

**PASQUA FIRST NATION CITIZENS BENEFITS TRUST**

**PASQUA FIRST-TIME HOME OWNERSHIP FUND**

**POLICY**

DATED FOR REFERENCE THIS: DAY OF OCTOBER 2025

Revised March 25, 2026



# PASQUA FIRST NATION

## PASQUA FIRST-TIME HOME OWNERSHIP FUND POLICY

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### 1. Authority

This Policy is established pursuant to the Pasqua First Nation Citizens Benefits Trust Agreement and governs the administration and distribution of funds allocated to the Pasqua First-Time Home Ownership Fund.

This Policy shall guide Council, the Trustee, and Members regarding eligibility, application procedures, and the disbursement of funds intended to support first-time home ownership by Members of Pasqua First Nation.

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### 2. Definitions

For the purposes of this Policy:

2.1 "Council" means the duly elected Chief and Council of Pasqua First Nation.

2.2 "Council Resolution" means a written resolution of Council, signed by at least a quorum of Council members, passed at a duly convened meeting of Council.

2.3 "Financial Institution" means a bank, trust company, or credit union licensed to conduct business in Canada or internationally and may include an affiliate or related entity of the Trustee.

2.4 "First-Time Homebuyer" means a Member who:

- a) has never previously owned a residential property and/or residential property mortgage, either individually or jointly; and
- b) has not previously received financial assistance from Pasqua First Nation for a residential property purchase and/or residential property mortgage prior to April 1, 2026 or after the establishment of this Pasqua First-Time Home Ownership Fund.
- c) For clarity, a Member shall not be considered a First-Time Homebuyer if they have previously held an ownership interest in residential property and/or residential property mortgage anywhere in Canada or internationally.

2.5 "Fund" means the Pasqua First-Time Home Ownership Fund established pursuant to the Trust Agreement.

2.6 "Member" means an individual whose name appears on the Membership List for Pasqua First Nation from time to time.

2.7 "Membership List" means the official membership list of Pasqua First Nation maintained by Indigenous Services Canada (ISC) and reviewed, verified, and certified by Pasqua First Nation.

2.8 "Pasqua First Nation" means the Pasqua Band of Indians and may be referred to as "Pasqua."

2.9 "Policy" means this Pasqua First-Time Home Ownership Fund Policy as amended from time to time.

2.10 "Trustee" means Peace Hills Trust Company, or any Financial Institution or company authorized to carry on business as a trustee in Saskatchewan that is duly appointed pursuant to the Trust Agreement.

2.11 "Trust Account" means the trust account established and maintained by the Trustee in accordance with the terms of this Agreement.

2.12 "Trust Agreement" means the Pasqua First Nation Citizens Benefits Trust Agreement, including any amendments made from time to time.

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### **3. Purpose of the Fund**

3.1 The purpose of the Fund is to assist Members of Pasqua in the financing for a first-time home ownership of a residential property.

3.2 The Fund provides a one-time, non-repayable financial contribution toward the purchase of a residential property.

3.3 The contribution under this Policy shall:

- a) not exceed five percent (5%) of the total purchase price of the home, and
- b) not exceed forty thousand dollars (\$40,000.00 CAD) per eligible mortgage.

3.4 The contribution is intended to support Members in securing mortgage financing through a recognized Financial Institution for the purchase of a residential property.

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### **4. Funding of the Program**

4.1 An initial amount of two million five hundred thousand dollars (\$2,500,000.00 CAD) has been allocated from the Trust Account to establish the Fund.

4.2 The Trustee shall account for this Fund as a separate fund within the Trust's financial statements.

4.3 Council may direct the Trustee to deposit additional funds into the Fund from time to time.

4.4 All money held in the Fund shall be administered in accordance with the Trust Agreement and this Policy.

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## **5. Eligibility**

To qualify for any distribution under this Policy, a Member must:

5.1 Be listed on the official Pasqua First Nation Membership List.

5.2 Be a First-Time Homebuyer as defined in this Policy.

5.3 Have received formal mortgage approval from a recognized Financial Institution.

5.4 Be purchasing a residential property intended for personal occupancy.

5.5 Not have previously received a contribution under the Pasqua First-Time Home Ownership Fund.

5.6 Not have previously received financial assistance from Pasqua for a residential property purchase and or mortgage prior to April 1, 2026.

5.7 A Member who currently resides in a Pasqua band owned housing unit on Pasqua First Nation, they may apply for a contribution under this Policy if they are relocating from Pasqua First Nation. If approved under the Fund, the Member must vacate the Pasqua band owned house prior to receiving a contribution under this Fund.

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## **6. Maximum Contribution**

6.1 Eligible Members may receive a one-time contribution of five percent (5%) of the purchase price of the residential property to a maximum amount of forty thousand dollars (\$40,000.00 CAD).

6.2 There will only be one distribution under this fund issued per residential property purchase and/or mortgage under this Policy.

6.3 Where two or more Pasqua Members are purchasing the same property jointly, only one Member may receive the distribution under this Policy.

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## **7. Application Process**

7.1 Members seeking a distribution under this Policy must submit a Home Ownership Fund Application to Pasqua.

7.2 The application must include the following documentation:

- a) proof of Pasqua membership;
- b) written confirmation of mortgage approval from a Financial Institution;
- c) documentation confirming the purchase price and address of the property;
- d) confirmation that the Member qualifies as a First-Time Homebuyer;
- e) any additional documentation requested by Pasqua.

7.3 Pasqua shall review the application to ensure all required documentation has been provided.

7.4 All completed applications will be submitted to Council for review and final decision.

7.5 If approved, Council shall issue a Council Resolution authorizing the contribution to the Trustee and Financial Institution providing the mortgage.

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## **8. Disbursement of Funds**

8.1 The Trustee will only release the approved distribution directly to the Member's Financial Institution.

8.2 The Trustee will not release the approved distribution directly to the Member.

8.3 No funds shall be released without a valid Council Resolution, and written confirmation from the Member's Financial Institution.

8.4 The name of the Pasqua Member receiving the distribution must appear on the certificate of title and mortgage documents for the residential property.

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## **9. Non-Repayment**

9.1 Contributions made under this Policy are non-repayable distributions subject to section 10.

9.2 Pasqua shall not require repayment provided the funds were obtained in accordance with this Policy.

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## **10. Fraud and Misrepresentation**

10.1 Any Member who knowingly provides false, misleading, or incomplete information in an application may not be eligible for any distributions under this Policy.

10.2 Where a Member has committed fraud or misrepresentation in their application for a distribution under this Policy,

- a) their application may be denied;
- b) Pasqua could demand repayment of any amount of a distribution approved for that member;
- c) the Member may become permanently ineligible for any future applications for a distribution under this Policy.

10.3 Pasqua reserves the right to verify all information provided by applicants.

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## **11. Program Limitations**

11.1 Disbursements under this Policy are subject to the availability of money within the Fund.

11.2 No disbursements under this Policy will be made prior to April 1, 2026 in accordance with the Trust Agreement.

11.3 The Council and the Trustee shall ensure that all disbursements are made in accordance with the Trust Agreement and this Policy.

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## **12. Amendments**

12.1 Pasqua First Nation Council may amend this Policy from time to time by Council Resolution, provided such amendments remain consistent with the Trust Agreement.

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**13. Effective Date**

This Policy shall come into effect April 1, 2026.

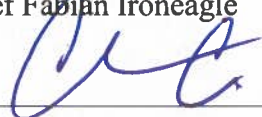
**Adoption**

Adopted and approved by Council at a duly convened meeting of Pasqua First Nation this 25<sup>th</sup> day of **March, 2026**.

Witnessed by:   
Bonnie D. Missens, K.C.

**PASQUA FIRST NATION #79**  
**As represented by its Chief & Council**

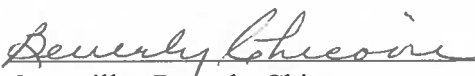
  
Chief Fabian Ironeagle

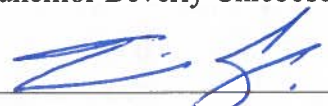
  
Councillor Chance Cyr

  
Councillor Cathie Johns

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Councillor Janova Pasqua

  
Councillor Murray Peigan

  
Councillor Beverly Chicoose

  
Councillor Tim Cyr

  
Councillor Lindsay Kahnpace

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Councillor Roman Pasqua