

HOUSING REPORT

Connie Hoffman, SIHA Housing Director

The Housing Authority is getting ready to start its second rental project this fall. The Advertisement for Bids is running in this issue of the Tribal newspaper. Bid opening is August 15. We follow HUD's Indian Preference regulations in the award of contracts. If we are able to successfully award a contract in early September, as planned, these next 25 units should be ready for occupancy by the fall of 1997. We received word in July that we have been approved for another HUD grant of approximately \$700,000 with which we hope to develop from 6-10 units of housing. The exact number of units will depend on the type of housing that we build. The Housing Board will be working with Tribal Council on the planning of this next project.

In July we welcomed Lillie Butler as our new Chairman of the Housing Authority Board of Commissioners. It has been several years since we have had a Tribal Council Member as our Chairman. Lillie has been on the Housing Board for more than a year. We look forward to her leadership. The Housing Board and Tribal Council are holding a special joint session on August 4 to discuss housing codes, long range planning, and other issues vital to our mission, which is to meet the housing needs of Tribal Members.

In July, we also welcomed Laura Bremner as a Housing Commissioner. It takes courage and commitment for any Tribal member to volunteer for this job. We are especially pleased to see young people, like Laura, taking an active part in giving their time to benefit the Tribe.

As we get more units, our management problems seem to escalate. Although the incidents are few, compared to the large number of Homebuyers and Renters who are going about their lives in a responsible manner, they attract a lot of attention and occupy a great deal of Housing Authority staff time. I want all Tribal members to know that we are committed to providing a safe, quiet neighborhood for Tribal Elders and families. The cooperation of all of our residents is needed to accomplish this.

ADVERTISEMENT FOR BIDS

**Siletz Indian Housing Authority (SIHA), OWNER
Siletz, Oregon 97380**

Sealed bids for the construction of the following Low Rent Dwelling Unit Project for the Siletz Indian Reservation, Oregon, will be received by Ms. Connie Hoffman, Executive Director of the SIHA: **Project Number OR97BO35007 Consisting of 25 Units Low Rent Housing.**

Bids will be received no later than **August 15, 1996**, Local Time, 3:00 pm. at the office of the SIHA; 555 Tolowa Court; Siletz, Oregon 97380 after which time they will be opened publicly; and read aloud. Bids received after this time will not be accepted.

BIDS ARE INVITED FROM QUALIFIED INDIAN AND NON-INDIAN OWNED GENERAL CONTRACTORS. The Contract will be awarded in accordance with the Indian Preference Policy of the SIHA and the policies of HUD's NW Office of Native American Programs at Seattle, Washington; in accordance with the Federal Register, Monday, April 10, 1995, 24CFR Part 950 Indian Housing; Indian Preference Final Rule. For this project, only the Qualified Indian Bidders are entitled to the Indian Preference. Information regarding the requirements for qualification of the Contractors and the details of the amount of preference to be given to the Qualified Indian Bidders will be found in the Advertisement For Bids and further information is available on request from the SIHA. A single Prime bid will be received for this Project. Bids will be on a Lump Sum basis for the General Contract which includes all phases of the construction.

The project to be located on one site on Judd Road in Siletz, Oregon, will consist of site development and construction of twenty-five (25) units of housing. The housing units will consist of the following:

- 1 Five (5) Plex one (1)-Bedroom Elderly
- 1 Triplex two (2)-Bedroom Family
- 1 Triplex two (2)-Bedroom Elderly
- 1 Fourplex two (2)-Bedroom Family
- 1 Duplex one (1)-Bedroom Family
- 1 Fourplex three (3)-Bedroom Family
- 1 Fourplex one (1)-Bedroom Family

Construction is all of similar design with light wood framing; wood floor framing over crawlspaces; wood roof trusses, lap siding and composition asphalt shingles. Sitework includes hookup to city sewer and water grading, asphalt paving, concrete curbs and sidewalks, and site lighting.

Copies of the Contract Documents may be obtained at the SIHA Office, Connie Hoffman, Executive, Director at 555 Tolowa Court; Siletz, Oregon 97380. Phone number 1-800-922-1399 ext 310. Questions may be addressed to the architects Representatives Larry Anderson at (505)237-0086, TSA LA GI, Inc.; 11930 (Manual North East Suite 213; Albuquerque, NM 87111, or Frank E. Kohl at (701)222-3990, TSA LA GI, Inc. 3130 East Broadway; Post Office Box 2477; Bismarck, ND 58502. The plans are available upon payment of \$75.00. The amount will be refunded upon the return of the set of documents in good condition within fifteen (15) days after the bid opening.

There will be a Pre-Bid

Conference at the SIHA Office; 555 Tolowa Court; Siletz, Oregon on **August 6, 1996 at 1:00 P.m.** Contractor's claiming Indian Preference must submit evidence of eligibility on or before this time. The advertisement for bids for the project does not commit the SIHA to award a contract nor to pay any costs incurred in preparation of a bid or to procure any contract for services or supplies. The SIHA reserves the right to reject any and all bids, to waive any information or irregularities and to re-advertise when it is in the best interest of the SIHA.

*Connie Hoffman, Executive Director
Siletz Indian Housing Authority,
Siletz, OR 97380*

HIP PROGRAM

by Howard Roy

It has been a busy month. And a lot of changes have taken place. The weather is much better and people are repairing their homes. Anyone in a low income bracket may utilize matching funds for the FmHA Housing Preservation Grant. You would need to have a HIP application on file and current income verification.

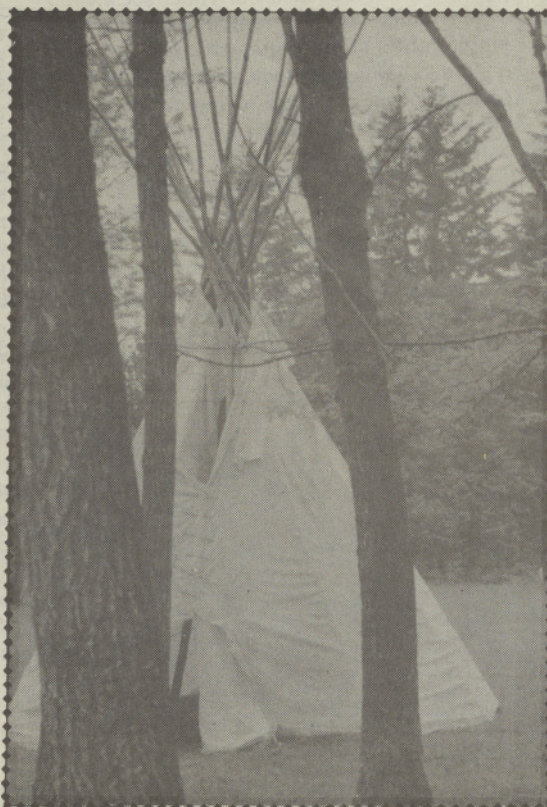
Native American Contractors look for upcoming look for upcoming projects in the following months if you are not getting bid packets and would like to receive bid proposals. You may contact Tammy Wagner or Howard Roy for bid documents or information on upcoming projects.

Indian Health Service does provide funds for sub-surface water and sewer projects. Looking forward to hearing from you.

WORDS OF WISDOM

On the way to work, concentrate on the way- not the work..

Don't be afraid to borrow if someone else has said it well. Chief Joseph said, "The truth is forever. Malice may attack it and ignorance may overshadow it, in the end the truth still stands." That's so well spoken. You could stay up all night and not think of that.



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