



## **U.S. Department of Housing and Urban Development**

### **Office of Native American Programs**

**National Best Practice Webinar (April 15, 2024)**

**On Urban Indian Housing**

**Featured Speakers:**

**Mike Goze, CEO, American Indian Community Development Corporation**

**and Derrick Belgarde, Executive Director, Chief Seattle Club**

Speaker 0 00:00:00 Welcome and thank you for joining today's National Best Practice webinar featuring Urban Indian Housing, including guests from the American Indian Community Development Corporation and the Chief Seattle Club. Please note this conference is being recorded and all audio connections are muted at this time. If you require technical assistance, please open chat with the associated icon at the bottom of your screen and send a message to the event producer. You may also submit written questions throughout the conference by selecting all panelists from the dropdown menu in the chat panel. With that, I'll turn the conference over to Heidi Frechette, deputy Assistant Secretary for HUD's Native American Programs.

Speaker 1 00:00:41 Great, thank you so much, Candace. So, everyone, I'm Heidi Che. I am the Deputy Assistant Secretary for Native American Programs. I'm also Menominee and Brother Town from Wisconsin. And welcome to the 10th installment of our National Best Practices Webinar series where we share housing stories from across the country. As you may know, in previous webinars, we've featured tribes from across Indian country and covered a variety of really innovative programs that are happening in communities from the Lummi Nations Transformational Housing that was financed with Title VI loans to the Swinish Tribes Section 180 4 single Close Construction Loans. Our best Practices webinar series really seeks to highlight the important work being done by you all in your communities to develop housing and raise awareness about housing issues that may go unaddressed. Today we're very excited and honored to feature and highlight urban Indian housing projects from across the country.

Speaker 1 00:01:47 You'll hear from the Chief Seattle Club based in Seattle, Washington, and the American Indian Community Development Corporation based in Minneapolis, Minnesota. During our tribal housing summit last fall in Minnesota, both Chief Seattle and the American Indian Development Corporation participated in our Urban Indian Housing Roundtable where we learned about the important programming and housing they provide for native families residing in urban areas. We had a great discussion during the round table, but we realized we needed more time than the conference allowed, to really delve into different projects that they're working on, and all the amazing work they're doing. So, we invited them back today and I'm grateful and happy that they

can join us to talk about their great work. I know that I'm looking forward to the presentation and encourage you to think about questions you'd like to ask. There will be plenty of extra time for discussion to give you an opportunity to really engage and learn from their experiences and have good, thoughtful discussions.

Speaker 1 00:03:00 So let me introduce our speakers. Mr. Derek Belgarde is the executive director of the Chief Seattle Club and enrolled member of the Confederated Tribes of Ettes Indians of Oregon, and he has also Chippewa Cree from Rocky Boy Montana. He completed his undergraduate in public affairs and went on to complete his Master's in public administration, both at Seattle University, the Chief Seattle Club based in Seattle, Washington is a native led nonprofit dedicated to physically and spiritually supporting American Indian Alaskan native people. They operate a number of housing projects and offer both permanent and transitional housing. And last week they celebrated the opening of Sacred Medicine House, a new 120 unit housing development that we'll hear more about today. I had the honor of visiting, and seeing firsthand the great work that Mr. Belgarde is doing in the community and really the vital services and the effort to create community.

Speaker 1 00:04:06 So thank you Wiin and thank you Derek for joining us and for your dedication and important work. Also, joining us today is Mr. Mike Goze, the Chief Executive Officer of the American Indian Community Development Corporation, located in Minneapolis, Minnesota. Mike is a member of the Hoek Nation and has a long history of service to American Indian communities and the Greater Phillips community as well. He is worked in real estate and in chemical health, dependency and has a special interest in providing safe and affordable homes, I should say passion, not interest, but passion in providing safe and affordable homes to special needs. American Indian and elders. His top priorities are to visit the continuous care and chemical health areas and to address home ownership. I had the honor also of visiting Mr. Goze during our housing summit last year and the communities and the programs that he's created and leads in the Twin Cities area, and in my visits to both the Chief Seattle Club and to Minneapolis and St.

Speaker 1 00:05:18 Paul. Really, I was struck by how both of these gentlemen are approaching supporting natives in urban areas who may have struggles beyond homelessness, right? And other issues and adversities, and really how deeply rooted their approaches are in creating community, assisting folks living with dignity, approaching folks with respect, and really creating that strong community where folks are. So, I was very, really inspired by the work that they've done. So, I will stop talking. thank you Wiin to both of you for joining us for bringing light to an incredibly important topic in communities, especially urban, urban housing needs. And so, with that, I will turn it over to Mike to get us started.

Speaker 2 00:06:14 good afternoon everybody. glad to be here. again, I'm Mike Goze. I'm a CEO of AICDC in Minneapolis. I've been here for 16 years now, and so it's been, quite a run and, by been able to, to do a number of things to help our, urban Indian community in the Twin Cities area. you know, the, the mission of a AICDC is to provide culturally unique initiatives, housing and entrepreneurial programs that will strengthen Amer, American Indian communities. we do that within this in the city of Minneapolis and the metro area of St. Paul, but we also have a lot of work that we've done across the country in helping people, develop and design programs that meet their,

the needs of their community, which all of our communities are a little bit different. but it, it's, it's been an exciting run and, and been fun to do.

Speaker 2 00:07:22 we're located in Minneapolis. We serve, you know, anywhere from 30 to 50 tribes. We have a number of tribes from the Minnesota area, red Lake, leach Lake White Earth, and, and they do comp, you know, do, do have a lot of folks that use our services from those, tribes, but we, we work with everybody. And so that's, that's, that's been a, a real strength of ours. We off, we, we operate, a number of different programs and, and that to meet the, the individuals. We have about 340 housing units and, we're really in a pretty, really, really, small area within the city of Minneapolis. Minneapolis over the historically has always been a hotspot or a place where a lot of natives have gathered, through the early days when, the, they thought it was best to bring Indians to the city.

Speaker 2 00:08:35 in the seventies, we were arguably one of the largest and most diverse and, and, really con condensed Indian populations in the country, and we've been able to do a lot of things through that. Of course, the American Indian Movement came out of a, a basement of a building just, a block from where I'm sitting today, and we still, work with, aim in several areas to, to, you know, strengthen the community's, presence in, in the city. And so, we do a number of things. We learned a long time ago that we had to look at the landscape and decide where we could, where we could fill in. And, we actually run the detox or, withdrawal management center for Hennepin County, which is the largest county in the state of Minnesota. We have a 64 bed, facility where we offer, withdrawal management services and, medical services and mental health services.

Speaker 2 00:09:48 we run that 365 days a year, 24 hours a day. So, it's quite a, quite an operation, and we're very proud to be part of that. We've been running that for over 15 years, and it's added to what we can do throughout the community. we have how, housing first, the Anishinabe Wgan was open in 1996. At that time, it was called a wet house, and people could drink while they lived in this house. It was kind of a, an uproar in the day when it started, but now we realize it was kind of the first attempt at housing first in a harm reduction, model that we use today all over, Nishina Wakiagun has 45 beds, and it really serves people that are still actively using. and Nishina. Bi Wiin is 32 beds of sober housing. We learned a number of years ago that we could put people using and sober people within the same campus, and they could, they could get along and it would help us in making the services available to, to both parties.

Speaker 2 00:11:05 And so it was, it was really good. Our Anishinabe three is a newer, building, was opened in December 22, and that is really opioid, specific. And so Anishinabe Wakiagun, was really alcohol specific in its day, continues to be that, addition BGE is a sober housing option, and in three is dealing with our, opioid, crisis that we have within the city of Minneapolis. We have elder housing, BD gain, Dash in Webe, which in Ojibwe means come in and arrest, and that's been in operations for well over 12 years. And that's 47 units of single, one-bedroom apartments for, senior 65, 62 and older, and that's a HUD 2 0 2 property. We developed a number of scattered sites supporting housing. then, the crisis that we have with opioids and fentanyl really made it difficult to, look at long-term planning, which takes a long time to build bigger units.

Speaker 2 00:12:23 And so we started looking at, opportunities where we could buy property and get them online in anywhere from 30 to 60 days. And it really helped us in addressing the, the problem, the crisis that we have got ongoing, and it still works in, in that benefit. We have a 24 hour

shelter called Homeward Bound, and that is a 50 bed shelter, 24 hours a day and has supportive services as far as a case management and, mental health and physical health, medical health issues. And, and we work with that. We do have, housing for families and, both market rate, subsidized housing, and we do have some lease housing, to strive, and so that helps too. We run a homeless outreach team both in the day and in the night. We have the only outreach team that is, in the city from 7:00 PM to 3:00 AM And, we're really proud of that.

Speaker 2 00:13:38 We were able to help folks, get to where they need to be and provide a level of service. And we also have case managers that work within all of our programs. And so, a little bit of the stuff that we do. Anishinabe, WGAN, there's just a picture again, was built in 1996, originally was started at 40 beds. We've increased the 45 beds using some space that, was not being utilized and really has been a mainstay of AICDC and, really supported and appreciated by the community at large. We still, you know, do an incredible service there, and it really shows, again, you know, the day was wet housing, now it's, housing first harm reduction. And so that's, we try to be a leader, I guess Avi Bi, Wiin, 32 units of sober housing. Again, you know, putting people together in the campus setting has been a really an advantage to us.

Speaker 2 00:14:51 we realize in the urban area that we have more opportunity than a lot of the tribes do within their tribal lands. and we, you know, use that to our advantage. but we also know that we have to compete against everybody else. There is no set aside for, native Americans, American Indians in a lot of the funding sources. So, we've learned over the years that it's important for us to really be competitive and, and really keep track of what data is, is very important for what we do, in providing new opportunities. again, it's, it's, it's a sober model. A lot of people that we get in Anishinabe Gii Wiin, come from treatment programs and are looking for, more of a supportive opportunity to strengthen their, will, to stay sober and to again, but to live in the community.

Speaker 2 00:15:54 that opened in 2016 and it's been, kind of full ever since, which is a good thing. Anishinabe three, you know, opened up in 2020, the end of the year, and it's 40, 40 units, and that one is opioid. We're looking at opioid and fentanyl users, to provide them with a, a level of housing, a safe, affordable, and, and supportive housing. along with case management, we actually partner with Hennepin County, in this particular building with a DART program that they have. and they provide case management to 20 of the individuals, and we provide case management to the other 20. It's been a good partnership for AICDC. What we've learned over the years that it's important that AICDC be a good partner, whether it's with the state, the county, or the city, and also with the, our, our native community and with the larger community. And so, we really strive to, to be that good partner, and we found it's work to our advantage, in providing the level of housing that we were able to provide, ongoing.

Speaker 2 00:17:21 One of the things we learned during the crisis was that the need was greater than waiting, three to five years to develop a, a large building to, to fill the need. And so, we started investing into, freestanding buildings. then, the big one that you're looking at, the brick one is 1 21, Franklin Avenue, and that was a mansion that was built in 1905. It has the first, standup shower in the state of Minnesota. And, inside it is, it is a mansion. So, it has incredible, it was built by a wood barren, so it has incredible woodwork. It serves up to 20 people in that building, and it's been really a, a blessing for a lot of folks. People go from a tent on the street, to a mansion. We provide case management there. We provide nutrition.

Speaker 2 00:18:26 We have meals that we provide there. And, a safe and affordable, housing option that has been, very successful. The one in the corner, the white one is 1500 Elliot. And, and that, again, was a, a mansion, that we're able to go in and, and, use, I think we have 18 people in there, most single and double rooms, but we, the third floor does is for five women. and then they transition down to the lower floors as they become more stable and, and have some time underneath them. the third one is initially, 24 0 8. We had 12 individuals in that property. We're currently making a change on that property to, deuce families. It's important, we've found that it's important for us to look at what the needs are, and we found that families were, in, in need today.

Speaker 2 00:19:34 And so we're shifting a little bit. It's new for us, but it seems to be, what we need to do today to keep moving forward. AICDC always looks at the landscape and looks at where we can fill gaps in service areas that are not being filled by other people. AICDC is known as an organization that takes the challenges and does, you know, a good job with them. And so, we're proud of that. I have a lucky job. I dream this stuff up, but I have a staff, today of 250 people within my organization that actually do the work. And so, I look to them every day, and honor them and value them at the work that they do. This one is, our first supportive housing scattered site. It's called Coal, A Safe Haven, and that, again, serves up to 18 people.

Speaker 2 00:20:36 it was a clinic at one time, a neighborhood clinic, and so it had a lot of rooms, and we were able to turn them into housing, mostly single rooms at, Cola Safe Haven, a couple double rooms. But generally, we, we like to give people as much room as we can have, the total we have for our supportive, scattered site or, or 88 beds, and always looking to grow. and we will continue to do that as, as the need arises. This is our elder housing BD gain gas, and we Bay, means coming in to rest in Ojibwe, 47 units, of housing. And it's, it's been full ever since we opened the door. When I got here 16 years ago, I met with an elder council and I asked them, how can I help you? And they said, we need an elder housing for our seniors. And, we were able to work with, another organization, CommonBond Communities in the Development and Operations. And in July, AICDC will be taking over, total ownership and will be taking over the management of this building. And so, it's been a, a neat piece for us and, look forward to continuing the service to our elders. And, yeah, it's fun.

Speaker 2 00:22:07 And this is, you know, another building. It's a Saturn site, so we have two sides of the street and, it was, HUD 2 0 2. And, now we're, we're looking at moving forward with it, and, looking forward to continuing the services. I have a full-time person that's there that we look at how we can add to their services with, with, you know, taking them to the movies, taking them to Broadway shows on Hennepin Avenue, powwows, bingo, you name it. We try to meet the need of the elders at the same time, giving them experiences outside of the four walls they live in.

Speaker 2 00:22:53 A number of years ago, there's always been a, a, a call for a native specific shelter, and, and nobody was willing to take that on. And finally, it became evident that somebody had to, and, and so my board agreed that it would opportunity for us. And so, we opened up, the 50 bed shelter, and it's been full ever since. and we have case management there. We have, healthcare for the homeless comes in there on a weekly basis. We have the public library comes in. We have people that donate, their time to give haircuts and, and hairdos for the women. and we have work with the county and the city and the state in providing as many services we can to move people

from a shelter into housing. we've been cited by Hennepin County as being, you know, one of the foremost, successes in moving people from homelessness to housing.

Speaker 2 00:24:04 And, and that's a strength, not of, of mine, but really of my, staff in the work that they, the staff is a hundred percent native. And that really lends itself to providing the level of service, creating the level of trust that we are able to, to have at this, location. And, and so it really is, been a, a, an interesting, challenge for AICDC, but it really came at a time when the need was great. It continues to be great. and we, work with, in our, all of our programs, to work, to meet people where they're at. we do not allow use in the only one that, that you can use in, is it Cogan for the drinking? But in our other programs, we do not, we do not allow use in our buildings. The shelter is the same way, but we also know that people are going to use it, and, and we're, we're, we're not making the decision on that.

Speaker 2 00:25:17 But I'll, I'll tell you how I know that we've created a level of trust within our programs is that people can leave, their, tools and their stash with people at the front desk, and it's put into a bag. They sign it, we sign it, piece of tape, put over it, and it's stored until they leave. And, for people that work with addicted people, you know, that's not easy to have somebody trust you with, their livelihood, as it might be. But we feel that we've created a, an opportunity, to, you know, they trust us and, and we treat them with respect. We treat them with dignity. And, that really seems to be the, the great piece that we're able to do.

Speaker 2 00:26:19 again, it's, we, we got funding specifically for, native Americans, and that in a lot of regions is unheard of. But the need was great, and we could, you know, surely talk about that and explain that we have 50 beds, 24 hours a day. the development, and acquisition was about 7 million bucks. and we raised money. It costs us about 1,000,080 year to run it. But it seems to be working, each bed has a, a, a locker, where they can put their clothes, hang the clothes up and put their things. There's also a foot locker that is actually cabled to the bed where people can put their important papers and, and whatever, and, and put a lock on it. So, we understand the importance of people having their own space and people being able to, you know, take care of their own things.

Speaker 2 00:27:28 We're there to help, but also understand that people have capacity. Over the years, we developed an overnight drop in. I did a survey a number of years ago because Native Americans were not using the shelter system in Hennepin County. And I interviewed about 200 people and found that, 86% of them had spent a night in the shelter of that 86%, 90% of those people said they'd never go back. And they talked about having to sleep on the floor, always looking up at people. the mattresses were, the cots were three feet apart, and you'd wake up and somebody else's hand would be in your pocket, or you'd go to sleep with shoes, and you woke up with no shoes. And so, decided we had to figure out a better way of providing a service. And, so we decided, you know, I go home at night and the first place I go to is my recliner.

Speaker 2 00:28:34 And I put my feet up and I take a break, and a lot of times I sleep just as well there as I sleep in my bed. And so, I brought that to the shelter, to the Drop-in center. And so, we have, two Drop-in centers now. We started with one, it was so successful that the city decided to fund it for another, 25 beds. So, we have two locations with 25 recliners in each location. What we know is based on the county's information that we have, the highest recidivism rate of people that enter shelter. And so, what that means is people like our shelter, so they come back. And so,

generally at seven o'clock, there's a line outside the door, one you can get in. We provide a meal, generally soup and sandwiches throughout the night. When people come to our shelter, our drop-in center, we ask that they take a shower, and we provide clean underwear and clean socks.

Speaker 2 00:29:40 If they have soil clothes. We have a washer and dryer there, and we can make that happen. But we felt that, dignity is, is important, and hygiene is as important, especially when we deal with a lot of people that have diabetes and, foot issues. And so by providing, you know, the clean socks, clean underwear, we feel we're doing the best we can in providing, you know, a safe environment, but giving people a level of dignity. And, we do have a, a clinic attached to this building too. So, the beauty of that is in the morning when the clinic opens up, people go to the doctor and the doctor, they're seeing people that, had a shower the night before. And it makes it a little bit more, beneficial for everybody. And so, it's really been, a, success. Success. My conversation with the county now is that they want to fund it all year round. And so we'll be looking next year at having, 50 bed drop-in center, with the recliners, all year round, which is a plus.

Speaker 2 00:31:03 You know, AICDC is about helping others, you know, we work with a number of the tri, a number, a number of the organizations, in Minneapolis and outside of Minneapolis. We work with the nations tribes and bands, within our organ, within our, our state and beyond. and always willing to help where we can, we have a real estate, office within our office so that we can help individuals buy homes, we can help organizations buy homes, and we do, also some development planning with other native organizations and nonprofits. Many years ago, I've been here 16 years, and when I first came to AICDC, we were a grant driven operation. and in my interview I said, well, if you are looking for a grant writer, you got the wrong guy. I'm not a good beggar. and that's where I put it at.

Speaker 2 00:32:11 and so my idea for AICDC when I got here was to create a, a sustainability, option. AICDC now is a sustainable nonprofit. We have a number of services that we do for, for, revenue, and that really helps us be able to do the things we want to do. Over the years, I've created, hygiene and service areas, to help the homeless people by bringing in showers and bathrooms and services. And there was no dollars for that. So, we were able to use dollars we had, to create some options that we knew were important to, you know, the community and to the people that we serve. We truly believe that land ownership is the key to either navigating our future or if we don't know the land, we're a victim of it. And so AICDC has done a lot over the years in buying property that became available.

Speaker 2 00:33:25 We, today their Lac band of Ojibwe is, building housing and offices on a piece of property that we sold them. the Fond Lac Band of Ojibwe have a clinic and a pharmacy and services in the building that we so sold them. And so, we really look at, not AICDC doing everything, but really how we can support other organizations in the tribes. So that want to do work within the city of Minneapolis or within the seven county metro area. We're known as people that are willing to take on challenges. and if somebody says, well, we need this. they come to an ICD, you see if we believe we can do it. We've been very thoughtful as, our development has grown as to mitigating risk. we've gotten very good at understanding the risks that are out there and really understanding that, we have to take things a step at a time, and we can't take any shortcuts, and we have to understand what the potential risk is for every project that we put up. We also know that it's best to work with the best. You know, I always look at who is the best real estate attorney? Who, who is the

best provider of services that we can tap into? and so we look at working with the best. We understand that reinventing the wheel is not, important. It's really looking at best practices and how to expand from there versus, you know, trying to start from scratch.

Speaker 2 00:35:19 you know, lesson learned in our area, we found that it's easier and more cost, cost effective and quicker to buy buildings than a build. This has been kind of a new phenomenon for us in the last five years. But at the same time, we have been able to put, people in the housing, where we wouldn't have been able to do that before. We understand that ownership of property is critical, you know, and we have to, AICDC has to be in a position where we can take advantage of opportunities. As a development organization, it's important that we have a balance sheet. and it's important that we understand that that's a strength of what we do, is the balance that we have in, in going from there. And so that really is, what I have to say.

Speaker 2 00:36:27 and I'm going to, move over. and I'm going to introduce our next, speaker. And I think we have questions. I see a bunch of questions in the, in the, in the chat, but I think we'll deal with questions after we're both done. I'd like to introduce, I, I was in Seattle last year for the housing, HUD housing conference, and I was able to see some of the work that Derek and his team does in, in Seattle. very impressed with what they've been able to do. Derek is a new leader in that area, but since he's been there, he's been able to do a lot. And so, it's my pleasure to introduce Derek Belgarde. He is the Executive director of the Chief Seattle Club. Derek, take it away.

Speaker 3 00:37:18 Big, which Mike, everybody. glad to be here. Glad you're all allowing me a space to, present, today. I hope, keep all engaged. Mike's presentation was very powerful. It looks like I got up my, slide presentation. but anyway, I figured, we'll, let's just get through it and, talk and, probably get down a little early for a lot of the questions answered my, experience that you do these things and there's never nearly enough time for question, but I'm sure we'll have that today. So, little history of the Chief Seattle Club. I am the executive director. I've been executive director for about three years. Next month will be three years. I've worked for the organization for nine, most of the time as deputy director, under Colleen Echo Hawk. I was a club member first and foremost for about 15 years ago.

Speaker 3 00:38:10 It was the club that actually helped me get on my feet from homelessness and alcohol and meth addiction. Got me streamlined right into treatment center where I did seven months and been on the Red Road since full circle. Coming back to be able to work at the organization that was so crucial in my recovery and my path through the Red Road. It wasn't planned, it was just kind of guided. I thank the creator and, and just really appreciative to be here. So, TC Club, we were founded in 1970, or incorporated in 1970. and it was started off really small, back then, in those days, in the urban cities, native Americans. And this was right after the relocation programs, termination acts and those things. So, the, the urban sprawl, the native sprawl into the urban, cities was started.

Speaker 3 00:38:56 So there's a starting to pop up a lot of, street homelessness in Seattle. and of course, racism was a lot stronger and worse than blatant racism. And, so there wasn't a lot of services for native people. That was the, the reason why I was founded started off really as taking off s lunches, those type of things to the, chronic homeless, day labor type of thing. And it stayed relatively very small. Never had our own site until about 2000, five. where we got our first building, we used to partner with other places that weren't utilizing their spaces. In the morning, we'd go in



and provide a hot lunch, clean up, get out by, you know, 10 11, only open a few hours a day. But about 2004, five, we got our first property, and built a day shelter.

Speaker 3 00:39:47 It's one of the best in the city, is one of the clean, cleanest I've been in. I've been in many and toured many. and, we have all day shelter drop-in type of services. You'd, you'd, expect everything, but overnight, of course, it was hot meals, showers, laundry, computers to stay connected to home. and, and, and, art programs. We have a nurse that does superficial wound care, referrals, those type of things. And again, it is about there. We started expanding as an org. Today we, you know, when I started nine years ago, a lot of the services we provided outside of those emergency day center services, we relied heavily on other, organizations, preferably native, but sometimes they weren't. Sometimes we'd go to St. Vincent DePaul, Goodwill to be, to bring in, case management services and those type of things.

Speaker 3 00:40:44 When I was deputy director and calling, we were like, no, we have to start doing this ourselves. We're going to heal our community. We have to be the leaders. We have to be at the forefront. So, we strategically decided to, go after our own and start building up our own internal capacity. Today we have all kinds of wraparound services, not just those day, self-day center, type of programs. It's, we have domestic violence, advocacy, reentry advocate, case management, veterans, elders, everything. We have pretty wraparound services to take care of our membership. We also got into the last, we opened our first offsite shelter in 2019. At about the same time we broke ground in our first project. It was a, a 29 unit shelter out, just a few miles south of our, our day shelter. And, 29 non congregate units.

Speaker 3 00:41:35 It was designed to be, transitional, type of place where people could stay as long as they needed to until we could find them permanent housing. We opened up our first building in two 20 January 2022. and now we have four, and I'll go into that a little bit later, but go back to the, the slide here. Our mission is to provide sacred space to nurture a firm and strength of the spirit of, of urban native people. And I always point out, and, people are kind of surprised, when I, you know, our mission has nothing to do with housing people feeding people, clothing, people, case management or whatever it is. It's about creating sacred space. And as, as you know, native people, there's not a whole heck of a lot of that in these urban cities and urban centers.

Speaker 3 00:42:27 A place where you, you get a true sense of belonging of a, a place that truly feels like it's native space and it's for you and, and, and, you know, and it belongs to you and your family, your community. So that's really our mission at the Chief Seattle Club. because that is where our true healing comes from, 500 plus years of, of oppression, right? So, some of the issues that we have in Seattle are pretty common as all the urban cities throughout the country. I think, you know, they say roughly everybody's got a, you know, a few numbers off on this number, but, 76% of Native Americans live off reservations these days out of the rural areas into the urban cities. and, and it's, it's, it's, that's probably, probably pretty much standard in any, any urban city. one of the things that we found that's unique here in Seattle and why it's kind of hard, and some of the stuff we're talk about today is the fact that there's 29 federally recognized tribes here in the state of Washington.

Speaker 3 00:43:32 but only one tribe from Washington makes our top 10 list, our tribal demographic list of those who we serve, our membership, our relatives we serve. So, most of our, the people in the relatives that we have the pleasure to serve come from out of state. Different tribes. A lot of the local tribes support us the most. They the best they can. And, and I, we're

partners with a lot of them. And this is nothing, speaking ill of any way in any way. because I'm also a tribal member. I'm enrolled tribes in Oregon. I know what it's like and I know that tribal dollars, what they should be spent for and how they need to keep them local and those type of things. And, there's not a whole lot of incentive to a local tribe to spend a lot of money to build housing here when known that their own tribal members are going to, you know, they might get themselves voted out council.

Speaker 3 00:44:21 But anyway, so we have this, this unique thing. We get small, we can't rely totally on the tribes around us. I think a lot of places you can, and my tribe, because of the termination act in, in Oregon, we have a pretty big foothold in Portland and Salem and Eugene of Oregon and, and, and there, CEL Selects tribe is more apt to be paying, for a lot of tribal services in the Portland area. That's the kind of my point. here. We don't get so much, but we have great relationships, and they help us the best they can. In our grand opening celebration of our latest building, which we just did on Friday, several, councils came to show support. and we were, we were glad to have them there. They, they're some of the biggest supporters, but just not being able to like, build that tribal type of housing that we would like to do.

Speaker 3 00:45:09 Other, other places in the country seem to have, do in King County. Native American, king County is obviously the county in which Seattle resides. native Americans are just 2% of the overall general population, but yet we make up 15% of overall homelessness. That's all forms of homelessness and couch surfing on. And we make up over 30% of chronic single adult homelessness. The, the most vulnerable, the most impacted by housing insecurities and being on the streets and for basically the majority of the time, last several years. And so, yeah, the 2% of the population, but 30% of that, is, is an appalling thing that we face here at the Chief Seattle Club. I will say that we, and I'll talk about that in some of the successes in the last couple slides, but, we are starting to put a dent in that.

Speaker 3 00:45:55 And we have a plan to totally get that down to nothing. when it comes to single chronic adult homelessness. we also know that not only those statistics are horrible, we also know before we started building up our own wraparound services and our own housing and our own shelters, that Native Americans were least likely to utilize any of the mainstream systems and services that were out there. just as Mike was talking about how he, he went and did a survey and found out that that Native Americans weren't utilizing any of the shelters. Same problem we have here in Seattle. And I imagine it's the same anywhere in any major city that we are having this, these issues in. so we knew that we needed to build it ourselves. We have so many times over the years people reach out to ask me or my predecessor to go out and do, training and informational sessions with their staff and there, their teams and their leadership teams and their boards.

Speaker 3 00:46:51 And they always say things like, you know, we know the data shows that we have X amount of Native Americans in our service area, but we, we don't serve any. Can you help us out? What are we doing wrong? Like, you don't have culturally appropriate services. You know, like, like that's the whole point of what I was saying, like that sacred space, you know, it could come in many forms, it could come in, but one thing it does need is actually native faces that are actually helping and supporting and leading, leading the way. when you come from a lot, a lot of long history of trauma, of historical inter generation and intergenerational trauma. not so, excited about trying to

trust somebody that they're out there to help you. If, you know, so many times in, in native country, we had hands that were put out to help us up.

Speaker 3 00:47:42 It only pushed us further back into the margins. And it happened time and time again. Caused a lot of disenfranchisement, a lot of disenfranchised grief. and we still haven't got over as a community. And that's one of the things that we have that's compounded upon us and the work we do at Chief Seattle Club and probably all the other Native Wars here and probably all around the other cities, that we're dealing with. That we're not just dealing with homelessness. We're not just dealing with just a form of poverty of something like that. We have a lot of compounded inter, you know, intersectionality between, you know, a lot of things. And one is the historical and generational trauma from the genocide to the land Steeles to the bad American policies that try to force us to assimilate, and to destroy our culture, to rob us of our cultural identity.

Speaker 3 00:48:34 and it left us into a high level state of PTSD that we don't trust and we don't open up unless it's a native face that's actually there someplace that we can, we know that we're going to be safe in. That's, again, like going back to our mission. That's why we highlight that point. because it's just about that sacred space. A place to feel safe. I think so many, so many of us, you know, get comfortable and we, you forget what it's like to actually be 24 7 in spaces that you, you don't have that you don't feel safe. You don't feel like you belong. You don't, you feel actually out of place and that you don't belong there, and you should leave. So that's what we do. Another issue that we're having here in this area that we're dealing with, when we target the chronic single adult homelessness, and it's one of the pet peeves I have with the system.

Speaker 3 00:49:20 because everybody wants to combine everything into this, this homelessness issue. and there's an equal crisis going on, and it's the mental health crisis that's been brought on by 50 years, 40 years of, of, of just dismantling a mental health system in this country from the, treatment centers, the, rehabilitation mental health institutions to the halfway house system, to every, everything else. And, and, and really there's nothing today, we were talking about before, we hopped on today about how, PSH permits support of housing now for some reason is the general idea that that's catching that level, that high acuity level. But it was never designed to meet that. The, the services, the in housing and the PSH piece is things like case management, basic case management. It's not medical case management, it's not mental health, behavioral health case management. It is case management with some, 24 7 coverage, light coverage too, not like security of any kind or like, you know, like that.

Speaker 3 00:50:30 So anyways, we're dealing with a big mental health crisis here that needs to be addressed. We need to meet more mental health resources out there, and we can't expect the housing providers to pick that piece up that, we've dismantled substance abuse. I'm sure everybody's knows what's out there now. The fentanyl crisis is destroying, our community and other communities around us. The, the overdose deaths are just skyrocketing. It's, it's appalling to just see how many people are falling from this, this horrible drug. Something we've never seen before, witnessed before. And I don't mean obviously just the difference in the drug itself, but in the reaction in the way behavioral health has changed. When I became a member 15 years ago and it got me off the streets, and when I was, well, the typical average membership base was all alcohol maybe cracked.

Speaker 3 00:51:26 The, the behavior of our, our relatives that we served is completely different. Now, this fentanyl is actually in meth. At meth. There's a lot of meth too. is another crisis that is, can't be fall upon just the PSH world that we need more treatment centers, more shelter bed or, you know, more, detox centers. A lot of people talk about detox beds, and we need a lot of that. And I do, I believe that as well. But I think, I believe they're meaningless if they don't accompany a bed, a treatment bed after you get out of detox. So, we need both and we needed it yesterday.

Speaker 3 00:52:08 So some of the solutions we've been working out here in Seattle, obviously just kind of talked about this last Friday when we had our grand opening celebration of our latest building. I talked about how we can't do this alone. it ain't just Chief <inaudible>, it ain't just my leadership. It ain't just, you know, it ain't, it ain't all that thing it really takes to take a village. It takes a lot of partnerships, a lot of great people coming together. the tribes, like I said, tribal support. They might not help us with a big, payment to build the building, you know, like giving us like millions of dollars. But they, they're there to support us on letters and it urge help us get the word out there and all that stuff, right? So, we rely heavily on our tribal, relationships, government support, all the elected.

Speaker 3 00:52:54 We have, you know, we do a lot of outreach. We get a lot of them on board with our mission, with our, what we're doing with the work we're doing, other organizations that are in the area. We have wonderful partnerships with other native orgs in the area, in the area. Seattle Indian Health Board does the medical work for the community. The United Indians of all tribes that run Daybreak Star, does Daybreak star powwow, and several other great orgs. we kind of, the first big grants we ever got for service grants was, about seven years ago, maybe six. And, and we went in as a, as kind of a cohort collective. We wrote a kind of a partnership between the three of us. It was the first time any of us got big, big major dollars for services out from the, human services department of the city.

Speaker 3 00:53:47 And from there, we've just been building up wonderful relationships. But we did it together and we did it and we had a collective voice. So, we rely heavily on our network. We have a lot of great allies, a lot of tribe and most partly our members and people we serve the relatives, capacity building, like I said, like, we, we need to invest in our, in our, staff more. and we have been, and the chiefs data club, one of the things, like I said, when people call and ask us why, why, why aren't they drawing in more Native Americans when they've got a bunch of, opportunities for services there and how can they get them there? Like, like if you don't have no native staff, you're not going to, you're not going to draw in a lot of native people.

Speaker 3 00:54:36 We've seen organizations that were once, you know, that were focused on native people that op this. Like they got some sort of government grant that they had to like really to open the doors for everybody. And, and, and it, there's a tipping point and it isn't like 50%, it's probably more like 15 to 20% as non-native starts showing up in a space that natives retreat and goes, they go back to a space that they feel is theirs and they used here in this region. We've seen that at the pandemic when we had to start serving food outside. But, so we hire a lot of native staff we have today. When we started, when I started working at the Chief Seattle Club nine years ago, we had, 11 employees. I was the 11th. Today we have 140 and we have an 83% native staff.

Speaker 3 00:55:23 And, like it's about roughly the same for, for, our board makeup. And, with that comes a lot of training, a lot of opportunities. Like we're kind of doing a little social experiment

here. I tell people that we are leading the way and we're doing it ourselves at the end of the day, you know, the community can stand and say that they have healed and housed the their own community. and yeah, so that's one way and that's one way. Like when we opened our first shelter, again, like what Mike was talking about when we opened our first shelter, the same thing. Natives weren't using it. Like, there's plenty of shelters in Seattle. Seattle's a pretty big city, but Native Americans for the most part, weren't going to any of them. When we got our first shelter, 29 beds filled it <laugh> as quickly as we could.

Speaker 3 00:56:12 We could have filled it in one day, but you, you didn't want to. because it's not congregate. You kind of have to do it slow to make sure the paperwork's all there and all that kind of stuff. But we filled it wrap so rapidly, we could open, we could still open it up two more tomorrow and they just film probably overnight. And, but anyway, you did get that without, without being a native cultural ident, culturally appropriate, provider that's led by the community itself. some of the community support that we, we, we need to do is we are very, we have a big presence on Facebook, social media, so we know there's a lot. We get a lot of community support by our elder community, by our other nonprofit community. and we do that by awareness. One of the things that, we need, we know we need to do, we're actually just contracted with a PR firm to kind of help us through this phase, is, what we're, what we plan to do with, awareness is there's this danger of, of the narrative of surrounding homelessness and the problems that we're facing.

Speaker 3 00:57:17 This, this nimby somebody had a question about NIMBY out there and, and, and things like that. And people are getting tired of looking out and seeing tents and stuff like that. One of our fears is that people are going to overcorrect and kind of get on too strong on that negative side of things. Like it's okay, okay, we put up with this humane way of dealing with it, we just have to sweep everybody off the streets. And we feel like that could happen, that, that the public opinion could happen. So we have to really inform the public and really make them understand, what we're dealing with. The mental health crisis, like I was talking about the, the, the, the substance that's out there and there's a, there's a lot of issues. And so, we do a lot of that. We do a lot of public speaking events, we do a lot of things that highlight the work that we do and dealing with high acuity issues and the intersectionality of problems and, and to make sure that people understand that that why, you know, why the overall rate of, of the issues in the areas aren't dropping as fast as they would like to see.

Speaker 3 00:58:24 but we, you know, to know that we are doing the great work, and we are making that needle, you know, that we are moving that needle in our community anyways, of single chronic adult homelessness.

Speaker 3 00:58:40 But there is a future of hope for us and for all everybody. We know that the problem is solvable. If we could keep building parts, partnerships with other orgs, with other government offices and all those type of things, we get that narrative out there and we get public support. We know that we could solve this issue that we're having. And I think it's solvable throughout my predecessor, Colleen used to always say, if you solve for native homelessness, you solve for everybody because, and, and, and we're often the high, you know, some of the, most vulnerable, the most, hardest to reach. So, if we could reach us and we could solve it, I, you know, we could take that model throughout Chief Seattle Club. Like we broke ground, I said earlier in our

first building project around 2019, we opened it up and completed construction, moved our first tenant became actual housing providers in January of 2022.

Speaker 3 00:59:37 It was an 80 unit building on the ground floor. We partnered with Satellite and Health Board to open up a clinic, integrated clinic and assume they're going to start placing behavioral health and SUD there as well. We also have a cafe that's owned by us, a native cafe, native themed cafe where we serve native food. And, it's wonderful. and since we opened that first one there was, and I'm sure all the other cities have this issue, kind of a good old boy club that these housing development, there's a lot of nonprofits that want to be able to want to, solve these issues for their own communities. The problem is that you can't just get into the, the, become a housing developer and it's not really geared to let new newbies in. When we, we acquired our first building, which is adjacent literally next door to our J center.

Speaker 3 01:00:36 it was a dilapidated building and we really kind of walked into a suite once in a lifetime, even for an organization deal. And we acquired it. And the first thing we did, we wanted to do, we wanted to start making plans to tear it down, rebuild it with some housing. And my app predecessor, Colleen, would go to the office of housing, go to the state, go to the county and talk about our plans. We're going to tear this down, we're going to build units for housing for our people. They should get like, almost get laughed out of the offices and be told that, no, you're not going to do it. You don't know what you guys are doing. You guys are too small. They even have Audacity, one of the offices and told her what you need to do is just give the building to like Catholic community Services, let them build it.

Speaker 3 01:01:23 And you tell them you want some set aside rooms. I'm like, no, she wouldn't take it, she just said, no, no, that ain't going to happen. She was very tenacious. We were very, very good speakers and she, we went out there and made it happen. We built our first building, but whatever it did, it broke down some barriers and the next thing we found out, we started getting opportunities. Just, just breaking through that wall is what, what it was, it was hard. since then, we've got acquired two rapid acquisitions, one through the city rapid acquisition, meaning that there's a lot of developers out there that are building, constructing housing today that are designed for market rate or just below the proformas, the projected proformas and inflation cost of labor, interest rates of construction loans. All these things are skyrocketed. So, everybody's realizing their, their, their projects aren't ling out, so they want to sell.

Speaker 3 01:02:16 There's a lot of developers out there, a lot of developments that are trying to get out before their construction loan closes. So, there's a lot of opportunities to do these rapid acquisitions and we, we, we've gotten successful on a couple of them since the opening of, our first building, which was all, all, one is a 63 unit, building for our elders 55 and older called Gold Finch Apartments. It's in the community. It's called Fremont Neighborhood here in Seattle. opened that up of January of, of 23 or February of 23. And right around that same time, we got another kind of a rapid acquisition. It's actually called the Health Through, health through Housing Program of King County. and it is called this, salmonberry Lofts. And it's 76 units, and that's literally just around the corner of our, day shelter here in Pioneer Square.

Speaker 3 01:03:11 So we had three units at, three built apartment buildings. this, this, this time a week ago, last Friday, we opened up our fourth building. And, it is a picture of it here. This is the back courtyard, sacred Medicine House in the Lake City neighborhood of Seattle. And that's 120

units. So today, now we, we have four buildings under our portfolio with 339 units. They're all permanent supportive housing, single, units, studio units. Our target right now until we solve it is going to be chronic single adult homelessness. We just completed our five year strategic plan, I mean, completed drafting it and creating it, and for the next five years. And it, we are, and the big overarching goal is to get to functional Zero. We're, we, we talk about with functional zero, meaning that, you know, there's always going to be some form of homelessness, people getting kicked out, evicted, people fleeing bad, bad situations and whatnot.

Speaker 3 01:04:17 So there'll always be room for shelters and things like that. So, nobody's going to say we're solving homelessness ever, but we want to get to Functional Zero where there's no chronic single adult issues anymore. There's enough, permanent supportive housing beds for them, and then also shelters that there's enough shelter, but culturally appropriate shelters that they could go to. So, our plan is to get there in five to six years. And we think that it'll be about our goal, overarching goal for the end is to get to about a thousand units. and which would be another 600 ish more. Whether or not that number is truly a thousand, or if it's 800 or 1200, it doesn't matter. Our goal is to get to functional zero in that, that period of time. So, it's actually solvable. It's right in our future. It's, it's, it's so visible right now.

Speaker 3 01:05:07 This past year, well now a little more than a year, we opened up two buildings, one of one offsite non congregate shelter all within like a six month span. And now we're in the middle of a lease up opening up our, this building this, right now, just last week, if the, our, our, our plan to functional zero over the next five years is actually going to slow things down for us as an organization, as what we've been through the last two to three years. we, we rapidly grew, and we, to get to Functional Zero, it's doing one of these rapid acquisitions one, one a year. It's just very achievable, very doable. and we're very excited to be able to do it. I don't think a lot of communities in this area could actually say that they've gotten functional Zero. I don't even know if we're moving needles as a collective, as an overall that's trying to, to lower homelessness issues.

Speaker 3 01:06:01 But, anyway, so Sacred Medicine House, here's some pictures of it. Obviously the building is the top left picture there. And that mural that's on the front was painted by Andrew Morrison. There's the middle picture shows it right there. Andrew Morrison's a wonderful, wonderful muralist, a Native American muralist, and some of these other murals that are in the building throughout the floors, it is, five unit, five floor building. The top four are the units themselves, but ground floor is all programmatic space. A place where we could do, healing programs and things like that. We have a big courtyard where we plan to have a ceremony. but anyway, some of the basic concepts of this building is to, is to bring that sacred space back out of the four floors on the elevator, the, the top four floors at fifth, the, the ground floor itself too.

Speaker 3 01:07:02 Every floor is going to have a different mural. And, and it does have a different mural. And there are different regions of the area, like, that top right one there, it's like teepees, right? Midwest, you're going to, you know, one of the floors has some hogan. and every floor is different type of region of, of different type of dwelling and homes. We're very intentional about our artwork because we want to make it sacred space. We want to make sure that when they leave these, the, the streets and they walk into their home, that they know they're in a space that belongs to them. That sense of belonging cannot be, over, you know, just it's isolation is one of the things

that, one of the worst things about being on the streets, being alone, being invisible, having people walk past you like you don't belong.

Speaker 3 01:07:51 Like they don't want to see you, to go to a space that's actually where is meant for you to be there. A place that you, oh, the bottom right row. I don't know, the art. These are all really relatively new. And when I was at the building on Friday, we hadn't hung the placards up or most of the placards up yet. They go next to, you know, art pieces. So, I'm not sure. but actually, we didn't contract directly with the artists. We contracted with eight generation with who, have a, who make a lot of native products. And they have, they have their own team of, artists that help them design their native blankets and stuff like that. And, so if she, if, the, if your cousin is, worked, one of the eighth generation artists, and it probably is, is them.

Speaker 3 01:08:43 But yeah, we we're very intentional. Make sure that when you walk through that space, everywhere you look, you know, you're in a native home, you know, you're in a native dwelling, you know, you're, you're in native country again. And we try to provide that because so many people, like I said, are not from this state or from, especially from Seattle. A lot of them are, because a lot of them are even third generation Seattleites. Then, the problem in our urban country here is the Termination Act and relocation act are the two primary things. The Termination Act in the fifties, in 1953, my tribe Settes was terminated. My dad was seven years old. That's why my, my mom, how my mom and dad met my dad for, was forced to leave, Settes with his grandmother and his mother, and move to Salem, Oregon to find resources.

Speaker 3 01:09:36 because they terminated Settes, 1977. I think we were the second tribe in the country to get reinstated, but the, a lot of damage was done. So, there's a lot of sets that are all over the state of Oregon. That's why I said earlier also about Portland area. West Settes is very helpful of Portland because there's a lot of settes that ended up in Portland. Same thing happened here with tribes that were terminated in the fifties. And the other one with relocation programs throughout the fifties that said that they were going to give, native Americans a chance to thrive, to prosper, climb up that, economic ladder of, education, housing, just prosperity in general. Just leave your reservations and come to these cities. San Francisco, Seattle, Denver. And they were poverty traps. And we know a lot of people we serve today are part of the third generation things.

Speaker 3 01:10:27 And, and, and maybe even more than that, that are here, that have never had a solid, a standing because of that. and so, we have, yeah, anyway, drew what I was saying, <laugh>. But anyway, this is what we do at Chief Seattle Club. I think I'm done with my presentation. I will say that it is a blessing to be able to do this. And I think when we achieved functional zero in five to six years, I think we're saying by 2000 and, 29. 2029 is, is, we will be done. And then we're going to transition to family housing.

Speaker 1 01:11:13 Great. Thank you so much, Derek. and Mike again, just really amazing, amazing work and communities that you are supporting and individuals and treating the whole person right, with dignity and respect and recognizing and seeing the whole person. I think, you know, when Mike was talking about taking elders to, you know, get a haircut, go to a show, things like that really, that you see that person as a whole person. And Derek, when I visited just the artwork, right? Yeah. It's a warm, welcoming space. You're like, hey, wait, I've seen that. I belong, right? I identify. It's just so, it's so moving and so important. So, thank you both for sharing, sharing, the work and the great things that you're doing, and also some of the challenges as well. But the



perseverance in spite of the challenges, as we all know as natives that we're really good at, is persevering. I want to, I know there's questions in the chat, so I want to go to those first. lots of good stuff there and then we can circle back. I have a few questions, but I want to give, priority to those folks in the chat, so if someone can read the chat questions.

Speaker 5 01:12:30 Sure. I can, I can do that. Can you hear me Heidi?

Speaker 1 01:12:34 Yes. Thank you.

Speaker 5 01:12:35 Thanks. This is Lynda. so, cliff Hare asked, how do you, how do you delineate between the case management piece and the property management landlord piece when housing related issues arise? This is for, for I believe, either panelist.

Speaker 3 01:13:02 Yep. I, I, I can go first on that. So, we opened up our first building. We weren't allowed to do property management ourselves because tax credit investors say you, they want to make sure insure, and we totally understand what we had to bring a third party management company. That was one of our biggest concerns, was how that was going to interact, because we know property management must think about terms of like property and things like that. And then we thought that they may be too eager to kick people out. We were really worried about that type of thing. Whereas case management, we wanted to, you know, be the person focused. and we, there's a lot of headaches and a lot of, butting heads at first when our, our property management company, wanting to kick out people that were like, hold on. No, no, no, this is why we got into housing.

Speaker 3 01:13:52 You're not kicking the out or vice versa, when it was sometimes somebody, right, right. That it was, there was this philosophical difference. It took a lot of work, but it, it, it can be done, to know that, it's all about compliance and safety really. Well, I only think about kicking people out now if it's something violent, something felon, like a felony of some kind, because that is why we got into the business. but what, when something happens, like, and there is, we hardly charge any rent. So, we don't really have rent issues. We do have rent issues, but not, not as, as part of the eviction problem, but if they have a tenant that's like being loud and there are property damage, even that property manager, how it's supposed to work is to be speaking with the case management team and be saying, Hey, tenant 3 0 3 is, this is the issues coming up. We're going to have to put a notice on their door. If, can you help us out and intervene? Can you talk about it? and then that case manager's supposed to go and do some outreach and figure out, try to help with the BO and get to the bottom of it with them and try to coach them into being a better neighbor, better tenant, and those type of things. But it takes a lot of working together and a lot of talking.

Speaker 2 01:15:08 I would agree. The, the key is communication, you know, and, and really, picking your partners that you know you can work with now and in the future. We do have case management on this side and property management side. We very rarely see those, fight against each other. And so, it's been pretty good. We manage self-manage most of our properties except for the ones where there is the hierarchy of looking for people that have, history of working within, the program and programs that, the funders are interested in. But we really have seen very little conflict between case management and property management.

Speaker 3 01:15:58 I, I will add also on there, in our portfolio now are small, small portfolio four buildings. Two of the buildings we have to use third party management, and two of them we're

operating ourselves. And there's a big, huge difference in the ones that we can actually property manage ourselves. And the, the teams, I saying the property management and, and service management can actually coexist very, harmoniously that than third party management companies. But our goal is to take over our entire portfolio as far as, property management someday, as soon as the tax credits investors allow us to.

Speaker 5 01:16:34 Thank you. Shelly, Elli asked in Ash three, how do you deal with community members that are on methadone?

Speaker 2 01:16:50 We look at the opioid crisis, especially fentanyl and, and meth kind of together, especially now since there's a lot of smoking of the Fentanyl. it, it's a constant battle. We do checks with people when they walk in, but again, if they have a substance with them, we give them the option to leave it at the desk and they can pick it up on their way out. And so it, it helps in that regard, to keep track of it. But it's, it's an ongoing battle because people can use meth and, smoke, fentanyl in a matter of minutes, or shorter. And so, it's always a battle, but we continue to, to strive to have open communication and trust.

Speaker 5 01:17:41 Thank you. We also had a comment which said, way to go from Leslie Jackson way to go reusing vacant buildings. Makes so much sense. Bravo. And we have a question from Ken Green. Any problem with nimby with the development and how do you deal with it? I think that could be for either of you. Probably,

Speaker 2 01:18:05 Yeah, I'll take the start on that one. in the beginning, our Avi Wgan project was probably the hardest one to get through. but once we established that, and the tracker record we have with management of it really has helped us, right today, a lot of my scattered site, a lot of our scattered site housing are in neighborhoods, and the neighbors don't even know it's there. and so, we've, again, I think the track record that you, that you provide really helps in, in dealing with that. We have community members when we go into a neighborhood that, where there is a question, we have community members that'll stand right up and say, go look at their properties, and you'll see that they keep them up. And, we have no problems with that. And so, I think that's been a, an advantage to us or a success for us.

Speaker 3 01:19:06 Yeah, I think it, it is, we haven't really had too big of a problem with the nimbyism in this area. and again, I think it is also like our track record and, and us being out there doing a lot of, awareness building and things like that. out of all of our sites, our two off shelter, our offsite shelters and our, our four buildings, the only one that we've had kind of an issue with is the one here in Pioneer Square, sacred Medicine, or Not Sacred, salmonberry is the only one we kind of got pushback from the community that's saying that there was enough PSH in the area and they didn't want more. And they, that building should have been, because it was a turnkey ready building. They wanted it for regular market rate housing, for diversity of housing. And, but that was the only one we seemed to get pushback on. We generally get a lot of, public support when we move into a new area.

Speaker 2 01:20:03 I'll say one more thing on our side. at the shelter, what we've created is a work program at the shelter where we pay people, \$20, \$10 an hour to go in the shuttle bus and we clean up the neighborhood and, we pay them \$20 an hour rather than having them having to seal, for \$20 or, or a girl having to sell themselves for \$20. We feel better giving them \$20. And then

they're on the street cleaning up. And the community the recognizes that and they see that as an advantage and, of getting, giving back to the community. And that's been a real success for us in, in creating, ongoing communication and an ongoing success.

Speaker 5 01:20:55 Thank you. We also have a question from, Sierra. I hope I, I'm, I'm probably going to mispronounce your name and I apologize, Sierra years. It's a very open-ended question, so I don't know if you want to also raise your hand, in the chat, Sierra, and ask it to, to add a little more. The question is, have there been a lot of success with building supportive housing? So, I'm not sure if there's a particular focus Sierra has or not, but,

Speaker 2 01:21:41 If it wasn't successful, we wouldn't continue to do it. <laugh>,

Speaker 2 01:21:46 You know, and, and, and really, success is in the faces of the people that we serve. And, and that's what brings us to do the work we do. And, you know, e even if there's a challenge that is presented to us, a lot of times our, the second time a person is a resident, they're a better resident, the fourth time they're probably the best resident <laugh>. And so, by continuing to give people opportunities to come back and to grow, we're always there. And, and so I think that's the key. Even in a shelter when if somebody doesn't show up for three days, we pack them up, put their stuff in the, in storage and, and put somebody else there. But they'll come back four or five days later and next time they, they won't be gone for three days. And so, I think having, being, being supportive as we are, but also having boundaries that we do, we create a, a better, client.

Speaker 3 01:22:56 Yeah. I agree. I think it was successful. We have a lot of headaches and problems. Like I said, we're not, we're not a medical model clinical model. It is housing with some supports. It's full on housing with tenant rights and, and the like. but there's nothing else out there. I, in my slides earlier, I talked about natives, 2% of the population, 30% of the single chronic adult homelessness. We knew back then with those numbers came out. It was like right around 2020. any given night, there was about a thousand homeless natives on the street. Chronic homeless. Well, if you count the, the, beds we already have, not beds, but actual housing units, we've already dressed possibly up to 30% of that disparity in itself, that, that worst disparity. So, in five to six years, we're going to keep, continue to build permit support housing and go from the worst disparity in eight short years of actually being housing providers to having no, disparity or have no chronic single adult homelessness.

Speaker 1 01:23:57 I'm going to jump in here because I think a lot of, of what was discussed kind of leads me as working at HUD, right? Our money flows through tribes. really what kind of partnerships with tribes or tribally, designated housing entities might enhance how you provide services

Speaker 2 01:24:26 In Minneapolis? We have not had a lot of tribal support over the years. a lot of our tribes, you know, the 11 tribes we have in the state, we have a couple that are very fortunate because they have, urban based, to, that uses their facilities. but a bulk of our tribes are from small areas in North Minnesota, and, and they don't have a lot of dollars that they can share with the urban area. Although we serve, like Derek said, sometimes the majority of their, of their, constituents. But the, the, you know, there's still enough of a concern on the reservation and, and me, I, I've been in tribal government, so I truly understand that. And, but in the urban areas, we have

more opportunities. And so, we just have to be, competitive. We have to be at the top of our game, and we can provide those, resources ourselves or be able to get them.

Speaker 1 01:25:41 Derek, do you have anything you want to add?

Speaker 3 01:25:43 Yeah, I, I wish we could get a stronger sub, some stronger support, but like Mike just said, I totally understand it as a tribal member, as you know, and, what I would like to see what my tribe do when, and support and that type of thing. When we got first got into the housing game, it was say like, why don't we partner with one of the tribes to get some of their, their NEDA dollars? And then we, we can actually build a native, build a native project where it could be actually native specific. we tried and we, we, we, we, researched a little bit, but it was too risky of like, if we did that, like tribal council could have voted out from one tribal council to the next and say, why are we supporting this project if it's not housing any of our people?

Speaker 3 01:26:25 So it'd always be kind of at a jeopardy of that type of thing. So, we just, well, we'll just go with, the regular model here. but we really wish we could, I always wish that we, because of, like we said earlier about like most natives going off rural areas in, into these urban cities, there should be some sort of fund or something, some sort of pool that maybe tribes could put towards or something where, we could get access to because we're serving all people, right? Our number one demographic is from Southeast Alaska at those we serve at Chief Seattle Club, we serve 1800 a year unduplicated. In a given month, we'll serve 650 people a month in a given day, a hundred to 140 people a day. and number one is Southeast Alaska. Number two is from Browning, Montana, from Blackfeet Country. Right. and then, then Southwest and, and Plains a lot of Lakota, right? Like it's all over. And, we would like to see a lot more support.

Speaker 1 01:27:29 Yeah, I have a healthcare background before I did housing, and, you know, knowing that there are federal funds out there for urban health organizations, it's something that I definitely would like to explore more, in the housing realm. Right. Because I've seen the success in urban, health, funding. You know, you each operate some housing under a housing first harm reduction model. What would you say is a, is critical to understanding this approach and if you want to operate a successful housing first program?

Speaker 3 01:28:19 Yeah, there's a lot of things that we, that we <laugh> like Housing First to us as an org, we have to figure out how we are going to make this part of our Talking Points housing first. I, I, I think everybody needs to get on page and under and have come to the same understanding what we're going to all agree on housing first mm-Hmm. Because one thing that we're not so sure of is keys first for anything in a full lease. Because what we've done is we've been housing providers since 2022, January of 2022. We've lost a lot of people. We haven't lost any, well, we, we had this temporary shelter, I'm not even going to go into that one, but our permanent shelters or shelters that, we have off site that we, that are actually Chief Saddle Club long ongoing, we haven't lost any people to overdose deaths and things like that.

Speaker 3 01:29:06 they're safer. They're things, you know, we need transitional type of housing. When you move somebody first into, the units, that are raw off the street. We've, we've had a lot more problems. Mm-Hmm. <affirmative>. We have people who have flooded their units and their floors and the, the units below them several times in like a three month span. We keep paying people to come in and redo the drywall, things like that. I get what I, I'm say our model at Chief

Seattle Club, but with our shelter, our non-congregate shelter, it's about building community. It has case management there and it has structure and rules that we can't really put in place in a housing system because of tenant rights that which we stand by and agree with. Everybody should have tenant rights. But when you have a program and you can actually help shape behavior, we can actually control people a little bit, not control them in that bad way, but provide things to give them life skills to get them, ready for tenancy.

Speaker 3 01:29:59 Since we've been housing providers of 2022, we have housed both types, people who've come through our shelter system and got those that case management and, and structure and those that came straight from the streets from being chronically homeless. This is all anecdotal, of course, we haven't figured out how to put this data together, but we know by far those who come from our shelters who've had time to actually adjust with some structure, with some rules. Those, those type of things, that they fare far better in our units than people who've come straight from the streets. And, that's our model and that's what we want to do. We want to, we just, we just know that that works. We know that we've lost people today because we lost the ability to actually help them and or do a room check, right. And things like that. because they got key, they got those keys and a lease, right? Right. If they were in one of our shelters with that structure, we could enter any time. We could, make them sign in, sign out, keep an eye on them, all kinds of stuff that you can't do when somebody has tenant rights.

Speaker 2 01:31:09 You know, the tenant's rights issue is, is a, is a tough issue for all of us in this field. We're taking people from a tent, which are in the throngs of addiction, and we're expecting them to, we're, we're looking for irrational people to make rational decisions. It doesn't work. And so we have to be, communicative, and on our toes because, it, it, we've had water issues too. Derek never had them in 13 years. And all of a sudden I got water spewing out every building I have. And it just seems to be, I, I don't know a phenomenon today, but it's, it's created a lot of damage and, and it takes away housing. You know, if I, I, I have somebody in the third floor or floods unit, it takes five units out of offline, you know? Mm-Hmm. <affirmative>. And, and again, thousands of dollars' worth of damage. And so, we have to be on top of it, and we have to be able to get people out of a situation where they're damaging themselves and or others in the building. And so, sometimes that's, difficult. but, you know, it, it is what it is. And so, we have to be on top of it. the tail can dog.

Speaker 1 01:32:37 Mm-Hmm. <affirmative>, could you expand a little bit more on what kind of preparation or support you both employ to, you know, like you mentioned someone is used to living in a tent, to getting them, you know, acclimated to living, you know, in one of your properties and then eventually on their own. What, what does that look like? What does that support look like that that continuum look like?

Speaker 2 01:33:07 You know, Heidi for us there, there's not one, one way of doing it. When I have, one person that has 32 people that they're case managing, because I can't afford to hire a second case manager that stresses everybody thin. Mm-Hmm. <affirmative>. And so, every case is different. And, for us, it's, it's, it's the communication that we have and the inspections, you know, we do have to go through units to make sure people are, are, alive for one thing. And, you know, safe.

Speaker 1 01:33:48 That makes sense. One size doesn't fit all right. Meet the person where they're at. Yeah. That makes sense.

Speaker 3 01:33:54 Yeah. I, Eric, yeah, I'll just second on that. I think, another issue is, is that we're seeing with us is the, the concept <inaudible> housing is just way too broad. There are so many, we need more differences, they need to break that apart. <laugh> put it like, everybody needs a different level of touch and a little different, different approach. some people are ready, for almost independence with the lightest touch, but still need some sort of permanent support. And I think that's what housing with PSH was kind of designed for that type of thing. And, and then you have others that need chronic support, right? You need to put, you need to, even psych support, and, and everything in between. And, and there's just this, this, this bucket that's just too big for everything. That's a be all, end all for, for PSH. And, if we could delineate that in some way a little bit better, we could get more efficient and more productive and, services and see more improvement in behavioral health and, and stuff,

Speaker 2 01:35:00 I'd like the legislatures that, that deal with this, I'd like them to come to my, to my, into my world and, and let them see the reality of it, not just the concept of it. Mm-Hmm. <affirmative>. Because we deal, you know, both Derek and I deal with the hardest to house people in the country. Yeah. And, and they need special services and, and they need more guidance than your average renter that's been in the marketplace for a while. And sometimes they want to put all of them into one basket and, and it doesn't work.

Speaker 1 01:35:43 Right.

Speaker 3 01:35:43 Yeah. I, another thing too that I noticed that I, I serve on many boards and that do the same similar work, not, not with the native focus though, but like in the area of the Seattle Cape County, I've served on many boards over the last 10 years of affordable housing. I deal with either affordable housing or homelessness or both, or, and, and, and coalitions and things like that. And some of the affordable housings that, that I've been involved with, we're talking about the, that regular affordable housing that's supposed to be theoretically a tier above PSH, that's going to be like for families and people that need light touch subs, ongoing subsidies and things like that. And over the last 10 years, one of the, the longest board I've served on, I think I'm met nine years, and <laugh>, I think you need to think about getting off, but this regular affordable housing nine years ago, it was just that it was families or families are individuals that needed long ongoing subsidies. Today they're having mental health. I think today what PPSH looked like 10 years ago is now what the regular affordable housing looks like. So, we've even got more of a severe crisis dealing with PSH now, and it's, it's gotten bad.

Speaker 1 01:36:53 Yeah. That's a, that's an interesting Right. Trajectory is maybe the policy, and the theory are still seeing it Right. One way or in the past when you all are on the ground seeing it in reality and seeing what really works. Right. What Mike was saying too, kind of, I'm just going to check. Are there any other questions or hands raised before I ask anymore?

Speaker 5 01:37:20 We, we did have a nice comment, about, another, housing program that I thought program folks would like to hear about, if that's okay. Shelly, Elli said, visionary Ventures is joint venturing with full circle communities on the first urban Native American housing development in Chicago's history. We're hoping to close this summer and start construction soon thereafter. We do not currently have any tribal nation support in Illinois. The Prairie Band of Potawatomi are working with the state to reclaim some of their homelands. This is going to be very important for our urban native community. And she also, when you were talking about, financing,

she said, that having access to gap financing for urban Native American housing, would be something of, of interest. Something that would be really helpful. And that's it on the, the comments at the, at this time.

Speaker 1 01:38:32 Great. Thank you. Lynda. I'm just going to switch gears a little bit and ask you what, what's important in partner, in a partner in development, right. When you're partnering with other folks. What are the important pieces there?

Speaker 2 01:38:56 well, we found over the years, and, and again, we've been a partner with a PPL project for pride in living in our NBE building. At the time, AICDC did not have, two nickels to rub together. And we needed an organization. We had the idea, and we had the vision, but needed an organization that had a, a history and a balance sheet, to make a development of, of the size we were looking for. And, and so we picked a partner that was the best at what they, what we needed. We did the same thing with the HUD 202 when we partnered with CommonBond communities. They were the best in the state as what they did. And, in both those is a good partnership, lasted a long time, and now we've gotten our own legs underneath us. And so AICDC no longer needs, a partner like that. We are, we are asked to be a partner for fledgling organizations, starting now. And so, it, it's kind of going that full circle, that it's talked about. And so that's a plus. That's

Speaker 1 01:40:14 Fantastic. Derek, do you have anything you want to add?

Speaker 3 01:40:19 Yeah. good partnerships or what to look for in partners throughout? Yeah. being a native or native focus in our own, traumas and the things that we need and the things that our cosmological outlook of life we're very, different than mainstream systems and, things that are important. Our value systems are totally different. When we designed our first building, for example, we had a, one of the top architecture firms that were just signed on. because they wanted, you know, hey, the native cause let's be good partners. And, they designed a building, and me and Colle at the time were like, something's not feeling right. They're not listening to it. Every time we come up with an idea, like, we'd like to see it, this, you know, it can't, it just ain't done that way. It just, you don't know what you, you have to do it this way, you have to, and all this, it's just like, it doesn't feel right.

Speaker 3 01:41:09 So we went out and we, we talked, John Paul Jones into designing our first building, which is a, he's from the Seattle area, and he's, renowned native architect who designed the American Indian Museum in dc. We're like, please, you have to come on. He came on, he looked at the, what they had already dropped up and said, oh God, this is horrible. What they did was saying that because it was an affordable housing project, that all of our funders were, expected us to maximize units. So, they just had a basic floor design on every floor with long, straight corridors, hallways on every floor to maximize units. It's like, you can't do that with native people. We're coming from a community with institutions, you know, boarding schools, prisons, all these different things that, that, it was very institutional feeling when you're going through this, this design.

Speaker 3 01:41:57 It was like, no, you just, just, so, just that he basically redesigned it, redesigned each floor, chopped it up a little bit with shorter hallways. We lost some units of course, to do that. Our total unit count went down a little bit, but that's what was important to us. It was pointless to create a building that maximized units if it was going to cause more harm. So, we have our unique traumas and our unique things that are going to get us out of it, and we need people to

understand that. And I think it's hard for a lot of non-native orgs and companies and businesses to actually, they want, they like the idea of it and the thought of it, and they tend to be that way, but there's something about it that they're set in their ways. They can't, it took a lot of it, but there's a lot of, we found there are good partners out there, but you, it's communication and it's, and it is them to truly trust what you're saying and what your expectations are and what you value.

Speaker 3 01:42:49 even when we got down to the valued engineering parts of all of our, our two buildings we've built, it's like, no, we're not going to scrap this piece. This is, we, we need this piece. This is the fundamental piece of healing, this art piece thing, right? This brick brickwork or something. And, yeah. But at the end of the day, it can be done, but it's, it's through a lot of trust building and, and you have to be vocal about it. One of our partnerships we had with is joint venture, which is probably going to break ground in a couple years. it, and, they're going to lead partner, but, we've had like three retreats together, like all full day retreats where we brought in a native facilitator to help them understand like, you're not hearing us, you're not talking like, all they cared about was dollars and, and fundraising and, and the ability to fundraise. Like, we don't, you know, we know that the world's, the cards are stacked against us, but we're going to do it because that's our way. We're going to persevere, and we need to make this native. And, yeah. But after a few retreats, they got it. They ended up getting it.

Speaker 1 01:43:53 Isn't that nice when people realize that, just let Indian country lead the way. And you all can copy us, but like, we know what we're doing. Go ahead, Mike.

Speaker 2 01:44:02 Well, what we've done in all of our projects is that we are a 51% owner. somebody's having to make a decision. And so, we felt that we're bringing the project to them. It's our idea, it's our people. And so, we are a 51, 40 9% owner, and, almost all of our projects, 50 50 at best. But even then, we have, a caveat in there so that if it comes to a tie, we still are able to have a deciding vote. And, and that's been a key for everything we've done.

Speaker 1 01:44:44 I bet. So, a little bit, you know, looking at partnerships and trust building, I think you mentioned Derrick trust building. How do you, do you have any pointers for folks? I know it depends on the state and the cities, right? And, and their beliefs and their dispositions and stuff like that. But are there any, how have you developed those relationships, right, with the states and cities and surrounding communities? Or do you have any pointers for folks out there?

Speaker 3 01:45:18 I had a playbook designed by my predecessor, calling it, we really kind of have a, a belief of getting out there. Don't let people forget your name and forget not your personal, but your org. Don't let them take you off of their speed dial and policy makers and office of Housing and those type of things. When they're thinking about unleashing a new program, a new funding stream, a new thing, they, you want to be the first one they think about, oh yeah, I have to make sure, I have to check in with Derrick now and think, make sure this is, sounds good and it's going to be good for the urban native community, or have to, you know what I mean? Bring us being the bring chief South club to the table. And you do that. And what we do is make sure that we are staying connected with all of those, those shakers and movers of the office, of the city departments, state departments, county departments.

Speaker 3 01:46:06 we, we are, we're in very good contact with them. Just on Friday when we had the grand opening celebration, we had many, elected council members, the mayor spoke, and we,



we want to make sure that they're all engaged in that way. So, we do a lot of outreach to them. We, even when we don't have nothing to sell or nothing to even ask for, right? We, we just, just to make sure we stay engaged. Hey, it's been like four months since the last time we spoke. Everybody got set up in coffee chat, right? And so, we just stay really engaged with all the, policy makers and elected and department heads and everybody that, yeah, that can help.

Speaker 2 01:46:42 I agree with that. It's about being present and not only when you need something, but when you don't. You know, I go to a lot of, neighborhood meetings and a lot of, organizational meetings, just so they know we're around. And, then we have a much better, opportunity when we do need something. because we have a, we've been around and, and they know we're here. presence is the key. You know, nobody will say Mike goes invisible. because I have to be out there for the benefit of the people that we serve and the organization I run.

Speaker 1 01:47:26 Fantastic. Fantastic insight and, and advice. I appreciate that. I'm just going to check, to see if there are any raised hands or questions in the chat.

Speaker 5 01:47:44 See any, at this point, somebody's welcome to raise their hand.

Speaker 1 01:47:52 Well, while we're waiting, I'm going to see if, Derek or Mike want to offer anything we haven't touched on or anything that's come out of these conversations. Anything to add?

Speaker 3 01:48:09 I'll just add what, just what you just said, what we were just talking about. Your point was that it is achievable. We could solve the problems in Indian country, right? But like you, you said, as long as we get out the way and let us lead, not get out of the way and leave, but get out of the way and let us lead it, and then be there to support and to true allyship and to, walk with us and not lead us. I think, a lot, not just housing crisis, but a lot of the other areas that we need to work on in any country we could, we could, we could solve.

Speaker 1 01:48:43 I agree. And I hope that this is the beginning of many conversations to look at ways that HUD can be supportive and get out of the way and really look at, you know, new approaches and new models within HUD to support you all in your work. So, looking forward to that, in the future. So, I'm going to, since we don't have any other questions, I'm going to just say again, <inaudible> and thank you so much, to Derrick and Mike for joining us. You know, many things you shared today, you can tell your heart is in it, your soul is in it. You truly believe in serving your people and, and native people. And you know, Derrick, just some of the mentions you've had about your tribe being terminated and then restored, my tribe shares a similar history and all of the things that cascaded down, right?

Speaker 1 01:49:40 My dad, family, you can see all of that impact, right? And I'm glad that we're at a point where we can kind, kind of evaluate those impacts and also move forward and persevere as we keep saying. So, thank you for all your amazing inspiring work. Thank you for sharing and being approachable so that all of us on this call know that we can make a difference too, as we go ahead and address these issues. I want to share with you some other opportunities really quickly, with folks on the call. The Office of Special Needs Assistance Program just announced the formation of a tribal homeless network for tribes and TDH years. T-D-H-E-A Deer Tribal Leader letter was sent out April 11th. If you have not received a copy, we'll put a copy in the link. This is our

homelessness office within HUD. It's outside of the office of Native Americans, but we work really closely with them.

Speaker 1 01:50:36 So, so excited to see that other programs are really engaging with tribes. Our auspice is also working with another office within the HUD Choice Neighborhoods Department to host a webinar on choice neighborhoods planning grants, the funding, announcement as we call it, the nofo, specifically for tribes and tDCS. So, there's a dedicated NOFO for tribes and tds. This has been a long time and we're very excited about this. This webinar is scheduled for April 25th and begins at 3:30 PM Eastern Time. We'll have that information in the chat as well. And just a reminder, we recorded this session, so if you know of folks, coworkers, just other folks that would be interested in this, it will be available on our [codetalk@hud.gov](mailto:codetalk@hud.gov) website. So, Mike and Derek, your genius, your brilliance that you shared with us will be able to be shared, more broadly even than the folks on the call today, which we've had a lot of folks, and we'll send out this recording to those registered. So again, we want to thank you both so much. Thank you Lynda for sup, your support, and Iris and Candace and, everyone that made this possible. And again, let's keep this conversation going. We always, are honored to highlight the amazing work that you're doing and figure out ways that we can support you all. With that, everyone, have a wonderful rest of your day, <inaudible>, and thank you so much.

Speaker 0 01:52:09 That concludes our conference. Thank you for using Teller events. You may now disconnect.