

**Council Agenda Item 25-0443R**



**MEETING DATE:** May 27, 2025

**SUBJECT/TITLE:** RESOLUTION OF SUPPORT FOR THE REQUEST BY ONE ROOF COMMUNITY HOUSING TO THE STATE OF MINNESOTA FOR QUALIFYING MULTIFAMILY FUNDING AND A CONDITIONAL PRE-COMMITMENT OF \$400,000 FISCAL YEAR 2026 FUNDING ALLOCATION TO THE CITY OF DULUTH FROM THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FOR THE CONSTRUCTION OF THE DECKER II PROJECT.

**SUBMITTED BY:** Ben VanTassel – Director, Planning and Economic Development

**RECOMMENDATION:** Approve.

**BOARD/COMMISSION/COMMITTEE RECOMMENDATION:** Community Development Committee voted to approve pre-commitment of HUD 2026 funding. They recommend to approve.

**PREVIOUS COUNCIL ACTION:**

May 12, 2025 – Committee of the Whole presentation on the Minnesota Housing Finance Agency (MHFA) Consolidated Multifamily RFP process and local applicant projects.

**BACKGROUND:**

Each year, local Duluth applicants to the MHFA Consolidated Multifamily RFP request a resolution of support from the City Council to strengthen their applications. Given the program's highly competitive nature, demonstrating local support via a city council resolution can significantly improve the applicant's likelihood of receiving state funding. This year, local applicant One Roof Community Housing is seeking support for its proposed Decker II Housing project, a 40 to 50-unit affordable apartment development.

**BUDGET/FISCAL IMPACT:**

Pre-commitment of \$400,000 of Fiscal Year 2026 HUD Funding.

**OPTIONS:**

Approve support of One Roof Community Housing's application for their proposed Decker II project and approve the Community Development Committee's pre-commitment of \$400,000 of FY 2026 HUD funding or deny support of the application and pre-commitment funding.



**NECESSARY ACTION:**

Approve the Resolution of Support

**ATTACHMENTS:**

Community Development Committee Resolution to Approve Pre-commitment Funding