October, 2019 Housing Dept. Survey Summary

Tribal Housing Department Survey Analysis and Summary

In June and July, 2019 the Conf. Tribes Housing Dept. surveyed Tribal members and employees of Spirit Mtn. Casino and the Tribal Government to ask their opinions and needs for new housing in Grand Ronde. The survey emphasized new housing projects including new home ownership opportunities and work force housing for employees. This summary presents some of the results from the survey.

Who Responded?

There were 602 total Respondents – 309 Tribal and 293 Non-Tribal. Of those, there were 31 Tribal Veterans and 25 Non-Tribal Veterans. On the employee response for Sprit Mountain there were 28 Tribal Member respondents and 257 Non-Tribal. For the CTGR Employee response there were 63 Tribal and 22 Non-Tribal.

Where Do the Tribal Member Respondents Live?

Grand Ronde 96 Tribal = 31.07%
Willamina - 21 Tribal = 6.80%
Sheridan – 10 Triibal = 3.24%
Nearby Communities (Polk and Yamhill counties, Salem-Keizer area) – 66 Tribal = 21.36%
Rest of Oregon – 103 Tribal = 33.33%
Out of Oregon – 3 Tribal = .97%
No Location Provided – 10 Tribal = 3.24%
123 respondents, 74 Tribal members and 49 non-Tribal members, indicated they are interested in relocating to Grand Ronde. 164 total said they are unsure about relocating.

Interest in Buying a Home in Grand Ronde:

142 Tribal members or 64% of respondents indicated they are interested in buying land and building a home in Grand Ronde. 69 Tribal members indicated they are interested in leasing land and building a home. 71 Tribal members indicated they are interested in buying a home and have the financial resources to do so.

Barriers to Relocating to Grand Ronde:

The largest barrier Tribal member respondents identified moving back to Grand Ronde was lack of available housing.

Ages of Tribal Member Respondents

Nearly 70% of the Tribal Members that responded to the survey were from 20-69 years of age with the largest percentages being 50-59 and 60-69.
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Tribal Member Respondents that are willing to be contacted for further information

218 Tribal members said yes to being contacted for further information.

Interest in types of homes and lots – Ready to buy and interested in Grand Ronde location?

The most popular of all new home options (stick-built, manufactured, tiny homes, other) was stick-built homes with 120 Tribal members or 81.63% checking that option 14 Tribal members responded they could be ready to do so in 1 year. The 29 Tribal Members were interested in leasing land and then building a home in Grand Ronde. The size of lots that were most preferred were ¼ to 1 acre and 1-5 acres respectively.

Workforce Housing:

Nearly half of all respondents, 76 Tribal members and 104 non-Tribal members, said they are interested in new workforce housing in Grand Ronde. A large majority indicated a preference for a rental home with 21 and 31 respondents total, respectively, interested in an apartment or a townhouse.

Next Steps: The Housing Dept. will next interview respondents to more definitively estimate the number of ready-to-buy prospective home owners. This will inform a development strategy that will designate the tribal lands for home ownership, infrastructure development and construction, financing terms and procedures, contracts for home construction and new home construction. We anticipate new home construction in 2020.

► October/November 2019 – Refine Survey Data
  ▶ Determine target population for Phase I of Homeownership to call
  ▶ Develop questions for phone interviews for Respondents

► November 2019
  ▶ Utilize interview responses to quantify recommendation to Tribal Council about site selection

► December/January 2019
  ▶ Develop an infrastructure plan working with Jesse White

► April/May 2020
  ▶ Timetable revision if BIA Lease not approved
  ▶ Site development

► June 2020
  ▶ Develop RFP for construction of houses

► June/July 2020
  ▶ Re-contact Respondents for pre-qualification based on verified costs
  ▶ Assist Respondents with loan-qualification

► Fall 2020
  ▶ Break ground for infrastructure