

2021 Arizona Housing Forum

BRIAN MICKELSEN HOUSING HERO AWARD Tribal Initiatives

Pascua Yaqui Homes VII • Pascua Yaqui Tribe

Pascua Yaqui Homes VII is the Pascua Yaqui Tribe's ("the Tribe") seventh Low Income Housing Tax Credit (LIHTC) project and sets records as the largest tribal LIHTC award in history. The \$20 million project is being recognized for addressing the need for additional new housing on the Pascua Yaqui Reservation. The development will be converted to homeownership after the 15-year tax credit compliance period.

The \$20 million development is the first phase of a larger master-planned community on the Pascua Yaqui Reservation called Yaqui Square. The 50 new construction units include two-, three-, and four-bedroom single family homes.



Through the LIHTC program, the Tribe leveraged the funds that it could contribute of more than \$4 million into \$15.9 million more in equity, resulting in more units constructed at a higher level of quality and efficiency.

Rents are expected to average between \$250 and \$300 a month, plus utilities, and will target households with incomes of up to 40%, 50%, and 60% of Area Median Household Income.

Eventual homeownership for this project was a unique opportunity to pursue with the idea that members will reside on the reservation and continue to give back to the community for years to come.

The Tribe has succeeded in providing the lowest-income residents with new, culturally significant homes that conserve natural resources. Construction began in January 2021, and it is planned to be completed by November 2022.