

FY-2026 3rd quarter report

COMPREHENSIVE HOUSING DIVISION

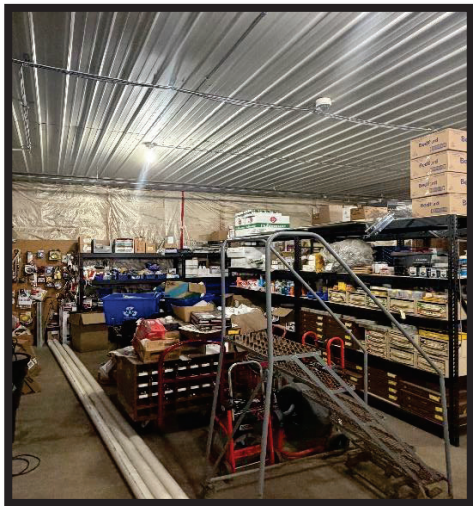
Status report of Outcomes/Goals

1. Which outcome/goal(s) does the Division wish to report on?
2. What metric is being used to measure the outcome/goal?
3. What are the accomplishments (i.e. positives, things for which the Division is proud, brags) have occurred over the reporting period that reflect the Division's progress for reaching the outcome/goal?
4. What can the community expect to see in the future (i.e. 6 months; next year; 18 months) from the Division related to the outcome/ goal?

Outcome/Goal # 1

Improving the quality of maximizing the most efficient use of current rental stock:

MEASUREMENT: Re-investment in both federal and general rental units with emphasis on health and safety. Continued progress on completing a complete scope of work and annual inspection on all 447 units. Creating a work schedule for the backlog of work on identified home inspection repairs needed.



ACCOMPLISHMENTS RELATED TO THE OUTCOME/GOAL:

During the third quarter of FY26, CHD has continued to maintain focus on the renovation, rehabilitation, and turnover of both vacant and occupied rental units to maximize housing availability and minimize vacancy periods. Through ongoing coordination with contractors,

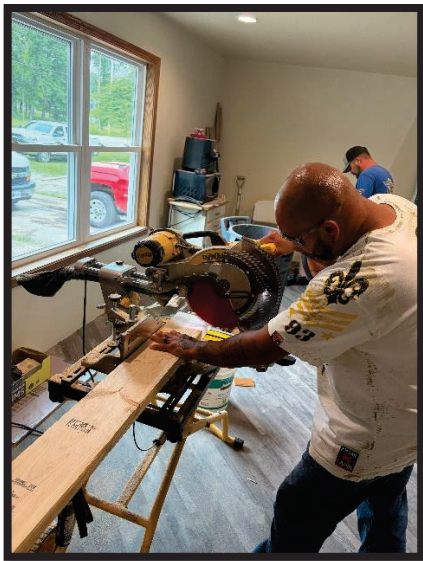
maintenance staff, and internal team members, efforts continue to be directed toward ensuring units are turned as quickly as possible. In keeping with established priorities, the workload of maintenance requests and pending work orders generated through resident call-ins, routine inspections, and identified property concerns, in the third quarter CHD Maintenance and Rehab completed 258 work orders and 119 inspections. Additionally 9 vacant units were completely renovated and turned over.

EXPECTATIONS/FUTURE PLANS REGARDING THE OUTCOME/GOAL: Staff will continue to address both occupied unit rental inventory as well as address vacant units. There has been an emphasis placed on new inspection protocol that addresses units in greater depth that addresses health and safety issues that staff are also focusing on.

Outcome/Goal # 2

Working towards providing an appropriate mix of affordable housing types for tribal members:

MEASUREMENT: Creating a Residential Development Plan that identifies land, infrastructure, new construction, rental to ownership conversions, target markets by program, homeownership opportunities and funding source options.



ACCOMPLISHMENTS RELATED TO THE OUTCOME/GOAL:

Residential Sales & Realty and Residential Rentals continue to work on expanding housing opportunities by providing an appropriate mix of affordable housing options for Tribal members. Currently several housing developments are underway, including Cattail Marsh , Uskah Village,

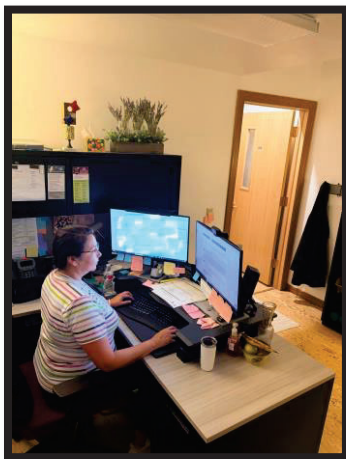
and Bread Creek Village, all of which are designed to increase access to safe, affordable, and quality housing for both prospective homeowners and tenants. Bread Creek Village continues to grow, where four homes have already been constructed, with additional vacant lots available for future development. The Cattail Marsh development will offer a total of 16 residential lots, including seven income-based homeownership opportunities and nine lots designated for HBO (Home Building Opportunities), creating a variety of pathways to homeownership. In addition, Uskah Village will provide (4) four new townhomes, further expanding affordable housing options for Tribal members and families. The Residential Sales Area is also preparing to host an Open House for a home located at 3140 Jonas Circle on August 11 and August 12, 2026. This property will be offered through a Lottery Draw process for pre-qualified applicants, providing another meaningful opportunity for Tribal members to achieve affordable homeownership. Collectively, these projects demonstrate CHD's ongoing commitment to increasing housing availability, supporting community growth, and creating sustainable housing opportunities that meet the diverse needs of the Oneida community.

EXPECTATIONS/FUTURE PLANS REGARDING THE OUTCOME/GOAL: CHD continues to seek additional opportunities for tribal member homeownership.

Outcome/Goal # 3

Empower tenants, lessees & tribal members to live healthier more sustainable lives:

MEASUREMENT: Aiding through education & awareness surrounding living conditions. Creating training programs that allow tribal members the opportunity to grow. Being a socially responsible landlord by holding tribal members accountable in scenarios that are inhibiting the health and safety of not only themselves but their community.



ACCOMPLISHMENTS RELATED TO THE OUTCOME/GOAL:

CHD continues to empower tenants to lead healthier, more sustainable lives by hosting weekly Case Management meetings with the Residential Rentals Team and attending monthly Comprehensive Housing Division (CHD) staff meetings to ensure ongoing communication, coordination, and support of housing-related services. CHD assisted the newly hired Outreach Worker with decorating the Three Sisters Community Building to help create a welcoming environment for community members. Outreach continues to collaborate with multiple departments through the monthly Multidisciplinary Team (MDT) meetings, which focus on developing a coordinated and culturally respectful Rapid Response Team (RRT) for Tribal members experiencing immediate or imminent risks. These meetings bring together representatives from CHD, Aging and Disability Services, Economic Support, Oneida Behavioral Health, and other staff to coordinate services, reduce barriers, and strengthen community support systems. Additionally, Outreach participates in monthly Elder Abuse Interdisciplinary Team (I-Team) case management meetings with CHD, Aging and Disability Services, Family Services, and Oneida Community Health Center staff to address and coordinate services for vulnerable Elders. Through the Rapid Response Team, Outreach is also involved in assisting elder homeowners who face multiple challenges, including hoarding behaviors, nonfunctioning water service, bed bug infestations, and significant health concerns. Efforts initially focused on securing temporary hotel accommodations and coordinating supportive services to address immediate health and safety needs. Community engagement efforts included planning and facilitating a series of CHD Rental Tenant Handbook Informational Roundtable Review and Discussion sessions held between April and June 2026. Responsibilities include advertising workshops, recruiting tenants through email, phone calls, and text messages, preparing materials and refreshments, conducting reminder calls, and processing attendance documentation and tenant incentives.

EXPECTATIONS/FUTURE PLANS REGARDING THE OUTCOME/GOAL:

CHD will continue to place focus on how they can assist tribal members with ongoing challenges. Estate & will planning services will be forthcoming in the upcoming months as well.

Contact Info

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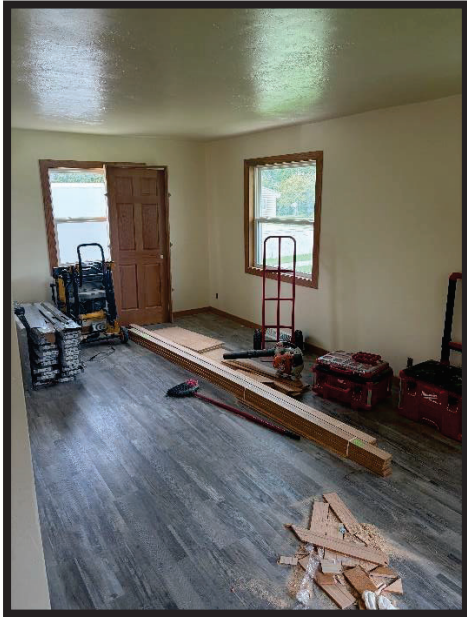
TITLE: Division Director

PHONE NUMBER: 920-869-6174

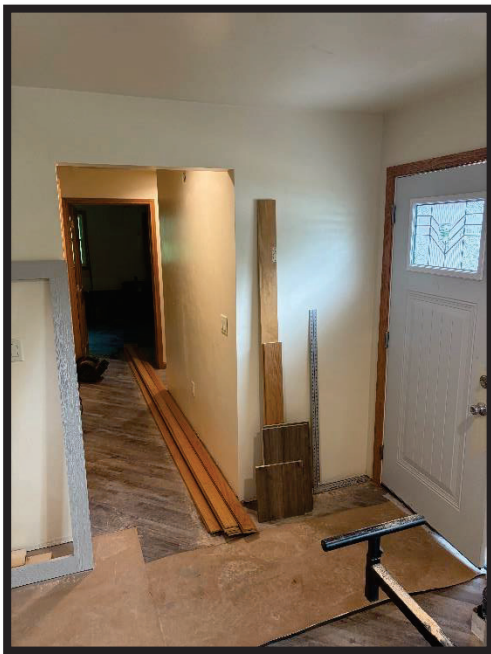
E-MAIL: Lrausche@oneidanation.org

MAIN WEBSITE: <https://oneida-nsn.gov/resources/housing/>

Photos (optional):



Complete reinvestment in units.



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Cattail Marsh vacant lots for new development.