



U.S. Department of Housing and Urban Development
BEST PRACTICE



Organization Name **Chickaloon Native Village**

Location Alaska

AIAN Population 508 (FY 2015 Formula)

IHBG Allocation \$107,117 (FY 2015 Adjusted)

Project Type **Rental Housing Development**

Project Description

Chickaloon Native Village; located approximately 74 miles northeast of Anchorage off the Alaska-1 highway, completed a 1120 SF three-bedroom single family home utilizing FY 2011 – 2013 IHBG funding. The total cost of the unit was \$162,433, which is 65% below the TDC limit of \$466,010 for their area. Chickaloon attributes the ability to create these homes at this price point due to the use of their long term reliable construction crew and a concentrated effort to buy cost conscious materials for the homes. While Chickaloon focuses on lowering the costs of the homes, the Tribe also incorporates a modern design with energy efficient appliances and fixtures, including a Heat Recovery Ventilation (HRV) system. All of these features improve the energy efficiency of the home; lower operating costs, and creates a comfortable living environment. Chickaloon is finishing another 3-bedroom unit this year which once completed will be the fifteenth (15) rental home built by the Tribe since the inception of NAHASDA using both their annual allocation of funds and generated program income. Since the inception of NAHASDA Chickaloon has received \$2,269,338 in IHBG allocations. It is interesting to note that the Tribe in its FY 2013 APR reported receiving an IHBG allocation of \$102,022 and generated \$64,985 in program income, almost 65% leverage from the efficient operations of their rental program.

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Project Photographs

