

**ST. LOUIS COUNTY
HOUSING AND REDEVELOPMENT AUTHORITY**

AGENDA

**February 22, 2022
9:35 a.m.**

1. Call to Order
2. Approve Minutes of January 4, 2022 Meeting
3. City of Buhl Residential Development Burnett Addition Phase 2 **(22-02)**
4. Chisholm HRA Mapleview Apartments Rehab **(22-03)**

Adjourn:

**ST. LOUIS COUNTY HOUSING AND REDEVELOPMENT AUTHORITY (HRA)
PROCEEDINGS**

Tuesday, January 4, 2022

The St. Louis County Housing and Redevelopment Authority (HRA) meeting was called to order at 10:30 a.m., at the St. Louis County Government Services Center, Duluth, Minnesota, by HRA Director Matt Johnson, with the following members present: Commissioners Frank Jewell, Patrick Boyle, Ashley Grimm, Paul McDonald, Keith Musolf, Keith Nelson and Mike Jugovich. Absent – None.

Director Johnson asked for nominations for Chair, Vice-Chair, and Secretary of the HRA for 2022. Commissioner McDonald, supported by Commissioner Boyle, nominated Commissioner Nelson to serve as Chair, Commissioner Jugovich to serve as Vice-Chair, and Commissioner McDonald to serve as Secretary of the HRA for 2022. Commissioner Musolf, supported by Commissioner Boyle, moved to close nominations and elect the nominated officers. The motion passed; seven yeas, zero nays. HRA Resolution No. 22-01.

Commissioner Jugovich, supported by Commissioner Musolf, moved to approve the minutes from the December 14, 2021, HRA meeting. The motion passed; seven yeas, zero nays.

HRA RESOLUTION No. 22-01

RESOLVED, That the St. Louis County Housing and Redevelopment Authority Board of Commissioners makes the following appointments:

Chair, Commissioner Nelson
Vice-Chair, Commissioner Jugovich
Secretary, Commissioner McDonald

Unanimously adopted January 4, 2022.

At 10:33 a.m., January 4, 2022, Commissioner Boyle, supported by Commissioner McDonald, moved to adjourn the meeting. The motion passed; seven yeas, zero nays.

Keith Nelson, Chair of the St. Louis County HRA

Phil Chapman, Deputy Auditor/Clerk of the St. Louis County HRA

HRA BOARD LETTER NO. 22 - 02

DATE: February 22, 2022 **RE:** City of Buhl – Residential
Development Burnett Addition
Phase 2

FROM: Matthew E. Johnson
Planning and Community Development Director
HRA Executive Director

RELATED DEPARTMENT GOAL:

To encourage, maintain, and expand economic and housing development opportunities, maximizing financial resources, and promoting strategies that result in an expanded tax base.

ACTION REQUESTED:

The St. Louis County Housing and Redevelopment Authority (HRA) Board is requested to authorize \$75,000 in funding to the City of Buhl to assist with Phase 2 in the Burnett Addition development of eight (8) residential lots adjacent to Burton Park.

BACKGROUND:

The City of Buhl owns land between Memorial Drive and Monroe Drive that it is developing into eight (8) buildable sites targeted towards single family or multi-unit townhomes. The proposed development includes the creation of a new road – Memorial Lane and necessary infrastructure.

The project is being developed to support the increasing demand for residential lots within the city. The recent Stubler Development has seen success with its original 13 lots. Two (2) new homes have already been built and construction of eight (8) others will begin shortly.

The HRA provided an initial contribution of \$75,000 to Phase 1 of the Burnett project on July 13, 2021 through HRA Board Resolution 21-05. Phase 1 construction is underway and completion of Phases 1 and 2 is anticipated for August 2022. Interested parties have already contacted the City about four of the eight lots.

The project's total development cost has increased from the initial estimate of \$287,800 to \$380,000. Phase 2 funding of \$75,000 from the HRA will defray part of the increased construction costs and mitigate additional unplanned city contribution. Please refer to the Burnett Addition Phase 2 funding request from the City of Buhl (dated 2/7/2022).

The HRA has the statutory authority to fund an urban renewal project. "The term "urban renewal project" may include undertakings and activities for the elimination or for the prevention of the development or spread of slums or blighted or deteriorating areas and may involve any work or undertaking for that purpose constituting a redevelopment

project or any rehabilitation or conservation work.” Under Minn. Stat. §469.002, Subd. 14, (5)(i), redevelopment work can include “carrying out plans for a program of voluntary or compulsory repair and rehabilitation of buildings or other improvements.”

The City of Buhl is within the area levied by the HRA, and its residents contribute to the HRA funding requested. Please refer to Table 1 for an estimated fund balance of the HRA. If the City of Buhl and other pending projects are approved, the remaining HRA fund balance will be \$5,603. The remaining 2022 HRA levy of \$230,288 will be added at Year End (minus 2022 HRA Administrative expenses).

**Table 1:
St. Louis County HRA Estimated Fund Balance
(Updated 2/16/2022)**

Fund 250	HRA Fund Balance 12/31/2021	1,275,333.00
311050		
	Outstanding Obligations:	
	United Way	11,400.00
	Garfield Square	200,000.00
	Bill's House-Balance	148,330.00
	Hibbing HRA	150,000.00
<i>Pending</i>	East Range Aurora Market	150,000.00
<i>Pending</i>	Chisholm HRA	135,000.00
<i>Pending</i>	Buhl Phase 2	75,000.00
	Birchwood Apartments	200,000.00
	Total Projected Expenditures	1,069,730.00
12/31/2022	Est Ending Funding Balance	205,603.00
	Emergency Reserve	200,000.00
	Projected Fund Balance	5,603.00

*2022 remaining HRA levy funds will be added at Year End after HRA Administrative expenses for 2022 have been determined.

RECOMMENDATION:

It is recommended that the St. Louis County Housing and Redevelopment Authority (HRA) Board authorize the Executive Director and County Attorney to negotiate a funding agreement with the City of Buhl for \$75,000 for Phase 2 development of the Burnett Addition and transfer of funds from the HRA fund balance to be authorized as needed and payable from HRA Fund 250, Agency 251001.

It is further recommended that the HRA also authorize appropriate HRA and County officials to execute the funding agreement and documents related thereto.

HRA BOARD RESOLUTION NO.

City of Buhl – Residential Development Burnett Addition Phase 2

BY COMMISSIONER _____

WHEREAS, The City of Buhl has requested \$75,000 from the St. Louis County Housing and Redevelopment Authority (HRA) for Phase 2 development of the Burnett Addition; and

WHEREAS, The City of Buhl by HRA Board Resolution 21-05, dated July 13, 2021 received \$75,000 for Phase 1 development of Burnett Addition and has experienced additional cost to complete the development; and

WHEREAS, The HRA desires to fund a portion of the redevelopment project pursuant to Minn. Stat. §469.012, Subd. 1d; and

WHEREAS, The HRA has available funding for such projects.

THEREFORE, BE IT RESOLVED, The St. Louis County Housing and Redevelopment Authority (HRA) Board determines that the redevelopment request from the City of Buhl constitutes part of an urban renewal project and authorizes the Executive Director and County Attorney to negotiate a \$75,000 grant funding agreement Burnett Addition Phase 2.

RESOLVED FURTHER, The appropriate HRA officials and a representative of the County Attorney are authorized to execute the grant funding agreement on behalf of the HRA, along with all the necessary documents related thereto.

RESOLVED FURTHER, That funds as needed be transferred from HRA fund balance and be paid from HRA Fund 250, Agency 251001.



CITY OF BUHL

"Finest Water in America"

2/7/2022

To: St. Louis County HRA

Attn: Matthew Johnson, Executive Director
St. Louis County HRA
Government Services Center
320 West 2nd Street, Suite 301
Duluth, Minnesota 55802
Johnsonm12@stlouiscountymn.gov

Re: Burnett Addition Phase 2

Director Johnson,


On behalf of the City of Buhl we want to thank the St. Louis County HRA for the initial \$75,000 grant that has been used towards construction costs of Burnett Addition. The City is requesting an additional \$75,000 for phase 2 of this project.

To date, the City has completed the \$130,568 worth of infrastructure in the development. Total cost of this development is expected to be \$380,000. The remaining costs will be offset by a \$97,000 IRRR Grant and City reserves. Construction completion is scheduled prior to July 1st of 2022.

We are happy to report that the City already has four parties who would like to build new homes in this development once construction is completed. The additional funds from the HRA are crucial to allow the City to complete this development on schedule.

Thank you again for your past and continued support of the City of Buhl.

Sincerely,


Ryan Pervenanz
Administrator
City of Buhl

St. Louis County
Housing Development Project Profile
Phase 2

Applicant and contact information:

City of Buhl
John Klarich, Mayor
Ryan Pervenanze, City Administrator
PO Box 704, 300 Jones Avenue
Buhl, MN 55713
218-258-3226

Describe the proposed development (include land ownership, location, site map, and housing type):

- Creation of Burnett Addition adjacent to Burton Park in Buhl
 - Land is owned by the city
 - Located between Memorial Drive and Monroe Drive
 - Includes creation of new road – Memorial Lane
- 8 residential lots, approximately .75 acre each
- Single family or multi-unit townhomes
- Maps of proposed site attached

Describe the target households:

- Single family or multi-unit townhomes
- Market rate housing

What sort of market analysis supports the development of these units?

- Buhl has seen real estate in town sell very quickly over the past years including lots in our Stubler Development in which only three of the original thirteen remain. Two new homes have already been built at Stubler with construction on eight more beginning shortly.
- Buhl has 6 remaining lots for residential development

How will the lots be marketed?

- Lots would be marketed on the City's website as well as local newspapers to begin with.
- In the past, the City has advertised City owned lots for sale between \$500 - \$7,500. Our goal is to have people build new homes so we can expand our residential tax base. This, in the long run, will benefit all residents/visitors to Buhl.
- Proceeds although they will be limited would offset City costs for the development.

Will there be any covenants or restrictions on the lots? (such as requiring a current size of home or style, must be built on within a certain time, other)

- We have general guidelines in place that we have used for our Stubler Development that the City will put in the place such as requiring that a home be built within 2 years, minimum 1200 square feet, and that homes need to be stick built or modular. I would anticipate that the Council will adopt some of these standards with the goal being neighborhood conformity. The lots would not be sold for individuals just to build a garage for example.

How will St. Louis County funding be used?

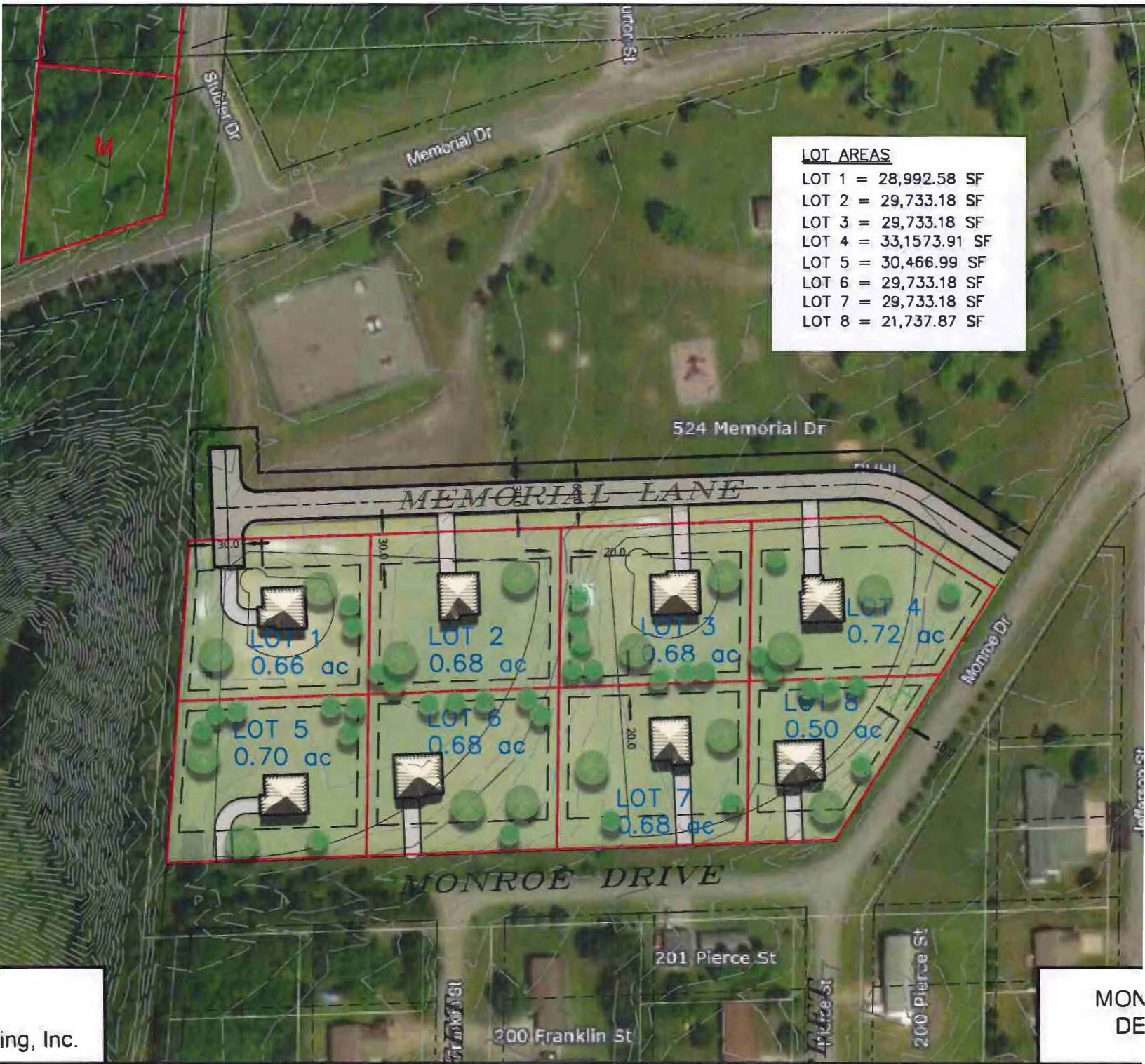
- Water/sanitary sewer/storm sewer/street infrastructure

What is the development cost? What other funding is needed and what is its commitment status?

- Development estimate \$287,800
- The City included this development in our phase 2 grant application to the IRRR for our City Wide Infrastructure project. The IRRR awarded \$250,000, but there is not sufficient funding for Burnett Addition.
- The City was not able to apply for CDBG funding because updated guidelines eliminated Buhl from eligibility.
- The City would use reserves to cover the remaining cost.

Update – 2/8/2022

- Development is underway with \$130,568 in construction completed
- Total development cost is now anticipated to be \$380,000. Original cost estimate was \$287,800.
- Interested parties have already contacted the City about 4 of the 8 lots.
- Phase 2 funding of \$75,000 from the County HRA will defray part of the increased construction costs and mitigate additional unplanned city contribution.



LOT AREAS	
LOT 1	= 28,992.58 SF
LOT 2	= 29,733.18 SF
LOT 3	= 29,733.18 SF
LOT 4	= 33,1573.91 SF
LOT 5	= 30,466.99 SF
LOT 6	= 29,733.18 SF
LOT 7	= 29,733.18 SF
LOT 8	= 21,737.87 SF

ing, Inc.

MON
DE



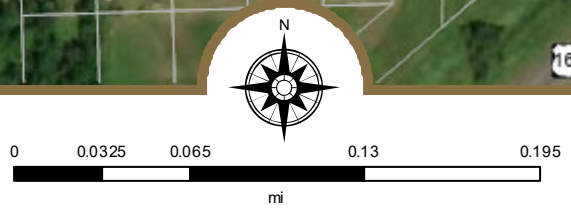
Land Information Portal

St. Louis County, Minnesota



Buhl - Burnett Addition

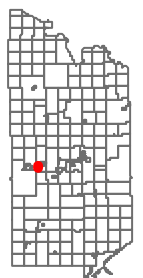
default author



Land Information Portal
St. Louis County www.stlouiscountymn.gov Minnesota

Disclaimer

This is a compilation of records as they appear in the Saint Louis County Offices affecting the area shown. This drawing is to be used only for reference purposes and the County is not responsible for any inaccuracies herein



pending funding determinations.

- CDBG Citizen Advisory Committee has recommended \$38,000 pending Congressional approval of the FY 2022 federal budget and approval from the St. Louis County Board.
- \$135,000 from the HRA (pending)
- \$135,000 from the IRRR for rehab (pending)
- \$75,000 from IRRR for demo (pending)

The City of Chisholm is not within the service area of the HRA and its residents do not contribute to the HRA levy. The Chisholm HRA does not levy, and the City of Chisholm does not provide general levy dollars to the Chisholm HRA. Participation by the HRA in the project will require authorizing resolutions by the Chisholm City Council and the Chisholm HRA Board of Commissioners.

The HRA has the statutory authority to fund an urban renewal project. “The term "urban renewal project" may include undertakings and activities for the elimination or for the prevention of the development or spread of slums or blighted or deteriorating areas and may involve any work or undertaking for that purpose constituting a redevelopment project or any rehabilitation or conservation work.” Under Minn. Stat. §469.002, Subd. 14, (5)(i), redevelopment work can include “carrying out plans for a program of voluntary or compulsory repair and rehabilitation of buildings or other improvements.”

Please refer to Table 1 for an estimated fund balance of the HRA. If the Chisholm HRA and other pending projects are approved, the remaining HRA fund balance will be \$5,603. The remaining 2022 HRA levy of \$230,288 will be added at Year End (minus 2022 HRA Administrative expenses).

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RECOMMENDATION:

It is recommended that the St. Louis County Housing and Redevelopment Authority (HRA) Board authorize the Executive Director and County Attorney to negotiate a funding agreement with the Chisholm Housing and Redevelopment Authority for Maplevue Apartments rehabilitation activities contingent upon authorizing resolutions from the City of Chisholm City Council and the Chisholm Housing and Redevelopment Authority Board of Commissioners and to the transfer of funds from the HRA fund balance to be authorized as needed and payable from HRA Fund 250, Agency 251001.

It is further recommended that the HRA also authorizes appropriate HRA and County officials to execute the funding agreement and documents related thereto.

HRA BOARD RESOLUTION NO.

Chisholm HRA Mapleview Apartments Rehab

BY COMMISSIONER _____

WHEREAS, The Chisholm Housing and Redevelopment Authority (Chisholm HRA) has requested \$135,000 from the St. Louis County Housing and Redevelopment Authority (HRA) for rehabilitation of eight units at the Mapleview Apartments site; and

WHEREAS, Rehabilitation activities will return the units to health, safety and occupancy standards enabling occupancy by low-income households;

WHEREAS, The HRA desires to fund a portion of the redevelopment project pursuant to Minn. Stat. §469.012, Subd. 1d; and

WHEREAS, The HRA has available funding for such projects.

THEREFORE, BE IT RESOLVED, The St. Louis County Housing and Redevelopment Authority (HRA) Board determines that the redevelopment request from the Chisholm HRA constitutes part of an urban renewal project and authorizes the Executive Director and County Attorney to negotiate a \$135,000 grant funding agreement contingent upon receipt of authorizing resolutions by the City of Chisholm City Council and the Chisholm HRA Board of Commissioners.

RESOLVED FURTHER, That the appropriate HRA officials and a representative of the County Attorney are authorized to execute the grant funding agreement on behalf of the HRA, along with all the necessary documents related thereto.

RESOLVED FURTHER, That funds as needed be transferred from HRA fund balance and be paid from HRA Fund 250, Agency 251001.

Chisholm HRA Project Profile

Applicant: Chisholm Housing and Redevelopment Authority (HRA)

The Chisholm HRA is a designated HUD Public Housing Authority (PHA) which means that it owns and operates public housing rental units created and subsidized by HUD. The Chisholm HRA also owns and operates units subsidized by other programs and market rate rental units. Its total inventory of rental units is 155.

- 109 – HUD subsidized units
- 46 – Market rate and other subsidized units

Location: The Chisholm HRA application includes rehabilitation work at two different sites. The specific request to the County HRA is for rehab of units at the Maplevue site located at 429 SW 2nd St, Chisholm (map attached). Within the Maplevue site, the rehab activity would be contained within one building that provides eight efficiency units.

Activities: The eight units are vacant and not able to be rented due to their deteriorated condition and the presence of hazardous materials in the building.

- Interior demolition and remodel of eight efficiency units
- Roofing, ventilation, and insulation
- Asbestos abatement activities throughout the building
 - Hazardous material evaluation has been previously completed, and the presence of asbestos determined.

Target population and reasoning: HUD income-qualified individuals.

As previously mentioned, these eight units are not able to be rented due to their deteriorated condition and the presence of hazardous materials in the building. Mr. Culliton expressed that the loss of units creates reduced rental income to the Chisholm HRA. He also noted that the vacancy is criticized by HUD's Public Housing Division in Minneapolis. While at the same time, HUD has significantly reduced annual Capital Fund Program dollars to the Chisholm HRA prohibiting their rehab and return to availability.

Proposed Funding/Status: Sources and uses document attached

The total rehab cost for the Maplevue project is estimated to be \$398,500.00. The Chisholm HRA has \$7,000.00 in Capital Fund Program dollars committed to the project. Remaining funding is proposed from the St. Louis County-Community Development Block Grant Program (CDBG), the St. Louis County HRA, and the MN Department of IRRR. Applications to these sources are in process with potential award notifications in January 2022.

Update January 25, 2022:

- The CDBG Advisory Committee has recommended \$38,000 in funding for the Maplevue rehab project. The CDBG request was \$46,500. Commitment of this funding remains contingent upon the federal 2022 budget allocation for the CDBG Program and resolution by the St. Louis County Board of Commissioners.
- Chisholm HRA commitment has increased to \$15,500 to address the reduced CDBG recommendation.
- The IRRR has yet to act upon the Chisholm HRA application. Last contact with the agency staff suggested funding may be contingent upon County HRA funding.

Eligibility: The City of Chisholm is not within the service area of the St. Louis County HRA and its residents do not contribute to the County HRA levy. Participation by the County HRA in the project will require invitation and resolution by the Chisholm City Council and the Chisholm HRA Board of Commissioners.

The Chisholm HRA does not levy, and the City of Chisholm does not provide general levy dollars to the Chisholm HRA.

HOUSING & REDEVELOPMENT AUTHORITY OF CHISHOLM



519 Sixth Street SW
Chisholm, MN 55719
Phone 218-254-2656



November 25, 2021

Matthew Johnson, Executive Director
St. Louis County HRA
320 West 2nd Street, Suite 301
Duluth, MN 55802

Mr. Johnson,

The Chisholm HRA is formally requesting funding from St. Louis County Board for \$135,000 as per our application, which we included.

We have discussed this with St. Louis County Commissioner Mike Jugovich, as well as with Steve Nelson.

If you are in need of further information, please feel free to contact us.

Thank you for your assistance.

A handwritten signature in blue ink, appearing to read "Jerry Culliton".

Jerry Culliton
Executive Director

Cc: Steve Nelson
Cc: Commissioner Mike Jugovich



St. Louis County, Minnesota

Community Development Block Grant (CDBG) APPLICATION

Form

1001

Rev. 9-14-2021

About: The Community Development Block Grant (CDBG) Program provides funds for community facility and public infrastructure improvements, economic development, housing activities, and public service activities. Eligible applicants are cities, townships, and nonprofit agencies within St. Louis County providing services outside the Duluth city limits. For more information, see our website at: <https://www.stlouiscountymn.gov>

APPLICANT INFORMATION

Organization/Applicant Name

HRA of Chisholm

Type of Organization

Government Non-profit

Daytime #

218-254-2656

Date

11/24/2021

Address

519 SW 6th Street

City

Chisholm

State

MN

ZIP

55719

Email

chisholmhra@gmail.com

Contact Person *If applicable*

Jerome Culliton

Contact Person #

218-254-2656

Federal Id Number

41-6007641

DUNS Number

071347785

PROJECT INFORMATION

Project Title

Sunny Slope/Mapleview Rehabilitation

Site Address *If applicable*

519 SW 6th Street/429A-H SW 2nd Street

City

Chisholm

PROJECT TYPE

Housing Community Facility Public Infrastructure Economic Development Public Service

PROJECT ACTIVITY

Acquisition Clearance Infrastructure Historic Preservation Rehabilitation Public Services

Economic Development Accessibility Improvements Other

FUNDING REQUEST

Amount of (\$) of CDBG Request **\$91,500.00**

Amount of (\$) of Community or Agency Resources **\$12,000.00**

Amount (\$) from Other Sources **\$345,000.00**

Total Project Cost (\$) **\$448,500.00**

APPLICATION NARRATIVE

Please describe the problem or need and how it was identified.

The Chisholm HRA would like to upgrade and do some rehabilitation on 2 separate projects located on 2 different sites.

The first project would be to paint the stucco which is attached to the lower half of our 12 existing buildings which are in need. The total cost of the project would be approximately \$50,000 with \$5,000 paid by the HRA, and \$45,000 requested through CDBG. The first project is identified by the current condition of the stucco through visual.

The second project would be to assist with costs for the total interior demolition & remodel for 8 efficiency units located in one building, as well as the asbestos abatement of 8 units. Total costs are estimated to be approximately \$398,500 to complete this portion, of which the HRA would contribute \$7,000 and ask for \$46,500 from CDBG. Other sources of funding would be from the County HRA of \$135,000 and IRRR of \$210,000 for assistance in interior remodeling, abatement & interior demolition, as well as complete roofing. The second project was identified by the age of the building and known building materials of that time period, as well testing.

The HRA will be using future Capital Fund dollars to assist in the upgrades. The rehabilitation items will be an ongoing project depending on funding in the next 1-20 years, and will be prioritized by the HRA Board of Commissioners and Architectural Resources, Inc.

The Chisholm HRA has housing on 5 different sites, and a total of 155 units. The Capital Fund Program which provides dollars for our "Public" housing only, does not cover the entire needs of our public housing. The age of our "Public" buildings is the main reason. We have 12 buildings built in 1951, and 6 buildings at another site built in 1960. Deferred maintenance is, and has become a greater concern for many HRA's. Longyear Terrace is a 39 unit building built in 1970. All of our other buildings are now 52-72 years old.

What are you proposing to do to address the problem or need?

The Chisholm Housing and Redevelopment Authority is requesting your help and assistance in obtaining funding for two of our "Public Housing" buildings. Sunny Slope which contains 12 buildings, consisting of 1, 2, 3, and 4 bedroom units where rent is based on 30% of your adjusted gross income and are not market rate units. The other building containing 8 efficiency units, are located at 429 SW 2nd Street.

How will CDBG funds be used and what is the timeframe for the project or program?

Funds will be used to repaint the existing stucco on 12 buildings, and do abatement work on 8 units as well as the complete remodel on 8 units in it's entirety, including insulation, sheetrock, cabinets, plumbing fixtures, flooring, baseboard heating, roofing, and new fixtures. The HRA would like to start in the spring of 2022, and have both projects completed by late fall of 2022 or 2023 with CDBG Funds fully expended by the fall of 2022. All of the rehabilitation work proposed is to replace original existing materials and fixtures.

What is the status of uncommitted funding to the project?

Funding is secured by HRA of Chisholm. Funding is being considered by St. Louis County Board. Funding is being considered by the IRRR.

What is the status of the organization's open CDBG awards? (Not applicable to first time applicants)

None open.

GOALS & OUTCOMES

All applicants please fill out first two columns Goal* & Outcome*. Public Service only must fill out all columns.

Goal*	Outcome*	Indicators	Measure	Performance Target	Previous Year Results
<p>Goal Maintain the viability of the Chisholm HRA affordable housing units.</p>	<p>Complete the rehabilitation improvements at Sunny Slope and & Mapleview affordable housing units.</p>				
<p>Objective/Activity Continued rehabilitation to affordable housing units that are 62 & 72 years old.</p>					

BUDGET WORKSHEET

Estimated Source and Use of Funds

Use of Funds	Source of Funds					
	CDBG Request	Total Community or Agency Resources	Other Fund Source St. Louis County HRA	Other Fund Source IRR	Other Fund Source IRR	
Expected Start and End date of Funding	Begin 05/01/2021 End 10/31/2022	Begin 5/1/2022 End 10/31/2022	Begin 5/1/2022 End 10/31/2023	Begin 5/12/2022 End 10/31/2023	Begin 5/21/2022 End 10/31/2023	
Status of Funding		Committed <input checked="" type="checkbox"/> Not Committed <input type="checkbox"/>	Considering <input checked="" type="checkbox"/> Applied for <input type="checkbox"/> Committed <input type="checkbox"/>	Considering <input checked="" type="checkbox"/> Applied for <input type="checkbox"/> Committed <input type="checkbox"/>	Considering <input checked="" type="checkbox"/> Applied for <input type="checkbox"/> Committed <input type="checkbox"/>	
Itemize Activity/Use of Funds below:						
Painting of stucco on Sunny Slope buildings	\$45,000.00	\$5,000.00				\$50,000.00
Complete apartment remodel, roofing, insulation, venting Mapleview Project	\$29,500.00	\$5,000.00	\$135,000.00	\$0.00	\$135,000.00	\$304,500.00
Asbestos abatement for efficiency apartments and demolition & re-insulation, venting Mapleview Project	\$17,000.00	\$2,000.00	\$0.00	\$75,000.00	\$0.00	\$94,000.00
						\$ 0.00
						\$ 0.00
						\$ 0.00
						\$ 0.00
TOTAL	\$91,500.00	\$12,000.00	\$135,000.00	\$75,000.00	\$135,000.00	\$448,500.00

ORGANIZATIONAL STRUCTURE

Please list members of the project team and describe their roles.

Member Name	Role
Jerome Culliton	Coordinate Board Policy & Projects
HRA Board of Commissioners	Prioritize projects & make policy decisions
Architectural Resources	Architect/Engineering Services

ATTACHMENTS

Required attachments for **ALL** applicants.

1. A resolution by the governing body authorizing the applicants to apply for and receive funds.
2. One copy of the most recent financial statements. *(First time applicants only).*
3. Other relevant information.

Required attachments only for the public bodies that are applying for **PUBLIC INFRASTRUCTURE** projects.

1. A Map of the project area.
2. Current residential and commercial water and sewer rates.
3. Date of most recent increases in water and sewer rates.
4. Average monthly residential water and sewer bill.

AGREEMENT

Authorized Applicant Name:
Jerome Culliton

Title
Executive Director

Date:
11/24/2021

Please type your name or print and sign.

Chisholm HRA - Mapleview Rehab Project

1/31/2022

Source	Status	
Chisholm HRA	15,500 committed	possible 2022 funding contingent on HUD PHA grant, await federal budget
St. Louis County HRA	135,000 applied	
St. Louis County CDBG	38,000 initial award notification, await federal budget	
Dept. of IRRR	210,000 applied - \$135k rehab, \$75k demo	

Total 398,500

Use	
Unit remodel/rehab	398,500

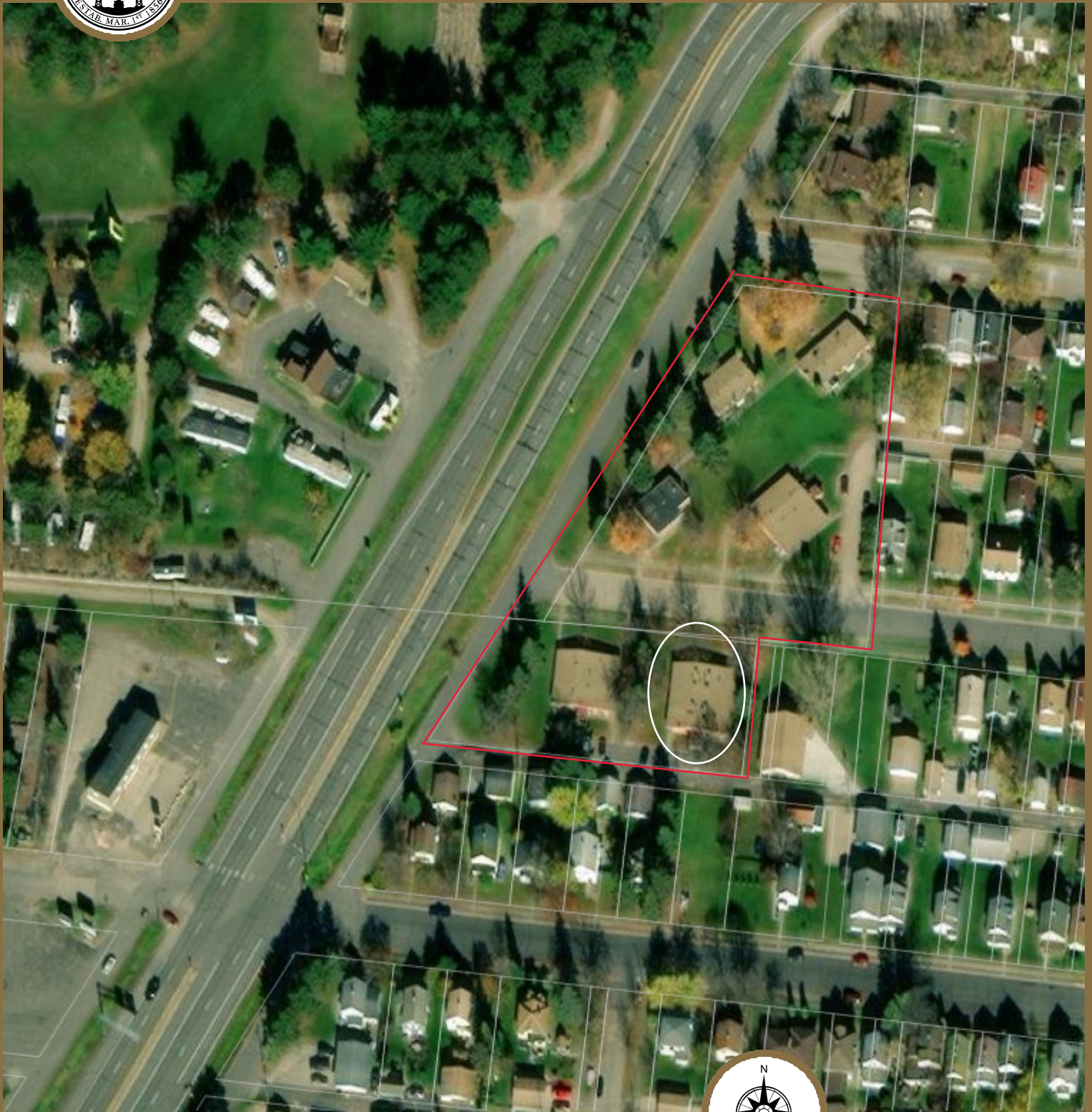
Total 398,500

Excess/Deficit 0



Land Information Portal

St. Louis County, Minnesota

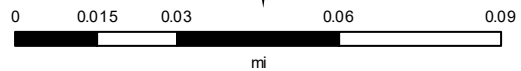


Chisholm HRA - Mapview

default author

PID #020-0085-00190

Map created using Land Information Portal | St. Louis County, Minnesota



Land Information Portal

St. Louis County

www.stlouiscountymn.gov

Minnesota

Disclaimer

This is a compilation of records as they appear in the Saint Louis County Offices affecting the area shown. This drawing is to be used only for reference purposes and the County is not responsible for any inaccuracies herein

