

FY2023 Community Development Program

Technical Assistance Session and Q&A for the
2023 Contracts and the 2024 Applications

August 22, 2023

Welcome!

- INTRODUCTIONS
- HUD Basics
- 2024 Grant Application
- 2023 Contract Review
- QUARTERLY/MONTHLY REPORTS
- PAYMENT REQUESTS
- Q & A → please save questions for breaks or ask them in the chat



Community Development Funds

- The City of Duluth is an Entitlement Community as defined by the Department of Housing and Urban Development (HUD), which means that the city annually receives about \$3 million in community development funds to provide for people with low to moderate incomes:
 - decent housing,
 - a suitable living environment, and
 - expand economic opportunities



2023 City of Duluth HUD Income Guidelines

FAMILY SIZE	EXTREMELY LOW-INCOME <i>(30% of the Median)</i>	VERY LOW-INCOME <i>(50% of the Median)</i>	LOW INCOME <i>(80% of the Median)</i>
1	\$19,000	\$31,650	\$50,600
2	\$21,700	\$36,150	\$57,800
3	\$24,860	\$40,650	\$65,050
4	\$30,000	\$45,150	\$72,250
5	\$35,140	\$48,800	\$78,050
6	\$40,280	\$52,400	\$83,850
7	\$45,420	\$56,000	\$89,600
8	\$50,560	\$59,600	\$95,400



Community Development Programs

- Community Development Block Grant (CDBG)
- HOME Investment Partnership Program (HOME)
- Emergency Solutions Grant Program (ESG)



Timeline and Process

Application Timing:

- Application Due date is September 5, 2023.

Review Process:

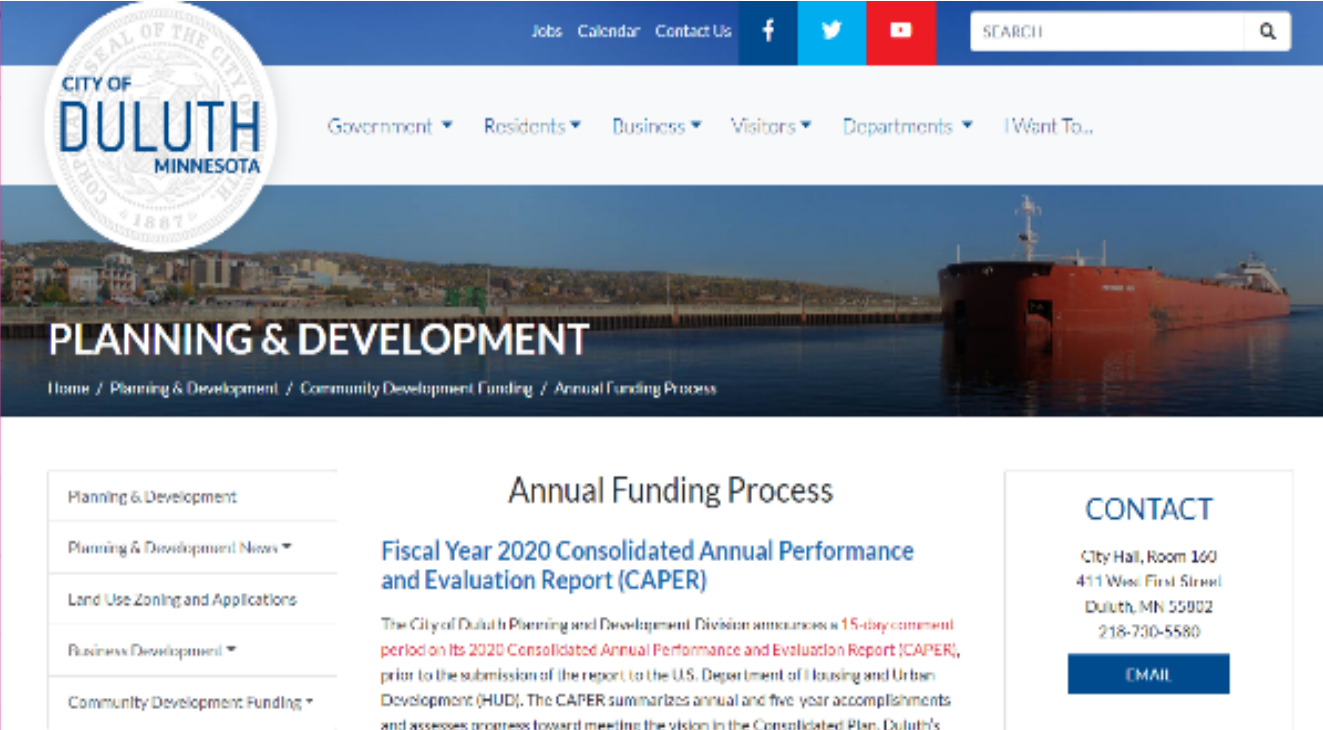
- September/October: Staff and Community Development Committee (CDC) Review
- October 24: The Manager's Recommendations on Funding will be announced
- November 14: Public Hearing on the Funding Recommendations
- December 5: CDC will make the recommendations to City Council





Application Form

- Fillable pdf available online!
- <https://duluthmn.gov/planning-development/community-development-funding/program-overview/>



The screenshot shows the City of Duluth website. At the top left is the official seal of the City of Duluth, Minnesota, established in 1887. To the right of the seal are navigation links for 'Jobs', 'Calendar', and 'Contact Us', along with social media icons for Facebook, Twitter, and YouTube. A search bar is located in the top right corner. Below the navigation is a main menu with categories: 'Government', 'Residents', 'Business', 'Visitors', 'Departments', and 'I Want To...'. The main content area features a large banner image of a red cargo ship docked at a pier, with the text 'PLANNING & DEVELOPMENT' overlaid. Below the banner is a breadcrumb trail: 'Home / Planning & Development / Community Development Funding / Annual Funding Process'. On the left side, there is a vertical navigation menu with links to 'Planning & Development', 'Planning & Development News', 'Land Use Zoning and Applications', 'Business Development', and 'Community Development Funding'. The central content area is titled 'Annual Funding Process' and features a sub-heading 'Fiscal Year 2020 Consolidated Annual Performance and Evaluation Report (CAPER)'. Below this, there is a paragraph of text: 'The City of Duluth Planning and Development Division announces a 15-day comment period on its 2020 Consolidated Annual Performance and Evaluation Report (CAPER), prior to the submission of the report to the U.S. Department of Housing and Urban Development (HUD). The CAPER summarizes annual and five-year accomplishments and assesses progress toward meeting the vision in the Consolidated Plan. Duluth's'. On the right side, there is a 'CONTACT' section with the address: 'City Hall, Room 100, 411 West First Street, Duluth, MN 55802, 218-730-5580' and an 'EMAIL' button.



Application Details

- Eligible Applicants
- Eligible Activities
- Funding Types
 - CDBG (Housing, Public Services, Public Facilities, Economic Development)
 - ESG
 - HOME
- CD Committee Funding Recommendations



Funding Targets

FY 2024 FUNDING TARGETS

		<i>FY 2023 Actual Allocations</i>	<i>FY 2024 Funding Targets</i>
CDBG	<i>Funding Category</i>		
	Housing	36%	35%
	Economic Development	14%	15%
	Public Facilities	15%	15%
	Public Services	15%	15%
	Planning & Program Administration	20%	20%
HOME	CHDO Operations*	0%	0%
	Homeowner Development and/or Homeowner Rehab	30%	20%
	Rental Development	52%	50%
	Tenant Based Rental Assistance	8%	20%
	Program Administration	10%	10%
ESG	Street Outreach and Shelter Operations	60%	60%
	Administration	7%	7.5%
	HMIS Administration	2%	2%
	Rapid Re-Housing and Prevention	31%	30.5%

*Includes all CHDO activities (Homeowner & Rental development)

Application components

- Consolidated Plan Priority & Eligibility
 - Summary, Description, Eligible Activity, 2020 Fair Housing Plan and Imagine Duluth 2035
- Project Readiness
- Project Impact & Delivery
 - Expected results, target clientele, outcome measurements
 - Use data and statistics to strengthen your argument
- Budget Narrative
 - Sources, Uses (How many FTE's?)
 - Housing- additional housing budget form
- Note Project Administration – up to 10% for facilities, housing



Consolidated Plan Goals (1 of 2)

GOAL	GOAL DESCRIPTION
Infrastructure Improvements	Invest in improvements to infrastructure that serves LMI neighborhoods, including; sidewalks, streets, bicycle infrastructure, ADA improvements, and other infrastructure.
Transportation Access	Provide opportunities that ensure LMI people have access to all modes of transportation to access employment, services, health care, food, recreation, and other basic needs.
Affordable Housing	Increase the number and condition of affordable housing units for LMI people. Project locations should be available throughout the community with convenient access to jobs, amenities, and services. Housing should serve people in need of support services, accessible units, individual units, and those that are seniors. Housing should utilize energy efficient practices. All housing efforts should support the policies and strategies of the Imagine Duluth 2035 Comprehensive Plan.
Neighborhood Revitalization	Improve LMI neighborhoods by addressing vacant, condemned, and deteriorated properties. Provide neighborhood infrastructure/amenities that improve safety and livability. Improve buildings that provide essential services and basic needs to LMI people. Revitalization efforts should include strategies to prevent displacement of LMI people.



Consolidated Plan Goals (2 of 2)

GOAL	GOAL DESCRIPTION
Increase Incomes	Provide job training and skill development to assist people who are LMI in accessing living wage jobs. Job training should include collaboration with the CareerForce Center and ensure a focus on needed job sectors. Assist LMI people to grow/start their business and grow their income. All efforts should support the city's Workforce Development Strategic Plan.
Create Living Wage Jobs	Create jobs by providing assistance/incentives to businesses to grow and hire LMI people.
Health Services	Provide health, dental, and mental health services to people who are LMI.
Food Access	Provide easy access to healthy and affordable food to people who are LMI.
Homeless Services	Provide shelter, services, and rental assistance to people who are homeless or at risk of becoming homeless.
Public Services	Provide services to LMI people that fulfill basic needs, prevent evictions, and address other needs.
Childcare Access	Ensure childcare is available in LMI neighborhoods and for LMI people that is safe, affordable, and convenient.

ANTI-POVERTY STRATEGY POLICIES

Policy 1: Training and Career Development	Provide occupational training programs coupled with career development and job placement in partnership with the City's Workforce Development Division and the Financial Opportunity Center at Community Action Duluth to enable people to obtain employment.
Policy 2: Remove Barriers to Obtaining Employment	Assist families with removing barriers to obtaining employment through long term or sustainable solutions that reduce the cost of essentials or burdens to household incomes.
Policy 3: Reduce Housing and Utility Costs	Focus on efforts to reduce the costs on household's budgets through energy efficiency programs that lower utilities and/or programs that assist with building assets of families through planned savings programs or assistance with homeownership opportunities.
Policy 4: Increase Affordable Housing Units	Increase the amount of affordable housing units within the City that have long-term affordability restrictions (greater than 30 years), to maintain housing for low-to-moderate-income residents within our community.
Policy 5: Increase Access to Affordable and Healthy Food Options	Increase access to affordable and healthy food options as well as educational programs that contribute to healthy living in order to address the long-term health and economic impacts on households experiencing poverty.



FAIR HOUSING PLAN

Impediments to Fair Housing Choice

- The City reviewed demographic data, collected input from community members and organizations, and researched trends in housing and real estate in order to develop these impediments to fair housing choice.
- These are the impediments that were identified:
 - 1) Exclusionary rental housing practices and policies directed at Section 8 Housing Choice Voucher holders
 - 2) Exclusionary rental housing practices and policies directed at persons with criminal histories
 - 3) Involuntary displacement and limited housing choice caused by gentrification
 - 4) Policies and physical limitations in the built environment



Equity and Accessibility

- Explain how funding this proposal will assist people who have been historically and are currently disenfranchised. Provide outreach methods, if necessary.
- Bonus Points! The CD Committee believes it is vital to encourage applications from organizations that have not received CDBG/HOME/ESG funding from the City of Duluth. The CD Committee also understands that the regulations can be burdensome. Therefore if an agency that has received CDBG/HOME/ESG funding from the City and has successfully completed at least one year of program compliance with no identified issues, that organization is eligible for 5 additional bonus points if they mentor an organization that has not received funding

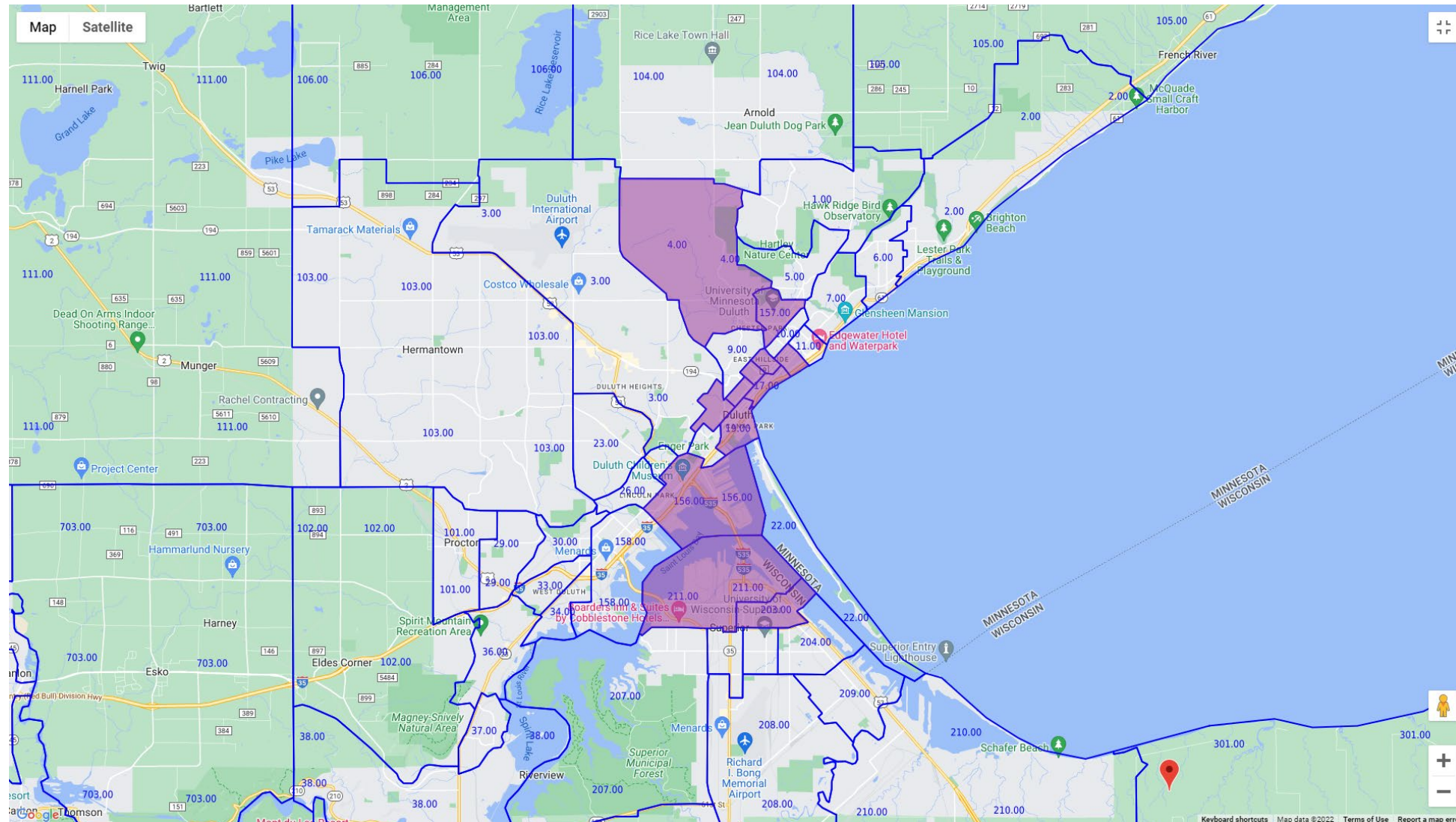


Project Impact and Delivery

- Be Specific and Clear on what the funds will be spent on, such as staff or equipment
- Be Specific and Clear on the goal- what will be the outcome
- Be Specific and Clear on how the outcome will be measure- what will be process- how will information be verified?
- Be Specific and Clear on the implementation and timeline.
- Be Specific and Clear on past performances, what was accomplished and lessons learned



Qualified Census Tracts (QCT)



Workforce Development Projects

- Participant focus- 100% LMI participants, outreach and enrollment emphasis for people of color
- Participant tracking- 12 months engagement, assistance, and reporting
- Outcomes- Align with Duluth Workforce Development Board goals
- Eligibility and cost reimbursement- CBDO certification required, quarterly reimbursement



Construction Project Requirements

- Davis-Bacon Act (workers must be paid prevailing wage on federally contracted projects)
- Project Labor Agreements requirements amended (Ordinance 18-038)
 - City investment threshold. Means for purposes of Section 2-26 \$2,000 or more and for purposes of Section 2-29 \$150,000 or more.
 - Covered project. Means a project owned by the city for which the city has a contract for construction services equal to or in excess of the city investment threshold, or a project in which the city has an ongoing proprietary interest because it provides financial support equal to or in excess of the city investment threshold through a grant, subgrant, loan, loan guarantee or tax credit to pay for some or all of the costs of a project, including financial support having its source in tax increment proceeds, loan guarantees, state of Minnesota funds, community development block grant funds, HOME investment partnership funds, and other federal or state programs including low income tax credits, federal or state historic tax credits, federal new market tax credits, or similar funding or tax credit programs.
- Community Benefits Program
 - Program approved by City council to assist women and socially disadvantaged people to gain access to employment in the construction industry
 - Connect early to discuss with Workforce Development- develop Best Efforts Plan



REMEMBER THE BABA!

- Build America, Buy America Act
- The domestic content procurement preference requires that all iron, steel, manufactured products, and construction materials used in covered infrastructure projects are produced in the United States.



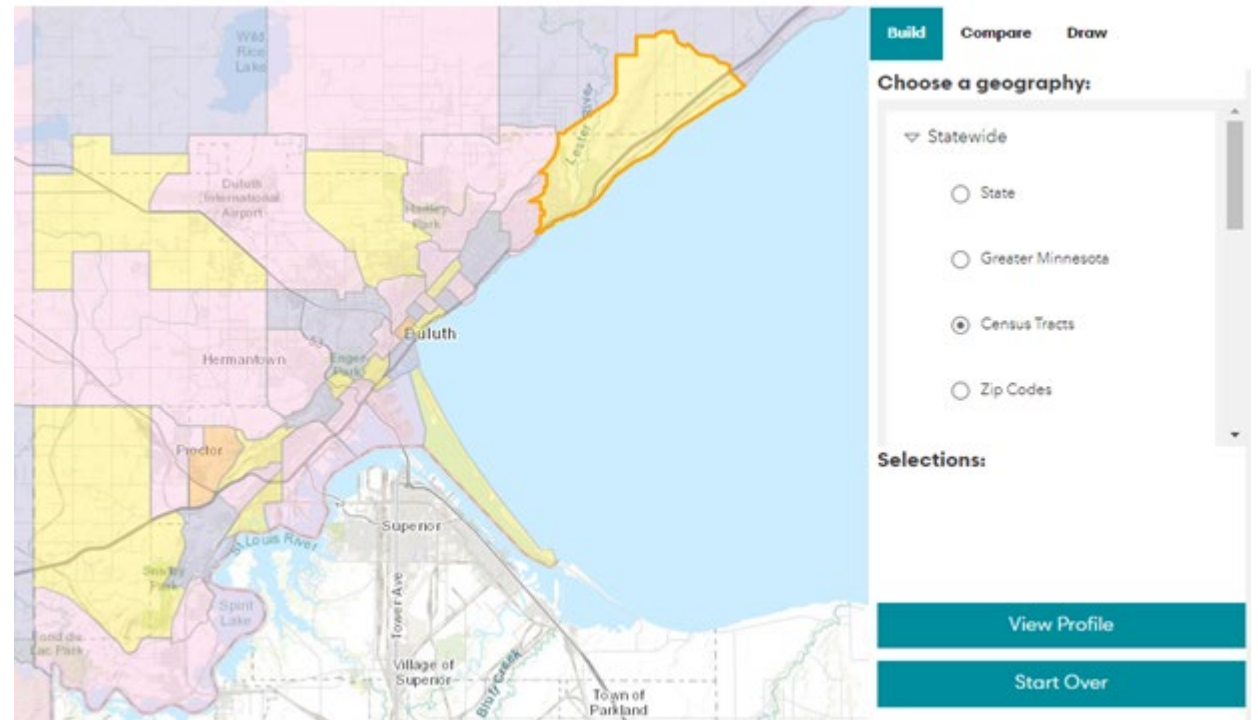
Section 3 Requirement

For all projects that involve housing rehabilitation, housing construction, and public facility projects where the total amount of assistance exceeds a threshold of \$200,000, please provide a statement on how the project will utilize businesses and/or people who qualify as Section 3. More information on this section will be provided during the contract review discussion later on.



Final Tips & Questions about the Application Process

- Be concise and direct
- Connect with us- email, phone, zoom, webex, you name it
- Send a draft for review
- Use MN Compass or other reputable data sources
 - <https://www.mncompass.org/profiles/custom>
- QUESTIONS?



Where is my contract?



CONTRACT REVIEW

- PRE-AWARD DOCUMENTATION
- READ!
- RETURN
- DOCU-SIGN



ENVIRONMENTAL CLEARANCE

- Services
- Housing Rehab
- Public Facilities
- New Construction
- **You can't do anything until you have environmental clearance!**

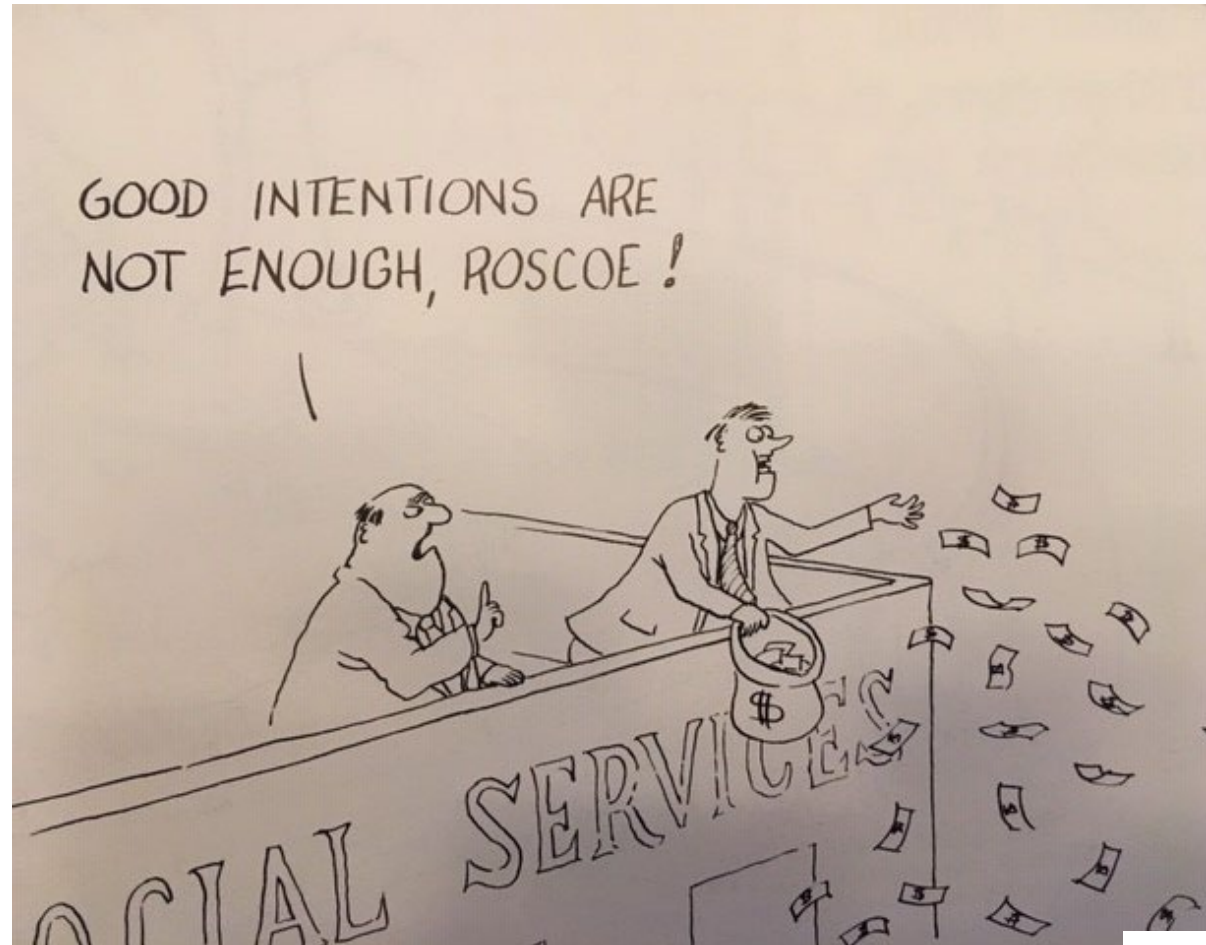


TEMPLATES ONLINE

<https://duluthmn.gov/planning-development/community-development-funding/resources-for-subrecipients/>

Community Development Funding Menu

- DOCUMENTATION:
 - Payment Request forms
 - Quarterly Reports
- EVERYTHING NEEDS TO BE CLEARLY DOCUMENTED



QUARTERLY REPORTING

- DATES: JULY 15, OCT 15, JAN 15, APR 15
 - DECEMBER TIMELINESS
- SUBMIT TO: duluthcommdev@duluthmn.gov
- DEMOGRAPHICS, NARRATIVE, 504/LEP



QUARTERLY REPORTING

CDBG Demographic Quarterly Reporting Sheet

City of Duluth Community Planning Division

Subrecipient Name:	Phone :	CDBG # :	Date Submitted:
Contact Person:	Fax:	Contract # :	*If final report, check here:
Contract Amount:	Goal:	IDIS #	*Submit expanded narrative with final report.

Contract Year: 2018 (4/1/18 - 3/31/19)

Persons Served (by Quarter)	APR - JUNE		JULY - SEPT		OCT - DEC		JAN - MAR		CONTRACT TOTAL	
	Persons Served	Hispanic Ethnicity*	Persons Served	Hispanic Ethnicity*	Persons Served	Hispanic Ethnicity*	Persons Served	Hispanic Ethnicity*	Persons Served	Hispanic Ethnicity
1. Number of New Persons Served during Quarter (persons not served in previous contract years)									0	
2. Number of Persons Receiving Continual Service (persons served in previous contract years)									0	
3. Total Unduplicated Persons Served in Quarter	0		0		0		0		0	

Persons Served by Race	0	0	0	0	0	0	0	0	0	0
4. White									0	0
5. Black/African American									0	0
6. Asian									0	0
7. American Indian/Alaska Native									0	0
8. Native Hawaiian/Pacific Islander									0	0
9. American Indian/Alaska Native & White									0	0
10. Asian & White									0	0
11. Black/African American & White									0	0
12. American Indian/Alaska Native & Black									0	0
13. Other Multi-Racial (not identified above)									0	0

*Race **must** be identified for all Hispanic persons. Persons of Hispanic Ethnicity are a sub-set of Persons Served and should be counted in Persons Served column, as well.

Racial Demographic Numbers



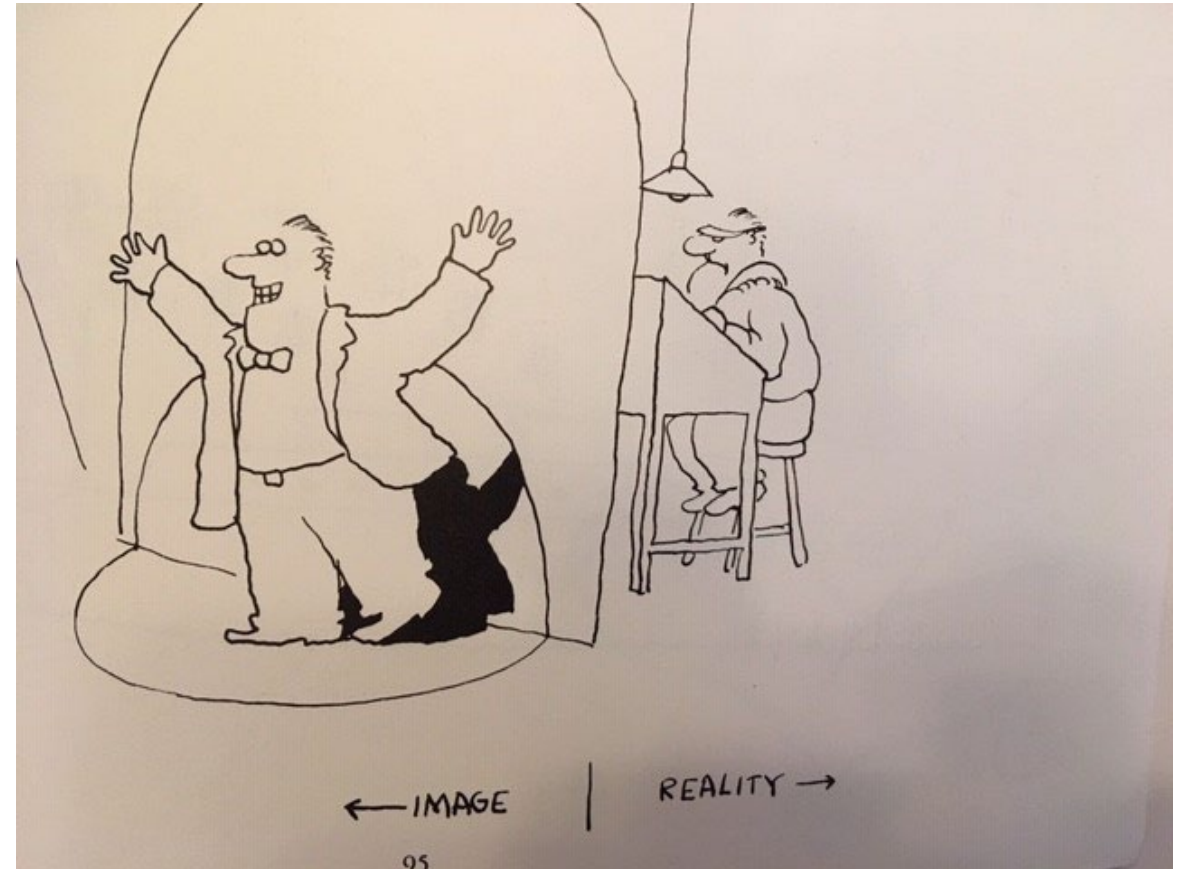
QUARTERLY REPORTING

Persons Served by Income	0		0		0		0		0	
14. Very Low Income (0% to 30%)									0	
15. Low Income (31% to 50%)									0	
16. Low-Moderate Income (51% to 80%)									0	
17. Non Low-Moderate Income (over 80%)									0	
Performance Measurements										
22. Number of reasonable accommodation reque										
2017 Leveraged Funds (Other Sources) (Identify leverage funding sources below)	April - June 2017	July - Sept. 2017	Oct. - Dec. 2017	Jan. - March 2018	Total Leverage					
Other Federal					\$0					
State/Local					\$0					
Private					\$0					
Other:					\$0					
Other:					\$0					
Total	\$0	\$0	\$0	\$0	\$0					
ACCOMPLISHMENTS NARRATIVE: Please submit a brief paragraph on project accomplishments during the quarter :										
<div style="display: flex; justify-content: space-between; align-items: center;"> < > Template Narrative Reas Accom + </div>										



PAYMENT REQUESTS

- COVER SHEET
- SUMMARY SHEET
- DOCUMENTATION



PAYMENT REQUESTS

Agency Letterhead

Date _____

Ryan Pervenanze

Planning and Development Division
City Hall Room 160
411 W 1st St.
Duluth, MN 55802

Program: 2023 (CDBG/HOME/ESG)

Project Name:

This is a request for reimbursement of costs **totaling \$**_____ for the period of *Month Day,*
Year to Month Day, Year.

Contract line item 1

Contract line item 2

TOTAL

Total Requested:

I certify that these costs have been incurred. Backup and documentation are enclosed.

Sincerely,

Name
Title



PAYMENT REQUESTS

Payment Request Summary (Page 2)

Project Name:

Contact:

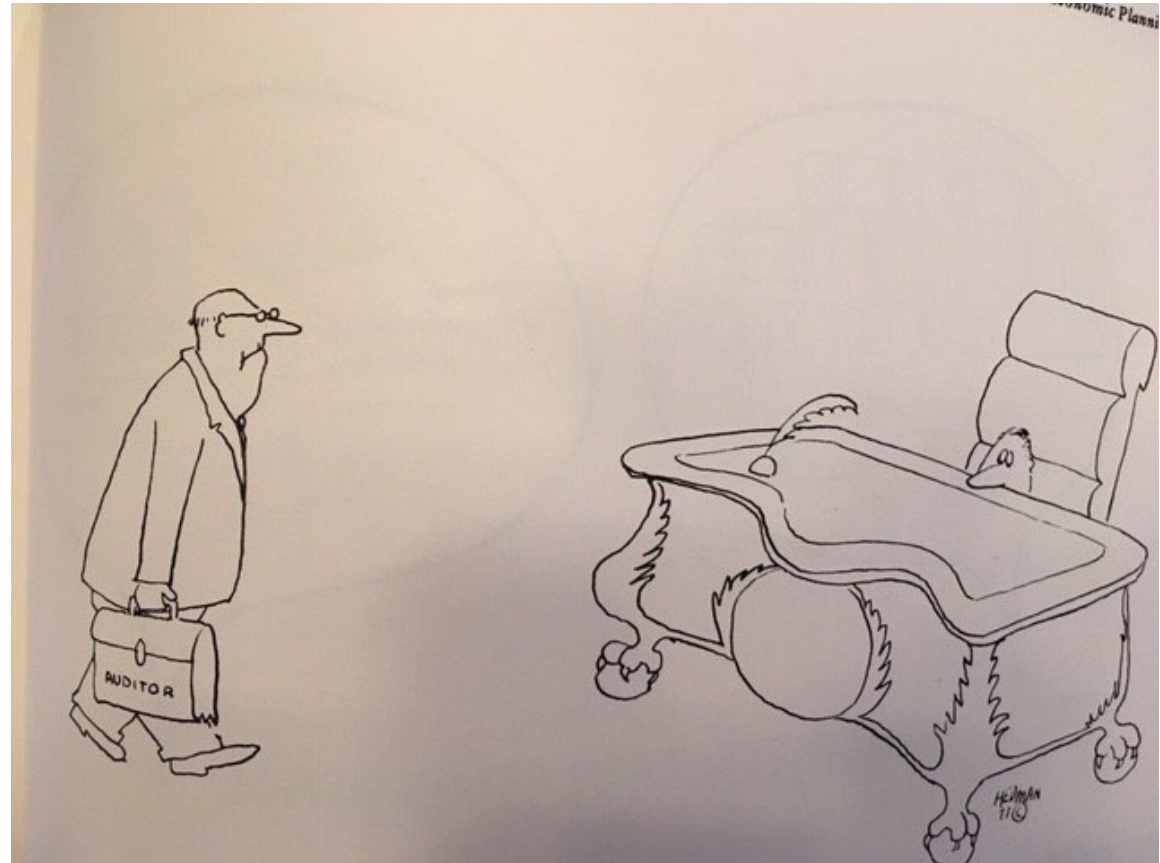
Contract #:

	Position	Date Incurred	CDBG Amount	Other Amount	Total Amount	% CDBG	Timesheet Enclosed	Payroll Register Highlighted	
Salaries	Program Director	Employee Name 1	April 1-16, 2016	\$ -	\$ -	\$ -	%	yes	yes
		Employee Name 1	April 17-30, 2016	\$ -	\$ -	\$ -	%	yes	yes
Benefits		Employee Name 1	April 1-16, 2016	\$ -	\$ -	\$ -	%	yes	yes
		Employee Name 1	April 17-30, 2016	\$ -	\$ -	\$ -	%	yes	yes
SUBTOTAL			\$ -	\$ -	\$ -				
Salaries	Asst Coord	Employee Name 2	April 1-16, 2016	\$ -	\$ -	\$ -	%	yes	yes
		Employee Name 2	April 17-30, 2016	\$ -	\$ -	\$ -	%	yes	yes
Benefits		Employee Name 2	April 1-16, 2016	\$ -	\$ -	\$ -	%	yes	yes
		Employee Name 2	April 17-30, 2016	\$ -	\$ -	\$ -	%	yes	yes
SUBTOTAL			\$ -	\$ -	\$ -				
TOTAL			\$ -	\$ -	\$ -				



PAYMENT REQUESTS

- REQUIRED DOCUMENTATION
 - TIME SHEETS/PAYROLL
 - ELECTRONIC PAYROLL
 - INVOICES



MINORITY OWNED BUSINESS WOMAN OWNED BUSINESS

- Required to encourage contractors to use MBE/WBE as subcontractors.
- Contracts over \$100,000 must include a clause which requires prime contractor to provide practical opportunities to these businesses
- Businesses need to be at least 51% owned by minority individual(s) or Women-owned



SECTION 3 REQUIREMENT

- COVERED ACTIVITIES: HOUSING REHAB, HOUSING CONSTRUCTION, DEMOLITION, PUBLIC FACILITIES
- PURPOSE: Ensure preference for employment/contracting opportunities for low income people/businesses
- SECTION 3 ~~RESIDENT~~ WORKER
 - A resident of public housing or
 - Low income
 - Works for a Section 3 business (51% of owners are LMI)



SECTION 3 REQUIREMENT

Section 3- From the IDIS site:

		<i>Calculated Percentage</i>	<i>Safe Harbor Benchmark Met</i>
<i>Total Labor Hours</i>	<input type="text"/>		
<i>Section 3 Worker Hours</i> ⓘ	<input type="text"/>		
<i>Targeted Section 3 Worker Hours</i> ⓘ	<input type="text"/>		

SECTION 3 REQUIREMENT

- If the Section 3 goals are not met, the Agency must provide a description of efforts made to address the Section 3 goals. Specifically the Agency must select one or more of the following and provide a narrative of how the effort(s) were made. For Agencies that have more than one project, City Staff will accept a Section 3 Outreach Plan for review.
- *Section 3- from the IDIS site:*
- *Check all that apply. Maintain records available for HUD review to document any efforts checked.*
- *Outreach efforts to generate job applicants who are Public Housing Targeted Workers*
- *Outreach efforts to generate job applicants who are Other Funding Targeted Workers.*
- *Direct, on-the job training (including apprenticeships).*
- *Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.*
- *Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).*
- *Outreach efforts to identify and secure bids from Section 3 business concerns.*
- *Technical assistance to help Section 3 business concerns understand and bid on contracts.*
- *Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.*
- *Provided or connected residents with assistance in seeking employment including: drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.*
- *Held one or more job fairs.*
- *Provided or connected residents with supportive services that can provide direct services or referrals.*
- *Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.*
- *Assisted residents with finding child care.*
- *Assisted residents to apply for, or attend community college or a four year educational institution.*
- *Assisted residents to apply for, or attend vocational/technical training.*
- *Assisted residents to obtain financial literacy training and/or coaching.*
- *Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.*
- *Provided or connected residents with training on computer use or online technologies.*
- *Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.*
- *Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.*
- *Other. Specify:*



CAPER/PERFORMANCE REPORT

Program Review for FY 2022							
	Agency	Contract Amount	Goal Type	Goal	Accomplished	% of Goal	Notes
Affordable Housing- On Site							
21-HS-01	Duluth Property Rehab - HRA	\$ 450,000.00	units	50	16	in process	
21-HS-03	CLT New Construction - One Ro	\$ 130,000.00	units	5	5	100%	
21-HS-04	One Roof Duluth Rehabilitation	\$ 75,000.00	units	25	3	in process	
20-HS-04	Duluth Energy Efficiency Progra	\$ 90,000	units	30	19	in process	
Economic Development							
22-ED-01	Futures Program - Life House, Ir	\$ 70,000.00	people	50	197	168%	
22-ED-02	High-Demand, Living-wage Job	\$ 190,000.00	people	90	113	126%	
22-ED-03	Growing Neighborhood Busines	\$ 46,000.00	business	7	7	100%	
22-ED-04	Green Workforce Development	\$ 46,000.00	people	20	TBD		
Public Facilities							
22-PF-01	Blight Mitigation Specialist Pilo	\$ 97,500.00	Area	Census	active	in process	123 households
22-PF-02	Lincoln Park Resilience Hub Acc	\$ 72,000.00	Facility	Census	active	in process	
Public Services							
22-PS-01	Free Tax Site - Community Actio	\$ 19,000.00	People	1,000	1,006	100%	
22-PS-02	Early Childhood Education - CHU	\$ 21,000.00	People	70	68	97%	
22-PS-03	Duluth Hunger Project - CHUM	\$ 87,500.00	People	15,000	20,795	138%	
22-PS-04	Tenant Landlord Connection - C	\$ 23,500.00	People	560	679	121%	
22-PS-05	The Landlord Incentives Progra	\$ 6,859.11	People	50	TBD		
22-PS-06a	NYS Jobs, Education, Training (J	\$ 12,013.74	People	18	18	100%	
22-PS-06b	NYS Jobs, Education, Training (J	\$ 17,486.00	People	815	524	64%	
22-PS-07	Life House Basic Needs/Drop-in	\$ 33,500.00	People	625	655	104%	
22-PS-08	RAD-Peer Based Recovery Supp	\$ 18,912.00	People	50	169	338%	
22-PH-01	Comprehensive Services for Ho	\$ 10,000.00	People	80	87	100%	
22-PH-02	Safe Haven Shelter Program - Sa	\$ 18,500.00	People	500	452	90%	
22-PH-03	CHUM Emergency Shelter - CHU	\$ 40,000.00	People	1200	1337	111%	
22-PH-04	Family Supportive Housing - Ce	\$ 10,000.00	People	124	108	87%	
22-PH-05	Family Transitional Housing - TH	\$ 9,000.00	People	100	51	51%	
22-PH-06	Coordinated Entry - HRA	\$ 12,000.00	People	1000	742	128%	
HOME Program							
22-HM-01	TBRA Homless Rental Assistance	\$ 100,492.00	People	16	18	in process	
22-HM-02	Windwood Townhomes - CCHC	\$ 291,508.00	People		under const	in process	
21-HM-03	CLT New Construction - One Ro	\$ 135,461.00	Units	8	8	100%	
ESG Program							
22-ES-01	Comprehensive Services for Ve	\$ 9,000.00	People	15	15	100%	
22-ES-02	Safe Haven Shelter Program - Sa	\$ 18,500.00	People	500	452	90%	
22-ES-03	The Loft Emergency Shelter for	\$ 23,000.00	People	20	13	65%	
22-ES-04	CHUM Emergency Shelter - CHU	\$ 18,000.00	People	1200	1337	111%	
22-ES-05	CHUM Street Outreach - CHUM	\$ 14,000.00	People	200	150	75%	
22-ES-06	Family Supportive Housing - Ce	\$ 21,000.00	People	91	75	82%	
22-ES-07	Family Transitional Housing - TH	\$ 9,000.00	People	100	51	51%	
22-ES-10	Rapid Rehousing Assistance - HI	\$ 63,076.00	People	50	33	66%	



Questions?



Questions?

- Application information:

<https://duluthmn.gov/planning-development/community-development-funding/program-overview/>

- Thank you for attending!
- If you have additional questions after this session don't hesitate to reach out to us at duluthcommdev@DuluthMN.gov

- Ryan Pervenanze– Manager (rpervenanze@duluthmn.gov)
- Suzanne Kelley-Senior Planner (skelley@duluthmn.gov)
- Kathy Wilson – Planner II (kwilson@duluthmn.gov)
- Phillis Webb- Grants Coordinator (pwebb@duluthmn.gov)
- Hannah Figgins- Planner I (hfiggins@DuluthMN.gov)
- Thomas Church-Planner II, Housing Team (tchurch@duluthmn.gov)

