Act Rental Units								
Unique Identifier:	2020-07								
Program Description (continued)	Carryover Project: 1. Ramah Navajo Chapter - (10) duplex rental units at Juniper Grove (Rehabilitation)								
Eligible Activity Number	(5) Rehabilitation of Rental Housing [202(2)]								
Intended Outcome Number	(3) Improve quality of substandard units								
APR: Actual Outcome Number	This information is only completed for an APR.								
Who Will Be Assisted	Eligible Families Residing in Non-1937 Housing Act Rental Units owned by NHA and its Partners, including low income eligible families.								
Types and Level of Assistance	Under this program, families residing in non-1937 Housing Act rental units owned by NHA and NHA partners will be provided with decent, safe, sanitary and energy efficient living conditions. The level of assistance will be dependent on the amount of rehabilitation work needed to bring the property up to standard condition in accordance with NHA's Modernization Policy and/or the Navajo Nation Housing standards.								
APR : Describe Accomplishments	This information is only completed for an APR.								
Planned and Actual Outputs for 12-Month Program Year	<table><tr><td></td><td>Planned</td><td>APR - Actual</td></tr><tr><td>Number of Units to be Completed in Year</td><td>5</td><td>This information is only completed for an APR.</td></tr></table>				Planned	APR - Actual	Number of Units to be Completed in Year	5	This information is only completed for an APR.
	Planned	APR - Actual							
Number of Units to be Completed in Year	5	This information is only completed for an APR.							
APR: If the program is behind schedule, explain why	This information is only completed for an APR.								

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

2020-08 : Improvements to Provide Accessibility for Disabled Persons

Program Name:	Improvements to Provide Accessibility for Disabled Persons
Unique Identifier:	2020-08
Program Description (continued)	

	NHA 504 Program will conduct intake, evaluate and qualify individuals for physical accessibility to 1937 Housing Act and NAHASDA units in order to meet Federal accessibility requirements. This will include public rental units and homeownership units being developed by sub-recipients. Activities will include completion of units currently under construction, in-house pre-planning, preliminary assessments and planning, and advertising of units slated for rehabilitation. Carryover Projects: 1. 504 Public Rental (13) units (Planning) 2. 504 Public Rental (14) units (Construction) 2020 Projects: 1. 504 Public Rental Retrofit - (13) units (Construction)						
Eligible Activity Number	(9) Other Rental Housing Development [202(2)]						
Intended Outcome Number	(9) Provide accessibility for disabled/elderly persons						
APR: Actual Outcome Number	This information is only completed for an APR.						
Who Will Be Assisted	Families Residing in 1937 Housing Act Units and NAHASDA Rental Units (NHA and Sub-Recipient Developed).						
Types and Level of Assistance	As required by the American with Disability Act Standards, certain rental units will be rehabilitated to meet the needs of residents with disabilities under HUD Section 504 in satisfaction of a Voluntary Compliance Agreement entered into with the HUD Office of Fair Housing and Equal Opportunity.						
APR : Describe Accomplishments	This information is only completed for an APR.						
Planned and Actual Outputs for 12-Month Program Year	<table><tr><td></td><td>Planned</td><td>APR - Actual</td></tr><tr><td>Number of Units to be Completed in Year</td><td>13</td><td>This information is only completed for an APR.</td></tr></table>		Planned	APR - Actual	Number of Units to be Completed in Year	13	This information is only completed for an APR.
	Planned	APR - Actual					
Number of Units to be Completed in Year	13	This information is only completed for an APR.					
APR: If the program is behind schedule, explain why	This information is only completed for an APR.						

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)
\$1,548,397.00	\$0.00	\$1,548,397.00

2020-09 : New Construction of Rental Housing

Program Name:	New Construction of Rental Housing
Unique Identifier:	2020-09
Program Description (continued)	NHA will initiate the construction of new NHA-owned rental units. NHA will retain the services of professional design and construction teams to develop units on vacant lots within the existing NHA public housing subdivisions. NHA DCSD Planning will provide technical assistance to carryout pre-planning and design activities with Navajo Nation communities and community

	<p>stakeholders, consistent with the NHA Sustainable Community Master Plan (SCMP) manual. Under the Master Plan community planning it is expected that these undertakings will be of mixed-income, mixed-use and mixed-financed development projects. Use of IHBG funds in the mixed-financing will be dedicated to serve the needs of low-income families; the needs of non-low-income families will be addressed using other leveraged resources. NHA will retain professional architectural engineering services to assist with planning activities. Feasible sites will be considered for construction. Carryover Projects: 1. Kayenta, AZ (13) Infill lots (Design/Build) 2. AZ12 182C Kaibeto, AZ (36) units (Modular Design-Build) 3. AZ12 178C Cornfields, AZ (15) units (Modular Design-Build) 4. NM15-176 Rock Springs, NM (15) units (Planning) 5. AZ12-200 Lukachukai, AZ (20) units (Planning) 6. AZ12-207 Lechee, AZ (30) units (Planning) 7. AZ12-450 Houck, AZ (30) units (Design update and Construction) 8. AZ12-2251 Window Rock, AZ (60) units (Design & Infrastructure) 9. Navajo Nation Dept. of Public Safety (A/E) 10. AZ12-222 Forest Lake, AZ (15) units (A/E) 11. Tolani Lake - (24 PR) Duplex 2020 Projects: 1. AZ12-XXX Coalmine Mesa Canyon, AZ (Planning) 2. AZ12-160 Steamboat, AZ (20) units (Planning and Construction) 3. AZ12-040C Shonto, AZ (30) units (Planning) 4. NM15-572 Lower Nageezi, NM (Planning and Construction) 5. AZ12-040 Pinon, AZ (Planning) 6. Planning and Administration</p>	
Eligible Activity Number	(4) Construction of Rental Housing [202(2)]	
Intended Outcome Number	(7) Create new affordable rental units	
APR: Actual Outcome Number	This information is only completed for an APR.	
Who Will Be Assisted	Low Income Eligible Families	
Types and Level of Assistance	<p>New affordable NHA-owned rental units will be constructed and/or re-constructed for those units considered beyond repairs within the 5 NHA housing management districts and various communities served by sub-recipients funded for such projects. In addition, the NHA will secure the services of third party developers to carry out the development activities in coordination with communities and major stakeholders consistent with the Sustainable Community Master Plans. It is expected that these will be mixed-income, multi-funded development projects. Under this program IHBG funds will only be used to serve the needs of low-income families. The needs of non-low-income families will be addressed using other leveraged resources. The size (number of bedrooms) and location of each unit will be dependent on the families to be assisted. Each new unit will provide a quality, energy efficient residence for an eligible family. All new rental units shall meet the required Section 504 thresholds for 5% of units to meet mobile-impaired and 2% to serve the visual and hearing-impaired design standards.</p>	
APR : Describe Accomplishments	This information is only completed for an APR.	
Planned and Actual Outputs for 12-Month Program Year	<p>Planned</p> <p>Number of Units to be Completed in Year 30</p>	<p>APR - Actual</p> <p>This information is only completed for an APR.</p>

APR: If the program is behind schedule, explain why

This information is only completed for an APR.

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)
\$19,903,578.00	\$0.00	\$19,903,578.00

2020-10 : New Construction of Homeownership Housing

Program Name:	New Construction of Homeownership Housing
Unique Identifier:	2020-10
Program Description (continued)	NHA will plan and construct new homeownership units. NHA will retain the services of professional design and construction teams to develop units on scattered sites. NHA will also secure the services of third party developers to carryout development activities with communities and major community stakeholders, consistent with the Sustainable Community Master Plans (SCMP). It is expected that these will be mixed-income, multi-funded development projects. Under this program IHBG funds will only be used to serve the needs of low-income families including Navajo Veterans and non-low-income families will be addressed using other leveraged resources. Carryover Projects: 1. SWIF - 14 Scattered Sites (HO) 2. Veterans Housing (5) Scattered Sites 3. AZ12-404, NM15-404 (25) HO units across NN (Planning) 4. AZ12-404, NM15-404 (25) HO units across NN (Construction) 5. CSD Planning/Admin 6. Construction of (9) Scattered Sites 7. FBFA NN (7) HO units (Planning and Construction) 8. FBFA (8) HO units (Planning and Construction) 9. FBFA (12) HO units (Planning) 10. FBFA NN (45) units (Renovation) 11. FBFA NN (54) units HSL 2020 Projects: 1. FBFA (10) HO units Scattered Sites (Planning/A/E) 2. FBFA (21) units (Construction) 3. SWIF (12) Scattered Sites (Planning and Construction)
Eligible Activity Number	(11) New Construction of Homebuyer Units [202 (2)]
Intended Outcome Number	(12) Other-must provide description in the box below If Other: Provide low-income families with the opportunity to become homeowners.
APR: Actual Outcome Number	This information is only completed for an APR.
Who Will Be Assisted	Low-Income Eligible Families
Types and Level of Assistance	New affordable homeownership units will be constructed within the 5 NHA housing management districts and communities served by sub-recipients funded for such projects. In addition, new homeownership units will be constructed in various communities as determined feasible in accordance with the Sustainable Community Master Plans. The size (number of bedrooms) and location of each unit will be dependent on the families to be assisted. Each new unit will provide a quality, energy

	efficient residence for an eligible family. Upon request units will be made 504 compliant.							
APR : Describe Accomplishments	This information is only completed for an APR.							
Planned and Actual Outputs for 12-Month Program Year	<table> <tr> <th></th><th>Planned</th><th>APR - Actual</th></tr> <tr> <td>Number of Units to be Completed in Year</td><td>42</td><td>This information is only completed for an APR.</td></tr> </table>		Planned	APR - Actual	Number of Units to be Completed in Year	42	This information is only completed for an APR.	
	Planned	APR - Actual						
Number of Units to be Completed in Year	42	This information is only completed for an APR.						
APR: If the program is behind schedule, explain why	This information is only completed for an APR.							

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)
\$19,401,045.00	\$2,455,000.00	\$21,856,045.00

2020-14 : Transitional and Group Home Improvement

Program Name:	Transitional and Group Home Improvement								
Unique Identifier:	2020-14								
Program Description (continued)	NHA will complete the planning/design process and/or construct or renovate transitional living/group homes for the benefit of low- income Native American families/individuals. Carryover Projects: 1. Whippoorwill Assisted Living Facility 2. Birdsprings Assisted Living Facility								
Eligible Activity Number	(9) Other Rental Housing Development [202(2)]								
Intended Outcome Number	(6) Assist affordable housing for low income households								
APR: Actual Outcome Number	This information is only completed for an APR.								
Who Will Be Assisted	Low Income Eligible Families								
Types and Level of Assistance	NHA and approved sub-recipients will develop/renovate transitional living facilities/group homes in Whippoorwill and Birdsprings, AZ.								
APR : Describe Accomplishments	This information is only completed for an APR.								
Planned and Actual Outputs for 12-Month Program Year	<table><tr><td></td><td>Planned</td><td>APR - Actual</td></tr><tr><td>Number of Units to be Completed in Year</td><td>2</td><td>This information is only completed for an APR.</td></tr></table>				Planned	APR - Actual	Number of Units to be Completed in Year	2	This information is only completed for an APR.
	Planned	APR - Actual							
Number of Units to be Completed in Year	2	This information is only completed for an APR.							
APR: If the program is behind schedule, explain why	This information is only completed for an APR.								

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)

\$1,200,000.00

\$0.00

\$1,200,000.00

2020-16 : Infrastructure Development

Program Name:	Infrastructure Development				
Unique Identifier:	2020-16				
Program Description (continued)	NHA will complete infrastructure development for projects which are needed to ensure the on-going health and safety of NHA residents as well as the viability of existing/future affordable housing projects. Improvements and development of utilities for housing areas and new housing development including street repairs. Carryover Projects: 1. AZ12-45 St. Michaels, AZ (22) units (Construction) 2. AZ12-109/111 Many Farms, AZ (20) units 3. Mitten Rock Access Road (20) units (Design) 4. AZ12-176 Kaibeto, AZ - Water/Waste Water 2020 Projects: 1. AZ12-182C Kaibeto, AZ (42) units (Sewer Main & Lagoon A/E)				
Eligible Activity Number	(24) Infrastructure to Support Housing [202(2)]				
Intended Outcome Number	(4) Improve quality of existing infrastructure				
APR: Actual Outcome Number	This information is only completed for an APR.				
Who Will Be Assisted	Residents of NHA Owned/Operated Housing Units				
Types and Level of Assistance	NHA-DCSD will provide administrative and inspection services throughout the Housing Management areas.				
APR : Describe Accomplishments	This information is only completed for an APR.				
Planned and Actual Outputs for 12-Month Program Year	<table> <tr> <th>Planned</th><th>APR - Actual</th></tr> <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> </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				
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 information is only completed for an APR.				

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)

\$1,200,000.00

\$3,026,787.00

\$4,226,787.00

2020-17 : Model Activities

Program Name:	Model Activities
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Unique Identifier:	2020-17				
Program Description (continued)	<p>Carryover Projects: 1. Chinle HMO Office - Planning & Construction 2. Tuba City HMO Building 3. Navajo Nation Office of Dine Youth (Complex), Crownpoint, NM 4. Navajo Technical University (Student Housing) 5. Grounds improvement and upgrade at NHA/Maintenance buildings, HMO's and including labor, materials & supplies. 6. 504 Accessibility (2) HMO's (Design)</p> <p>2020 Projects: 1. 504 Complete Retrofit for Pine Hill & Tohajilee HMO's (Construction) 2. 504 A/E Retrofit for (8) HMO's 3. Tohatchi HMO Extension for Housing Services Activities 4. Roof Replacements for (7) HMO Buildings 5. Kayenta, Ojo Amarillo & Shiprock HMO drainage correction 6. Little Folks Day Care - retaining wall</p>				
Eligible Activity Number	(22) Model Activities [202(6)]				
Intended Outcome Number	<p>(12) Other-must provide description in the box below</p> <p>If Other: Improve accessibility to HMO offices and rental units and safety and upgrades to HMO buildings.</p>				
APR: Actual Outcome Number	This information is only completed for an APR.				
Who Will Be Assisted	Existing participants and applicants for Housing Assistance Programs Offered by NAHASDA.				
Types and Level of Assistance	Housing Management Offices will receive accessibility upgrade and retrofit to make reasonable accommodation to NHA employees, tenants and visitors.				
APR : Describe Accomplishments	This information is only completed for an APR.				
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"> <p>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.</p> </td> </tr> </tbody> </table>	Planned	APR - Actual	<p>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.</p>	
Planned	APR - Actual				
<p>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.</p>					
APR: If the program is behind schedule, explain why	This information is only completed for an APR.				

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)
\$14,076,970.00	\$0.00	\$14,076,970.00

2020-18 : Rehabilitation Assistance to Existing Homeowners

Program Name:	Rehabilitation Assistance to Existing Homeowners
Unique Identifier:	2020-18
Program Description (continued)	NHA DCSD will either retain the services of architectural and engineering entities to evaluate the conditions of existing homeownership units for structural and other deficiencies. Based on the results of these evaluations, the partners will

	undertake rehabilitation activities, as determined necessary. Carryover Projects: 1. DCSD - Latent repairs and rehabilitation of 23 existing homes - Utah Navajo Commission								
Eligible Activity Number	(16) Rehabilitation Assistance to Existing Homeowners [202(2)]								
Intended Outcome Number	(3) Improve quality of substandard units								
APR: Actual Outcome Number	This information is only completed for an APR.								
Who Will Be Assisted	Eligible low-income families who currently own existing housing units which are in substandard condition.								
Types and Level of Assistance	Under this program, eligible low-income homeownership families residing in existing dilapidated housing units will be provided with decent, safe, sanitary and energy efficient living conditions. The type and level of assistance will be to eligible very-very low income Elderly or disabled families at no cost or charge for rehabilitation assistance to the homeowners in the Former Bennett Freeze Area.								
APR : Describe Accomplishments	This information is only completed for an APR.								
Planned and Actual Outputs for 12-Month Program Year	<table><tr><td></td><td>Planned</td><td>APR - Actual</td></tr><tr><td>Number of Units to be Completed in Year</td><td>18</td><td>This information is only completed for an APR.</td></tr></table>				Planned	APR - Actual	Number of Units to be Completed in Year	18	This information is only completed for an APR.
	Planned	APR - Actual							
Number of Units to be Completed in Year	18	This information is only completed for an APR.							
APR: If the program is behind schedule, explain why	This information is only completed for an APR.								

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)
\$0.00	\$0.00	\$0.00

2020-21 : HUD VASH

Program Name:	HUD VASH
Unique Identifier:	2020-21
Program Description (continued)	This program is funded through FY 2015 Congressional appropriations and is designed to provide subsidized assistance to Navajo Veterans who are in need of supportive services and are homeless or chronic homelessness. All participants are required to be screened by the Veterans Affairs (VA) to confirm eligibility and referral for this program prior to participation. The rental assistance will be provided on and/or off the Navajo Nation, within the Navajo Housing Authority jurisdiction. The NHA will incorporate and continue to administer the 20 Tribal HUD VASH vouchers designated for homeless Navajo veterans under its regular Tenant-based Rental Assistance Program in coordination with the VA.

Eligible Activity Number	(17) Tenant Based Rental Assistance [202(3)]						
Intended Outcome Number	(5) Address homelessness						
APR: Actual Outcome Number	This information is only completed for an APR.						
Who Will Be Assisted	Navajo American Veterans who are homeless or at-risk at being homeless that have been referred to the program by the VA or its designee. Family incomes may not exceed 80 percent of the local area Median Income.						
Types and Level of Assistance	Eligible Navajo Veterans will receive a rent subsidy so that their payments do not exceed 30 percent of their monthly adjusted gross income.						
APR : Describe Accomplishments	This information is only completed for an APR.						
Planned and Actual Outputs for 12-Month Program Year	<table><tr><td></td><td>Planned</td><td>APR - Actual</td></tr><tr><td>Number of Households to be served in Year</td><td>20</td><td>This information is only completed for an APR.</td></tr></table>		Planned	APR - Actual	Number of Households to be served in Year	20	This information is only completed for an APR.
	Planned	APR - Actual					
Number of Households to be served in Year	20	This information is only completed for an APR.					
APR. If the program is behind schedule, explain why	This information is only completed for an APR.						

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)
\$0.00	\$195,476.00	\$195,476.00

Maintaining 1937 Act Units, Demolition, and Disposition**Maintaining 1937 Act Units**

The 1937 Act Public Rental Units will be maintained by NHA fifteen (15) Housing Maintenance Departments. The Maintenance Division will address annual inspections, routine and preventative maintenance, work orders, extraordinary maintenance, and move-out repairs. The annual inspections will be conducted based on an established schedule beginning on 10/01/2019 and ending at 100% on 09/30/2020. The annual inspections are designed to record deficiencies and note conditions of appliances within the units. Work orders will be generated to correct the identified deficiencies and/or to replace or repair the appliances. Preventative maintenance will be carried out on all appliances in the units throughout FY 2020. Extraordinary maintenance activities such as roof repair, floor tile replace, and stucco repair, painting the exterior and interior walls, erosion control of the premises will be conducted throughout FY 2020. Move-out repairs will be conducted upon move-out of a tenant and prior to re-occupancy. The move-out repair is intended to bring the unit up to livable condition and turn over to NHA Housing Management Offices for reassignment to eligible families. Work orders will be generated for all work order requested for rental and homeownership units and addressed within a

	timely manner in accordance with NHA Maintenance Policy.
Demolition and Disposition	NHA will demolish and rebuild (80) 1937 Housing Act public rental units. These units are currently occupied and will require relocation. An Architectural Firm conducted field assessments and completed a structural assessment which determined that all of the units showed signs of various degrees of cracking on the floors which is resulted from extreme foundations settlement, exterior doors and windows throughout the units. A separate justification letters will be submitted supporting the request for demolition and rebuild of units. The units are located at: Project No. Location Number/Type Unit No. 1. NM15-047 Crownpoint, NM 50 PR Units #1-50 2. NM15-043 Crownpoint, NM *30 HO Units #1-30 Planning, redesign, and construction procurement are scheduled for February 2020 to February 2021. *Land Use Restriction and Binding Commitment will be required from homeowners.

Budget Information

Sources of Funding

Funding Source	Amount on hand at beginning of program year (A)	Amount to be received during 12-month program year (B)	Total sources of funds (C=A+B)	Funds to be expended during 12-month program year (D)	Unexpended funds remaining at end of program year (E=C-D)
IHBG Funds:	\$182,024,169.00	\$68,032,478.00	\$250,056,647.00	\$114,934,044.00	\$135,122,603.00
IHBG Program Income:	\$5,458,447.00	\$4,582,808.00	\$10,041,255.00	\$3,026,787.00	\$7,014,468.00
Title VI:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Title VI Program Income:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1937 Act Operating Reserves:	\$0.00		\$0.00	\$0.00	\$0.00
Carry Over 1937 Act Funds:	\$0.00		\$0.00	\$0.00	\$0.00
LEVERAGED FUNDS					
ICDBG Funds:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Other Federal Funds:	\$92,225.00	\$195,476.00	\$287,701.00	\$195,476.00	\$92,225.00
LIHTC:	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Non-Federal Funds:	\$3,431,584.56	\$0.00	\$3,431,584.56	\$2,455,000.00	\$976,584.56
Total:	\$191,006,425.56	\$72,810,762.00	\$263,817,187.56	\$120,611,307.00	\$143,205,880.56

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)
Operations and Maintenance of 1937 Act Units	2020-01	\$30,815,942.00	\$0.00	\$30,815,942.00
Operation and Maintenance of NAHASDA-Assisted Housing Units	2020-02	\$2,895,784.00	\$0.00	\$2,895,784.00
Housing Services	2020-03	\$850,000.00	\$0.00	\$850,000.00
Crime Prevention	2020-04	\$1,123,502.00	\$0.00	\$1,123,502.00
Tenant-Based Rental Assistance	2020-05	\$790,000.00	\$0.00	\$790,000.00
Modernization of 1937 Housing Act Units	2020-06	\$8,732,980.00	\$0.00	\$8,732,980.00
Rehabilitation of Non-1937 Housing Act Rental Units	2020-07	\$150,000.00	\$0.00	\$150,000.00
Improvements to Provide Accessibility for Disabled Persons	2020-08	\$1,548,397.00	\$0.00	\$1,548,397.00
New Construction of Rental Housing	2020-09	\$19,903,578.00	\$0.00	\$19,903,578.00
New Construction of Homeownership Housing	2020-10	\$19,401,045.00	\$2,455,000.00	\$21,856,045.00
Transitional and Group Home Improvement	2020-14	\$1,200,000.00	\$0.00	\$1,200,000.00
Infrastructure Development	2020-16	\$1,200,000.00	\$3,026,787.00	\$4,226,787.00
Model Activities	2020-17	\$14,076,970.00	\$0.00	\$14,076,970.00
Rehabilitation Assistance to Existing Homeowners	2020-18	\$0.00	\$0.00	\$0.00
HUD VASH	2020-21	\$0.00	\$195,476.00	\$195,476.00
Planning and Administration		\$12,245,846.00	\$0.00	\$12,245,846.00
Loan Repayment (describe in 4 & 5 below)		\$0.00	\$0.00	\$0.00
Total		\$114,934,044.00	\$5,677,263.00	\$120,611,307.00

APR

2020-10 Navajo Nation Cost Share 2020-16
Program Income 2020-21 VASH

APR

The answer to this question is only requested for
an APR.

Other Submission Items

Useful Life/Affordability Period(s)

	<p>The useful life of the proposed units for new construction under the FY2019 NAHASDA grant is 20 years. The useful life of the proposed units for rehabilitation activities under the NAHASDA FY2019 grant will be established on a graduated scale based on the estimated dollar value or Total Development Costs; however, this will be no more than 20 years. During this time period the units constructed will be made available to eligible families and the cost for construction, rehabilitation and model activities will remain affordable. Upon completion of a detailed cost analysis of Total Development Cost, the useful life provisions may be further amended.</p> <p>1. Length of Useful Life: Every IHBG-assisted project must be used for affordable housing purposes throughout the useful life of the project (the "affordability period"). Pursuant to the HUD Office of Native American Programs, Guidance No. 2014-09(R), or the most recent HUD guidance, the affordability period for each project varies and depends on the amount of IHBG funds used. The affordability period is determined in accordance with the following guidelines: IHBG Funds Invested Affordability Period Under</p> <table border="0"> <tr> <td>\$5,000</td><td>6 months</td> </tr> <tr> <td>\$5,000 to \$15,000.....</td><td>5 years</td> </tr> <tr> <td>\$15,001 to \$40,000.....</td><td>10 years</td> </tr> <tr> <td>\$40,001 to \$40,000.....</td><td>15 years</td> </tr> <tr> <td>New construction.....</td><td>20 years</td> </tr> </table>	\$5,000	6 months	\$5,000 to \$15,000.....	5 years	\$15,001 to \$40,000.....	10 years	\$40,001 to \$40,000.....	15 years	New construction.....	20 years
\$5,000	6 months										
\$5,000 to \$15,000.....	5 years										
\$15,001 to \$40,000.....	10 years										
\$40,001 to \$40,000.....	15 years										
New construction.....	20 years										
Model Housing and Over-Income Activities	These activities are described in the program description section of the one-year plan.										
Tribal and Other Indian Preference Does the tribe have a preference policy?	<p>YES</p> <p>The Tribal and Indian Preferences can be located in the NHA's Public Rental Admissions, Occupancy, Collection, Grievance and Termination Policies. Section D (2)(3) and Section (E)(1)(2) of the Mutual Help Homeownership Opportunity Admission and Occupancy, Collection and Termination Policy, which provides: "Preference Rating. Eligible applicants who qualify for preference under the below categories shall receive priority over other applicants: a) Applicants who are displaced; b) Applicants who are living in substandard housing; and c) Applicants who are claiming local preferences. Applicants will be rated in accordance with the Preference Rating System. Applicants claiming Preferences shall be required to submit supporting documents from all sources. The preference status must be re-verified prior to selection for occupancy or when a Public Rental unit becomes vacant for selection or availability of a Public Rental unit.</p>										
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?	The answer to this question is only requested for an APR.										
Does the tribe have an expanded formula area?	NO										
Total Expenditures on Affordable Housing Activities:	<table border="0"> <tr> <td></td><td>AIAN Households with Incomes 80% or Less of Median Income</td></tr> <tr> <td>All AIAN Households</td><td></td></tr> </table>		AIAN Households with Incomes 80% or Less of Median Income	All AIAN Households							
	AIAN Households with Incomes 80% or Less of Median Income										
All AIAN Households											

	IHBG Funds	\$0.00	\$0.00
	Funds from Other Sources	\$0.00	\$0.00
For each separate formula area, list the expended amount	The answer to this question is only requested for an APR.		

Indian Housing Plan Certification Of Compliance

In accordance with applicable statutes, the recipient certifies that it will comply with the Civil Rights Act of 1968 and other federal statutes, to the extent that they apply to tribes and TDHEs.	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.	Not Applicable
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:	

SECTION 8: IHP TRIBAL CERTIFICATION

NAHASDA § 102(c)

This certification is used when a Tribally Designated Housing Entity (TDHE) prepares the IHP or IHP amendment on This certification must be executed by the recognized tribal government covered under the IHP.

(1) The recognized tribal government of the grant beneficiary certifies that:

(2) ☒ It had an opportunity to review the IHP or IHP amendment and has authorized the submission of the IHP by the TDHE; or

(3) ☐ It has delegated to such TDHE the authority to submit an IHP or IHP amendment on behalf of the Tribe without prior review by the Tribe.

(4) Tribe:	Navajo Nation
(5) Authorized Official's Name and Title:	Johnathan Nez, Navajo Nation President
(6) Authorized Official's Signature:	
(7) Date (MM/DD/YYYY):	

RESOLUTION NHA-4910-2019

**RESOLUTION OF THE BOARD OF COMMISSIONERS
OF THE NAVAJO HOUSING AUTHORITY**



**Approving the Fiscal Year 2020 Navajo Nation Indian Housing Plan for the
Native American Housing Assistance and Self-Determination Act of 1996
(NAHASDA) Indian Housing Block Grant Funding and Requesting
Approval by the Resources and Development Committee of the Navajo
Nation Council**

WHEREAS:

1. Pursuant to 6 N.N.C., Sections 605 and 616(b) (3), the Board of Commissioners of the Navajo Housing Authority (NHA) is empowered with the authority to manage the affairs of the NHA with the power to do all things necessary or desirable to secure the financial aid or cooperation of the federal government in the undertaking of providing safe, decent and sanitary housing; and
2. The Native American Housing Assistance and Self-Determination Act of 1996 (NAHASDA) became effective October 1, 1997; and
3. Pursuant to 25 U.S.C. Section 4103(22) (C) and Navajo Nation Council Resolution CD-82-03, the NHA is the Navajo Nation's Tribally Designated Housing Entity (TDHE); and
4. The NHA, as the Navajo Nation's TDHE, has verified that the Fiscal Year 2020 Navajo Nation Indian Housing Plan, its certifications and contents meet applicable federal laws and regulations including the NAHASDA regulations contained at 24 CFR Part 1000; and
5. NAHASDA requires any Indian Housing Plan to contain a certification that the Indian tribe (a) has had an opportunity to review the plan and authorized the TDHE to submit the housing plan on behalf of the tribe or (b) has delegated to such TDHE the authority to submit a plan on behalf of the tribe without prior review by the tribe; and
6. The NHA shall present the Fiscal Year 2020 Indian Housing Plan to the Navajo Nation for their review and authorization to submit the Plan on behalf of the Navajo Nation; and
7. The NHA received the final HUD 2019 funding allocation in the total amount of **\$71,492,517** which is incorporated into the 2020 Navajo Nation Indian Housing Plan Planned Expenditure. Recently, the NHA received the FY 2020 funding estimate of \$67,689,368 from HUD; and

RESOLUTION NHA-4910-2019

June 25, 2019

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8. The Navajo Nation 2020 Indian Housing Plan is due at the U. S. Department of Housing and Urban Development no later than July 18, 2019 in order for the Navajo Nation to receive the 2020 funding allocation; and

9. The Fiscal Year 2020 Indian Housing Plan is inclusive of the regulatory funding requirements for the 1937 Housing Act housing units, planning and administration, development and other eligible, affordable housing activities as shown in the attached Exhibit "A" and made a part thereof; and

10. It is in the best interest of the Navajo Nation and the Navajo people for the Navajo Nation to endorse and support the submission of the Fiscal Year 2020 Indian Housing Plan for the Navajo Nation in a timely manner.

NOW THEREFORE BE IT RESOLVED THAT:

A. The Board of Commissioners of the Navajo Housing Authority hereby approves the Fiscal Year 2020 Navajo Nation Indian Housing Plan for the Native American Housing Assistance and Self-Determination Act of 1996 (NAHASDA) Indian Housing Block Grant Program to complete new and ongoing development and renovation of housing units and to conduct eligible affordable housing activities under the Fiscal Year 2020 Navajo Nation Indian Housing Plan attached hereto as Exhibit "A" and made a part hereof.

B. The Board of Commissioners of the Navajo Housing Authority hereby requests the approval of and support of the Resources and Development Committee of the Navajo Nation Council for the Fiscal Year 2020 Navajo Nation Indian Housing Plan for the Navajo Nation and authorize the submission of the Navajo Nation Indian Housing Plan by the Navajo Housing Authority on behalf of the Navajo Nation.

C. The Board of Commissioners of the Navajo Housing Authority hereby verifies that the Fiscal Year 2020 Navajo Nation Indian Housing Plan, its certifications and contents, complies with applicable federal laws and regulations including the NAHASDA regulations contained at 24 CFR Parts 1000.

D. The Board of Commissioners of the Navajo Housing Authority hereby authorizes the Chief Executive Officer to secure, review and obtain approval, by the Resources and Development Committee of the Navajo Nation Council of the Fiscal Year 2020 Navajo Nation Housing Plan and to obtain the Navajo Nation President's signature in compliance with NAHASDA, prior to its submission to the U. S. Department of Housing and Urban Development.

E. The Board of Commissioners of the Navajo Housing Authority hereby directs the Chief Executive Officer to coordinate and ensure compliance with all applicable regulatory requirements, criteria, and codes implemented by the contributing utility service agencies and other regulatory agencies responsible for housing development activities within the Navajo Nation.

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C E R T I F I C A T I O N

Commissioner Kerrie L. Begaye, moved that the foregoing Resolution NHA-4910-2019 be adopted and seconded by Commissioner Kris O. Beecher.

Same was passed by the following vote:

AYES: 4 NAYS: 0 ABSTAINED: 0

The Secretary, there upon, declared said motion carried and said Resolution NHA-4910-2019 was adopted this 25th day of June 2019.



Kris Beecher, Chairman
NHA BOARD OF COMMISSIONERS

ATTEST:



Kerrie L. Begaye, Secretary
NHA BOARD OF COMMISSIONERS

RESPECTIVE CHIEF: [Signature]

LEGAL REVIEW: [Signature]

CHIEF EXECUTIVE OFFICER: [Signature]

RESOURCES AND DEVELOPMENT COMMITTEE
24th Navajo Nation Council
Regular Meeting

ROLL CALL
VOTE TALLY SHEET:

Legislation # 0188-19: An Action Relating to Resources and Development Committee; Approving The Fiscal Year 2020 Navajo Nation Housing Plan For The Native American Housing Assistance And Self-Determination Act of 1996 (NAHASDA) Indian Housing Block Grant Funding *Sponsor: Honorable Mark A. Freeland*

Date: July 10, 2019

Meeting Location: NDOT Administrative Complex, Tse Bonito, NM

MAIN MOTION:

M: Wilson C. Stewart, Jr. S: Thomas Walker, Jr. Vote: 5-0-1 (CNV)

Yeas: Mark A. Freeland, Wilson C. Stewart, Jr., Kee Allen Begay, Jr., Thomas Walker, Jr., and Herman M. Daniels

Nays: None

Excused: None



Honorable Rickie Nez, Presiding Chairman
Resources and Development Committee



Shammie Begay, Legislative Advisor
Office of Legislative Services