San Felipe Pueblo Housing Authority’s Black Mesa View Subdivision

Using an innovative mix of Federal guarantees and private loans, SFPHA in San Felipe, NM, has built a 150-unit subdivision, grown tribal employment, and created avenues for keeping more money on the reservation.

This HUD Title VI and Section 184-funded project completed its first units in 2005 and its final units in November 2018. The total cost of $34.9 million includes $15.1 million in loans, and IHBG and ICDBG funds of $4.45 million.

75% Leveraged Funds

- Title VI Loan ($7.8M)
- Section 184 Loan ($8.3M)
- Other Federal ($3.3M)
- NM Mortgage Finance Authority ($225,000)
- ARRA/NAHBG/IHBG ($2.8M)
- Rural Innovation Fund ($1.6M)
- ICDBG ($1.65M)
- Rural Housing and Economic Development ($300,000)

* In-kind donation of land from tribe valued at $9 million.
To increase tribal employment opportunities, the force account does most site development in addition to building the housing.

The applicant and SFPHA design a house, making any changes that stay within the budget. The homebuyer can pay for upgrades out-of-pocket.

The opportunity to buy these high-quality houses has brought home several tribal members living off reservation, from as far away as Maryland.

From a staff of one in 2000, today SFPHA, with its force account crew of 40, is the 2nd largest employer on the reservation.

For more information, contact:
Northwest Office of Native American Programs
909 First Avenue, Suite 300
Seattle, WA 98104
Phone: 206-220-5270
www.hud.gov/nwonap

“What I remind my staff is that you are doing work that is affecting thousands of people's lives. See the emotion when someone gets a home.”
- Isaac Perez, Executive Director