

ROME

the copper city

CDBG Consolidated Plan 2025-2029

Department of Community & Economic Development

This draft is for public review from Saturday, May 24, 2025, until Monday, June 23, 2025.

Please submit any comments to cmatwijec-walda@romecitygov.com, or by mail to Rome City Hall, 198 N. Washington Street, Rome, NY 13440, Attention: Caitlin Matwijec-Walda, CED. Comments will also be accepted at our public hearing at Rome City Hall on Thursday, June 12th at 11 A.M.



 Please recycle after 06/23/25

Executive Summary

ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

As a foundational plan for the next five years of CDBG action plans, the 2025-2029 Consolidated Plan establishes a defined path of community needs—identified through community outreach and adopted community plans—to guide projects supported by CDBG funding. These CDBG funds will be leveraged with a combination of local, state, federal, and private resources to see community improvement and low-moderate income benefit support projects are undertaken and successfully completed, resulting in true community development and place-based enhancements.

The City of Rome has undertaken multiple planning studies over the past several years to assess and plan for the revitalization, community stabilization, and growth of targeted neighborhoods. Many of these planning studies are contained within or overlap with the CDBG low to moderate income area map. The local adopted plans include the 2017 Community Needs Assessment (CNA); 2004 Comprehensive Plan; 2005 Urban Design Plan; Downtown Brownfield Opportunity Area Plan (BOA), including a housing inventory and real estate analysis; Erie Boulevard BOA Plan, including a rental housing market study; 2018 Woodhaven Revitalization Plan, including a market analysis of single family, multi-family, and senior housing; and the Rome/Utica 2020 Analysis of Impediment to Fair Housing Choice. More recent local plans include the Oneida County's 2025 Housing Market Inventory Assessment and Strategy Report; Mohawk Valley Regional Economic Development Council's Strategic plan, produced annually; City of Rome's ADA Transition Plan; City of Rome's Tornado Disaster Recovery Plan; and City of Rome's Parks and Recreation Department's Parks, Outdoor Space, and Trails (POST) plan.

With so many available resources to build the 5-year foundational Consolidated Plan, the challenge of this plan is not producing goals and action items, but prioritizing them so that identified needs can be transformed into a realistic and viable strategy. The CNA continues to provide strong direction of which identified goals to implement. Each project assisted with CDBG funding, in combination, will touch a spectrum of individuals within the Rome community and will result in a positive benefit to low/moderate income individuals, slums and blight reduction, and economic development opportunities.

As positive economic progress continues through the Mohawk Valley and the City of Rome, it's important to note that over the past decade of Consolidated Planning, the CDBG low/mod target area block groups continue to shift neighborhoods and census tracts. This data is demonstrated in the most recent ACS and on the CPD GIS maps. The City of Rome looks forward to addressing this through implementing community plans and leveraging the CDBG entitlement funding over the next 5 years.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

The City of Rome will target the goals identified within the Community Needs Assessment (CNA), which include the following:

Goal #1: Expand Employment Opportunities

The City of Rome will support projects that assist in and directly contribute to job growth and retention, specifically to low/moderate income individuals and positions. Economic Development Programs including the Commercial Façade Improvement Program, the Small Business Grant Program (RISE), Public Service Subrecipient Grants, and Public Facility improvements can all contribute to expanding employment opportunities.

Goal #2: Increase Economic Activity

Projects that increase economic activity could include the elimination of slums and blight through the Real Property Site Clearance activity, removing real or perceived barriers to area investment related to brownfields and slum neighborhood properties. Projects that progress BOA and local downtown improvement implementation items could include public facility upgrades and public recreation enhancements related to job growth and residential/mixed-use housing development. Furthermore, the Commercial Façade program and RISE will facilitate economic opportunities.

Goal #3: Raise Educational Achievement

The City of Rome will support projects that build on public services funded activities. Emphasis will be placed on supporting the community schools' model to transform schools in distressed neighborhoods into service hubs. Projects could include family support, academic support, food and nutrition, and financial literacy. Projects could also include supporting higher education preparatory actions and workforce development, including both digital workforce jobs and construction trades.

Goal #4: Enhance Local Arts, Cultural, and Tourism Opportunities

The City of Rome intends to revitalize a strong community through pedestrian and place-making measures, which could include public facility improvement projects for targeted streets, sidewalks, public spaces, and recreation resources. Since Rome has many cultural and tourism assets, projects that support the continued development of targeted neighborhoods—such as the Downtown Arts District and surrounding residential neighborhoods—should be supported through public facility and ED funding. CDBG funding will be leveraged by other sources to promote Rome's assets, such as downtown and the surrounding neighborhoods, utilizing initiatives identified in the aforementioned local planning documents. Continued support for small business development will be undertaken to include both

commercial building improvements and other business grants.

Goal #5: Improve Access to Health and Wellness Programs

Supported projects will advance access to healthy neighborhoods and services, which could include activities such as multiuse trail upgrades, ADA accessibility measures, connections to parks and open spaces/greenways, and other similar public facilities improvements. The supported Public Service activities will connect safety and healthcare personnel to at-risk community members, including homeless youth, DV victims, and other presumed low/moderate income families and individuals. Programs that are supported could also include early prevention programs with community schools and events.

Goal #6: Provide Enhanced Housing Opportunities

The City of Rome will affirmatively further fair housing and address the identified issues contained in the 2020 Analysis of Impediment to Fair Housing Choice. Projects could include continued allocations to slums and blight real property programs, public facilities funding for targeted neighborhoods, improving public awareness of fair housing and landlord tenant law, and identified priority projects such as new housing developments and downtown mixed-use projects. The City of Rome has partnered with CNY Fair Housing for increased fair housing awareness through publicly offered landlord & tenant trainings. The Down Payment & Closing Cost Assistance program is available to support first-time homebuyers.

3. Evaluation of past performance

The City of Rome's 2017 Community Needs Assessment (CNA) is community-wide assessment and includes a community profile; community roundtables including community members, business owners, service providers, municipal staff, HUD representatives, and Cornell Cooperative members; community surveys both digital and paper; and an action plan. The CNA is used to identify and target particular needs within the City, specifically CDBG target areas, allowing programs to be tailored to specific community needs.

Economic Development

The City of Rome has continued to support CDBG allocation to the Commercial Façade Improvement Program. These projects are important to both the businesses and the surrounding neighborhoods as it addresses both an economic and financial feasibility issue with each business and provides a reduction in blighted conditions of historically neglected main street and downtown storefronts in priority areas.

Public Services

The City of Rome, in coordination with the Community Development Advisory Committee, has released Request for Proposals annually and awarded grants to non-profit organizations for Public Service funding. This program provides direct benefits to low/moderate income individuals for youth services, access to health and wellness programs, educational services, domestic violence victims, and employment opportunities. These programs directly assist in-need community residents of the City of Rome.

Public Facilities

The City of Rome continues its strong support of public facilities. Public parks and recreation assets have been supported by projects such as equipment upgrades, and ADA accessibility enhancements throughout the CDBG target area. Street, sidewalk, and streetscape enhancements have been undertaken within target area neighborhoods to deliver an improved level of accessibility and service, which, coupled with additional sources of funding, transform neighborhoods into vibrant and proper public realms.

Elimination of Slums and Blight

The City of Rome has undertaken significant measures to eliminate slums and blight through the Real Property program, which includes residential, commercial, and industrial demolitions and supports and leverages the Brownfield Opportunity Areas redevelopment strategies, and brownfield remediation throughout the CDBG target area. This program includes the assessment, investigation, mitigation, monitoring, and removal of unfit and unsafe structures that negatively impact surrounding properties and neighborhoods.

4. Summary of citizen participation process and consultation process

First, the City developed a series of community surveys which included requests for information on both general and specific issues, and citizens' feedback about improving the community and quality of life in the City of Rome. Social media including Facebook, Instagram, and Twitter were used to disseminate the online surveys, and the city utilized its electronic mail system to distribute the surveys to the community. Next, the City advertised a series a public informational meetings and public hearings on both the Con Plan and Action Plan. Lastly, several 30-day public comment periods allowed the community to review the plans and comment formally. Following the 30-day comment period, the local Common Council was tasked with publicly advertising the intent to submit the Con Plan and Action Plan to HUD through local legislation. The Common Council meetings were advertised and open to the public and the Council allows for public comments on the meeting's agenda.

5. Summary of public comments

[TBD]

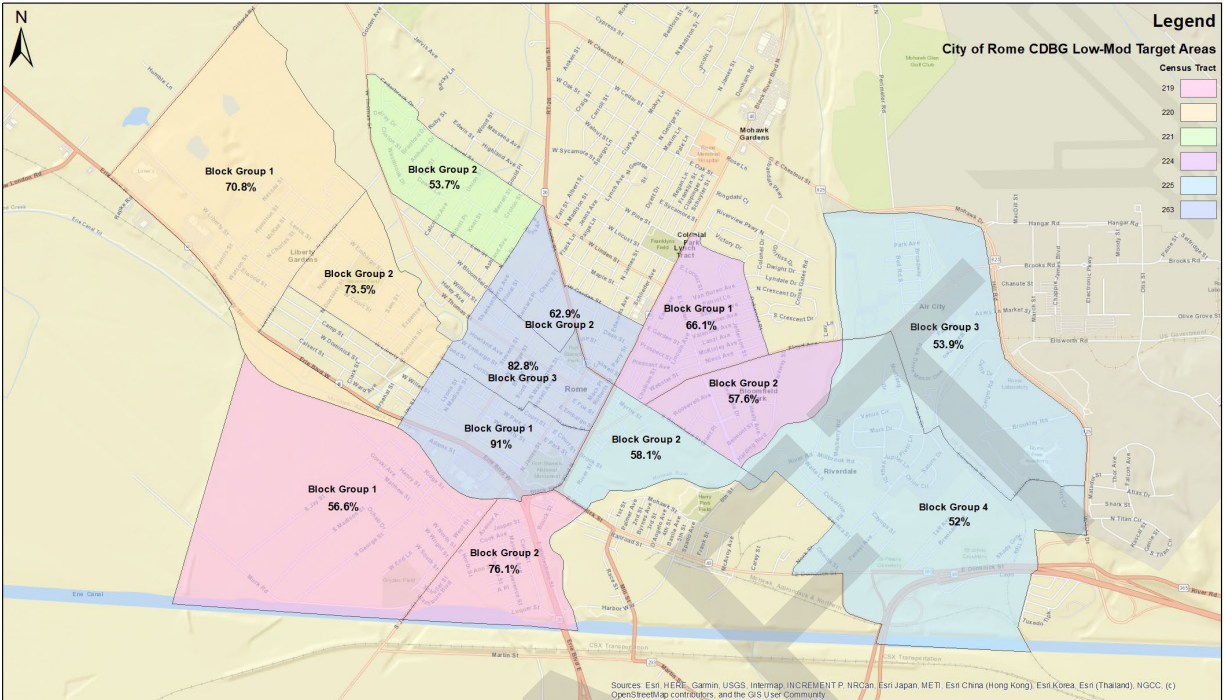
6. Summary of comments or views not accepted and the reasons for not accepting them

[TBD]

7. Summary

The attached image is a map of the CDBG target area of the City of Rome, developed from the ACS census data collection for HUD.

City of Rome, NY CDBG Target Area 2024 by Low-Mod Income Population Percentage (Prepared 10/3/2024)



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The Process

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

| Agency Role | Name | Department/Agency |
|--------------------|------|------------------------|
| CDBG Administrator | ROME | Caitlin Matwijec-Walda |

Table 1 – Responsible Agencies

Narrative

Consolidated Plan Public Contact Information

The City of Rome’s Community and Economic Development staff is responsible for the preparation of the Annual Action Plans (AAP) as well as the 2025-2029 Five Year Consolidated Plan along with the Consolidated Annual Performance and Evaluation Reports (CAPER). This staff is responsible for administering the CDBG grant program each year.

PR-10 Consultation - 91.100, 91.110, 91.200(b), 91.300(b), 91.215(I) and 91.315(I)

1. Introduction

The City of Rome continues to have close working relationships with local organizations whose goals and initiatives align with those of the community and the CDBG program. Through sitting on multiple committees, the City is committed to staying involved with different community problems and initiatives to help make strides in determining positive outcomes, including as a resource for possible funding gaps.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I)).

The City of Rome has been a long-time active member of the Utica/Rome Oneida and Madison Counties Continuum of Care (CoC NY-518, also known as the Mohawk Valley Housing and Homeless Coalition) to enhance coordination between public and assisted housing providers (including the Rome Municipal Housing Authority and supportive housing providers with units in Rome including ACR health, YWCA of the Mohawk Valley, Catholic Charities of Oneida and Madison County, ICAN, Helio Health) and private and governmental health, mental health and service agencies (including the Oneida County Department of Mental Health, Rome Community Hospital and the Community Recovery Center Behavioral Health Clinic located there and a myriad of additional behavioral health and supportive housing providers). The City of Rome and Rome Municipal Housing Authority have also been actively involved in a county-wide coalition to reduce the level of childhood lead poisoning from sub-standard housing with lead paint.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

Over the years, the City of Rome has been a key partner in the Utica/Rome, Oneida and Madison Counties Continuum of Care (CoC NY-518). Locally known as the Mohawk Valley Housing and Homeless Coalition, this region has a comprehensive set of emergency and supportive housing resources available to the residents of the City of Rome, which makes up the second largest city in the two-county CoC. The City of Rome is represented on the CoC's Board and is active in strategic planning to end homelessness for the CoC in general and the City of Rome in particular. This jurisdiction participates in quarterly board meetings and the 7 plenary CoC meetings each year. City of Rome representatives and Rome service providers are also actively involved in numerous additional CoC Committee meetings to coordinate activities

for domestic violence victims, homeless youth, homeless veterans, and persons in recovery. See www.mvhomeless.org for meeting agendas and additional details.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

The City of Rome does not receive ESG funds at this time.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

See table below

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| Agency/Group/Organization | Agency/Group/Organization Type | What section of the Plan was addressed by Consultation? | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? |
|--|---------------------------------------|--|--|
| City of Rome | Other government - Local | All of the above | All City departments were consulted during this process to make sure all individual needs within the City as well as the Common Council members. |
| Rome Housing Authority | PHA | Public Housing Needs | The RHA was consulted for updates on current and proposed housing projects as well as other pertinent updates. |
| Mohawk Valley Continuum of Care | Services-homeless | Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Anti-poverty Strategy Lead-based Paint Strategy | The CoC helped in updates with point in time data, as well as detailed narratives on certain homelessness sections of the plan that incorporated new projects and updates to programs. |
| Community Development Advisory Committee | Planning organization | 2025 Spending Plan | The CDAC committee meets periodically throughout the program year, for the purpose of this plan they met to go over prior year's spending plans to make the 2025 spending plan recommendations to the Mayor. |
| YWCA | Services | Public Housing Needs | The YWCA was consulted regarding the public housing needs of domestic violence victims. |
| Jervis Public Library | Public Library | Citizen Participation Plan | Public access location for a hard copy of the draft 2025-2029 Consolidated Plan. |
| Copper City Community Connection | Senior Services | Citizen Participation Plan | Public access location for a hard copy of the draft 2025-2029 Consolidated Plan. |
| South Rome Senior Center | Senior Services | Citizen Participation Plan | Public access location for a hard copy of the draft 2025-2029 Consolidated Plan. |

Table 2 – Agencies, groups, organizations who participated

Identify any Agency Types not consulted and provide rationale for not consulting

The City of Rome welcomes and encourages input from any agency type, and no agency type was knowingly excluded from the process.

Other local/regional/state/federal planning efforts considered when preparing the Plan

| Name of Plan | Lead Organization | How do the goals of your Strategic Plan overlap with the goals of each plan? |
|--|-------------------------|--|
| Continuum of Care | Coc | Elimination/awareness of Homelessness |
| Mohawk Valley Regional Economic Development Plan | MVRED Council | Job creation/capacity building |
| Downtown Rome Brownfield Opportunity Area Plan | City of Rome | Accessibility upgrades/Brownfield redevelopment |
| Erie Blvd Brownfield Opportunity Area Plan | City of Rome | Accessibility upgrades/Brownfield redevelopment |
| Downtown Revitalization Initiative (DRI) | NYS Department of State | Job creation/retention/ADA improvement/ blight removal/ strategic plan |
| Comprehensive Plan | City of Rome | Accessibility upgrades/Brownfield redevelopment |
| Woodhaven Redevelopment Strategy | City of Rome | Job creation/retention/ADA improvement/ blight removal/ strategic plan |
| 2025-2029 CDBG Consolidated Plan | City of Rome | Goals as part of projects and objectives |

Table 3 – Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))

Federal funds will be used to leverage local, state, private and other sources of funding to progress and implement community development initiatives, culminating in an improved, well-rounded community. The City works with a myriad of local, state, and federal agencies to foster community development goals. These agencies include, but are not limited to, Rome City School District, Oneida County, NYS Department of Environmental Conservation, NYS Department of State, NYS Department of Transportation, NYS Environmental Facilities Corp, NYS Canal Corporation, National Grid, NYS Empire State Development, NYS Homes and Community Renewal, and the US Environmental Protection Agency.

Public service dollars will be used to leverage local private and public organizational funding for programs aimed to benefit low to moderate income residents, including domestic violence shelters, youth education, and at-risk preventative programs. Public facility dollars will be used to leverage a combination of New York State, private developers, and federal funding to support and enhance community development and housing projects. These projects will include pedestrian accessibility and streetscape enhancements throughout the Main Streets areas, Brownfield Opportunity Areas, Woodhaven Redevelopment Area, and other priority areas. Funding will leverage projects which include job creation, low- to moderate-income individual benefits, and elimination of slums and blight. Public facilities will also include targeted improvements to target area parks and brownfield sites, leveraging local, state, and federal dollars as necessary. Housing and mixed-use development projects will be supported through public facility and economic development funding as appropriate. CDBG funding will provide important gap funding for these projects to make each project complete and transformative.

Narrative (optional):

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PR-15 Citizen Participation – 91.105, 91.115, 91.200(c) and 91.300(c)

**1. Summary of citizen participation process/Efforts made to broaden citizen participation
Summarize citizen participation process and how it impacted goal-setting**

The City of Rome, to the greatest extent possible, created a pathway for all citizens to exercise their voice and influence on the CDBG Consolidation and Action Plan. In addition to the baseline requirements of the Citizen Participation Plan (CPP), the City of Rome expanded their outreach efforts beyond the traditional methods of community outreach and engagement. A strong effort was made to reach as many members of the community as possible, with a special emphasis on efforts to encourage participation from low/moderate income persons, residents of blighted neighborhoods, and predominately low/moderate income areas, public housing residents, local and regional institutions and other organizations (including businesses, developers, and nonprofit organizations). The City hosted a public meeting regarding this survey. The link to the survey was posted on multiple occasions on the City’s social media platforms, as well as sent out by email. We further held a 30-day comment period allowing citizens to review and comment on the draft Consolidated Plan for 2025-2029; a draft of the Con Plan was posted on the city website and physical copies left at 6 public locations, including City Hall, the local public library, two senior centers, and two public housing complexes. A public hearing to invite comments was held at City Hall during this comment period.

Citizen Participation Outreach

| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL (If applicable) |
|------------|------------------|--------------------|--------------------------------|------------------------------|--|---------------------|
| 1 | | | | | | |

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The City of Rome utilized the most recent American Communities Survey data as the default needs assessment data. The online CPD GIS mapping tool, results from the public outreach and community input, locally adopted neighborhood redevelopment plans, the Community Needs Assessment, and the consultation process with the local Continuum of Care and Community Development Advisory Committee were used to prioritize the community needs.

Based on the data provided, the most pronounced problem with housing overall is the housing cost burden from 30-50% of income, with no other problems such as substandard housing and overcrowding.

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NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

The total population and number of households have decreased. Population dropped by 2%, or 700 persons; the number of households dropped by 1%, or by 150. Median income has increased by 19%, or \$8,429.00.

| Demographics | Base Year: 2009 | Most Recent Year: 2017 | % Change |
|---------------|-----------------|------------------------|----------|
| Population | 32,915 | 32,215 | -2% |
| Households | 13,240 | 13,090 | -1% |
| Median Income | \$43,323.00 | \$51,752.00 | 19% |

Table 1 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2013-2017 ACS (Most Recent Year)

Number of Households Table

| | 0-30% HAMFI | >30-50% HAMFI | >50-80% HAMFI | >80-100% HAMFI | >100% HAMFI |
|---|----------------|------------------|------------------|-------------------|----------------|
| Total Households | 2,120 | 1,865 | 2,065 | 1,735 | 5,305 |
| Small Family Households | 425 | 475 | 620 | 760 | 2,660 |
| Large Family Households | 215 | 60 | 120 | 60 | 285 |
| Household contains at least one person 62-74 years of age | 460 | 695 | 475 | 325 | 1,200 |
| Household contains at least one person age 75 or older | 220 | 490 | 360 | 239 | 640 |
| Households with one or more children 6 years old or younger | 335 | 359 | 365 | 165 | 355 |

Table 2 - Total Households Table

Data Source: 2013-2017 CHAS

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

| | Renter | | | | | Owner | | | | |
|---|-----------|-------------|-------------|--------------|-------|-----------|-------------|-------------|--------------|-------|
| | 0-30% AMI | >30-50% AMI | >50-80% AMI | >80-100% AMI | Total | 0-30% AMI | >30-50% AMI | >50-80% AMI | >80-100% AMI | Total |
| NUMBER OF HOUSEHOLDS | | | | | | | | | | |
| Substandard Housing - Lacking complete plumbing or kitchen facilities | 0 | 0 | 0 | 0 | 0 | 4 | 35 | 10 | 50 | 99 |
| Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing) | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Overcrowded - With 1.01-1.5 people per room (and none of the above problems) | 90 | 0 | 20 | 0 | 110 | 0 | 0 | 0 | 0 | 0 |
| Housing cost burden greater than 50% of income (and none of the above problems) | 900 | 95 | 15 | 4 | 1,014 | 280 | 105 | 75 | 70 | 530 |
| Housing cost burden greater than 30% of income (and none of the above problems) | 350 | 625 | 135 | 0 | 1,110 | 35 | 375 | 195 | 60 | 665 |

| | Renter | | | | | Owner | | | | |
|---|-----------|-------------|-------------|--------------|-------|-----------|-------------|-------------|--------------|-------|
| | 0-30% AMI | >30-50% AMI | >50-80% AMI | >80-100% AMI | Total | 0-30% AMI | >30-50% AMI | >50-80% AMI | >80-100% AMI | Total |
| Zero/negative Income (and none of the above problems) | 45 | 0 | 0 | 0 | 45 | 105 | 0 | 0 | 0 | 105 |

Table 3 – Housing Problems Table

Data 2013-2017 CHAS

Source:

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

| | Renter | | | | | Owner | | | | |
|---|-----------|-------------|-------------|--------------|-------|-----------|-------------|-------------|--------------|-------|
| | 0-30% AMI | >30-50% AMI | >50-80% AMI | >80-100% AMI | Total | 0-30% AMI | >30-50% AMI | >50-80% AMI | >80-100% AMI | Total |
| NUMBER OF HOUSEHOLDS | | | | | | | | | | |
| Having 1 or more of four housing problems | 990 | 95 | 35 | 4 | 1,124 | 285 | 140 | 85 | 125 | 635 |
| Having none of four housing problems | 665 | 925 | 970 | 660 | 3,220 | 185 | 705 | 975 | 945 | 2,810 |
| Household has negative income, but none of the other housing problems | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

Table 4 – Housing Problems 2

Data 2013-2017 CHAS

Source:

3. Cost Burden > 30%

| | Renter | | | | Owner | | | |
|-----------------------------|-----------|-------------|-------------|-------|-----------|-------------|-------------|-------|
| | 0-30% AMI | >30-50% AMI | >50-80% AMI | Total | 0-30% AMI | >30-50% AMI | >50-80% AMI | Total |
| NUMBER OF HOUSEHOLDS | | | | | | | | |
| Small Related | 310 | 250 | 65 | 625 | 90 | 85 | 90 | 265 |
| Large Related | 210 | 29 | 0 | 239 | 4 | 25 | 0 | 29 |
| Elderly | 230 | 345 | 24 | 599 | 165 | 335 | 115 | 615 |
| Other | 585 | 94 | 60 | 739 | 59 | 60 | 65 | 184 |
| Total need by income | 1,335 | 718 | 149 | 2,202 | 318 | 505 | 270 | 1,093 |

Table 5 – Cost Burden > 30%

Data 2013-2017 CHAS
Source:

4. Cost Burden > 50%

| | Renter | | | | Owner | | | |
|-----------------------------|-----------|-------------|-------------|-------|-----------|-------------|-------------|-------|
| | 0-30% AMI | >30-50% AMI | >50-80% AMI | Total | 0-30% AMI | >30-50% AMI | >50-80% AMI | Total |
| NUMBER OF HOUSEHOLDS | | | | | | | | |
| Small Related | 0 | 0 | 60 | 60 | 70 | 35 | 0 | 105 |
| Large Related | 0 | 0 | 4 | 4 | 4 | 0 | 0 | 4 |
| Elderly | 85 | 25 | 0 | 110 | 155 | 50 | 65 | 270 |
| Other | 0 | 495 | 4 | 499 | 55 | 0 | 0 | 55 |
| Total need by income | 85 | 520 | 68 | 673 | 284 | 85 | 65 | 434 |

Table 6 – Cost Burden > 50%

Data 2013-2017 CHAS
Source:

5. Crowding (More than one person per room)

| | Renter | | | | | Owner | | | | |
|---------------------------------------|-----------|-------------|-------------|--------------|-------|-----------|-------------|-------------|--------------|-------|
| | 0-30% AMI | >30-50% AMI | >50-80% AMI | >80-100% AMI | Total | 0-30% AMI | >30-50% AMI | >50-80% AMI | >80-100% AMI | Total |
| NUMBER OF HOUSEHOLDS | | | | | | | | | | |
| Single family households | 90 | 0 | 20 | 0 | 110 | 0 | 0 | 0 | 0 | 0 |
| Multiple, unrelated family households | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Other, non-family households | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Total need by income | 90 | 0 | 20 | 0 | 110 | 0 | 0 | 0 | 0 | 0 |

Table 7 – Crowding Information – 1/2

Data 2013-2017 CHAS
Source:

| | Renter | | | | Owner | | | |
|----------------------------------|-----------|-------------|-------------|-------|-----------|-------------|-------------|-------|
| | 0-30% AMI | >30-50% AMI | >50-80% AMI | Total | 0-30% AMI | >30-50% AMI | >50-80% AMI | Total |
| Households with Children Present | | | | | | | | |

Table 8 – Crowding Information – 2/2

Describe the number and type of single person households in need of housing assistance.

According to the data provided, there are a total of 110 single family households who are renters living at or below the AMI that are dealing with overcrowding and need assistance. The data suggests there are 0 homeowners with this issue. In reviewing the data using the CPD mapping tool, these households seem to be concentrated in census tract 36065022400, which is partly within the CDBG target area.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

According to the Rome Housing Authority, there are 615 households with at least one disabled family member waitlisted for housing assistance.

In 2024, the YWCA of Mohawk Valley, which serves all of Oneida county, assisted 11 households/adults and 23 children from Rome with rental assistance and/or shelter at Lucy’s House. All were low/moderate income. They anticipate approximately the same number next year, at least 90% low/mod.

What are the most common housing problems?

The most common housing problem facing Romans continues to be cost burden. 2,124 renters at or below the AMI experience a cost burden, with 1,195 homeowners at or below the AMI facing the same.

Are any populations/household types more affected than others by these problems?

64% of the total housing cost burden is experienced by renters, with homeowners representing the other 36%. According the provided data, “Other” renter households seem to experience this cost burden more so than small/large related households renters or elderly renters; elderly homeowners seem to experience this burden more than small/large related owners or other household owners.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of

either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance.

The Continuum of Care agency works with families that are living combined with other families who need assistance due to 1 of the 4 housing problems noted above. Families who are cohabitating with other families are at imminent risk of becoming homeless. Families are in this situation due to lack or change in employment, a change in family make-up, and/or substandard housing conditions that they are moving from. Needs of these families include:

1. Permanent full-time employment with a living wage
2. Affordable housing/fair housing
3. Reliable transportation
4. Support services on an as-needed basis

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

The jurisdiction does not estimate the at-risk population in Rome.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

There are 990 renter households at 0-30% of the AMI with 1 or more of the severe housing problems, leading to an increased risk of homelessness.

Discussion

NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

The City of Rome total current population estimates based on the data provided is 32,915 people. Based on the below numbers, there is no significantly higher percentage of housing needs based on racial backgrounds. The data shows that 11.5% of white residents have experienced housing needs, 6.7% of black/African American residents have experienced housing needs, and 8.9% of other residents have experienced housing needs. There are no apparent housing needs based on racial backgrounds alone, and it seems that equal opportunities exist for housing within the City of Rome. Rome’s community is not as diverse as some other metro communities, so it’s important for Rome to address housing inequality issues quickly.

0%-30% of Area Median Income

| Housing Problems | Has one or more of four housing problems | Has none of the four housing problems | Household has no/negative income, but none of the other housing problems |
|--------------------------------|--|---------------------------------------|--|
| Jurisdiction as a whole | 1,615 | 245 | 140 |
| White | 1,390 | 235 | 115 |
| Black / African American | 120 | 0 | 0 |
| Asian | 25 | 10 | 0 |
| American Indian, Alaska Native | 0 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 |
| Hispanic | 55 | 0 | 0 |

Table 9 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2013-2017 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

30%-50% of Area Median Income

| Housing Problems | Has one or more of four housing problems | Has none of the four housing problems | Household has no/negative income, but none of the other housing problems |
|--------------------------------|--|---------------------------------------|--|
| Jurisdiction as a whole | 1,110 | 440 | 0 |
| White | 975 | 420 | 0 |
| Black / African American | 45 | 15 | 0 |
| Asian | 25 | 4 | 0 |
| American Indian, Alaska Native | 10 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 |
| Hispanic | 25 | 0 | 0 |

Table 10 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2013-2017 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

50%-80% of Area Median Income

| Housing Problems | Has one or more of four housing problems | Has none of the four housing problems | Household has no/negative income, but none of the other housing problems |
|--------------------------------|--|---------------------------------------|--|
| Jurisdiction as a whole | 850 | 1,465 | 0 |
| White | 745 | 1,340 | 0 |
| Black / African American | 0 | 24 | 0 |
| Asian | 45 | 10 | 0 |
| American Indian, Alaska Native | 0 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 |
| Hispanic | 65 | 74 | 0 |

Table 11 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2013-2017 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

80%-100% of Area Median Income

| Housing Problems | Has one or more of four housing problems | Has none of the four housing problems | Household has no/negative income, but none of the other housing problems |
|--------------------------------|--|---------------------------------------|--|
| Jurisdiction as a whole | 205 | 1,095 | 0 |
| White | 180 | 1,025 | 0 |
| Black / African American | 0 | 40 | 0 |
| Asian | 0 | 10 | 0 |
| American Indian, Alaska Native | 0 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 |
| Hispanic | 25 | 30 | 0 |

Table 12 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2013-2017 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

Discussion

NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

The City of Rome total current population estimates based on the data provided is 32,215 people. Based on the below numbers, there is no significantly higher percentage of severe housing needs based on racial backgrounds. The data shows that 5.7% of white residents have experienced housing needs, 4.9% of black residents have experienced housing needs, and 5.6% of other residents have experienced housing needs. There are no apparent severe housing needs based on racial backgrounds alone, and it seems that equal opportunities exist for housing within the City of Rome. Rome’s community is not as diverse as some other metro communities, so it’s important for Rome to address housing inequality issues quickly.

0%-30% of Area Median Income

| Severe Housing Problems* | Has one or more of four housing problems | Has none of the four housing problems | Household has no/negative income, but none of the other housing problems |
|--------------------------------|--|---------------------------------------|--|
| Jurisdiction as a whole | 1,360 | 500 | 140 |
| White | 1,165 | 460 | 115 |
| Black / African American | 120 | 0 | 0 |
| Asian | 25 | 10 | 0 |
| American Indian, Alaska Native | 0 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 |
| Hispanic | 25 | 30 | 0 |

Table 13 – Severe Housing Problems 0 - 30% AMI

Data Source: 2013-2017 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

30%-50% of Area Median Income

| Severe Housing Problems* | Has one or more of four housing problems | Has none of the four housing problems | Household has no/negative income, but none of the other housing problems |
|--------------------------------|--|---------------------------------------|--|
| Jurisdiction as a whole | 345 | 1,205 | 0 |
| White | 275 | 1,115 | 0 |
| Black / African American | 0 | 60 | 0 |
| Asian | 10 | 19 | 0 |
| American Indian, Alaska Native | 10 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 |
| Hispanic | 25 | 0 | 0 |

Table 14 – Severe Housing Problems 30 - 50% AMI

Data Source: 2013-2017 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

50%-80% of Area Median Income

| Severe Housing Problems* | Has one or more of four housing problems | Has none of the four housing problems | Household has no/negative income, but none of the other housing problems |
|--------------------------------|--|---------------------------------------|--|
| Jurisdiction as a whole | 180 | 2,130 | 0 |
| White | 110 | 1,970 | 0 |
| Black / African American | 0 | 24 | 0 |
| Asian | 4 | 45 | 0 |
| American Indian, Alaska Native | 0 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 |
| Hispanic | 65 | 74 | 0 |

Table 15 – Severe Housing Problems 50 - 80% AMI

Data Source: 2013-2017 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

80%-100% of Area Median Income

| Severe Housing Problems* | Has one or more of four housing problems | Has none of the four housing problems | Household has no/negative income, but none of the other housing problems |
|---------------------------------|---|--|---|
| Jurisdiction as a whole | 100 | 1,205 | 0 |
| White | 85 | 1,120 | 0 |
| Black / African American | 0 | 40 | 0 |
| Asian | 0 | 10 | 0 |
| American Indian, Alaska Native | 0 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 |
| Hispanic | 10 | 40 | 0 |

Table 16 – Severe Housing Problems 80 - 100% AMI

Data Source: 2013-2017 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

Discussion

NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction:

Based on the data below there is a larger housing cost burden for white residents at 40% which is a significantly higher percentage than all other races. The housing cost burden for black/African American residents is approximately 24% and all other races is 18%. The City of Rome, through several market analysis studies and neighborhood plans, has understood that more fair wage jobs are needed to ultimately ease housing cost burdens over time. The City of Rome is committed to supporting economic development projects that will assist in job creation. In April 2025, it was announced that Chobani will be opening a new \$1 billion-dollar plant in the City of Rome, introducing 1,000+ jobs to the region while also increasing demand on neighboring agricultural plants. The City of Rome will continue to support its economic development projects with public facilities improvements to better connect neighborhoods to places of employment, and business development grants.

Housing Cost Burden

| Housing Cost Burden | <=30% | 30-50% | >50% | No / negative income (not computed) |
|--------------------------------|-------|--------|-------|-------------------------------------|
| Jurisdiction as a whole | 8,915 | 1,940 | 1,799 | 175 |
| White | 8,185 | 1,795 | 1,475 | 145 |
| Black / African American | 415 | 45 | 120 | 0 |
| Asian | 90 | 50 | 35 | 0 |
| American Indian, Alaska Native | 4 | 0 | 10 | 0 |
| Pacific Islander | 0 | 0 | 0 | 0 |
| Hispanic | 195 | 45 | 115 | 0 |

Table 17 – Greater Need: Housing Cost Burdens AMI

Data Source: 2013-2017 CHAS

Discussion:

NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

There are no income categories in which any racial or ethnic group has disproportionately greater need than the needs of the income category as a whole.

If they have needs not identified above, what are those needs?

The needs not outlined in the charts above include improved incomes, job creation/availability, housing improvements, homebuyer education, removal of brownfields and blighted structures, public services such as translation and transportation services, and improved connectivity to job centers. Rental housing built before 1980 and 1949 is shown on the CPD mapping tool as prevalent within the CDBG low/moderate income target area. The overall condition of the housing is considered fair and is actively enforced through local codes enforcement. It should be noted that continued efforts should be made to enforce zoning laws/building codes, identify and eliminate blighted properties, and assess and plan for continued housing rehabilitation efforts. Such efforts could include tax credit programs as through the NYS and federal preservation laws for historic properties.

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

Based on the CPD mapping tool, there are no block groups within the low/moderate income target area that have a non-white racial or ethnic population above 5%. Two census tracts outside the low/moderate income target area demonstrate a black population between 5% and 12%. A third census tract outside of the low/mod area demonstrates 42% black population; however, this tract includes Mohawk Correctional Facility, a state prison.

NA-35 Public Housing – 91.205(b)

Introduction

The Rome Housing Authority (RHA) is the owner, manager, and administrator of subsidized, assisted housing projects and programs for the benefit of lower income elderly, disabled, handicapped individuals and families residing primarily within the City of Rome. These projects and programs receive financial subsidies and operate pursuant to the policies, rules, and regulations of the United States Department of Housing and Urban Development and New York State Homes and Community Renewal. With only 99 units, RHA is considered a small public housing authority.

Totals in Use

| | Program Type | | | | | | | | |
|----------------------------|--------------|-----------|----------------|----------|-----------------|----------------|-------------------------------------|----------------------------|------------|
| | Certificate | Mod-Rehab | Public Housing | Vouchers | | | Special Purpose Voucher | | |
| | | | | Total | Project - based | Tenant - based | Veterans Affairs Supportive Housing | Family Unification Program | Disabled * |
| # of units vouchers in use | 0 | 0 | 326 | 397 | 1 | 383 | 13 | 0 | 0 |

Table 18 - Public Housing by Program Type

***includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition**

Data Source: PIC (PIH Information Center)

Characteristics of Residents

| | Program Type | | | | | | | |
|---|--------------|-----------|----------------|----------|-----------------|----------------|-------------------------------------|----------------------------|
| | Certificate | Mod-Rehab | Public Housing | Vouchers | | | Special Purpose Voucher | |
| | | | | Total | Project - based | Tenant - based | Veterans Affairs Supportive Housing | Family Unification Program |
| Average Annual Income | 0 | 0 | 12,820 | 12,373 | 11,700 | 12,386 | 12,033 | 0 |
| Average length of stay | 0 | 0 | 5 | 5 | 0 | 5 | 0 | 0 |
| Average Household size | 0 | 0 | 1 | 1 | 3 | 1 | 1 | 0 |
| # Homeless at admission | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| # of Elderly Program Participants (>62) | 0 | 0 | 138 | 122 | 0 | 122 | 0 | 0 |
| # of Disabled Families | 0 | 0 | 150 | 147 | 0 | 142 | 5 | 0 |
| # of Families requesting accessibility features | 0 | 0 | 326 | 397 | 1 | 383 | 13 | 0 |
| # of HIV/AIDS program participants | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| # of DV victims | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

Table 19 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents

| Race | Certificate | Mod-Rehab | Public Housing | Program Type | | | | | |
|-------------------------------|-------------|-----------|----------------|--------------|-----------------|----------------|-------------------------------------|----------------------------|------------|
| | | | | Vouchers | | | Special Purpose Voucher | | |
| | | | | Total | Project - based | Tenant - based | Veterans Affairs Supportive Housing | Family Unification Program | Disabled * |
| White | 0 | 0 | 312 | 351 | 1 | 339 | 11 | 0 | 0 |
| Black/African American | 0 | 0 | 13 | 40 | 0 | 39 | 1 | 0 | 0 |
| Asian | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 0 |
| American Indian/Alaska Native | 0 | 0 | 0 | 4 | 0 | 4 | 0 | 0 | 0 |
| Pacific Islander | 0 | 0 | 0 | 2 | 0 | 1 | 1 | 0 | 0 |
| Other | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 20 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

| Ethnicity | Certificate | Mod-Rehab | Public Housing | Program Type | | | | | |
|--------------|-------------|-----------|----------------|--------------|-----------------|----------------|-------------------------------------|----------------------------|------------|
| | | | | Vouchers | | | Special Purpose Voucher | | |
| | | | | Total | Project - based | Tenant - based | Veterans Affairs Supportive Housing | Family Unification Program | Disabled * |
| Hispanic | 0 | 0 | 14 | 45 | 0 | 45 | 0 | 0 | 0 |
| Not Hispanic | 0 | 0 | 312 | 352 | 1 | 338 | 13 | 0 | 0 |

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 21 – Ethnicity of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

DRAFT

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

In 2020, the City of Rome, in partnership with the City of Utica, conducted their Analysis of Impediment to Fair Housing. According to that report, the needs of the public housing tenants and waitlisted applicants mirror those of the whole City. Such needs include affordable housing in a range of unit sizes; affordable/accessible housing for disabled, elderly, and disabled elderly; fair housing education; and fair housing infrastructure. The Rome Housing Authority has continuously worked to make corresponding upgrades to the Colonial I and Colonial II complexes, including a net-zero carbon system; conversion of climate systems to geothermal, solar, and electric systems; increased unit sizes; ADA compliance units; security features, including cameras and lighting; and general facility upgrades. In the coming years, RHA will similarly rehab the Valentine Apartment Complex. These improvements will increase accessibility and safety while improving quality of life for tenants.

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

Section 8 affordable housing availability and education for both landlords and tenants regarding new legislated laws for landlords and tenants. Currently, there are 909 individuals and families on waiting lists for Public Housing Section 8 vouchers within the City of Rome. As noted, accessibility is a major need for some public housing residents, and that need is being addressed through past renovations at Liberty Gardens, Colonial I & II, as well as planned renovations at Valentine Apartment Complex.

How do these needs compare to the housing needs of the population at large

The needs of public housing residents are similar to those of the overall population of Rome. Those needs include transportation options, connectivity and accessibility, safe living conditions and safe neighborhoods. The cost burden for low to moderate income residents could be more pressing for those who do not reside in public housing or have a housing voucher. Currently, the population at large is experiencing a lack of market or luxury housing or apartments, which is creating a market gap in the workforce within some employment sectors. The lack of mid-market and higher end housing hurts recruitment and thus employment. Projects such as the DeWitt-Clinton (80-unit low/mod and mid-market) project and the Copper City Lofts (64 unit low/mod and mid-market), and the Air City Lofts (luxury 84-unit apartment mixed-use) project have assisted in providing the required housing that has been identified as a market gap. There is a planned 250-unit affordable housing project to be built by Penrose, in partnership with Human Technologies Corporation Inc., along waterfront property within the CBDG target area.

Discussion

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

Nature and Extent of Homelessness: (Optional)

| | | |
|-------------------|-------------------|-------------------------------|
| Race: | Sheltered: | Unsheltered (optional) |
| Ethnicity: | Sheltered: | Unsheltered (optional) |

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

Discussion:

DRAFT

NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)

Introduction:

The City of Rome addresses non-homeless special needs community members through public service funding and public facilities funding. Each year the City of Rome allocates a significant portion of the CDBG entitlement funding to making public spaces—around the community but within the target area specifically—safer and more accessible through ADA accessibility-focused upgrades to streets, sidewalks, and public parks. Prior to the American with Disabilities Act, many public spaces were nearly impossible for a special needs resident to navigate; abrupt curb drops and steep walk ramps created a serious issue for disabled populations. The City has been making progress on public space improvement for special needs residents through upgrades to public rights-of-way and the City parks system. Past public service projects have allowed special needs residents (including the elderly and disabled) to improve their home’s physical condition; the City looks to renew projects like this in the future. The City will continue to support activities that assist the special needs community.

Describe the characteristics of special needs populations in your community:

The City of Rome has a diverse special needs population, including elderly (age 62 and older), frail elderly (elderly person who requires assistance with 3 or more activities of daily living), persons with mental, physical and/or developmental disabilities, persons with alcohol and/or other drug addiction, victims of domestic violence, and persons living with HIV/AIDS and their families.

What are the housing and supportive service needs of these populations and how are these needs determined?

Although the CoC itself does not work directly with the special needs population, the local Housing and Homelessness Coalition meetings put on by the Continuum are made up of a multitude of public service organizations and agencies from all over the Mohawk Valley. This allows for local services to overlap in a way that isn’t funded directly through CoC programs, yet can still help bridge a gap in the community of housing and support services.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

The HIV/AIDS population within Rome is small (as is Rome’s total population) when compared to other metros in the US. The City of Rome does, however, have support services to help those who are affected by HIV/AIDS. Affected individuals and families have access to proper care and treatment within the City of Rome.

If the PJ will establish a preference for a HOME TBRA activity for persons with a specific category of disabilities (e.g., persons with HIV/AIDS or chronic mental illness), describe their unmet need for housing and services needed to narrow the gap in benefits and services received by such persons. (See 24 CFR 92.209(c)(2) (ii))

Not applicable.

Discussion:

DRAFT

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Describe the jurisdiction’s need for Public Facilities:

Identified needs for public facility improvements include street and sidewalk upgrades, downtown beautification and blight reduction, improvements to parks and recreational trails and greenways, youth areas, brownfield remediation, and pedestrian and bicycle and other alternative transportation connectivity.

How were these needs determined?

These needs were identified through several community planning documents including the Community Needs Assessment, Downtown Brownfield Opportunity Area [BOA], Erie Boulevard BOA, Comprehensive Plan, Urban Design Plan, and the Woodhaven Redevelopment Plan. Each of these plans included public engagement activities to solicit public input and direction. Community needs were further determined through a series of public engagements and informational meetings regarding the 2025-2029 Con Plan and Annual Action Plan and regular CDAC meetings.

Describe the jurisdiction’s need for Public Improvements:

As a City that was incorporated more than 150 years ago in 1870, our public facilities include historic, aging, and rebuilt infrastructure. As one of the largest land area communities in the US, the City of Rome is burdened with an overall low population compared to its infrastructure footprint, and there is a significant maintenance burden to keep facilities safe and in good working order. Within the CDBG target area, infrastructure to address include streets, sidewalks, water and sewer, signage, street trees, lighting, and streetscapes. Additionally, the CDBG target area includes several heavily-utilized public parks and recreation trails, which need constant upgrades and enhancements to meet the demands of an ever-evolving, modern community.

How were these needs determined?

These needs were identified through several community planning documents including the Community Needs Assessment, Downtown BOA, Erie Boulevard BOA, Comprehensive Plan, Urban Design Plan, and the Woodhaven Redevelopment Plan. Each of these recently adopted plans include public engagement activities to solicit public input and direction as all community-based planning efforts. Community needs were further determined through a series of public engagements and informational meetings regarding the 2025-2029 Con Plan and Annual Action Plan and regular CDAC meetings.

Describe the jurisdiction’s need for Public Services:

Public service needs within the City of Rome include but are not limited to senior services, youth services, family services, transportation services, health services, services for battered and abused spouses, services for neglected and abused children, substance abuse services, employment training and job skill building, crime awareness, fair housing counseling, child care, end of life care, and mental health services. Top public service priorities noted in the CNA were neighborhood development organizations, homebuyer and housing services, job training, childcare services, and education programs.

How were these needs determined?

The Community Needs Assessment was utilized in determining priority community actions and identifying community needs including public services. Annually, the City of Rome, in consultation with the Community Development Advisory Committee [CDAC], advertises the Public Services Request for Proposals. Local non-profit organizations can submit proposals to be reviewed by the Community Development Advisory Committee and the Mayor's Office. Informed by recommendations from CDAC, the mayor grants awards to agencies whose programs will benefit low- to moderate-income individuals/families residing in Rome.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

This section provides information on the affordability and condition of the housing market in the City of Rome. The data tables populated by HUD using the American Community Survey (ACS) and the Comprehensive Housing Affordability Strategy (CHAS) five-year data set allow us to look at the total number of housing units in Rome and see what and where we are lacking as a community in conjunction with the recommendations of our Analysis of Impediment to Fair Housing. ACS data shows that the City has a total of 15,195 housing units with 13,089 units (86%) occupied, split between 7,489 (57.2%) owner-occupied and 5,600 (42.8%) renter-occupied units. The total percentage of renter- vs. owner-occupied units has not significantly changed over the past 5 years. Mirroring nationwide trends, people are more likely to rent than own, and we are continuing to see a need for rental units, especially for our aging population.

DRAFT

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

All residential properties by number of units

| Property Type | Number | % |
|---------------------------------|---------------|-------------|
| 1-unit detached structure | 8,785 | 58% |
| 1-unit, attached structure | 210 | 1% |
| 2-4 units | 3,335 | 22% |
| 5-19 units | 1,260 | 8% |
| 20 or more units | 1,265 | 8% |
| Mobile Home, boat, RV, van, etc | 340 | 2% |
| Total | 15,195 | 100% |

Table 1 – Residential Properties by Unit Number

Data Source: 2013-2017 ACS

Unit Size by Tenure

| | Owners | | Renters | |
|--------------------|--------------|-------------|--------------|-------------|
| | Number | % | Number | % |
| No bedroom | 4 | 0% | 135 | 2% |
| 1 bedroom | 220 | 3% | 1,775 | 32% |
| 2 bedrooms | 1,320 | 18% | 2,170 | 39% |
| 3 or more bedrooms | 5,945 | 79% | 1,520 | 27% |
| Total | 7,489 | 100% | 5,600 | 100% |

Table 2 – Unit Size by Tenure

Data Source: 2013-2017 ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

The Rome Housing Authority currently has public housing units located in the newly renovated Colonial I and Colonial II Apartments, and the soon to be renovated Valentine Apartments. The RHA also manages the recently renovated Liberty Gardens. With over half of the property type of residential structures being 1 unit detached structures, the City has recently started a first-time homebuyer Down Payment and Closing Costs assistance program for income-qualified individuals/families; thus far, the City has assisted one family, with plans to continue this program into the future.

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

The City of Rome does not anticipate any units being lost from the affordable housing inventory.

Does the availability of housing units meet the needs of the population?

Historically, Rome did not a housing shortage, and affordability had been strong compared to the national average, but this is no longer the case. While the Section 8 waitlist has begun to improve after years of long wait periods, the waitlists for other affordable housing options have grown substantially, indicating that the City of Rome needs more affordable housing units to meet the growing demand.

Describe the need for specific types of housing:

With 79% of homeowners in units with three or more bedrooms, and 73% of renters in units with 2 or fewer bedrooms, it's inferred that larger scale housing at an affordable rate is a need for City of Rome residents.

Discussion

DRAFT

MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

Introduction:

Cost of Housing

| | Base Year: 2009 | Most Recent Year: 2017 | % Change |
|----------------------|-----------------|------------------------|----------|
| Median Home Value | 90,500 | 101,200 | 12% |
| Median Contract Rent | 574 | 657 | 14% |

Table 3 - Cost of Housing

Data Source: 2000 Census (Base Year), 2013-2017 ACS (Most Recent Year)

| Rent Paid | Number | % |
|-----------------|--------------|---------------|
| Less than \$500 | 1,370 | 24.5% |
| \$500-999 | 3,645 | 65.0% |
| \$1,000-1,499 | 540 | 9.6% |
| \$1,500-1,999 | 40 | 0.7% |
| \$2,000 or more | 10 | 0.2% |
| Total | 5,605 | 100.0% |

Table 4 - Rent Paid

Data Source: 2013-2017 ACS

Housing Affordability

| Number of Units affordable to Households earning | Renter | Owner |
|--|--------------|--------------|
| 30% HAMFI | 640 | No Data |
| 50% HAMFI | 2,365 | 1,090 |
| 80% HAMFI | 3,810 | 2,340 |
| 100% HAMFI | No Data | 3,288 |
| Total | 6,815 | 6,718 |

Table 5 - Housing Affordability

Data Source: 2013-2017 CHAS

Monthly Rent

| Monthly Rent (\$) | Efficiency (no bedroom) | 1 Bedroom | 2 Bedroom | 3 Bedroom | 4 Bedroom |
|-------------------|-------------------------|-----------|-----------|-----------|-----------|
| Fair Market Rent | | | | | |
| High HOME Rent | | | | | |
| Low HOME Rent | | | | | |

Table 6 - Monthly Rent

Is there sufficient housing for households at all income levels?

There is not sufficient housing for households at all income levels within the City of Rome. There is generally sufficient housing for individuals and families making 100% or more of the area median income, but there is a critical need for affordable housing for individuals and families making less than the area median income, especially in the extremely low- to low-income range.

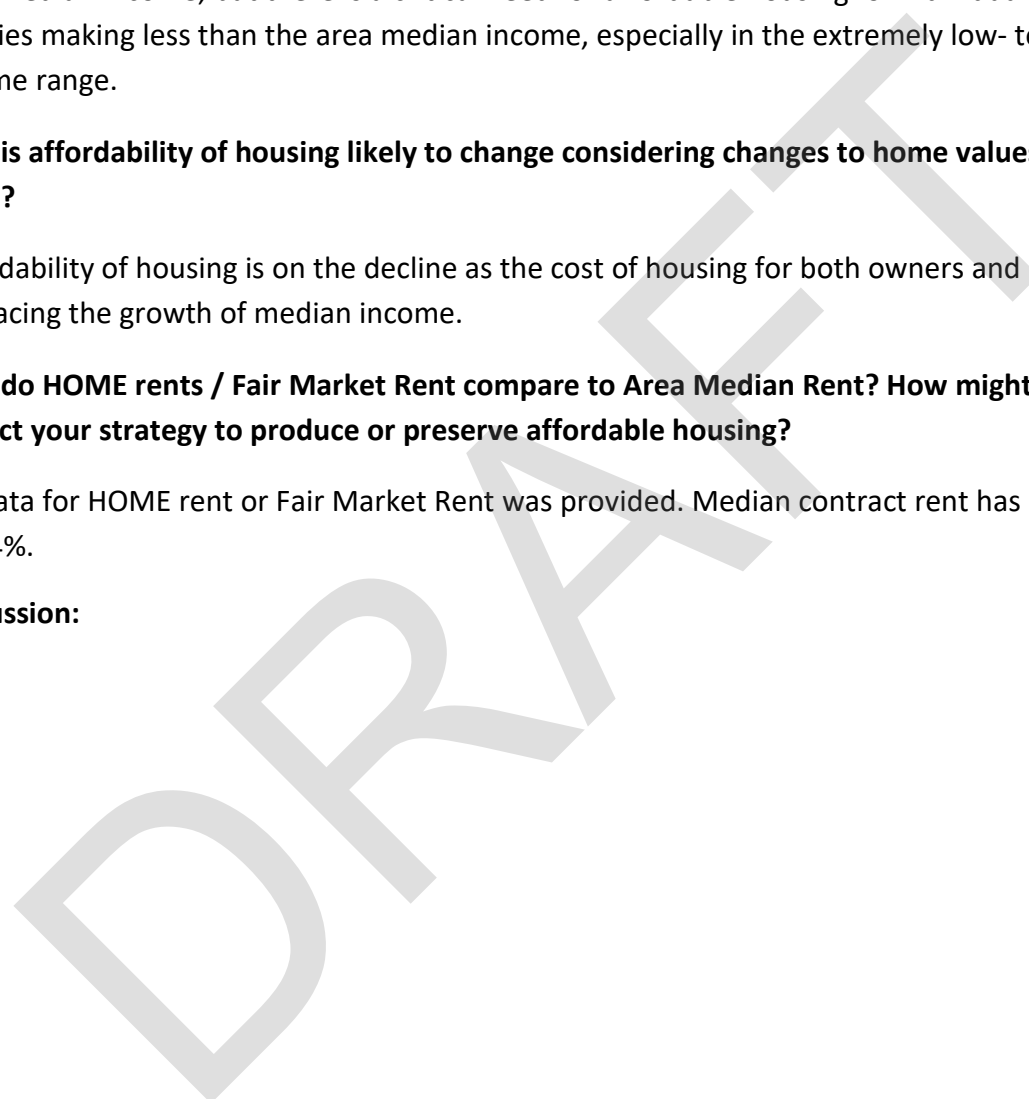
How is affordability of housing likely to change considering changes to home values and/or rents?

Affordability of housing is on the decline as the cost of housing for both owners and renters is outpacing the growth of median income.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

No data for HOME rent or Fair Market Rent was provided. Median contract rent has increased by 14%.

Discussion:



MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

Introduction

The following section outlines “selected” housing conditions as defined by the Census. The first two conditions refer to the housing unit, while the remaining two refer to the household. The Census defines a selected condition as:

- Lacking complete plumbing facilities
- Lacking complete kitchen facilities
- More than 1 person per room
- Housing cost burden greater than 30% of household income

Definitions

The City of Rome uses the following definitions for “substandard condition” and “substandard condition but suitable for rehabilitation”:

Substandard means a housing unit lacking complete plumbing or kitchen facilities.

Substandard suitable for rehabilitation means a housing unit—or in the case of multiple unit buildings, the building(s) containing the housing units—which have at least three major systems in need of replacement or repair and the estimated cost of making the needed replacements and the repairs is less than 75% of the estimated cost of new construction of a comparable unit or units.

Condition of Units

| Condition of Units | Owner-Occupied | | Renter-Occupied | |
|--------------------------------|----------------|-------------|-----------------|-------------|
| | Number | % | Number | % |
| With one selected Condition | 1,325 | 18% | 2,210 | 39% |
| With two selected Conditions | 75 | 1% | 90 | 2% |
| With three selected Conditions | 0 | 0% | 0 | 0% |
| With four selected Conditions | 0 | 0% | 0 | 0% |
| No selected Conditions | 6,090 | 81% | 3,305 | 59% |
| Total | 7,490 | 100% | 5,605 | 100% |

Table 7 - Condition of Units

Data Source: 2013-2017 ACS

Year Unit Built

| Year Unit Built | Owner-Occupied | | Renter-Occupied | |
|-----------------|----------------|-----|-----------------|-----|
| | Number | % | Number | % |
| 2000 or later | 185 | 2% | 155 | 3% |
| 1980-1999 | 725 | 10% | 710 | 13% |

| Year Unit Built | Owner-Occupied | | Renter-Occupied | |
|-----------------|----------------|-------------|-----------------|-------------|
| | Number | % | Number | % |
| 1950-1979 | 3,575 | 48% | 2,460 | 44% |
| Before 1950 | 3,000 | 40% | 2,275 | 41% |
| Total | 7,485 | 100% | 5,600 | 101% |

Table 8 – Year Unit Built

Data Source: 2013-2017 CHAS

Risk of Lead-Based Paint Hazard

| Risk of Lead-Based Paint Hazard | Owner-Occupied | | Renter-Occupied | |
|---|----------------|-----|-----------------|-----|
| | Number | % | Number | % |
| Total Number of Units Built Before 1980 | 6,575 | 88% | 4,735 | 85% |
| Housing Units build before 1980 with children present | 370 | 5% | 130 | 2% |

Table 9 – Risk of Lead-Based Paint

Data Source: 2013-2017 ACS (Total Units) 2013-2017 CHAS (Units with Children present)

Vacant Units

| | Suitable for Rehabilitation | Not Suitable for Rehabilitation | Total |
|--------------------------|-----------------------------|---------------------------------|-------|
| Vacant Units | | | |
| Abandoned Vacant Units | | | |
| REO Properties | | | |
| Abandoned REO Properties | | | |

Table 10 - Vacant Units

Need for Owner and Rental Rehabilitation

Since the 2020-2024 Con Plan, the City of Rome has made several steps to address issues noted in the Downtown Rome and Erie Boulevard BOAs, which are completely within the CDBG low/mod target area. These studies had indicated that the multi-family inventory in Rome had been stagnant over the last several years, with vacancy rates swiftly decreasing. To meet this demand, several housing options have been added in Rome, including the market-rate Air City Lofts, Copper City Lofts, and apartments and townhomes at the Delta Community. For affordable housing options, the DeWitt Clinton project has added both apartments and townhomes. The Copper Village, another affordable housing option located on waterfront property in the CDBG target area, is in the planning stages. Studies also stated that the existing housing stock in the area is aged; the majority of homes were built prior to 1939. Additionally, there is a diverse range of housing stock, with a lower percentage of single-family homes and a higher percentage of duplexes and 3- to 4-unit structures. The need for owner and rental rehabilitation is generally high within these tracts due to age and lack of care given to the

housing stock. To combat this, there is now a state and federally recognized Rome Historic District as of December 2024. This allows owners to take advantage of historic preservation tax credits to offset costs. The City of Rome continues to address and be aware of a need for owner and rental rehabilitation.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

Based on the data provided, the estimated number of housing units with lead-based paint hazards is 11,310 units total. This is the total number of owner- and renter-occupied units built before 1980, which are assumed to contain lead-based paint. The number of units built prior to 1980 with children present in the home is 500, or 4.4% of all units with an assumed lead-based paint hazard.

Discussion

DRAFT

MA-25 Public and Assisted Housing – 91.210(b)

Introduction:

The City of Rome works closely with the Rome Housing Authority to provide safe, decent, and affordable housing to eligible residents in a professional, efficient, and ethical manner. The Rome Housing Authority is the owner, manager, and administrator of the subsidized, assisted housing projects that benefit lower income elderly, disabled, handicapped individuals and families residing in Rome. These projects and programs receive financial subsidies and operate pursuant to the policies, rules, and regulations of the United State Department of Housing and Urban Development and the New York State Homes and Community Renewal. The recently constructed Dewitt Clinton apartments in the CDBG target area has a total of 80 one- and two-bedroom units split between apartments and townhouses. This is an affordable housing project managed by DePaul Properties, with income limits for residents. There are 20 ADA and three Hearing and Visually Accessible units.

Totals Number of Units

| | Program Type | | | | | | | | |
|---|--------------|-----------|----------------|----------|----------------|-------------------------------------|----------------------------|------------|---|
| | Certificate | Mod-Rehab | Public Housing | Vouchers | | | | | |
| | | | | Total | Project -based | Tenant -based | Special Purpose Voucher | | |
| | | | | | | Veterans Affairs Supportive Housing | Family Unification Program | Disabled * | |
| # of units vouchers available | | | 334 | 627 | | | 245 | 0 | 0 |
| # of accessible units | | | | | | | | | |
| *includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition | | | | | | | | | |

Table 11 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

The Rome Housing Authority is the only public housing authority in Rome; all other affordable housing is owned by private agencies. With 99 units, RHA is considered a small Public Housing Authority. While the Section 8 waitlist has improved in the last year, general

waitlists for all RHA facilities have ballooned. There are many homeless, low/mod, disabled, senior, displaced, etc. individuals and families waiting for available units of all sizes to become available. There remains a critical—and growing—need for affordable housing in the City of Rome.

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

The overall physical condition of public housing units is considered fair to good with several projects being excellent condition as newly renovated or newly constructed. The overall condition has improved over the past several years with the complete renovations of the Liberty Gardens and Colonial I & Colonial II Apartment Complexes. These renovations include energy efficiency upgrades, accessibility measures, and community space and programming improvements. The RHA also recently completed a special renovation of the Community Room at Liberty Gardens, transforming it into a vibrant, welcoming space designed to meet the needs of resident families. What began as a vision for a safe, youth-centered environment has become a dynamic hub for the entire community. The space now hosts after-school activities, homework help, and programs that support learning, connection, and growth. While it was built with kids in mind, adults have embraced it just as much, turning it into a place where neighbors gather, families thrive, and community spirit lives. The DeWitt Clinton Apartment/Townhouse Complex is newly constructed.

Public Housing Condition

| Public Housing Development | Average Inspection Score |
|----------------------------|--------------------------|
| | |

Table 12 - Public Housing Condition

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

The Rome Housing Authority has made great strides over the last decade, upgrading and enhancing the existing stock and adding a number of units to Liberty Garden in the course of their total facility renovation. Except for Valentine Apartments, all units have been completely renovated with assistance from NYS. Dewitt Clinton Apartments, within the CDBG target area but not managed by RHA, is totally new construction.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

The Rome Housing Authority's strategy for improving the living environments of low- and moderate-income families is to emphasize supportive services that help tenants grow in self-sufficiency. Education, job training, small business development, and youth enrichment programming will assist tenants and their children in attaining the skillset necessary to achieve gainful employment and break the cycle of poverty. The Community Schools program will also take part in living environment enrichment through afterschool and family support services located within proximity to RHA project sites. DePaul Properties, which manages the Dewitt Clinton Apartments, has housing specialists in place to teach skills and link tenants to community services. The City of Rome will continue to support such efforts and work with non-profits, community organizations, and businesses to reach supportive programming goals.

Discussion:

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

Facilities and Housing Targeted to Homeless Households

| | Emergency Shelter Beds | | Transitional Housing Beds | Permanent Supportive Housing Beds | |
|---|---------------------------------|------------------------------------|---------------------------|-----------------------------------|-------------------|
| | Year Round Beds (Current & New) | Voucher / Seasonal / Overflow Beds | Current & New | Current & New | Under Development |
| Households with Adult(s) and Child(ren) | | | | | |
| Households with Only Adults | | | | | |
| Chronically Homeless Households | | | | | |
| Veterans | | | | | |
| Unaccompanied Youth | | | | | |

Table 13 - Facilities and Housing Targeted to Homeless Households

Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

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MA-35 Special Needs Facilities and Services – 91.210(d)

Introduction

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

MA-40 Barriers to Affordable Housing – 91.210(e)

Describe any negative effects of public policies on affordable housing and residential investment.

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MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

The City of Rome has a somewhat diverse array of industries seeking workforce from the community, with needs at a variety of educational levels. The industries seeking the most workers are manufacturing; professional, scientific, management services; retail trade; and transportation and warehousing.

Economic Development Market Analysis

Business Activity

| Business by Sector | Number of Workers | Number of Jobs | Share of Workers % | Share of Jobs % | Jobs less workers % |
|---|-------------------|----------------|--------------------|-----------------|---------------------|
| Agriculture, Mining, Oil & Gas Extraction | 45 | 36 | 0 | 0 | 0 |
| Arts, Entertainment, Accommodations | 1,135 | 1,169 | 11 | 10 | -1 |
| Construction | 254 | 176 | 3 | 1 | -1 |
| Education and Health Care Services | 2,595 | 2,699 | 26 | 23 | -3 |
| Finance, Insurance, and Real Estate | 776 | 542 | 8 | 5 | -3 |
| Information | 180 | 137 | 2 | 1 | -1 |
| Manufacturing | 1,110 | 1,646 | 11 | 14 | 3 |
| Other Services | 364 | 322 | 4 | 3 | -1 |
| Professional, Scientific, Management Services | 576 | 1,131 | 6 | 10 | 4 |
| Public Administration | 0 | 0 | 0 | 0 | 0 |
| Retail Trade | 1,503 | 2,062 | 15 | 18 | 2 |
| Transportation and Warehousing | 616 | 1,210 | 6 | 10 | 4 |
| Wholesale Trade | 347 | 198 | 3 | 2 | -2 |
| Total | 9,501 | 11,328 | -- | -- | -- |

Table 14 - Business Activity

Data Source: 2013-2017 ACS (Workers), 2017 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

| | |
|--|--------|
| Total Population in the Civilian Labor Force | 13,625 |
| Civilian Employed Population 16 years and over | 13,055 |
| Unemployment Rate | 4.18 |
| Unemployment Rate for Ages 16-24 | 16.50 |
| Unemployment Rate for Ages 25-65 | 2.13 |

Table 15 - Labor Force

Data Source: 2013-2017 ACS

| Occupations by Sector | Number of People |
|--|------------------|
| Management, business and financial | 3,090 |
| Farming, fisheries and forestry occupations | 410 |
| Service | 1,665 |
| Sales and office | 3,030 |
| Construction, extraction, maintenance and repair | 715 |
| Production, transportation and material moving | 750 |

Table 16 - Occupations by Sector

Data Source: 2013-2017 ACS

Travel Time

| Travel Time | Number | Percentage |
|--------------------|---------------|-------------|
| < 30 Minutes | 9,617 | 83% |
| 30-59 Minutes | 1,540 | 13% |
| 60 or More Minutes | 399 | 3% |
| Total | 11,556 | 100% |

Table 17 - Travel Time

Data Source: 2013-2017 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

| Educational Attainment | In Labor Force | | Not in Labor Force |
|---|-------------------|------------|--------------------|
| | Civilian Employed | Unemployed | |
| Less than high school graduate | 625 | 4 | 1,740 |
| High school graduate (includes equivalency) | 2,780 | 140 | 2,100 |
| Some college or Associate's degree | 4,180 | 175 | 1,530 |

| Educational Attainment | In Labor Force | | Not in Labor Force |
|-----------------------------|-------------------|------------|--------------------|
| | Civilian Employed | Unemployed | |
| Bachelor's degree or higher | 3,170 | 45 | 480 |

Table 18 - Educational Attainment by Employment Status

Data Source: 2013-2017 ACS

Educational Attainment by Age

| | Age | | | | |
|---|-----------|-----------|-----------|-----------|---------|
| | 18–24 yrs | 25–34 yrs | 35–44 yrs | 45–65 yrs | 65+ yrs |
| Less than 9th grade | 14 | 65 | 59 | 345 | 365 |
| 9th to 12th grade, no diploma | 205 | 505 | 355 | 1,045 | 480 |
| High school graduate, GED, or alternative | 820 | 1,370 | 940 | 2,710 | 2,320 |
| Some college, no degree | 560 | 1,150 | 920 | 1,810 | 1,135 |
| Associate's degree | 305 | 415 | 400 | 1,195 | 505 |
| Bachelor's degree | 405 | 945 | 515 | 845 | 660 |
| Graduate or professional degree | 0 | 545 | 310 | 570 | 565 |

Table 19 - Educational Attainment by Age

Data Source: 2013-2017 ACS

Educational Attainment – Median Earnings in the Past 12 Months

| Educational Attainment | Median Earnings in the Past 12 Months |
|---|---------------------------------------|
| Less than high school graduate | 16,602 |
| High school graduate (includes equivalency) | 30,331 |
| Some college or Associate's degree | 36,456 |
| Bachelor's degree | 51,951 |
| Graduate or professional degree | 53,061 |

Table 20 – Median Earnings in the Past 12 Months

Data Source: 2013-2017 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

Based on the data provided, the major employment sectors in the City of Rome are arts, entertainment, accommodations; education and healthcare services; manufacturing; and retail trade.

Describe the workforce and infrastructure needs of the business community:

The business community continues to pursue a wide range of employees at all skill levels, including skilled and unskilled labor, higher education degrees, and professional certificate holders; trends suggest a lack of appropriately experienced workers. Beyond staffing requirements, businesses are also seeking direct support in two forms: business grants and public facility/infrastructure upgrades. Existing and emerging businesses alike need support for capital improvements, operations/marketing, commercial façade improvements, streetscape improvements, and the like.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

In April 2025, Chobani announced that they would be building a new \$1.2 billion-dollar plant in the City of Rome, which would add more than one thousand jobs to the area at a diverse range of educational and skill levels. Planning is already advancing, with construction set to begin later this year. It's believed that this will be the largest natural food plant in the nation when construction is completed. The City of Rome anticipates a significant and positive economic impact not only when the plant opens, but as construction begins, with many workers needed to bring the plant online by fall 2026. Additionally, this plant will rely on a supply network of local dairy farmers and transport; increased demand for dairy will require labor and significant agricultural investment, which will in turn create more jobs and economic opportunity in Rome and the surrounding area.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

The skills of the current workforce will need to be expanded to match emerging industries and employment sectors, progressing economic development opportunities throughout the region. While a number of skilled trade laborers and educated professionals exist to meet some of the demand, more experience and technical training is needed.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

The City of Rome works with a number of local organizations, such as Mohawk Valley Community College and Youth Build at Working Solutions, to provide job training. Regular public service funding for education and youth-based initiatives also result in direct workforce capacity. Additionally, the City of Rome requires Section 3 reporting for qualified projects and connects contractors with appropriate programming as needed. The Consolidated Plan

supports these efforts by providing partnerships with public and private organizations with economic development and public service funding.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

No.

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

Discussion

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MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

Utilizing the CPD mapping tool and the concentration percentages defined in the map legend, there is no obvious concentration of homes with multiple problems in the City of Rome. However, throughout the City, and particularly within the CBDG target area, there is a high concentration of rental housing built prior to 1980, and to a lesser extent, built prior to 1949. Combined with the data that the CBDG target area contains a higher percentage of low- to moderate-income individuals, it can be assumed that the CBDG target area has a greater concentration of multiple housing problems.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

The CBDG target area holds the highest concentration of low- to moderate-income individuals, with a population of 51% low/mod or higher. There are no identified census tracts with a higher concentration of racial or ethnic minorities except for the rural tract that contains Mohawk Correctional Facility.

What are the characteristics of the market in these areas/neighborhoods?

The CBDG target area is urban, with some of the oldest, most longstanding neighborhoods in the City of Rome. It also contains the downtown core. Likely due to the high concentration of non-owner-occupied rentals, this area is characterized by slums and blight, and has the highest percentage of low/mod individuals. Sidewalks and streets need rehabilitation to better serve the community and surrounding neighborhoods.

Are there any community assets in these areas/neighborhoods?

Yes. Community assets in the target area include waterfront lands, active and passive parks, local historic districts, recreations centers, public schools, senior centers, commercial districts, the arts district, public community trails, and medical care facilities.

Are there other strategic opportunities in any of these areas?

Yes. As indicated in the Con Plan, there are multiple community-based planning and revitalization strategies at a neighborhood level, which will be used as roadmaps and sources of identified projects to implement. The plans include the Downtown Rome BOA, Erie Boulevard BOA, Comprehensive Plan, Woodhaven Revitalization Plan, and the Urban Design Plans.

MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)

Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.

While the City of Rome's telecommunication network includes fiberoptic cable and broadband in most areas, certain residential areas could be enhanced with better service and/or faster speeds. Wireless internet service in the downtown and waterfront areas should be considered as a part of future economic development initiatives.

Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.

Competition between broadband internet service providers would serve the community of Rome by ensuring the best possible internet at competitive pricing, rather than one monopolizing rate for all. Telecommunication is constantly evolving, and reliable internet at a low price is very attractive for businesses looking to relocate to the area.

MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)

Describe the jurisdiction's increased natural hazard risks associated with climate change.

The City of Rome is located within the Mohawk Valley and the Mohawk River Watershed of New York State. Nearly 30% of the total land area within the Corporation Line of the City of Rome is comprised of both state and federally regulated wetlands and water courses. The most prominent water features within the City of Rome include Delta Lake (a man-made reservoir intended to act as a feeder source to the NYS Barge Canal), the Mohawk River (connects Delta Lake to the NYS Barge Canal), and the NYS Barge Canal. A small water course known as Wood Creek also has a potential risk impact. Collectively, these water features have the most risk potential due to their proximity to large population areas. Most of the wetlands are located within the outside district area, which has a less dense and more rural community composition.

Climate change could impact the natural hazard risk of flooding and drought issues related to the four primary bodies of water within the City of Rome. However, the NYS Canal Corporation and the New York Power Authority (NYPA) are studying flooding mitigation measures, which may ultimately curtail major flooding events around the canal and its associated, hydraulically connected infrastructure. Additionally, the Department of Environmental Conservation, in partnership with the Mohawk River Watershed Coalition, publishes a regular watershed plan that includes recommendations that communities can take to restore and preserve the watershed. One of the goals identified in the plan was to promote flood hazard risk reduction and enhance flood resilience. In support of this goal, several actions and measures of success are identified and regularly updated. Further, NYS has adopted smart growth practices which include limiting development in potentially high-risk areas such as floodplains. Through the Comprehensive Plan, the City of Rome has also adopted smart growth practices intended to lead to more sustainable communities and community growth. Overall, with the adoption of state, regional, and local policies and regulations, the potential for increased natural hazards due to climate change (specifically through flooding events) is low, but work must continue on strengthening policies and promoting smart growth practices to limit hazard exposure.

Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.

In reviewing the data in the CPD mapping tool, the CDBG target area does contain areas of flooding potential related to the bodies of water identified above. Some of the highest potential risk areas overlap with tracts with high poverty rates and high housing cost burden.

Optimistically, the tracts with the highest percentage of structures with 20 or more units and

extremely low-income households with substandard housing are not located in vulnerable areas.

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Strategic Plan

SP-05 Overview

Strategic Plan Overview

The City of Rome will target the goals identified within the Community Needs Assessment (CNA), which include the following:

Goal #1: Expand Employment Opportunities

The City of Rome will support projects that assist in and directly contribute to job growth and retention, specifically to low/moderate income individuals and positions. Economic Development Programs including the Commercial Façade Improvement Program, the Small Business Grant Program, Public Service Subrecipient Grants, and Public Facility improvements can all contribute to expanding employment opportunities.

Goal #2: Increase Economic Activity

Projects that increase economic activity could include the elimination of slums and blight through the Real Property Site Clearance activity, removing real or perceived barriers to area investment related to brownfields and slum neighborhood properties. Projects that progress BOA and DRI implementation items could include public facility upgrades and public recreation enhancements related to job growth and residential/mixed-use housing development. Furthermore, the Commercial Façade program and RISE will facilitate economic opportunities.

Goal #3: Raise Educational Achievement

The City of Rome will support projects that build on public services funded activities. Emphasis will be placed on supporting the community schools' model to transform schools in distressed neighborhoods into service hubs. Projects could include family support, academic support, food and nutrition, and financial literacy. Projects could also include supporting higher education preparatory actions and workforce development, including both digital workforce jobs and construction trades.

Goal #4: Enhance Local Arts, Cultural, and Tourism Opportunities

The City of Rome intends to enhance and build a strong community through pedestrian and place-making measures, which could include public facility improvement projects for targeted streets, sidewalks, public spaces, and recreation resources. As Rome has many cultural and tourism assets, projects that support the continued development of targeted neighborhoods, such as the Downtown Arts District and surrounding residential neighborhoods, should continue to be supported through public facility and ED funding. CDBG funding will be

leveraged by other sources to promote Rome's assets, such as downtown and the surrounding neighborhoods, utilizing initiatives identified in the aforementioned local planning documents. Continued support for small business development will be undertaken to include both commercial building improvements and other business grants.

Goal #5: Improve Access to Health and Wellness Programs

Supported projects will advance access to healthy neighborhoods and services, which could include activities such as multiuse trail upgrades, ADA accessibility measures, connections to parks and open spaces/greenways, and other similar public facilities improvements. The supported Public Service activities will connect safety and healthcare personnel to at-risk community members, including homeless youth, DV victims, and other presumed low/moderate income families and individuals. Programs that are supported could also include early prevention programs with community schools and events.

Goal #6: Provide Enhanced Housing Opportunities

The City of Rome will affirmatively further fair housing and address the identified issues contained in the 2020 Analysis of Impediment to Fair Housing Choice. Projects could include continued allocations to slums and blight real property programs, Residential Façade Grants, public facilities funding for targeted neighborhoods, improving public awareness of fair housing and landlord tenant law, and identified priority projects such as new housing developments and downtown mixed-use projects. The Down Payment & Closing Cost Assistance program is available to support first-time homebuyers.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

| Area Name: | Area Type: | Other Target Area Description: | HUD Approval Date: | % of Low/Mod: | Revised Total Type: | Other Revised Description: | Identify the neighborhood boundaries for this target area. | Include specific housing and commercial characteristics of this target area. | How did your consultation and citizen participation process help you to identify this neighborhood as a target area? | Identify the opportunities for improvement in this target area? | What are the barriers to improvement in this target area? | Are there barriers to improvement in this target area? |
|------------|------------|--------------------------------|--------------------|---------------|---------------------|----------------------------|--|--|--|---|---|--|
| | | | | | | | | | | | | |

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Table 1 - Geographic Priority Areas

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

Within the CNA, emphasis has been placed on implementing community projects within these target areas and funding will be tied to implementation projects identified within the BOA, DRI, and Woodhaven plans. The Downtown Revitalization Initiative area is now included as a targeted planning area within the City of Rome.

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

Table 2 – Priority Needs Summary

| | | |
|---|------------------------------------|--|
| 1 | Priority Need Name | Planning & Administration |
| | Priority Level | High |
| | Population | Other |
| | Geographic Areas Affected | CITY OF ROME, NEW YORK |
| | Associated Goals | Planning & Administration |
| | Description | The City of Rome's Department of Community and Economic Development carries out the administration and daily oversight of the City's CDBG allocation. Continued funding will ensure all the CDBG program is being carried out in professional manner by a dedicated staff. |
| | Basis for Relative Priority | High: staff salaries and planning and administration |
| 2 | Priority Need Name | Public Services |
| | Priority Level | High |
| | Population | Extremely Low Low Moderate Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Veterans Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence |
| | Geographic Areas Affected | CITY OF ROME, NEW YORK |
| | Associated Goals | Public Services |
| | Description | As it has done in the past, the City will utilize CDBG funds for public services for low- |

| | | |
|------------------------------------|------------------------------------|--|
| | | and moderate-income individuals and families in Rome. The City will fund programs such as job training programs, youth art programs, homeless youth, and domestic abuse services. |
| | Basis for Relative Priority | High: Local organizations depend on the opportunity for public service funding. |
| 3 | Priority Need Name | Public Facilities and Infrastructure |
| | Priority Level | High |
| | Population | Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents |
| | Geographic Areas Affected | CITY OF ROME, NEW YORK |
| | Associated Goals | Public Facilities and Infrastructure |
| | Description | The City of Rome will continue to fund public facilities and infrastructure projects geared towards improving accessibility of street and sidewalks in the CDBG target area. |
| | Basis for Relative Priority | High: Street, sidewalk, ADA compliance and public infrastructure upgrades attribute to a large bulk of CDBG funds due to the harsh winters in upstate NY. |
| | 4 | Priority Need Name |
| Priority Level | | High |
| Population | | Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents |
| Geographic Areas Affected | | CITY OF ROME, NEW YORK |
| Associated Goals | | Economic Development |
| Description | | It's essential that the City continues to fund economic development projects in Rome; this funding gives low/moderate individuals opportunities for unspecialized job creation and retention |
| Basis for Relative Priority | | High: Job creation/retention as well as elimination of blighted neighborhood is one of the City's main goals. |
| 5 | | Priority Need Name |
| | Priority Level | High |
| | Population | Extremely Low |

| | |
|------------------------------------|--|
| | Low Moderate Large Families Families with Children Elderly |
| Geographic Areas Affected | CITY OF ROME, NEW YORK |
| Associated Goals | Slum & Blight |
| Description | Blight elimination on a spot and area basis as well as codes enforcement will remove conditions detrimental to public health and safety. |
| Basis for Relative Priority | High: Elimination of slums and blighted neighborhoods as well as public safety concerns are a continued City priority. |

Narrative (Optional)

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SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

| Affordable Housing Type | Market Characteristics that will influence the use of funds available for housing type |
|---------------------------------------|---|
| Tenant Based Rental Assistance (TBRA) | The Rome Housing Authority and Oneida County government administer programs for Tenant Based Rental Assistance. |
| TBRA for Non-Homeless Special Needs | RHA offers units for elderly and disabled persons |
| New Unit Production | The City continues to support new housing projects to fulfil the needs of the growing and changing economy. New unit production is continually ongoing. |
| Rehabilitation | The City will continue to work in partnership with appropriate agencies to fulfil residential rehabilitation and support projects through income eligibility and/or public facility improvements. |
| Acquisition, including preservation | The City will continue to undertake Real Property programming which could include the acquisition, remediation, demolition, or preservation of buildings and real property within the City of Rome low/mod income target areas. |

Table 3 – Influence of Market Conditions

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SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

Introduction

The City of Rome will use the funds designated in the 2025 Annual Action plan. The City will continue to follow the Consolidated Plan and previous years’ Annual Action Plans, ensuring that funds are used in a timely manner, staying in compliance with HUD, and following plans designed for such funding.

Anticipated Resources

| Program | Source of Funds | Uses of Funds | Expected Amount Available Year 1 | | | | Expected Amount Available Reminder of ConPlan \$ | Narrative Description |
|---------|------------------|--|----------------------------------|--------------------|--------------------------|-----------|--|---|
| | | | Annual Allocation: \$ | Program Income: \$ | Prior Year Resources: \$ | Total: \$ | | |
| CDBG | Public - Federal | Acquisition, Admin & planning, Economic Development, Housing, Public Improvements, Public Services | | | | | | Funds obligated in PY2025 for the Commercial Façade Program, Public Services, Economic Development Activities, and Public Street Projects are expected to be used in 2025, along with previous years’ funding. It is expected that the City of Rome will receive approximately the same dollar amount of CDBG funding into the 2025-2029 Con Plan |

Table 4 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Federal funds will be used to leverage local, state, private, and other sources of funding. These combined funds will progress and implement community development initiatives and related projects, culminating in an improved and well-rounded community. Public service dollars will be leveraged with local private and public organizational funding for programs that benefit low- to moderate-income residents, including domestic violence shelters, youth education, and at-risk preventative programs. Public facility dollars will be used to leverage a combination of New York State, private developers, and federal funding to support and enhance community development and housing projects. These projects will include pedestrian accessibility and streetscape enhancements throughout the Main Streets areas, Brownfield Opportunity Areas, Woodhaven Redevelopment Area, and the Downtown Revitalization Initiative area. Public facilities will also include targeted improvements to target area parks which will be leveraged with local and state dollars as necessary. Economic Development dollars will leverage the funding of private businesses to create jobs, eliminate slums and blight, and enhance community business opportunity, especially for low- to moderate-income individuals. CDBG funding will provide important gap funding for many projects, enhancing the transformative work being performed.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City has been working diligently on repurposing a significant tract of land within the CDBG low/mod target area. As noted in previous Action Plans, the City acquired approximately 100 acres of land within the inside district as part of a bankruptcy settlement with the former owners. This land and the associated 140 units of housing were formerly used as Air Force Base housing, which was decommissioned in 1995. All former structures were razed, and a redevelopment strategy and zoning code amendments were adopted. A developer has received approval for 200+ lot residential subdivision, and the City is supporting the neighborhood revitalization with efforts to launch an indoor community center. A number of ongoing public facilities improvements are continuously underway, including extending public right of ways and recreation trails through the neighborhood. Additional phases will include implementation of mixed-use and housing which will support the growth of the Griffiss Business and Technology Park in the coming decades. The City remains cognizant of the goals listed in this plan and the 2025-2029 Con Plan as it works with a combination of local, state, and private agencies to see this project is supported and progressed.

Discussion

DRAFT

SP-40 Institutional Delivery Structure – 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

| Responsible Entity | Responsible Entity Type | Role | Geographic Area Served |
|--------------------|-------------------------|------|------------------------|
| | | | |

Table 5 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

Availability of services targeted to homeless persons and persons with HIV and mainstream services

| Homelessness Prevention Services | Available in the Community | Targeted to Homeless | Targeted to People with HIV |
|---|----------------------------|----------------------|-----------------------------|
| Homelessness Prevention Services | | | |
| Counseling/Advocacy | | | |
| Legal Assistance | | | |
| Mortgage Assistance | | | |
| Rental Assistance | | | |
| Utilities Assistance | | | |
| Street Outreach Services | | | |
| Law Enforcement | | | |
| Mobile Clinics | | | |
| Other Street Outreach Services | | | |
| Supportive Services | | | |
| Alcohol & Drug Abuse | | | |
| Child Care | | | |
| Education | | | |
| Employment and Employment Training | | | |
| Healthcare | | | |
| HIV/AIDS | | | |
| Life Skills | | | |
| Mental Health Counseling | | | |
| Transportation | | | |
| Other | | | |
| Other | | | |

Table 6 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

DRAFT

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

| Sort Order | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|------------|--------------------------------------|------------|----------|-----------------------------------|------------------------|--------------------------------------|-----------------|---|
| 1 | Planning and Administration | 2025 | 2029 | Administration | City of Rome, New York | Planning and Administration | CDBG: \$170,000 | Other: 850000 Other |
| 2 | Public Services | 2025 | 2029 | Public Services | City of Rome, New York | Public Services | CDBG: \$140,000 | Public service activities other than Low/Moderate Income Housing Benefit: 1000 Persons Assisted |
| 3 | Public Facilities and Infrastructure | 2025 | 2029 | Non-Housing Community Development | City of Rome, New York | Public Facilities and Infrastructure | CDBG: \$370,000 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 25000 Persons Assisted |
| 4 | Economic Development | 2025 | 2029 | Non-Housing Community Development | City of Rome, New York | Economic Development | CDBG: \$220,000 | Jobs created/retained: 10 Jobs Businesses assisted: 10 Businesses Assisted |
| 5 | Slum and Blight | 2025 | 2029 | Demolition | City of Rome, New York | Slum and Blight | CDBG: \$100,000 | Buildings Demolished: 20 Buildings |

Table 7 – Goals Summary

Goal Descriptions

| | | |
|---|------------------|---|
| 1 | Goal Name | Planning and Administration |
| | Goal | The Community Development Advisory Committee (CDAC) has allocated \$170,000 in PY2025 funds |

| | | |
|----------|-------------------------|--|
| | Description | for program administration; these funds will be used for staff salaries, supplies, equipment, and any housing/environmental study related costs which will aid the City's Department of Community & Economic Development in the administration of its CDBG program. This amount is consistent with CDAC allocations to program administration in prior years. |
| 2 | Goal Name | Public Services |
| | Goal Description | Activities typically funded include but are not limited to: youth educational development, domestic violence shelters, health services, and creative development. |
| 3 | Goal Name | Public Facilities and Infrastructure |
| | Goal Description | For the 2025 funding, its intended to utilize \$370,000.00 in CDBG funding for ADA pedestrian improvements for not only sidewalks, and safety measures on the streets, but as well as target area park enhancements including multiuse trail upgrades, and greenway connectivity. |
| 4 | Goal Name | Economic Development |
| | Goal Description | This funding allocation is for a continuation of the City existing, and successful, Commercial Facade program. This is a 25% owner match 75% CDBG program intended to create or retain low/moderate income jobs and reduce slum and blight in the main street corridors. This funding is also supporting small business development in the City of Rome utilizing the RISE small business grant program. |
| 5 | Goal Name | Slum and Blight |
| | Goal Description | The City has not identified specific addresses to be demolished using the 2025 PY funding, however all buildings have been returned to city control via foreclosure on back-taxes. All buildings demolished are deemed condemned and uninhabitable by the City Codes Department according to NYS Uniform Building Code and local/county ordinances. |

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

While the City of Rome encourages development of affordable housing structures by private entities, the City itself does not provide affordable housing as a function of government.

SP-50 Public Housing Accessibility and Involvement – 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

Not Applicable

Activities to Increase Resident Involvements

The City of Rome will continue to work closely with the Community Development Advisory Committee, Common Council, and the Rome Housing Authority to establish programs that will increase resident involvement in decision making regarding housing accessibility.

Is the public housing agency designated as troubled under 24 CFR part 902?

No.

Plan to remove the ‘troubled’ designation

DRAFT

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

DRAFT

SP-60 Homelessness Strategy – 91.215(d)

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

Addressing the emergency and transitional housing needs of homeless persons

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

DRAFT

SP-65 Lead based paint Hazards – 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

How are the actions listed above related to the extent of lead poisoning and hazards?

How are the actions listed above integrated into housing policies and procedures?

DRAFT

SP-70 Anti-Poverty Strategy – 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

DRAFT

SP-80 Monitoring – 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

Each year's Action Plan accomplishments are evaluated using the Consolidated Annual Performance and Evaluation Report. Subrecipients funded through the CDBG will include project monitoring and evaluation.

DRAFT

Expected Resources

DRAFT

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

Funds obligated in PY2025 for Administration, Public Services, Economic Development activities, Public Facilities and Real Property activities are expected to be used within 2025, along with prior years’ funding. It is expected that the City of Rome will receive approximately the same dollar amount of the previous annual CDBG allocation throughout the 2025-2029 Consolidated Period.

Anticipated Resources

| Program | Source of Funds | Uses of Funds | Expected Amount Available Year 1 | | | | Expected Amount Available Remainder of ConPlan \$ | Narrative Description |
|---------|------------------|--|----------------------------------|--------------------|--------------------------|-----------|---|--|
| | | | Annual Allocation: \$ | Program Income: \$ | Prior Year Resources: \$ | Total: \$ | | |
| CDBG | Public - Federal | Planning & Admin, Public Facilities, Public Services, Economic Development, Real Property Site Clearance, Housing Services | 1,000,000 | 0 | 0 | 1,000,000 | 0 | Funding obligated within the 2025PY will be for Administration costs, Public service activities, public facilities, Economic Development activities and Real Property Site Clearance activities, are expected to be used in 2025 along with prior years resources. It is expected that the City will receive approximately the same dollar amount over the next 5 years. |

Table 1 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how

matching requirements will be satisfied

Federal funds will be used to leverage local, state, private, and other sources of funding. These combined funds will progress and implement community development initiatives and related projects, culminating in an improved and well-rounded community. Public service dollars will be leveraged with local private and public organizational funding for programs that benefit low- to moderate-income residents, including domestic violence shelters, youth education, and at-risk preventative programs. Public facility dollars will be used to leverage a combination of New York State, private developers, and federal funding to support and enhance community development and housing projects. These projects will include pedestrian accessibility and streetscape enhancements throughout the Main Streets areas, Brownfield Opportunity Areas, Woodhaven Redevelopment Area, and the Downtown Revitalization Initiative area. Public facilities will also include targeted improvements to target area parks which will be leveraged with local and state dollars as necessary. Economic Development dollars will leverage the funding of private businesses to create jobs, eliminate slums and blight, and enhance community business opportunity, especially for low- to moderate-income individuals. CDBG funding will provide important gap funding for many projects, enhancing the transformative work being performed.

DRAFT

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City has been working diligently on repurposing a significant tract of land within the CDBG low/mod target area. As noted in previous Action Plans, the City acquired approximately 100 acres of land within the inside district as part of a bankruptcy settlement with the former owners. This land was formerly used as Air Force Base housing, which was decommissioned in 1995. The City recently completed demolition of the hazardous structures and completed a redevelopment strategy for the land, including a new zoning district and associated zoning code. Through responses to a request for proposals, the selected developer has completed phase 1 of the redevelopment which includes a new residential housing, which are currently marketed for sale. Phase 2 will include construction of a new YMCA facility and implementation of mixed-use and other housing options which will support the growth of the Griffiss Business and Technology Park and the City of Rome in the coming decades.

Discussion

DRAFT

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

| Sort Order | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|------------|--------------------------------------|------------|----------|-----------------------------------|------------------------|--------------------------------------|-----------|------------------------|
| 1 | Planning and Administration | 2025 | 2029 | Administration | CITY OF ROME, NEW YORK | Planning and Administration | \$170,000 | |
| 2 | Public Services | 2025 | 2029 | Public Services | CITY OF ROME, NEW YORK | Public Services | \$140,000 | |
| 3 | Public Facilities and Infrastructure | 2025 | 2029 | Non-Housing Community Development | CITY OF ROME, NEW YORK | Public Facilities and Infrastructure | \$370,000 | |
| 4 | Economic Development | 2025 | 2029 | Non-Housing Community Development | CITY OF ROME, NEW YORK | Economic Development | \$220,000 | |
| 5 | Real Property | 2025 | 2029 | Site Clearance | CITY OF ROME, NEW YORK | Real Property | \$100,000 | |

Table 2 – Goals Summary

Goal Descriptions

| | | |
|---|-------------------------|---|
| 1 | Goal Name | Planning and Administration |
| | Goal Description | The Community Development Advisory Committee (CDAC) has allocated \$ 170,000.00 in PY2025 funds for program administration; these funds will be used for staff salaries, supplies, equipment, and any housing/environmental study related costs which will aid the City's Department of Community & Economic Development in the administration of its CDBG program. This amount is consistent with CDAC allocations to program administration in prior years. |
| 2 | Goal Name | Public Services |
| | Goal Description | Activities typically funded include but are not limited to: youth educational development, domestic violence shelters, health services, homeless prevention and creative development. |
| 3 | Goal Name | Public Facilities and Infrastructure |
| | Goal Description | For the 2025 funding, its intended to utilize \$370,000.00 in CDBG funding for ADA pedestrian improvements for sidewalks, and safety measures on the streets, and target area park enhancements. |
| 4 | Goal Name | Economic Development |
| | Goal Description | For 2025 funding, the City will continue to support its legacy program of Commercial Façade rehabilitations as well as small business development assistance. |
| 5 | Goal Name | Real Property |
| | Goal Description | The City has not identified specific addresses to be demolished using the 2025 PY funding, however all buildings have been returned to city control via foreclosure on back-taxes. All buildings demolished are deemed condemned and uninhabitable by the City Codes Department according to NYS Uniform Building Code and local/county ordinances. |

Projects

AP-35 Projects – 91.220(d)

Introduction

Projects

| # | Project Name |
|---|-----------------------------|
| 1 | Planning and Administration |
| 2 | Public Services |
| 3 | Public Facilities |
| 4 | Economic Development |
| 5 | Real Property |

Table 3 - Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The City, in conjunction with the Community Development Advisory Committee (CDAC) and public comments received throughout this process, have chosen to allocate funding as stated in the project summaries. The allocation also reflects goals and objectives indicated in the BOA, DRI and other neighborhood redevelopment plans.

AP-38 Project Summary

Project Summary Information

| | | |
|---|--|--|
| 1 | Project Name | Planning and Administration |
| | Target Area | CITY OF ROME, NEW YORK |
| | Goals Supported | Planning and Administration |
| | Needs Addressed | Planning and Administration |
| | Funding | CDBG: \$170,000.00 |
| | Description | The Community Development Advisory Committee [CDAC] has allocated \$XXX in PY2025 funds for program administration. These funds will be used for staff salaries, supplies, equipment, and any housing/environmental study-related costs that aid the City's Community & Economic Development Department in the administration of CDBG program. This amount is consistent with CDAC allocations to program administration in prior years. |
| | Target Date | 03/31/2026 |
| | Estimate the number and type of families that will benefit from the proposed activities | N/A |
| | Location Description | N/A |
| | Planned Activities | N/A |
| 2 | Project Name | Public Services |
| | Target Area | CITY OF ROME, NEW YORK |
| | Goals Supported | Public Services |
| | Needs Addressed | Public Services |
| | Funding | CDBG: \$140,000.00 |
| | Description | The city will have an open RFP period for public service organizations to submit funding proposals. |
| | Target Date | 03/31/2026 |
| | Estimate the number and type of families | Typically, our public service organizations submit proposals for programmatic activities that benefit approximately 100-1000 persons per year in aggregate. |

| | | |
|----------|--|--|
| | that will benefit from the proposed activities | |
| | Location Description | The public service organization applying for funding must be locally operated with funding going towards the benefit of Rome citizens exclusively. |
| | Planned Activities | Activities typically funded include but are not limited to: youth educational development, domestic violence shelters, health services, and creative development. |
| 3 | Project Name | Public Facilities |
| | Target Area | CITY OF ROME, NEW YORK |
| | Goals Supported | Public Facilities and Infrastructure |
| | Needs Addressed | Public Facilities and Infrastructure |
| | Funding | CDBG: \$370,000.00 |
| | Description | The Community Development Advisory Committee and the City of Rome routinely allocate a significant portion of their entitlement funding award to support public facilities or related improvements. PY2025 CDBG funding will be used on projects including ADA pedestrian improvements, street safety measures, and target area park enhancements including multiuse trail upgrades and greenway connectivity. |
| | Target Date | 03/31/2026 |
| | Estimate the number and type of families that will benefit from the proposed activities | It is expected that this project will benefit the entire City of Rome, with special emphasis on those who live, work, and travel in the targeted area. This project will allow the local parks to be more accessible by all, and make pedestrian improvements to sidewalks and streets in the CDBG target area. |
| | Location Description | Parry Street |
| | Planned Activities | Upgrades to public street and pedestrian areas, target area parks, and connecting neighborhoods. |
| 4 | Project Name | Economic Development |
| | Target Area | CITY OF ROME, NEW YORK |
| | Goals Supported | Economic Development |
| | Needs Addressed | Economic Development |
| | Funding | CDBG: \$220,000.00 |
| | Description | This funding allocation will continue the City's successful Commercial Façade program, which is a 25% owner match/75% CDBG program to create or retain low/moderate-income jobs while reducing slum and blight in the |

| | | |
|----------|--|--|
| | | main street corridors. This funding also supports small business development in the City of Rome. |
| | Target Date | 03/31/2026 |
| | Estimate the number and type of families that will benefit from the proposed activities | Those families who live in, work in, or travel in the neighborhoods improved by the façade or small business grant program are benefitted by job creation/retention, and a reduction in slum & blight in the surrounding area. |
| | Location Description | The City is soliciting businesses within the main street and downtown areas to participate in these programs. |
| | Planned Activities | Commercial Façade Rehabilitation in the CDBG target area and small business development grants. |
| 5 | Project Name | Slum and Blight |
| | Target Area | CITY OF ROME, NEW YORK |
| | Goals Supported | Slum and Blight |
| | Needs Addressed | Slum and Blight |
| | Funding | CDBG: \$100,000.00 |
| | Description | The City has not identified specific addresses to be demolished using the 2025 PY funding. However, all buildings have been returned to city control via foreclosure on back-taxes. All buildings demolished are deemed condemned and uninhabitable by the City Codes Department according to NYS Uniform Building Code and local/county ordinances. |
| | Target Date | 03/31/2026 |
| | Estimate the number and type of families that will benefit from the proposed activities | The entire City of Rome will benefit from a reduction in abandoned unsafe, and dilapidated buildings. |
| | Location Description | The City has not identified specific addresses to be demolished using the 2025 PY funding. However, all buildings have been returned to city control via foreclosure on back-taxes. All buildings demolished are deemed condemned and uninhabitable by the City Codes Department according to NYS Uniform Building Code and local/county ordinances. |
| | Planned Activities | Slum & blight reduction through targeted demolitions. |

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Geographic Distribution

| Target Area | Percentage of Funds |
|------------------------|----------------------------|
| CITY OF ROME, NEW YORK | 100 |

Table 4 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The Community Needs Assessment emphasized implementing community projects within these target areas and funding will be tied to implementation projects identified within the BOA, DRI, and Woodhaven plans. The Downtown Revitalization Initiative area is now included as a targeted planning area within the City of Rome.

Discussion

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

| One Year Goals for the Number of Households to be Supported | |
|---|---|
| Homeless | 0 |
| Non-Homeless | 0 |
| Special-Needs | 0 |
| Total | 0 |

Table 5 - One Year Goals for Affordable Housing by Support Requirement

| One Year Goals for the Number of Households Supported Through | |
|---|---|
| Rental Assistance | 0 |
| The Production of New Units | 0 |
| Rehab of Existing Units | 0 |
| Acquisition of Existing Units | 0 |
| Total | 0 |

Table 6 - One Year Goals for Affordable Housing by Support Type

Discussion

AP-60 Public Housing – 91.220(h)

Introduction

The City of Rome works closely not only with the Rome Housing Authority, but also with new developers working in the area to provide affordable housing in our area. The City of Rome does not provide housing as a function of government.

Actions planned during the next year to address the needs to public housing

While the RHA has no ongoing capital improvement projects, they are in the planning stages of a complete renovation of the Valentine Apartment complex. The City of Rome is also actively working with Penrose and Human Technologies to create an affordable housing complex on waterfront property in the CDBG target area; this project is still in planning stages.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

The Rome Housing Authority has a tenant advisory board for the Colonial I, Colonial II and Valentine Apartments. They meet with the tenants on a monthly basis for coffee hour to discuss their concerns and get their input on upcoming projects. There are also two “tenant elect” commissioners who are elected to the Rome Housing Authority Board for a two-year period. These commissioners, along with the five appointed by the Mayor, oversee the Rome Housing Authority.

The Liberty Garden Apartments are no longer considered Public Housing; however, they are covered under the Housing Choice Project Based Voucher Program for a period of 15 years. They are establishing a Family Self Sufficiency Program which will encourage the tenants to not only obtain schooling and better jobs, but also supply them with the possibility of an escrow account that can be used to help purchase a home.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

The Rome Housing Authority has not been designated as a troubled entity.

Discussion

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

Addressing the emergency shelter and transitional housing needs of homeless persons

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

Discussion

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

Compared to the US average, home prices within the City of Rome are generally within an affordable range. However, the local taxing system and building codes of NYS could be having a negative impact on homeownership. In the last few years, several housing options have been constructed or remodeled at a mix of market rate, mid-market rate, and affordable housing options; this construction is expected to continue as projects move into later development phases. Broadening the existing housing supply could make the housing market less competitive, and overall pricing could level out based on supply and demand. However, with uncertain economic trends on the rise, the impact of new/improved housing is hard to pinpoint at this stage. In the meantime, agencies such as the Rome Housing Authority will continue to upgrade and maintain their recently renovated facilities, providing a good stock of affordable options to this area, and the City of Rome continues to work with developers looking at adding new units to the local housing supply.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment.

Within the last few years, the City of Rome has undertaken two studies to understand root issues and barriers within its community, and consequently determine corrective actions. With support from HUD, the Community Needs Assessment [CNA] was undertaken in 2016/17; in 2020, Rome partnered with the City of Utica to complete an Analysis of Impediment to Fair Housing Choice. Despite global tumult in the ensuing years, the City has made significant progress to reduce tax burden, update zoning codes, and improve the economic situation of the City and its residents. We continue to partner with the Rome Housing Authority and other developers to increase the availability of modern, affordable housing in the City of Rome's CBDG target area.

Discussion:

AP-85 Other Actions – 91.220(k)

Introduction:

Actions planned to address obstacles to meeting underserved needs

Actions planned to foster and maintain affordable housing

Actions planned to reduce lead-based paint hazards

Actions planned to reduce the number of poverty-level families

Actions planned to develop institutional structure

Actions planned to enhance coordination between public and private housing and social service agencies

Discussion:

DRAFT

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

| | |
|---|---|
| 1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed | 0 |
| 2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan | 0 |
| 3. The amount of surplus funds from urban renewal settlements | 0 |
| 4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan. | 0 |
| 5. The amount of income from float-funded activities | 0 |
| Total Program Income | 0 |

Other CDBG Requirements

| | |
|---|---|
| 1. The amount of urgent need activities | 0 |
|---|---|

Housing Trust Fund (HTF) Reference 24 CFR 91.220(I)(5)

1. Distribution of Funds

- a. Describe the eligibility requirements for recipients of HTF funds (as defined in 24 CFR § 93.2).
 - b. Describe the jurisdiction's application requirements for eligible recipients to apply for HTF funds.
 - c. Describe the selection criteria that the jurisdiction will use to select applications submitted by eligible recipients.
 - d. Describe the jurisdiction's required priority for funding based on geographic distribution, which is a description of the geographic areas of the State (including areas of low-income and minority concentration) in which it will direct assistance during the ensuing program year.
 - e. Describe the jurisdiction's required priority for funding based on the applicant's ability to obligate HTF funds and undertake eligible activities in a timely manner.
 - f. Describe the jurisdiction's required priority for funding based on the extent to which rents for units in the rental project are affordable to extremely low-income families.
 - g. Describe the jurisdiction's required priority for funding based on the financial feasibility of the project beyond the required 30-year period.
 - h. Describe the jurisdiction's required priority for funding based on the merits of the application in meeting the priority housing needs of the jurisdiction (such as housing that is accessible to transit or employment centers, housing that includes green building and sustainable development features, or housing that serves special needs populations).
 - i. Describe the jurisdiction's required priority for funding based on the location of existing affordable housing.
 - j. Describe the jurisdiction's required priority for funding based on the extent to which the application makes use of non-federal funding sources.
2. Does the jurisdiction's application require the applicant to include a description of the eligible activities to be conducted with HTF funds?

3. Does the jurisdiction's application require that each eligible recipient certify that housing units assisted with HTF funds will comply with HTF requirements?

4. Performance Goals and Benchmarks. The jurisdiction has met the requirement to provide for performance goals, consistent with the jurisdiction's goals established under 24 CFR 91.215(b)(2), by including HTF in its housing goals in the housing table on the SP-45 Goals and AP-20 Annual Goals and Objectives screens.

5. Rehabilitation Standards. The jurisdiction must establish rehabilitation standards for all HTF-assisted housing rehabilitation activities that set forth the requirements that the housing must meet upon project completion. The jurisdiction's description of its standards must be in sufficient detail to determine the required rehabilitation work including methods and materials. The standards may refer to applicable codes or they may establish requirements that exceed the minimum requirements of the codes. The jurisdiction must attach its rehabilitation standards below. If the jurisdiction will not use HTF funds for the rehabilitation of housing, enter "N/A".

In addition, the rehabilitation standards must address each of the following: health and safety; major systems; lead-based paint; accessibility; disaster mitigation (where relevant); state and local codes, ordinances, and zoning requirements; Uniform Physical Condition Standards; Capital Needs Assessments (if applicable); and broadband infrastructure (if applicable).

6. Resale or Recapture Guidelines. Below, the jurisdiction must enter (or attach) a description of the guidelines that will be used for resale or recapture of HTF funds when used to assist first-time homebuyers. If the jurisdiction will not use HTF funds to assist first-time homebuyers, enter "N/A".

7. HTF Affordable Homeownership Limits. If the jurisdiction intends to use HTF funds for homebuyer assistance and does not use the HTF affordable homeownership limits for the area provided by HUD, it must determine 95 percent of the median area purchase price and set forth the information in accordance with §93.305. If the jurisdiction will not use HTF funds to assist first-time homebuyers, enter "N/A".

8. Limited Beneficiaries or Preferences. Describe how the jurisdiction will limit the beneficiaries or give preferences to a particular segment of the extremely low- or very low-income population to serve unmet needs identified in its consolidated plan or annual action plan. If the jurisdiction will not limit the beneficiaries or give preferences to a particular segment of the extremely low- or very low-income population, enter "N/A."

Any limitation or preference must not violate nondiscrimination requirements in § 93.350, and the jurisdiction must not limit or give preferences to students. The jurisdiction may permit rental housing owners to limit tenants or give a preference in accordance with § 93.303 only if such limitation or preference is described in the action plan.

9. Refinancing of Existing Debt. Enter or attach the jurisdiction’s refinancing guidelines below. The guidelines describe the conditions under which the jurisdiction will refinance existing rental housing project debt. The jurisdiction’s refinancing guidelines must, at minimum, demonstrate that rehabilitation is the primary eligible activity and ensure that this requirement is met by establishing a minimum level of rehabilitation per unit or a required ratio between rehabilitation and refinancing. If the jurisdiction will not refinance existing debt, enter “N/A.”

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Discussion:

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