



**City of Syracuse
Department of Neighborhood and Business Development**

**FINAL
Fifth Annual Action Plan
Program Year 45 (2019-2020)**

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Fifth Annual Action Plan Program Year 45 (2019-2020)

Executive Summary

The City of Syracuse Department of Neighborhood & Business Development (NBD) submits the City of Syracuse Fifth Annual Action Plan, as required by the U.S. Department of Housing and Urban Development (HUD). This Action Plan corresponds with the [Five-Year Consolidated Plan](#) released by the City and approved in 2015. The update includes various levels of strategic planning for the implementation of HUD entitlement grant funds during Program Year 45 (2019 - 2020). Identified within this Action Plan are specific agencies and activities requesting HUD entitlement funding to successfully carry out programs which address specific community needs, as identified by the City and its residents.

This Action Plan is the result of a collaborative process between the City and the community. Described are the community needs, resources, priorities, and proposed activities to be undertaken utilizing federal Community Development Block Grant (CDBG), HOME Investment Partnership (HOME), and Emergency Solutions Grant (ESG) funds. The City requests to utilize the following amount in entitlement funds for the 2019-2020 program year:

Grant Administering Agencies

Grant*	Administering Agency	DRAFT Expected Allocation
Community Development Block Grant	City of Syracuse	\$4,854,840
HOME Investment Partnership	City of Syracuse	\$1,284,862
Emergency Solutions Grant	City of Syracuse	\$413,972
Housing Options for Persons with AIDS (HOPWA)	City of Syracuse (in partnership with New York State Office of Temporary and Disability Assistance)	\$389,331

*These figures do not include program income. See page 9 for more information.

In accordance with Title 24 Code of Federal Regulations (24 CFR) Part 91, all jurisdictions anticipating the receipt of the above federal grants must complete an Annual Action Plan. The Action Plan describes each community partner's anticipated contribution and efforts to obtain the goals and needs of the City and its residents, outlined in the City of Syracuse Five-Year Consolidated Plan (2015-2019).

This is the last Action Plan of the City of Syracuse Five-Year Consolidated Plan (2015-2019). The Action Plan covers the period from **May 1, 2019 through April 30, 2020**.

Annual Goals and Objectives

The overall goal of the City is to provide all residents with vibrant neighborhoods that contain quality affordable housing choices, prosperous business opportunities, well-performing schools, and abundant recreational resources. This goal is successfully accomplished through the following efforts:

Providing Affordable Housing

The City's Department of Neighborhood and Business Development deploys a two-pronged approach to achieving the balanced goal of providing new affordable housing and maintaining the City's current affordable housing stock. Community Development Block Grant (CDBG) and HOME Investment Partnership funds are utilized in the most efficient way possible to move towards achieving that goal. In an effort to preserve the city's existing affordable housing, our housing partners offer home improvement loans, homebuyer subsidies and foreclosure prevention counseling to residents of the city. While preserving existing affordable housing is important, providing new affordable housing is also a priority need, which is further achieved through down payment and closing cost programs, pre-purchase housing counseling and large development projects carried out by our housing partners. Each of these programs ensures the availability of affordable housing for both homeowners and renters within Syracuse.

Assisting Vulnerable Populations

Vulnerable populations face challenges other individuals may not face when seeking safe, affordable, quality housing. The City has made it a priority need to increase the availability of supportive services for vulnerable populations including persons with physical disabilities, persons with HIV/AIDS, refugees, homeowners facing foreclosure, tenants facing eviction and non-English speaking populations. Support services provided through CDBG funding include: relocation services, special needs housing development, refugee education and support for non-English speaking community centers, as well as a variety of counseling programs. These services are offered as a vehicle for ensuring each resident of the city has equal access to affordable housing and supportive services.

Administering Public Service Activities

Ensuring the availability of services for youth and elderly populations is a priority need for the City's Community Development Block Grant funds. Neighborhood-based activities, educational programs and support services are provided to youth and elderly populations through safe and accessible community center environments. Programs for both youth and elderly populations take place throughout the year and provide access to necessary support services. The community center-based approach to providing essential services allows participants to connect with a diverse network of individuals.

Providing Resources for Homeless Populations

The Emergency Solutions Grant (ESG) allows the City to carry out both traditional and innovative programs to serve the homeless population. Collaboration between local non-profits, the Housing and Homeless Coalition (HHC) and the Continuum of Care is a priority

for the City. These collaborations allow the ESG funds to efficiently increase the number of critical support services offered to homeless and at risk of homeless individuals. Partnerships are continually being forged between government organizations, housing developers and business partners to re-house individuals and families, provide financial assistance, case management and eviction prevention activities as well as relocation and other housing stabilization services.

During Program Year 45 (2019-2020), the City will accomplish these goals specifically through providing resources to the following program areas:

- Down Payment and Closing Cost Assistance
- Increased Homeownership Opportunities for First-Time Homebuyers
- Access to Affordable Rental Housing
- Substantial Rehabilitation of Distressed Properties
- Emergency Home Repairs to Reduce Health/Safety Threats
- Housing Counseling, Education and Foreclosure Prevention Assistance
- Preventing Evictions and Housing Instability through Landlord/Tenant Counseling and Legal Services
- Street Outreach
- Rapid Re-housing for homeless individuals and families
- Programming for Youth and Seniors
- Supportive Services for Persons with HIV/AIDS
- Homeless Prevention
- Emergency Housing and Supportive Housing Services

Past Performance

Rental Housing Maintenance and Production

The Department of Neighborhood and Business Development (NBD) is committed to improving the quality of rental apartments while ensuring availability of affordable units for those who cannot afford to buy a home. We advance this goal by leveraging funding through the Community Development Block Grant (CDBG) and HOME programs. Please reference the City's Year 43 (2017 – 2018) Consolidated Annual Performance Evaluation Report ([CAPER](#)) [here](#) for more information once released; highlights are below.

Homeownership Production and Preservation

As part of NBD's overall neighborhood redevelopment strategies, facilitating homeownership opportunities plays a critical role in advancing this objective. NBD has demonstrated this commitment through investment in the following activities:

- Created 95 low- and moderate-income first-time homebuyers by providing down payment and closing cost assistance.
- Assisted 253 owner-occupants in completing necessary repairs to their homes, including roof repair, furnace replacement, and plumbing and electrical upgrades to an aging housing stock.
- Provided homeownership, budgeting, and foreclosure prevention counseling to more than 277 individuals.
- Currently there are 20 single family homes with significant renovations either completed or underway and to be sold to first-time homebuyers.
- 17 dilapidated structures have been or are scheduled to be removed to support strategic revitalization efforts in targeted block plans throughout the city.

Strengthening Communities, Families & Individuals

- Provided 3,039 youth with structured afterschool programming, academic support and wellness recreation at all three City-owned community center buildings and other nonprofit service providers.
- Offered more than 1,370 seniors with a variety of services, including transportation, meals, structured activities, and more.
- Assisted 469 individuals with workforce development training and job placement.
- Resettlement services were provided to 128 newly arriving refugees; services included assistance with accessing quality, affordable housing, language development/translation depending on the services provided and job readiness.
- Provided 49 individuals at risk of homelessness with relocation assistance.
- Housing assistance was provided to 61 individuals afflicted with HIV/AIDS.

Citizen Participation

In order for the City to achieve the overall goals and objectives, citizen participation is necessary. The entire allocation of federal CDBG, HOME, and ESG funding awarded to the City each year is based around the severity of both poverty and substandard housing conditions. It is necessary that public participation genuinely involve low-income residents experiencing these conditions. Genuine involvement by low income people must take place at all stages of the process, including identifying needs, setting priorities, suggesting allocations as well as the types of programs that will meet high-priority needs. The revised Citizen Participation Plan outlines strategies to ensure a diversity of residents can participate through a variety of methods. The strategies include participation of local and county institutions, Continuums of Care, and other organizations (including businesses, developers, non-profit organizations, philanthropic organizations, and community based and faith-based organizations) in the process of developing and implementing the Affirmatively Fair Housing Assessment and the Consolidated Plan. The City further encourages the participation through emails, mailings, public notices, distribution of information via social services agencies and other community organizations, such as the Tomorrow's Neighborhoods Today Planning Councils (TNT), and F.O.C.U.S. Greater Syracuse.

In looking closely at our community engagement infrastructure, we have worked to identify gaps in civic engagement and find ways to reach and connect with diverse groups within our city – diversity being defined in terms of age, race/ethnicity, developmental ability, religion, educational attainment, and socioeconomic status. Our goal is to improve communication and information delivery to encourage community participation and transparency.

In the spring of 2018, cameras and audio equipment were installed in the Syracuse Common Council chambers, allowing city residents to follow along as legislative matters are discussed and voted on. Citizens who are unable to attend Common Council meetings can watch via livestream on the city's designated YouTube page. Budget hearings and committee meetings are also made available to the public using this tool. Closed Captioning is offered for those who may be hearing impaired or unable to listen in for any reason. These advancements were made possible with the help of a grant from New York State and technical support from WCNY, the local PBS affiliate. A link for the YouTube Live Streaming can be found on the city's website, Syrgov.net. In effect, these changes hope to expand accessibility, allowing citizens to remain informed without the restriction of being physically present.

In addition, the City has taken appropriate actions to encourage the participation of all of its citizens including minorities, non-English speaking persons and person with disabilities. There is one full-time employee in the City of Syracuse Department of Neighborhood and Business Development who speaks and comprehends Spanish fluently. This skill is critical in ensuring that the office is responsive and transparent to city residents, regardless of their first language. These employees are made available to answer questions in person or

over the phone and are able to translate when needed. The City is seeking to contract with Language Line Solutions to expand our abilities to provide interpretation services to the many languages spoken by members of our community and hope to have in place by the beginning of this program year (May 1, 2019).

The Department of Neighborhood and Business Development has also worked to brainstorm a list of civic engagement practices that can foster collaborative relationships between citizens and the local government. In thinking critically about how to introduce practices like participatory budgeting, citizens juries, idea crowdsourcing and Ad-Hoc groups, we hope to identify opportunities for strengthening communication and breaking down the divide between social and municipal actors. Moving forward, our goal is to find ways to consolidate our reports into formats that are digestible by all citizens groups. New considerations include using social media as a platform for sharing information, collecting community input and gauging reactions to changes.

The primary objective of citizen participation in drafting this Action Plan is to increase awareness of community needs and effectively implement programs, while continuing to stabilize the city's housing stock and ensure safe, affordable housing for city residents. The Department of NBD continues to work in a comprehensive manner to revitalize distressed properties, bolster commercial corridors, and strengthen neighborhoods through community building and targeted economic development projects.

All comments will be accepted for consideration. The final version of the Fifth Annual Action Plan will include all comments received by the Department. Questions and comments regarding this Action Plan may contact:

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*Accommodations for persons with disabilities are made available at both public meetings. Interpreters are available upon request to meet the needs of non-English speaking persons. Requests are to be submitted at least three business days prior to the meeting by calling (315) 448-8100.

Consultation and Partnerships

Collaboration between local non-profits, the Housing and Homeless Coalition (HHC) and the Continuum of Care (CoC) is a priority for the City. These collaborations allow CDBG funds to focus on housing and redevelopment. Additionally, collaborations allow the Emergency Solutions Grant (ESG) to efficiently increase the number of critical support services offered to homeless, chronically homeless, and at risk of homeless individuals and families. Partnerships are continually being forged between government organizations, housing developers, and business partners to re-house individuals and families, provide financial assistance, case management and eviction prevention services as well as relocation and other housing stabilization services.

Through NBD's partnership with the Greater Syracuse Land Bank, 513 problem properties have been returned to productive use. These efforts have leveraged nearly \$36 million in private and public investment, and the properties generate north of \$880,000 per year in tax revenue. The Land Bank process takes into account the bidder's proposal, the community's needs, the rehabilitation of the property, and the removal of blight. This collaboration has led to the creation of community gardens and greenspaces, demolition of dilapidated structures, more affordable housing, and rental housing and owner-occupied properties. Ultimately, this enhanced coordination between local government and not for profit housing providers has increased the goal of returning properties back to the tax roll and into the hands of responsible property owners, who have a stake in the success of community development.

NBD consults with the HHC and CoC to identify gaps in services to those in need. Using Homeless Management Information System (HMIS) data, Point in Time (PIT) count data and feedback from community-based organizations, ESG funds have been used to maximize current funding. The CoC and NBD continue to work together to build and maintain a process that maximizes current resources to support individuals and families in finding and maintaining permanent housing, along with support services that help those in need to achieve their housing goals. The ESG Program Administrators for both Syracuse and Onondaga County serve on the Performance Evaluation Committee and have representation on the HHC Advisory Board. Both the CoC Director and the ESG Program Administrator are constantly communicating, especially around matters of funding, performance standards and evaluation outcomes. The ESG Program Administrator and the CoC Director have gone on site visits together and have created a CoC/ESG dual-funding organization chart. The Syracuse ESG Program Administrator also sits on the Planning Policy, Program Performance Evaluation and Executive Committees of the HHC, which updates the CoC monitoring tool and gaps and needs study annually. There is also ongoing collaboration and conversation with Onondaga County Department of Social Services (DSS).

The ESG program progress relies heavily upon the HMIS data and monitoring visits with agencies. Program standards, outcomes, and policies and procedures are reviewed on an annual basis with each funded program. The Ten-Year Plan to End Homelessness created in

2012 outlined strategies, funding and other resources to end homelessness in our community. ESG funds were aligned in the areas of rapid re-housing, homeless prevention, transitional housing and street outreach. Local priorities for funding are identified by the Gaps and Needs Assessment completed by the CoC along with the HMIS data and other local data. Outcomes of this assessment are used to direct ESG funding resources.

The City of Syracuse partners with many nonprofit, governmental, and private organizations in the execution of the strategies outlined in this Action Plan. In regard to Syracuse's homeless population, New York State policies mandate discharge planning for individuals in the foster care system, correctional facilities and hospitals to ensure individuals are not discharged into homelessness. These mandates have been incorporated into the Consolidated Plan and drive local decision making. The local Continuum of Care actively collaborates with systems of care for homeless individuals and families; new initiatives have been developed to assist in preventing homelessness wherever possible. Local "Healthy Homes" programming have been installed in Care Managers at all local hospitals and at shelters. They quickly connect clients to a Healthy Home care manager, assist with the discharge planning process, and improve continuity of care. The Onondaga County District Attorney's re-entry task force provides paths for parolees to access training, employment, and housing. The New York State Office of Mental Health (OMH) funded Single Point of Access (SPOA) and Assisted Outpatient Treatment Coordinators collaborate with OMH and New York State Parole to assure housing and services for parolees with serious mental illness.

Streamlined access to housing for the homeless and housing vulnerable occurs as a result of the development of the Coordinated Entry Workgroup, now part of the HHC whose task it is to prioritize and coordinate access to housing for the most vulnerable. Representatives from behavioral health, healthy homes, corrections, social services, emergency services and youth services participate in bi-weekly meetings to case conference individuals and families struggling in the system.

Several local providers are active with New York State Medicaid Redesign, recognizing that the provision of safe and affordable housing is a social determinant to a positive health outcome. A Delivery System Reform Incentive Payment (DSRIP) plan has been developed and is in place for our community. Additionally, Syracuse's local Pay for Performance System Planning group meets regularly to improve discharge planning and outcomes for hospital transitions.

Anticipated Resources

Local funding for affordable housing activities is comprised mainly of CDBG and HOME entitlement grants. While HOME funds are statutorily reserved for housing-related activities, eligible uses for CDBG funds are more varied to include services to assist certain subpopulations that, by their nature, often require additional supports (e.g. at-risk youth, elderly, disabled).

The following chart reflects expected resources from the federal government anticipating a cut in funding:

Program	Source of Funds	Use of Funds	Prior Year 44 Allocation	Expected Current Year 45 Grant Amount	Year 45 Program Income
CDBG (Community Development Block Grant)	HUD – Federal	Housing production, services to special needs populations and services to the housing vulnerable	\$4,878,739	\$4,854,840	\$8,800
HOME (HOME Investment Partnership)	HUD – Federal	Developer subsidies for the provision of affordable rental housing and owner-occupied housing; CHDO reserve and capacity funding	\$1,452,152	\$1,284,862	\$55,275
ESG (Emergency Solutions Grant)	HUD – Federal	Emergency shelter, transitional Housing, homeless prevention, rapid re-housing and street outreach activities	\$401,206	\$413,972	\$0
HOPWA (Housing Options for Persons with AIDS)	HUD – Federal	Housing assistance for persons with HIV/AIDS.	\$378,183	\$389,331	\$0

Leveraging Resources

Anticipated resources received through the Consolidated Planning process are leveraged through additional resources including:

- Home Improvement | Urgent Care: CDBG funds are used to address the most urgent needs of low-income owner-occupants, such as the replacement of deteriorated roofs, furnaces and plumbing, and in some cases, increase accessibility through the construction of ramps. All assistance is provided directly to homeowners through the City’s primary housing partner, Home Headquarters (HHQ) and has a sliding scale payback requirement, the amount of which depends on the income-level of the owner. The receipts of which are kept in a restricted account used for the purpose of re-lending to another qualified household.

- **Lead Hazard Control and Healthy Housing Investor-Owner Funding:** In partnership with the Onondaga County Community Development Department, Syracuse has secured \$4.1M in lead hazard mitigation and healthy homes financing to remediate up to 250 units of rental and owner-occupied housing in Syracuse over 42 months. Currently, there are limited financing options for landlords needing to make property improvements that address lead and other health and safety issues in the home, and renter-occupied households have a higher rate of housing quality issues in Syracuse, according to American Community Survey data. As part of the Syracuse Green and Healthy Homes Initiative (GHHI), additional partnerships and leveraged funding will expand the reach and impact of our home improvement efforts. An expanded GHHI brings a diverse group of housing, health and service agencies together to look at ways to improve occupant health while addressing home improvement interventions. The expanded program will allow for rental properties to be approached comprehensively, looking at the home improvement needs as well as the occupants and their health needs. In addition, the Initiative also looks to improve the energy efficiency of the property.
- **Down Payment and Closing Cost Assistance Program:** Up to \$4,000 in CDBG funds are granted to income-eligible homebuyers which often is the difference between closing on a home and not. Therefore, a relatively small injection of CDBG funds can leverage an entire privately-held mortgage ranging anywhere between \$30,000 and \$95,000 per home. Last year 85 households took advantage of this program expending \$255,000 in CDBG funds but leveraging between \$2 million to \$6 million in private mortgage financing.
- **The Syracuse Home Assistance Repair Program (SHARP):** provides up to \$3,000 in exterior improvements to income eligible households which are required to contribute 10% of their own funds.
- **HOME Developer Subsidies:** In order to meet the high demand for quality affordable rental units, the city of Syracuse uses HOME funds to leverage New York State Low Income Housing Tax Credit projects. On average, the ratio of this leverage is 10:1 and the long-term affordability requirements assures that these rental units will remain affordable and available to low to moderate income families.
- **Developer Assistance for Homeownership:** To promote the rehabilitation of Syracuse's aging housing stock as well as neighborhood revitalization, financial assistance is offered through the HOME program to developers to write-down the cost of construction for rehabilitation and new construction to create affordable housing units. NBD works with Syracuse's not-for-profit housing partners, many of them qualified as Community Housing Development Organizations (CHDOs), to rehabilitate housing units for affordable homeownership opportunities.

Use of Public Facilities

The City of Syracuse owns and supports three community Centers, out of which many human service programs are administered:

Syracuse Model Neighborhood Facility, Inc. (Southwest Community Center)

The Southwest Community Center (SWCC) is a City-owned facility located on the city's southwest side and serves a predominantly African-American clientele. Syracuse Model Neighborhood Facility, Inc., (SMNF) was established for the purpose of operating the SWCC. SMNF also leases space within the facility to a number of organizations that provide complimentary services and service coordination, including: youth development programming; AIDS/HIV awareness, education and prevention; educational substance and alcohol abuse prevention for school age youth; programming for developmentally disabled youth and young adults to promote personal, social and recreational development; computer-based tutorial programming for youth who attend Syracuse City Schools in grades K-8; a program focused on reducing harmful behavior in youth ages 10-19; and job readiness and workforce development programming for adults ages 18-24 to increase employment opportunities.

Syracuse Northeast Community Center (SNCC)

Located on the city's near northeast side, and adjoining Dr. Weeks Elementary School, SNCC provides a diverse set of public services using an organizational and program model that is unique to the area which it serves. The SNCC manages the facility, which is owned by the City of Syracuse. In this role, the agency provides programmatic infrastructure consisting of office and program space, security, maintenance, coordination and scheduling support, and management of common space. SNCC leases space within the facility to a wide range of organizations that provide complimentary services. This enables non-profit and local government agencies to deliver targeted services to the neighborhood. SNCC provides the following programming: educational, recreational and social enrichment programming for families; emergency and social service resources to meet the needs of seniors, youth, and families.

Westcott Community Center

The Westcott Community Center (WCC) operates in a City-owned facility located on the eastside of Syracuse. With CDBG funding, Westcott Community Center supports youth, adult, and senior educational programming. The youth programs include Westcott Kids' Club, after school enrichment for Syracuse City School District Enrichment programs for Webster Elementary and Ed Smith. Additionally, there are GED and literacy activities for adults. The WCC also sponsors a lecture series, community art gallery, and farmers market to provide fresh produce during the summer months for the community. Additional programs offered at the WCC include community-building events, enrichment classes for senior living, community dinners and concerts. Senior programming is also offered, which includes fitness activities, arts and crafts, games, socialization, and a hot lunch provided by PEACE, Inc.

Geographic Distribution of Funds

The Department of Neighborhood and Business Development (NBD) identified two Neighborhood Revitalization Strategy Areas (NRSAs) within the city of Syracuse, which were subsequently approved by HUD. The northeast and southwest NRSAs are comprised of primarily residential areas, housing the highest percentage of low- and moderate-income households and children living in poverty.

The northeast NRSA includes the following neighborhoods: Hawley-Green, Lincoln Hill, Near Eastside, Northside, Prospect Hill, part of Salt Springs and Washington Square (census tracts: 2, 5.01, 6, 7, 8, 14, 15, 16, 17.01, 23, 24, 34, 35 and 36.01). The southwest NRSA includes the following neighborhoods: Brighton, Elmwood, Far Westside, Near Westside, North Valley, Park Avenue, Skunk City, and Southside (census tracts: 20, 21.01, 30, 38, 39, 40, 42, 51, 52, 53, 54, 57 58, 59 and 61.01). Please see **Appendix B** for a map of the NRSA.

NBD also uses the following criteria to allocate investments geographically within the jurisdiction in an effort to revitalize the Northeast and Southwest areas:

- Allow for public service cap exemptions to those programs carried out aligned with the prescribed Consolidated Plan strategies that are delivered by a Community-Based Development Organization (CBDO).
- Job creation and retention activities undertaken pursuant to the strategy will be qualified as meeting area benefit requirements, thus eliminating the need for employers to track the income of persons that take, or are considered for, such jobs.
- Housing units assisted pursuant to the strategy can be considered to be part of a single structure for purposes of applying for low-and moderate-income national objective criteria, thus providing greater flexibility to carry out housing programs that revitalize a neighborhood.
- Economic development activities carried out under the strategy will be exempt from the aggregate public benefit standards, thus increasing a grantee's flexibility for program design as well as reducing its record-keeping requirements.

The northeast and southwest NRSAs continue to suffer higher vacancy rates, higher poverty rates and lower homeownership rates than city-wide measures as reported in current American Community Survey (ACS) data.

The northeast area remains burdened by a high housing vacancy rate at 20.5% in 2017 ACS 5 year estimate, though it demonstrates a slight increase in total number of housing units in the area, representing some investment in the area's housing stock. The population continues to include a higher poverty rate than city-wide, at 40.1% in the northeast NRSA compared to 32.6% city-wide, representing a larger portion of the population today than in previous estimates. The estimate that fewer households reside in a different house from the previous year, 52.4% in 2017 and 65.9% in 2012, coupled with the increasing poverty

rate and increase in the total number of housing units may represent a deepening concentration of poverty in the northeast NRSA resulting from .

The southwest area similarly suffers from high housing vacancy, at 22.2% in the 2017 ACS 5 year estimate, but is also characterized by a 4.8% increase in this measure compared to 2012 data. With little change in the total number of housing units, the area is suffering from disinvestment represented by this increase in the number of vacant units and the 11.5% decrease in the estimated number of homeowners reported by the 2017 ACS 5 year estimate. The reported poverty rate in the southwest NRSA dropped in the 2017 estimates, to 43.1% from 44.9%, but the total population below poverty fell 14.3%. Fewer residents relocated during the previous year in the 2017 ACS estimates, 47.7% compared to 63.7% in 2012. These population measures coupled with the housing estimates suggest that the concentration of poverty in the southwest NRSA is also deepening, though represented in this area by a stable, if stressed, population.

Further information from the American Community Survey is illustrated in the map series in **Appendix B** and accompanied by included data table with the figures cited above.

Year 45 Funded Programs

Citizen participation in the Annual Action Plan also includes community leaders, stakeholders and business owners in the city of Syracuse through Risk Analysis Committees (RAC), which meet each year to discuss and rank each funding application submitted to the City for CDBG, HOME and ESG funding. This year the RAC volunteers were made up of representatives from the United Way of Central New York, Onondaga County, Housing Homeless Coalition, city of Syracuse residents, National Grid, and the Allyn Foundation.

Project Descriptions

SERVICES TO INCREASE HOUSEHOLD WEALTH

CenterState CEO WorkTrain Program and Upstate Minority Economic Alliance (UMEA)

The WorkTrain program provides job training and skills experience to individuals seeking employment in a number of industries and has developed partnerships to place program graduates in full-time career positions. The Upstate Minority Economic Alliance (UMEA) is a subcontractor readiness program that provides technical assistance to minority and minority-woman owned firms so that they gain access to capital for local development projects. Both workforce development programs will assist a minimum of 60 households.

Dunbar Association

The Dunbar Center is a community-based agency located on Syracuse's southside committed to providing comprehensive services to promote successful families, empower communities, and build racial harmony. Dunbar accomplishes this through assisting around 95 youth in cultural, social, recreational and educational programs. CDBG funding is sought to support their youth services programming.

Huntington Family Center | James Geddes Youth Services Program

The Youth Services Program provides safe, structured programming for 105 young children that live on the Near Westside of Syracuse. The program offers group and individual activities that focus on asset development while helping youth to achieve their goals. The program is comprised of three components: an after-school program, academic support emphasizing truancy prevention and building social skill competencies or offering a seven-week summer day camp during the summer.

Jubilee Homes of Syracuse

Jubilee Homes serves 125 families on the southwest side of Syracuse by providing support for workforce development and employment training in the neighborhood. Jubilee Homes

is also funded to carry out technical assistance to 48 individuals regarding new and existing businesses.

Onondaga County Public Library - Mundy Branch

The Young Technology Leaders Workforce Development program [Lead Tech] will provide 184 young residents of economically disadvantaged neighborhoods with valuable technical skills and connect them with resources and individuals with whom they can further their technical education. This program will employ 4 youth to be administered by the Onondaga County Public Library and make extensive use of the staff and resources of the city's libraries.

OnPoint For College

The OnPoint Career Services program will help students plan their careers from the beginning of their college journeys. We provide a career assessment process when students first enroll in On Point, and then continue to provide support activities to help students develop soft skills through mentoring and empowerment workshops and attain pre-professional experience, such as job shadowing and internships. OnPoint Career Services program will assist over 100 college bound youth, stop-outs, and graduates with their preparation for entry into the work world, including resume writing, practice interviews, and job searches

Women's Opportunity Center

The Women's Opportunity center (WOC) programming will lead 25 low income women to the pathway out of poverty by providing them individualized career counseling, training and remove barriers to become job ready and find employment. The WOC of Syracuse is committed to pursuing that mission by working one on one with all participants, providing them with access to a comprehensive program of business administrative computer training and life skills coaching methods.

YWCA

The Girls Inc. Programming consists of summer camps and a pilot after school program at the YWCA. The programs aim to empower Syracuse girls by building self-efficacy, self-confidence, and self-sufficiency. Girls, Inc. at the YWCA offer preventive programs that will have a crucial short to long term impact in the city of Syracuse as they directly and indirectly address two of the city's key challenges, early pregnancy prevention and poverty education. This program is new to CDBG funding and plans to assist a minimum of 57 girls in the city of Syracuse.

CREATING HEALTHY AND SUSTAINABLE HOMES

Covenant Housing Corporation of Central New York (CHCCNY)

CHCCNY develops affordable special needs housing for low to moderate income households and individuals with disabilities. Special needs populations with whom CHCCNY typically works with include: individuals with mental health, intellectual development and/or physical disabilities and survivors of traumatic brain injury. CHCCNY develops housing in response to individuals needs in terms of location accessibility and type of tenure, as a result CHCCNY develops both rental and homeownership opportunities.

Empire Housing

Located on the City's Westside, Empire Housing provides purchase-rehabilitation assistance for first-time homebuyers through their New York State Affordable Housing Corporation (AHC) program on the far Westside neighborhoods. More than 30 new homeowners work in partnership with Empire to identify needed health and safety repairs to be completed prior to occupancy.

Home Headquarters (HHQ) | Urgent Care, SHARP, and DPCCA

Home Headquarters Urgent Care program provides low- to moderate-income households with loans to complete emergency repairs to their homes and remove barriers to housing for the disabled through the construction of exterior ramps and weatherization for city homeowners. Funding promotes housing stability by completing health and safety related repairs. The SHARP Program provides eligible owner-occupants with small grants for minor home repairs, often preventing the need for expensive emergency repairs that otherwise would result. HHQ provides assistance to customers throughout the application and construction process. HHQ's Down Payment and Closing Cost Assistance Program (DPCCA) provides up to \$3,000 in funds to reduce barriers to homeownership opportunity. The assistance is provided in the form of a five-year deferred loan.

Home Headquarters (HHQ) | Home Ownership Center

HHQ's Homeownership Center provides a wide array of group and individual education and counseling programs to a minimum of 250 individuals to promote and retain sustainable homeownership. This includes certified homeownership education classes, individual credit and budget advisement, and foreclosure prevention assistance. The HHQ homebuyer education program prepares prospective first-time homebuyers in the rights and responsibilities of homeownership. Accredited by NeighborWorks® America, this education tool for potential homebuyers is a pre-requisite for DPCCA.

Northeast Hawley Development Association, Inc. (NEHDA)

The Northeast Hawley Development Association (NEHDA) serves the City's Northside neighborhood, partnering with both the City and sister agencies to promote homeownership and community engagement. NEHDA's primary role is to give post-purchase counseling, workshops (on how to plan for maintenance and home repairs), guest speakers on relevant topics and with the Land Bank side lot purchases, and assistance to GSPDC tenants. NEHDA, Inc. performs outreach to 30 Northside residents to market housing programs such as SHARP, Urgent Care, and other home improvement programs.

Syracuse Model Neighborhood Corporation (SMNC)

SMNC provides qualify affordable housing services to low- and moderate-income families located on the south and west side neighborhoods of the City of Syracuse for over 47 years..

The Community Cares Program is affordable maintenance service is a neighborhood initiative that is offered to the Southside Community to com

Welch Terrace Apartments

Welch Terrace Apartments provides affordable, permanent and secure supportive housing with CDBG funding for 32 individuals to a population increasingly at risk of becoming homeless; those diagnosed with HIV/AIDS. By providing tenants with supportive housing, many are able to stabilize their lives, live independently and enjoy an enhanced quality of life.

PROMOTE COMMUNITY ENGAGEMENT AMONG SENIORS

Syracuse Northeast Community Center (SNCC)

Located on the city's near northeast side and adjoining Dr. Weeks Elementary School, SNCC provides a diversity of public services deemed most appropriate for a minimum of 2,423 families in the surrounding neighborhoods. In addition, SNCC operates programming that assists the refugee population settle on the Northside of Syracuse.

Syracuse Model Neighborhood Facility, Inc. (Southwest Community Center)

The Southwest Community Center facility includes a gymnasium as well as an indoor swimming pool. Services available at the SWCC include a food pantry, case management for individuals and families in need, violence intervention and prevention and a branch library of the Onondaga County Public Library. The Southwest Community Center has now expanded services to include financial literacy with Cooperative Federal Credit Union on site. The SWCC assists a minimum of 5,350 families.

Westcott Community Center

The community center provides a number of after school programs and adult educational programs that affect personal development. Other services such as senior citizens advisement and lunch program, lecture series, concerts and a farmer's market make the facility a community anchor for the city's east side. The Westcott Community Center assists a minimum of 2,306 families additionally serving 1,527 individuals through community programming.

SERVICES TO ELIMINATE BARRIERS TO HOUSING OPPORTUNITY

ARISE, Inc.

The advocacy and referral program provides information and referral assistance to 93 individuals and 15 individuals receive one-on-one assistance regarding housing availability and support services within the city. Within the program, ARISE also offers one-on-one sessions with individuals looking for more extensive information in services and the ability to live independently. ARISE also facilitates the Home Access Program (HAP) that provides ramps to homeowners with disabilities that would otherwise prevent them from accessing their home.

Catholic Charities | Direct Financial Assistance, Relocation Assistance, Homeward Connections

The Catholic Charities Relocation Program will serve 110 low-income, housing vulnerable or homeless families, and individuals who live in Syracuse. The program provides direct financial assistance, relocation and case management support services to homeless or housing vulnerable households to assist with obtaining and maintaining safe, affordable housing. This program also works directly with NBD to address emergency relocation needs of tenants occupying buildings deemed uninhabitable by the city of Syracuse. The Homeward Connection program provides homeless prevention services to 75 individuals through assessment of housing barriers and identifying potential resources and goals. The Direct Financial Assistance program assists 70 homeless or housing vulnerable individuals/families in the form of rental assistance, utility payments, and moving assistance.

Chadwick Residence

Chadwick Residence Transitional Housing Program will serve 30 homeless women and/or women with children from the Coordinated Entry List. Case management and housing stabilization services will be provided in a supportive environment, empowering them to develop the knowledge and skills necessary to increase their self-sufficiency and to obtain or maintain permanent housing.

CNY Fair Housing

The mission of CNY Fair Housing is to “create equal housing opportunities for people through the enforcement of federal housing discrimination laws.” CNY Fair Housing provides services to affirmatively further fair housing to 45 individuals and counseling and referral services to 115 individuals, including review of rental advertisements and random follow up testing to ensure compliance with all federal and local anti-discrimination laws, including the recently approved source of income protection in Syracuse. The program will extend its services to provide tenant and landlord counseling for city residents.

Greater Syracuse Tenants Network

The Greater Syracuse Tenants Network will provide an assessment of the approximate 40 HUD-assisted projects through Syracuse as to the status of any tenant organization or lack thereof in these projects. The Greater Syracuse Tenants Network will build upon its existing direct advocacy for HUD-assisted rental projects and provide technical assistance, as needed, to tenant associations, including mediating tenant-property management issues. . It will also forge new relationships for a number of tenant associations that desire and are in need of representation.

Hiscock Legal Aid Society

Hiscock will provide legal services to 150 housing vulnerable households attempting to resolve legal problems that prohibit individuals from obtaining or maintaining permanent housing such as: eviction proceedings, landlord tenant matters, child support, guardianship, paternity, emancipation, legal separation, resolution of outstanding criminal warrants, orders of protection, appeal of veterans and public benefit claim denials.

In My Father's Kitchen

In My Father's Kitchen will build relationships with approximately 100 unsheltered homeless people for the purpose of offering immediate support by connecting homeless individuals with mainstream support services and activities. The relationship building begins by bringing food and emergency supplies to those living under the bridges or on the streets and offering transportation to services and/or other housing options.

InterFaith Works of CNY

The Center for New Americans' case workers assist clients with a variety of needs such as arranging for housing, utilities, furnishings, and food; enrolling adults in English learning classes and children in school; ensuring that necessary medical care is received; finding employment; and providing help understanding U.S. culture. The Center also assists groups in developing their own self-help associations and in the fulfillment of projects of their choosing. Interfaith also provides mediation and housing stability services through homeless prevention case management to approximately 125 individuals. Tenancy education and counseling are provided to many refugees who are at risk of homelessness.

Liberty Resources Inc.

The DePalmer House Transitional Living Program will serve 22 homeless individuals with HIV/AIDS. Individualized support services are offered in a safe environment to assist individuals in either obtaining or maintaining permanent housing.

Rescue Mission

The Rescue Mission's Homeless Intervention Services (HIS) Team will provide street outreach services to 125 homeless individuals living in encampments, abandoned buildings and newly identified locations. The staff provides trauma-informed services, engaging individuals in need of essential supplies and connecting them to emergency shelters, permanent supportive housing and inpatient treatment programs. Supplies such as food, clothing, hand warmers and bottled water are distributed routinely.

Salvation Army

The Transitional Apartment and Parenting Center (TAPC) will rapidly re-house approximately 45 homeless pregnant and parenting youth. Obtaining and maintaining stable housing is the main goal of the TAPC program. Approximately 50 youth will receive case management services from the **Barnabas Shelter** with the goal of finding permanent housing. Necessary supports and follow along services will be offered to assist in maintaining permanent housing. The **Housing Assistance and Life Skills Education (HALE)** program provides direct financial assistance in the form of security deposits to homeless individuals and their families transitioning from shelter programs into permanent housing in the community, and who rely on income from employment to meet their housing needs. They plan to serve 45 households.

Volunteers Lawyers Project

Volunteers Lawyers Project (OnVLP) **Advocacy and Prevention Eviction and Defense Program** will provide legal representation in the Syracuse Landlord Tenant Court to 600 housing vulnerable tenants. Its goal is to assist housing vulnerable individuals/families avoid or delay evictions, housing counseling, reduce or prevent money judgments against tenants so that they can relocate if needed.

Eliminating Barriers

Syracuse faces many regulatory barriers to affordable housing however, each year the community moves closer to eliminating those barriers. Increased collaboration between Common Council members, task force volunteers and political officials has allowed the city to significantly reduce the number of barriers developers, homeowners and tenants face.

Actions planned to reduce negative effects of public policies

Through the evaluation of regulatory processes in the Division of Code Enforcement, the city was able to move from an out of date software system requiring paperwork with a turnaround time of a few days, to a newly developed information processing system which enables inspectors to track cases quickly and efficiently in the field. Instantaneous updates are communicated to the Onondaga County Lead Program, the Permit Division and Neighborhood and Business Development to streamline the process that tenants, developers and homeowners go through during construction and rehabilitation projects. The same program is used by the Division's legal staff which allows cases involving tenants and unfit homes to move through the legal system and into court quickly.

Maintaining affordable housing can be difficult if effective enforcement mechanisms are not in place. The Department of Neighborhood and Business Development ensures affordable housing being produced will remain affordable for as long as possible. To reduce the risk of affordable housing becoming fair market housing, regular monitoring is conducted and site visits are performed by staff and code inspectors throughout the project compliance period.

Actions planned to address obstacles to meeting underserved needs

The City of Syracuse recently completed an update to its Analysis of Impediments to Fair Housing with the help of CNY Fair Housing. This updated report and analysis will guide the investments of the city to address the obstacles identified in this effort, and a comprehensive review of department policies to promote fair housing opportunities for city residents. This newly completed Analysis of Impediments was submitted to HUD in the spring of 2015, along with the (2015-19) Five Year Consolidated Plan. The City will also continue to actively work to address any specific barriers encountered by individuals or families with the assistance of the CNY Fair Housing and other community organizations that provide feedback regarding challenges that currently exist toward accomplishing this.

Actions planned to foster and maintain affordable housing

Since 1996, the largest single financial commitment in the city's Action Plan has been allocating federal funds for home improvement projects that are critical to keeping low-income homeowners in their homes. This has resulted in more than 5,000 low-income owner-occupants able to make substantial investments in their homes, affecting 20 percent of all owner-occupants in Syracuse. More than any other program, the Home Improvement – Urgent Care program administered by Home Headquarters has helped maintain the supply of affordable housing in the city.

In addition, the HOME program annually supports the rehabilitation and/or new construction of quality affordable rental units at a rate of about 25 to 75 units per year. Over the same time period, this has resulted in approximately 1,350 high quality affordable rental units brought online to address the housing needs of low-income renters.

The City will continue to use available funding through the federal block grants to ensure that quality affordable housing remains available to all eligible renters and homeowners.

Actions planned to reduce the number of poverty-level families

NBD staff will bring together key CDBG and ESG-funded agencies whose mission is to address the immediate housing crises faced by those living in substandard housing. An integral part of this effort is the involvement of the Onondaga County Department of Social Services (DSS). DSS not only serves as a resource to the case workers assisting these individuals and families in crisis but also provides “income-stretching” assistance to these households to ensure that they are receiving all the assistance they are entitled based on their income and their inclusion in an underserved subpopulation. While this does not increase the long-term wealth of these households, it does provide them the means to stabilize their living situation, to allow them to genuinely build wealth, and work their way out of poverty.

Actions planned to develop institutional structure

Efforts are ongoing to coordinate the discharge policies of area hospitals and health centers to ensure adequate housing is available to those leaving institutionalized medical care. The planning and coordination of various institutional discharge policies is done primarily through the Homeless and Housing Coalition (HHC) in which the City is a major participant.

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

The City and the County continue to find ways to collaborate in addressing the needs of the housing vulnerable. NBD staff brings CDBG/ESG-funded agencies together with the Department of Social Services to assist in finding suitable housing for those living in substandard conditions. The Greater Syracuse Land Bank works closely with the City to obtain and address unfit housing and determine the disposition of each structure so as to ensure its habitability.

Affordable Housing

One Year Goals Number of Households to be Supported	
Homeless	1,262
Non-Homeless	525
Special-Needs	521
Total	2,308*

One Year Goals Number of Households Supported	
Rental Assistance	251
Production of New Units	10
Rehab of Existing Units	45
Total	306

*The homeless estimate was derived from the following ESG Year 44 funded activities:

- Rapid Re-housing (160) households)
- Homeless Prevention (950) households)
- Street Outreach (100) households)
- Transitional Housing (52) households)

Public Housing

The Syracuse Department of Neighborhood and Business Development coordinated public housing assistance through the Syracuse Housing Authority (SHA), which owns and operates 12 Federal Public Housing developments and 4 affordable housing developments in Syracuse. There is a great demand for Federal public housing as the Section 8 wait list is still closed and has close to 2,000 applications. Long wait lists exist also for the affordable housing developments.

Furthermore, SHA is working with partners to put together a Home Ownership program which is a bit more dynamic. SHA built one house with extra Public Housing funds which sold in 2015. Currently, “Homes of Syracuse” is a rent to own model, that won’t trigger ownership for 8 more years (In the past three years, four rent-to-own tenants have ended their participation and bought a home on their own.) The greatest demand among families with children is for three- and four-bedroom units. The wait for these apartments is currently over two years. For more information regarding the demand for public housing and Section 8 assistance, as well as other Syracuse Housing Authority programs, please refer to the Five-Year Strategic Plan.

The mission of the Syracuse Housing Authority is to provide clean, safe, and affordable housing for the low-income citizens of this community. The creation of the Authority was approved by the State in 1937 as a separate agency from the City for the purpose of carrying out its mission.

The Housing Authority Board of Commissioners is comprised of a group of seven individuals. The mayor appoints five board members, and the public housing residents elect two board members from the tenant population of all SHA developments and the Section 8 Voucher holders. All members serve unpaid, and both appointed and elected members of the board serve for five-year terms.

The Syracuse Housing Authority (SHA) offers opportunities for their residents to engage in the community and address their personal needs through both programs run by SHA and services provided by agencies in the community. -Through service coordinators and social workers on staff, SHA provides case management, service referrals, and information to residents who require assistance and homeownership services. Services related to homeownership include: Credit Counseling, Life Skills, Financial Literacy, and Tax Assistance. Additional services provided by the Life Program include: Child Care, GED Programs, ESL Classes, Drug/Alcohol Treatment, Employment Readiness Skills, Job Training Classes, Dental Care, Tutoring, Computer Classes, Mentoring, Health Care and Nutrition Classes.

Year 45 FINAL CDBG ESG HOME Budgets

CDBG Year 45 Budget (May 1, 2019 - April 30, 2020)

Applicant	Program	Year 45 FINAL Allocation	% Of Allocation
ARISE, Inc.	Housing Referral and Advocacy Program	\$ 27,565	0.6%
Catholic Charities of Onondaga County	Staffing: Eviction Prevention + Relocation Assistance Program	\$ 174,909	3.6%
	Direct Financial Assistance for Relocation Program	\$ 27,815	0.6%
CenterState CEO Foundation	Upstate Minority Economic Alliance	\$ 14,927	0.3%
CenterState CEO Foundation	WorkTrain Workforce Development	\$ 29,853	0.6%
CNY Fair Housing	Education, Enforcement, + Tenant Counseling	\$ 58,815	1.2%
Dance Theatre of Syracuse	The Syracuse Dance Project	\$ -	0.0%
Dunbar Association	Dunbar Community Center	\$ 20,897	0.4%
Empire Housing	Far Westside/City of Syracuse Revitalization Strategy	\$ 68,862	1.4%
Greater Syracuse Tenant Network	Tenant Advocacy in HUD Buildings	\$ 36,521	0.8%
Home HeadQuarters Home Improvement	Urgent Care Repair Program*	\$ 1,451,905	29.1%
Home HeadQuarters	SHARP Program	\$ 248,778	5.1%
Home HeadQuarters	Homeownership Services - Downpayment Assistance	\$ 249,773	5.1%
Home HeadQuarters	Homeownership Center	\$ 149,267	3.1%
Huntington Family Centers, Inc.	Youth Services Program	\$ 26,289	0.5%
InterFaith Works of CNY	Center for New Americans + Tenant Counseling / Housing Stability	\$ 59,463	1.2%
Jubilee Homes	Workforce + SW Neighborhood Economic Development	\$ 183,454	3.8%
Literacy Coalition of Onon County	Imagination Library	\$ -	0.0%
Northeast Hawley Development Association (NEHDA)	Neighborhood Revitalization and Stabilization Program	\$ 67,248	1.4%
Onondaga County Public Library	Youth Technology Leaders Workforce Development Program	\$ 24,878	0.5%
OnPoint For College	Career Services Program	\$ 10,946	0.2%
PEACE, Inc.	Department of Energy and Housing Program	\$ -	0.0%
Syracuse Model Neighborhood Corporation (SMNC)	Community Cares Maintenance Program	\$ 29,853	0.6%
Syracuse Model Neighborhood Facility, Inc.	Southwest Community Center (Focus on Youth, Seniors)	\$ 391,808	8.1%
Syracuse Northeast Community Center	Northeast Community Center (Focus on Youth, Seniors)	\$ 300,318	6.2%
Volunteer Lawyers Project	Housing Counseling Program	\$ 5,971	0.1%
Welch Terrace	Welch Terrace Housing	\$ 9,951	0.2%
Westcott Community Center	Community Center Programming (Focus on Youth, Seniors)	\$ 102,435	2.1%
Women's Opportunity Center	Journey To Success	\$ 23,634	0.5%
YWCA	Girls Inc.	\$ 17,166	0.4%
YWCA	Soccer For Success	\$ -	0.0%
YWCA	Women's Residence Program	\$ -	0.0%
NBD Distressed Property	Vacant Property Remediation (e.g. renovation, demolition)	\$ 79,371	1.6%
City of Syracuse NBD (20% Cap)	NBD Administration	\$ 970,968	20.2%
GRAND TOTAL: PROPOSED ALLOCATION -->		\$ 4,863,635	99.4%
CDBG Program Summary:			
Expected CDBG Allocation		\$ 4,854,840	
Program Income - Prior Year		\$ 8,800	
Total Estimated Available Funds:		\$ 4,863,640	

ESG Year 45 Budget (2019-2020)

Agency	Program	ESG Category	Year 45 Requested	Year 45 Allocated	% of Allocation
Catholic Charities	Homeward Connection	Homeless Prevention	\$35,000	\$ 28,891.08	7.0%
Catholic Charities	Direct Financial Assistance	Homeless Prevention	\$50,000	\$ 42,310.98	10.2%
Chadwick Residence	Transitional Housing	Transitional	\$16,000	\$ 12,381.89	3.0%
Hiscock Legal Aid Society	Homeless Prevention Legal Services	Homeless Prevention	\$91,389	\$ 74,402.78	18.0%
In My Father's Kitchen	Under the Bridge Street Outreach	Street Outreach	\$69,950	\$ 57,782.16	14.0%
Interfaith Works	Housing Stabilization/Case Management	Homeless Prevention	\$40,767	\$ 24,763.78	6.0%
Liberty Resources Inc.	DePalmer House	Transitional	\$15,466	\$ 12,381.89	3.0%
The Salvation Army	TAPC	Rapid Rehousing	\$21,900	\$ 16,509.19	4.0%
The Salvation Army	Barnabas Transitional Living	Rapid Rehousing	\$20,000	\$ 12,381.89	3.0%
The Salvation Army	HALE	Rapid Rehousing	\$50,000	\$ 33,018.37	8.0%
Volunteer Lawyers Project	Eviction Defense Program	Homeless Prevention	\$100,000	\$ 49,527.56	12.0%
Rescue Mission	HIS Team	Street Outreach	\$45,000	\$ 18,572.84	4.5%
NBD	NBD Administration	Administration	\$30,090	\$ 31,047.59	7.5%
			\$ 585,562	\$ 413,972	100.0%

HOME Investment Partnership

Funded Activities for HOME Investment Partnership Program Year 45: May 1, 2019 - April 30, 2020	Year 45 Requested	Year 45 Draft Budget
Total CHDO Operating Assistance (5% Max.)†	\$ 80,000	\$ 64,243
Certified Community Housing Development Organizations - CHDO Operating Assistance		
<i>Covenant Housing</i>	\$ 40,000	\$ 32,122
<i>Jubilee Homes of Syracuse, Inc.</i>	\$ 40,000	\$ 32,122
CHDO Generated Activities - (15% Min.)†	\$ 217,823	\$ 192,729
<i>CHDO-Eligible Construction Activities</i>		\$ 192,729
Developer Subsidies and Direct Homebuyer Assistance	\$ 899,404	\$ 899,404
HOME Administration - (10% Max.)†	\$ 145,215	\$ 128,486
TOTAL HOME INVESTMENT PARTNERSHIP FUND ALLOCATION FROM HUD	\$ 1,452,152	\$ 1,284,862
†Mandated by HOME regulations		
Estimated Program Income Program Year 44 (if received, will be allocated to developer subsidies.)	\$ 55,275	\$ 55,275
Total PY 45 Allocation (Including Program Income)	\$ 1,507,427	\$ 1,340,137

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

Reaching out to homeless persons and assessing their individualized needs is being done through a coordinated assessment and referral system. This assessment and referral process assist individuals in finding services which help identify health and behavioral health issues and establish barriers to permanent housing as well as employment. The Coordinated Entry (CE) process starts at the Department of Social Services (DSS), or after hours by using the local 211 information and assistance helpline. This system connects individuals to shelter or other immediate needs by using diversion assessments to determine if callers have other housing options. People with higher level needs go through this process and are referred to the Continuum of Care (CoC's) Coordinated Entry Workgroup.

Shelters and outreach workers assess homeless persons by using the VI-SPDAT assessment tool. HMIS (Homeless Management Information System) is used to identify those with the longest length of stays in shelter and/or on the street and the highest levels of vulnerability. The Coordinated Entry Workgroup ensures that these individuals are being placed on the top of waitlists. The CoC has developed one streamlined waitlist that can be found in HMIS. This waitlist is categorized by the highest assessment score of the most vulnerable and/or chronically homeless people who may also be experiencing the longest length of stays of homelessness. People at the top of this list will be prioritized for Permanent Supported Housing, Transitional Housing or Rapid Re-housing.

Direct referrals are also accepted from one service provider to another, using the “no wrong door” policy, making easy access for all needing services. The Homeless Management Information System (HMIS), which plays an integral part in facilitating the coordination among agencies, is where all client information is tracked. Reaching out to unsheltered persons is done through street outreach services. Service providers meet the unsheltered individuals where they are at building supportive and positive relationships. Conversation begins when distributing basic needs such as food, water, blankets, gloves, hats etc. Outreach workers assess the homeless individual's needs and encouragement is given to accept services. All pertinent information is captured in HMIS.

A Housing First philosophy and intervention must be adopted by all ESG programs, which lowers barriers to housing by ensuring applicants are not screened out due to:

- Having too little or no income
- Active or history of substance abuse
- Having a criminal history (with exceptions for state-mandated restrictions)
- History of domestic violence (lack of order of protection, period of separation from abuser, law enforcement involvement)

A Housing First philosophy and intervention also ensures that residents are not terminated due to:

- Failure to participate in support services
- Failure to make progress on a service plan
- Loss of income or failure to improve income
- Domestic violence
- Any other activity not covered in a lease agreement typically found in the community

All emergency shelter providers are required to assess persons in shelter using the required assessment tools, and if needed make other referrals for additional services. Housing providers are required to review the HMIS referral list when there is an anticipated vacancy and to immediately fill the bed with a new program participant. The housing provider must select the person with the

highest assessment score and the individual/family that fits the housing project's requirements, creating a collaborative effort towards housing our community's most vulnerable.

Helping homeless persons (especially chronically homeless) transition to permanent housing and independent living will be done through supportive services which include financial assistance, relocation assistance, prevention efforts and street outreach. These high priority services help make the transition to permanent housing and independent living effective. Developing skills and strategies that address personal barriers to successful permanent housing is crucial in preventing homelessness again. Assistance with relocation to find affordable housing units and/or advocate with reliable landlords is often necessary. Case management and follow up case management efforts are needed to assist individuals or families in maintaining and or locating affordable housing. Financial assistance may be needed for security deposit, subsidies or help with rental payments and/or utilities. This is especially true for homeless youth who at intake 90% are unemployed, uneducated and unable to arrange for income of any kind. This financial assistance helps all homeless or chronically homeless individuals' transition from shelters to permanent housing at a much faster pace. The goal is to get homeless individuals and families housed first while receiving support services to help overcome housing barriers. The Department of Neighborhood and Business Development is committed to supporting programs whose mission it is to aid homeless or chronically homeless families and individuals with homeless prevention efforts as well as rapid rehousing and street outreach support services.

The local CoC actively collaborates with systems of care and new initiatives have been developed to assist in preventing homelessness wherever possible. Lead Health Homes have embedded Care Managers at all local hospitals and shelters; they quickly connect clients to a Health Home care manager, assist with the discharge planning process and improve continuity of care. The District Attorney's re-entry task force provides paths for parolees to access training, employment and housing. The OMH funded SPOA and AOT Coordinators collaborate with NYS OMH and Parole* to assure housing and services for Parolees with serious mental illness. NYS OMH awarded 22 additional beds/apartments for forensic clients in 2016. Many programs that are ESG-funded and help people avoid homelessness also have programs for which people are referred to for employment, education or youth needs.

Streamlined access to housing for homeless and housing vulnerable occurs as a result of the CoC's development of the Coordinated Entry Workgroup whose task is to prioritize and coordinate access to housing for the most vulnerable. Representatives from behavioral health, health homes, corrections, DSS, emergency services and youth services participate along with homeless providers.

Ongoing case management services and subsidies are vital to the success of low income individuals and families staying housed. Support for rapid re-housing financial assistance and follow up case management is a priority.

The City of Syracuse recently became one of ten SPARC (Supporting Partnerships for Anti-Racist Communities) communities in the nation. The City of Syracuse NBD is actively working with the CoC on training and other objectives to improve the lives of people of color who are or may be experiencing homelessness.

In 2016, the CoC was awarded technical assistance from H2 to strategize how to better partner the health care, criminal justice, and homeless services system and better coordinate discharge planning and frequent users of the system. Syracuse held a two-day workshop for all Upstate New York counties to attend this training and is still actively working on the plan that was developed from it. NBD is always present in this collaborative process.

HOPWA Goals

One year goals for the number of households to be provided housing through the use of HOPWA for:
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family 29
Tenant-based rental assistance 105
Units provided in housing facilities (transitional or permanent) that are being developed, leased, or operated 0
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds 10 units/ serve 30 individuals
TOTAL: 164 households

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	\$8,800
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	
Total Program Income	\$8,800

HOME Investment Partnership Program (HOME) | Reference 24 CFR 91.220(I)(2)

NBD will review the financial viability of the project including a subsidy layering analysis determining if other funding sources are sound commitments, what resources are needed to bring the project to completion, and if there are other sources of funding outside of the HOME program that would be better suited for this development.

NBD has been determined to be exempt from the HOME Match requirement under 24 CFR 92.222. Attached is the HOME Matching Liability Report (PR33) showing that the City's exemption.

NBD will work in conjunction with other funding sources to ensure HOME funds will be provided for only eligible activities within the eligible HOME project. For example, a multi-unit project using HOME funds may be used to assist only a portion of the units. A review of the compete scope and budget is performed to ensure that only the actual HOME eligible developer costs of the assisted units are charged to the HOME program. Other funding sources must be provided for all costs to the non-assisted units. If the HOME assisted and non-assisted units are comparable in size and bedrooms, the cost of

the HOME assisted units can be determined by pro-rating the total HOME eligible development costs of the project so that a proportion of the total development costs charged to the HOME program does not exceed the proportion of the HOME assisted units in the project.

The homebuyer must occupy the unit as his/her principal residence for the duration of the affordability period. NBD will monitor compliance during the affordability period by verifying the beneficiary remains an owner occupant on an annual basis. NBD staff will send a letter and certification form with a “Do not forward” as a method to show they remain owner occupants. In the event of noncompliance with the principal residency requirement, NBD reserves the right to require full repayment of HOME funds invested in the project. In the event the owner sells or otherwise transfers the property to secure the home’s affordability, NBD will use a Resale provision. The Resale provision applies to new construction or rehabilitation projects that will be sold to owner occupants, whose income will be 80 percent or below of AMI. The development subsidy is the gap funding—the difference between the total development cost minus fair market value of the property. The owner occupant must certify their income within six months of closing or new documents will be requested.

Properties with a resale restriction must remain affordable for a period of time known as the “affordability period.” The affordability period of the project will be based on the total amount of HOME funds invested in the project, as summarized in the following chart:

Amount of per-unit HOME \$	Minimum Affordability Period
<\$15,000/unit	5 years
\$15,000 - \$40,000/unit	10 years
>\$40,000/unit	15 years

The resale provision will be secured through a restrictive covenant that is recorded and in effect for the duration of the affordability period. In addition, the City of Syracuse executes an agreement with the homebuyer to convey the affordability requirements and retain enforcement authority.

In the event the homebuyer transfers his/her property (either voluntarily or involuntarily) during the affordability period, the following resale provisions must be adhered to:

1. The homeowner must inform NBD of their desire to sell the property prior to it going on the market;
2. The new homebuyer must have an income between 50 and 80% AMI at the time of purchase and must qualify with NBD by filling out a homebuyer application;
3. The new homebuyer(s) must occupy the house as his/her principal residence
4. The resale price must be an amount affordable to the City’s targeted low-income buyers. This means, the buyers can secure a mortgage (through National Mortgage Licensing System approved lender) whereby they pay no more than 30% of their monthly

gross income for principal, interest, taxes and insurance (PITI) plus a reasonable down payment.

5. The new homebuyer must assume the remainder of the affordability period and will enter into a new HOME Program Agreement with NBD; and
6. The homeowner will be entitled to fair return on their investment upon sale of the Property. The owner's investment includes their initial down payment plus capital improvements to the property. Improvements to the property will be defined as improvements that increase the market value of the home; ongoing maintenance costs, such as exterior painting, servicing and replacement of building mechanicals, and/or driveway sealant are excluded as capital improvements. The homeowner will be responsible for keeping adequate records of the improvements and said improvements must be approved by NBD. The value of the capital improvement is determined by the actual cost.
7. In order to determine if what a fair return on this investment is, the City will use the Consumer Price Index (<http://www.bls.gov/home.htm>) to measure the change in housing values in the area. This percent change will be multiplied by the owner's investment in order to determine the fair return.
8. The sale price will not exceed Market Value, based on the appraised value of the property at the time of resale. Homeowner will be responsible for providing NBD with a current appraisal of the property to determine market value.

If the fair market value of a HOME-assisted homebuyer property is more than what is affordable to the range of low-income buyers, the PJ will set a resale price that, at a minimum, provides a fair return to the original homebuyer. The PJ will make the property affordable to its target population by making available appropriate HOME financial assistance to the buyer, if needed.

- NBD does not typically use HOME funds to refinance existing debt. In the event that it is necessary to use HOME funds in this matter, NBD has established the following refinancing guidelines:
- Show 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;
- Require a review of management practices to demonstrate that disinvestments in the property has not occurred, that the long term needs of the project can be met and that the feasibility of serving the targeted population over an extended affordability period can be proven;
- State whether the new investment is being made to maintain current affordable units, create additional affordable units or both;
- Indicate the required period of affordability, whether it is the minimum 15 years or longer; and HOME funds cannot be used to refinance multifamily loans made or insured by any Federal program including Community Development Block Grant funds.

LOAN RESERVE/CREDIT ENHANCEMENT

HOME funds may be used from time to time as credit enhancement to enhance the credit-worthiness of a project to attract private lenders who would not otherwise participate. In these projects, HOME funds may be pledged to guarantee loans or to capitalize a loan guarantee account. A loan guarantee amount must be based on a reasonable estimate of the default rate on the guaranteed loan and may not exceed 20% of the total outstanding principal guaranteed. A minimum balance, as well as a percentage of the principal amount of the loan may be required. These types of projects will be subject to the same HOME regulations and will have rent and income limits for the required minimum period of affordability.

Monitoring and Compliance

NBD will monitor the rental units for compliance through the affordability period of the project. For rental projects the affordability period will be based on the HOME Program requirements shown below:

Activity	Average Per-Unit HOME \$	Minimum Affordability Period
Rehabilitation or Acquisition of Existing Housing	<\$15,000/unit	5 years
	\$15,000 - \$40,000/unit	10 years
	>\$40,000/unit	15 years
Refinance of Rehabilitation Project	Any \$ Amount	15 years
New Construction or Acquisition of New Construction	Any \$ Amount	20 years

NBD staff will request the owner/property manager submit rent rolls of their tenants residing in HOME assisted units on an annual basis. Every sixth year of the affordability period, NBD will request the owner/property manager to resubmit source documentation for each household. NBD will also inspect the quality of the HOME assisted rental housing units to ensure compliance with property standards. The frequency of these inspections will be based on the HOME Program standards outlined below:

Number of Units	Inspection Required
1-4 units	Every 3 years
5-25 units	Every 2 years
26 or more	Annually

NBD will select a sample of HOME assisted units to inspect and will base the inspections on the NYS Building Code.

Emergency Solutions Grant (ESG)

The Syracuse Department of Neighborhood and Business Development (NDB) is working closely with the Continuum of Care (CoC)/Homeless and Housing Coalition's (HHC) Advisory Committee, the Executive Committee and the County of Onondaga, Department of Social Services Economic Security to improve the written standards for the development and delivery of ESG program services. All allocated ESG funds will be matched 100% and applicants have demonstrated commitments to the match. NDB will adhere to ESG's Interim rules and HPRP guidelines in terms of:

- Evaluating individuals' and families' eligibility for assistance;
- Coordination among emergency shelter providers, essential service providers, homeless service providers;
- Prevention and rapid re-housing assistance providers, other homeless assistance providers, and mainstream service and housing providers;
- Determining and prioritizing eligibility for individuals or families for either homelessness prevention or rapid re-housing assistance;
- Determining the share of rent and utilities costs that participants must pay (if any);
- Determining the length of time an individual or family will receive assistance; and
- Determining the type, amount, and duration of housing stabilization and/or relocation services an individual or family may receive.

The Coordinated Entry (CE) process starts at the Department of Social Services (DSS) and is available "after hours" by using the local 211 information and assistance helpline. This system has been connecting people to shelter and other immediate needs as well as doing diversion assessments to determine if callers have other housing options. People with higher level needs go through this process and are referred to the Continuum of Care (CoC's) Coordinated Entry Workgroup which began in January 2015. The Policies and Procedures Manual was just recently updated and approved in January 2019.

Currently, shelters and outreach workers assess people using the VI-SPDAT assessment tool. HMIS is used to identify those with the longest length of time homeless and the highest levels of vulnerability. The Coordinated Entry, Workgroup case conference people who are struggling through this system.

- Priorities are identified through consultation with CoC and the 10 Year Plan, review of Homeless Management Information System (HMIS) data, and the annual gaps/needs assessment.
- ESG request for proposals (RFP) is posted on The City of Syracuse website, distributed to agencies, organizations, members of the Citizens Cabinet, and other individuals, agencies, and organizations that have requested to be added to a mailing list. Availability is also advertised at all TNT meetings and a display ad is placed in the Syracuse Post Standard, a local newspaper.

- ESG applications are reviewed by a Selection Committee, which is comprised of public servants, public housing staff, and service providers who have an interest in discussing poverty and homelessness issues. Funding recommendations are presented to the Commissioner of NBD.
- A draft use of funds for the upcoming year called the draft Annual Action Plan is prepared.
- A Public Meeting is held, sponsored by the NBD, where the draft Action Plan is available for public review and comment. This starts the 30-day comment period. Citizens are invited and encouraged to comment at the public meeting and throughout the 30-day comment period.
- The Syracuse Common Council holds a Public Hearing to gather further community input and formally approves the final Annual Action Plan or Five Year Consolidated Plan. Once approval has been received from the Common Council and signed by the Mayor, the Consolidated Plan is submitted to HUD for approval.
- Throughout the year, the Department reviews and evaluates funded programs and agencies, including onsite monitoring visits.

Attempts are made to have a formerly homeless person on the selection committee to review ESG applicants as well as being a member on the Advisory Board of the local CoC's Homeless and Housing Coalition and numerous HHC sub-committees. The HHC has created a homeless advisory committee which will be having its first meeting in February 2019. Members from this committee moving forward will be asked to participate in the selection process of the ESG applicants.

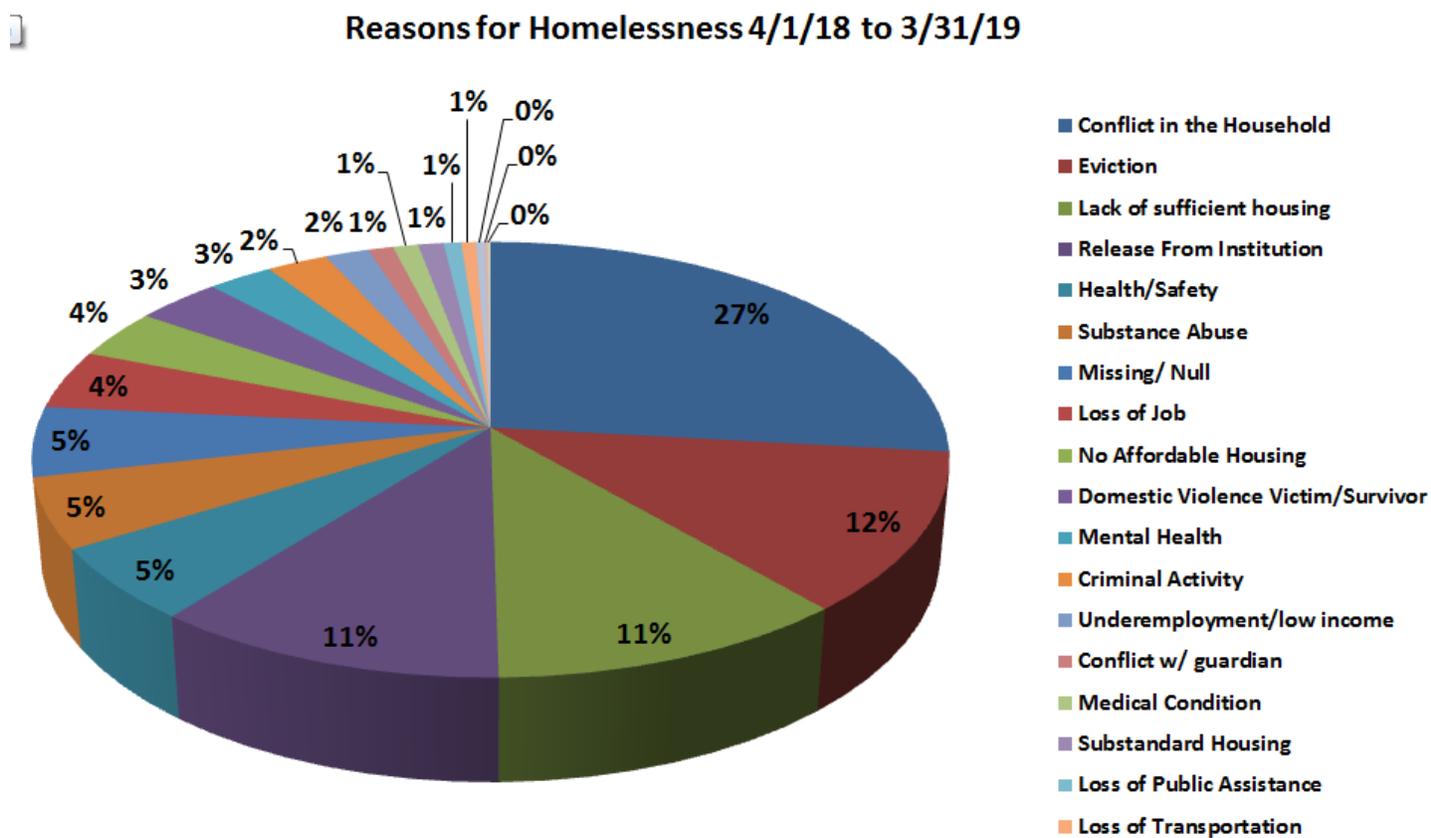
- NBD, in collaboration with the Continuum of Care (CoC), has determined the following as performance standards for evaluating ESG activities:
- Increase the coordination among agencies and mainstream resources and other support services in assessing the needs of homeless or housing vulnerable individuals and families;
- Maintains a centralized housing database that identifies affordable, safe and decent housing to rapid re-house individuals and families;
- Increase access to services (credit repair/financial literacy) to reduce an individual's or families' vulnerability to homelessness.

System Performance Measures:

- Length of time persons remain homeless
- Number of homeless persons
- Employment and income growth for homeless persons in funded projects
- Number of persons who become homeless for the first time
- Homeless Prevention and housing placement of persons defined by Category 3 of HUD'S Homeless definition in funded projects

- Successful placement from street outreach and successful placement in or retention of permanent housing

The Housing and Homeless Coalition of Central New York (HHC) along with the Continuum of Care (CoC) collaboratively works with the City of Syracuse to address homelessness and housing vulnerability. Recent data from the HMIS system (Homeless Management Information System) AHAR (Annual Homeless Assessment Report) has reported the following information on reasons for homelessness:



- Conflict in the household consistently remains the #1 reason for homelessness
- Eviction is the #2 reason for homelessness, and remained at 12% for the past 4 years
- Release from Institution is still #3 reason with 11% of the population.

The **Homeless Annual Performance Report Numbers** also reported that there were:

- 3,522 people (individuals and families) resided in Syracuse Emergency Shelters between April 1, 2018 to March 31, 2019

- 84% of all people entering Emergency Shelters leave in 30 days or less.

The **Point in Time** (PIT) Count is an annual count done across the country on a single night in January of homeless persons who are in emergency shelter, transitional housing or unsheltered (in places not meant for human habitation. The data below is the PIT homeless data for Onondaga County only from January 30, 2019 PIT data:

- Family homelessness has increased in 2019 by 14% - This is due to the shelters serving larger sized families
- Chronic homelessness decreased by 17% from 2018 (30 in 2018, 25 in 2019)
- Unaccompanied single youth decreased by 30% (40 youth in 2018, 28 youth in 2019)
- Parenting youth increased by 58% (5 youth in 2018, 13 youth in 2019)



Appendix A:

Program Year 45 Risk Analysis Committee

Marnie Annese; *Health Foundation of Western and Central New York, Program Officer*

Stephanie Bartling; *Community Volunteer, Citizens Academy Graduate*

Monica Brown; *Onondaga County Social Services & Economic Security, Deputy Commissioner*

Syeisha Monquesse Byrd; *Director of Office of Community Engagement, Syracuse University*

Luke Dougherty; *United Way of Central New York, Director of Community Impact*

Gregorio Jimenez; *Near Westside Initiative, Executive Director*

Melissa Marrone; *Marrone Consulting, LLC, President*

Regina McArthur; *Southside TNT Facilitator, M&T Bank, Mortgage Division*

Lindsay McClung; *Gifford Foundation, Director of Neighborhood Initiatives*

Tony Mueller; *Onondaga County Community Development, Housing Program Coordinator*

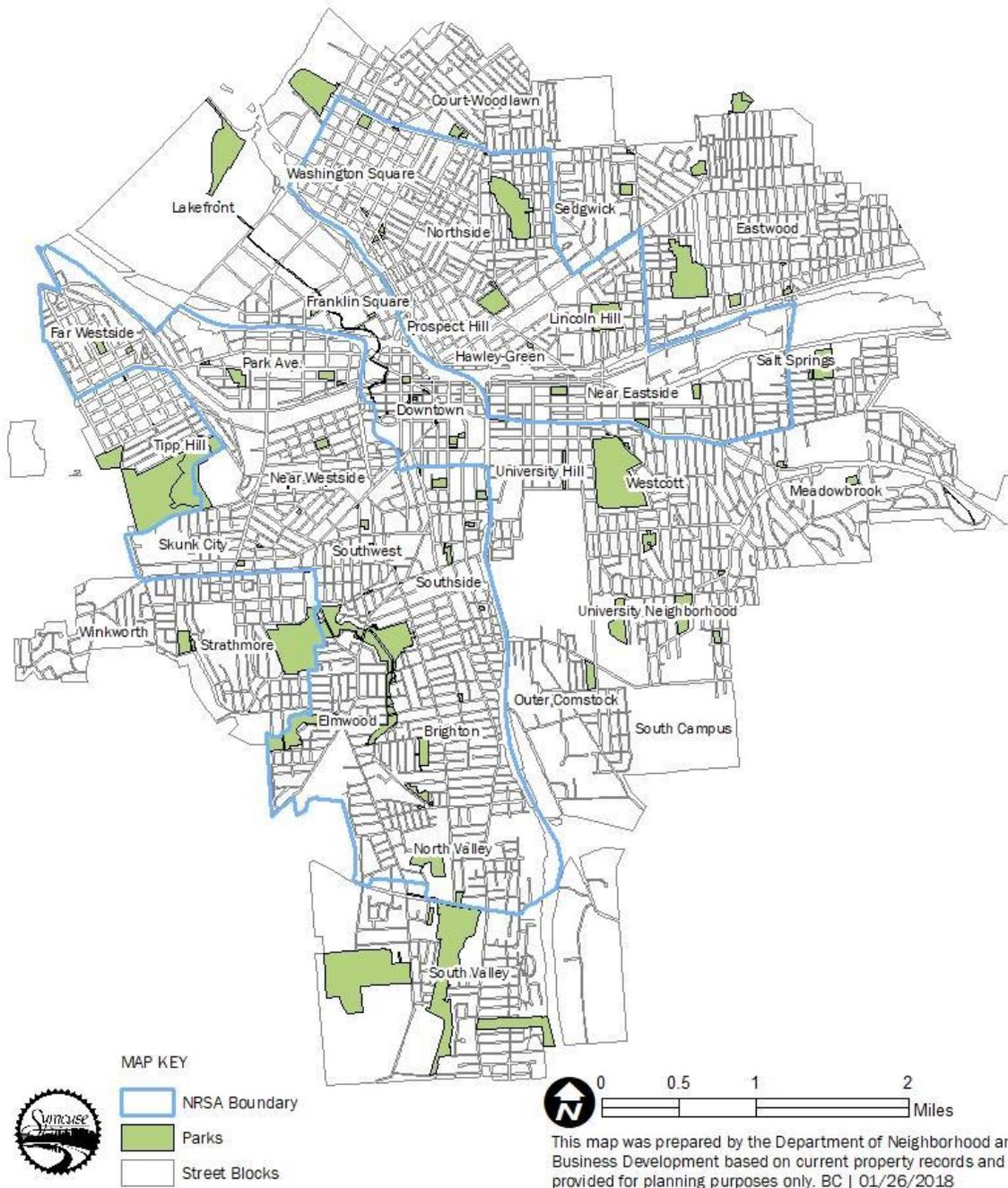
Joseph Russo; *National Grid, Economic Development Program Manager*

Meagan Stuart; *Director of Housing and Homeless Coalition*

Kara Williams; *Health Foundation for Western & Central New York, Senior Program Officer*

Appendix B: NRSA Boundaries, Maps and Data

Neighborhood Revitalization Strategy Area



SocioEconomic Indicator	2012 ACS 5-year Estimates					Data Source
	Northeast NRSA	Southwest NRSA	Outside NRSA	City-Wide (Place)	City-Wide (Place) MOE	
Neighborhood Stability						
Number of Owner Occupant Households	3,365	4,800	14,356	22,521	+/- 577	2012 ACS 5yr Estimates Table DP04
Percent Owner Occupant Households	24.1%	31.9%	53.2%	40.2%		2012 ACS 5yr Estimates Table DP04
Number Renter Households	10,614	10,255	12,623	33,492	+/- 700	2012 ACS 5yr Estimates Table DP04
Percent Renter Households	75.9%	68.1%	46.8%	59.8%		2012 ACS 5yr Estimates Table DP04
Number Vacant Housing Units	3,293	3,174	2,954	9,421	+/- 591	ACS 2012 5yr Estimates Table B25002
Housing Vacancy Rate	19.1%	17.4%	9.9%	14.4%		ACS 2012 5yr Estimates Table B25002
Total Number of Occupied Housing Units	13,979	15,055	26,979	56,013	+/- 695	ACS 2012 5yr Estimates Table DP04
Total Number of Housing Units	17,272	18,229	29,933	65,434	+/- 750	ACS 2012 5yr Estimates Table DP04

Housing Quality & Stability

Number of Households in Different House from Previous Year	9,210	9,591	20,919	39,720	+/- 3354	ACS 2012 5yr Estimates Table B07001
Percent Households in Different House from Previous Year	65.9%	63.7%	77.5%	70.9%		ACS 2012 5yr Estimates Table B07001 and Table DP04

Economic Stability

Population Below Poverty Level	12,856	17,988	13,472	44,316	+/- 2004	ACS 2012 5yr Estimates Table S1701
Percent of Population Below Poverty Level	38.8%	44.9%	23.0%	33.65%	4.5%	ACS 2012 5yr Estimates Table S1701
Population Under 18 Below Poverty Level	4,829	8,048	2,944	15,821	+/- 1154	ACS 2012 5yr Estimates Table S1701
Percent of Population Under 18 Below Poverty Level	53.7%	60.7%	28.7%	48.65%	7.3%	ACS 2012 5yr Estimates Table S1701
Total Population for whom Poverty Status is Determined	33,119	40,033	58,562	131,714	+/- 796	ACS 2012 5yr Estimates Table S1701

SocioEconomic Indicator	2017 ACS 5-year estimates					Data Source
	Northeast NRSA	Southwest NRSA	Outside NRSA	City-Wide (Place)	City-Wide (Place) MOE	
Neighborhood Stability						
Number of Owner Occupant Households	3,307	4,248	13,758	21,313	+/- 623	ACS 2017 5yr Estimates Table DP04
Percent Owner Occupant Households	23.52%	29.95%	50.23%	38.31%		ACS 2017 5yr Estimates Table DP04
Number of Renter Households	10,753	9,935	13,632	34,320	+/- 741	ACS 2017 5yr Estimates Table DP04
Percent Renter Households	76.48%	70.05%	49.77%	61.69%		ACS 2017 5yr Estimates Table DP04
Number of Vacant Housing Units	3,624	4,036	3,427	11,087	+/- 634	ACS 2017 5yr Estimates Table DP04
Housing Vacancy Rate	20.5%	22.2%	11.1%	16.6%		ACS 2017 5yr Estimates Table DP04
Total Number of Occupied Housing Units	14,060	14,183	27,390	55,633	+/- 767	ACS 2017 5yr Estimates Table DP04
Total Number of Housing Units	17,684	18,219	30,817	66,720	+/- 757	ACS 2017 5yr Estimates Table DP04

Housing Quality & Stability

Number of Households in Different House from Previous Year	7,367	6,762	19,919	34,048	+/- 1693	ACS 2012 5yr Estimates Table B07001
Percent Households in Different House from Previous Year	52.4%	47.7%	72.7%	61.2%		ACS 2012 5yr Estimates Table B07001 and Table DP04

Economic Stability

Population Below Poverty Level	14,147	15,407	13,120	42,674	+/- 1692	ACS 2017 5yr Estimates Table S1701
Percent of Population Below Poverty Level	40.1%	43.1%	27.4%	32.6%	+/- 1.3%	ACS 2017 5yr Estimates Table S1701
Population Under 18 Below Poverty Level	5,649	6,169	2,682	14,500	+/- 1003	ACS 2017 5yr Estimates Table S1701
Percent of Population Under 18 Below Poverty Level	54.2%	56.0%	27.5%	46.8%	+/- 2.7%	ACS 2017 5yr Estimates Table S1701
Total Population for whom Poverty Status is Determined	35,051	35,845	59,974	130,870	+/- 976	ACS 2017 5yr Estimates Table S1702

Change from 2012 to 2017 5-year Estimates

SocioEconomic Indicator	Northeast NRSA	Southwest NRSA	Outside NRSA	City-Wide (Place)
Neighborhood Stability				
Percent Change in Number of Owner Occupant Households	-1.7%	-11.5%	-4.2%	-4.5%
Owner Occupancy Rate Change	-0.6%	-1.9%	-3.0%	-1.9%
Percent Change in Number of Renter Households	1.3%	-3.1%	8.0%	1.3%
Renter Occupancy Rate Change	0.6%	1.9%	3.0%	1.9%
Percent Change in Number of Vacant Housing Units	10.1%	27.2%	16.0%	17.7%
Housing Vacancy Rate Change	1.4%	4.8%	1.2%	2.2%
Change in Total Number of Occupied Housing Units	+81	-872	+411	-380
Change in Total Number of Housing Units	+412	-10	+884	+1286

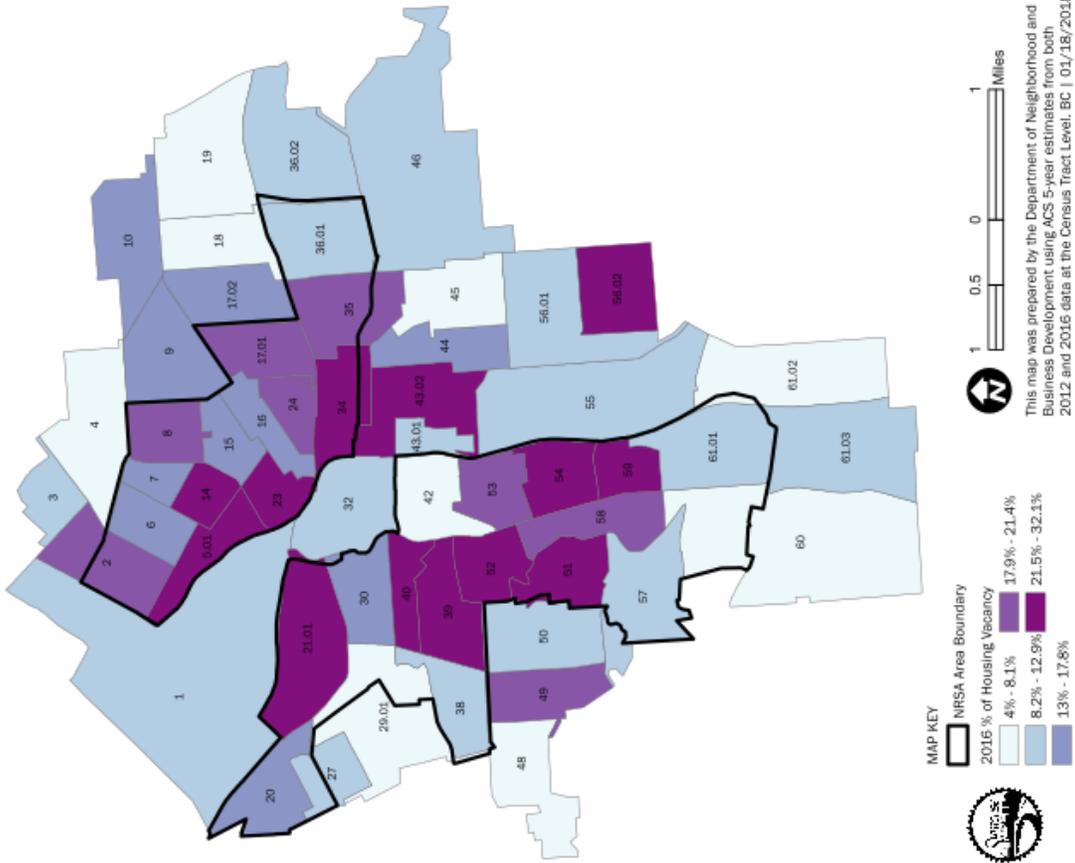
Housing Quality & Stability

Percent Change in Number of Households in Different House from Previous Year	-20.0%	-29.5%	-4.8%	-14.3%
Change in Percent Households in Different House from Previous Year	-13.5%	-16.0%	-4.8%	-9.7%

Economic Stability

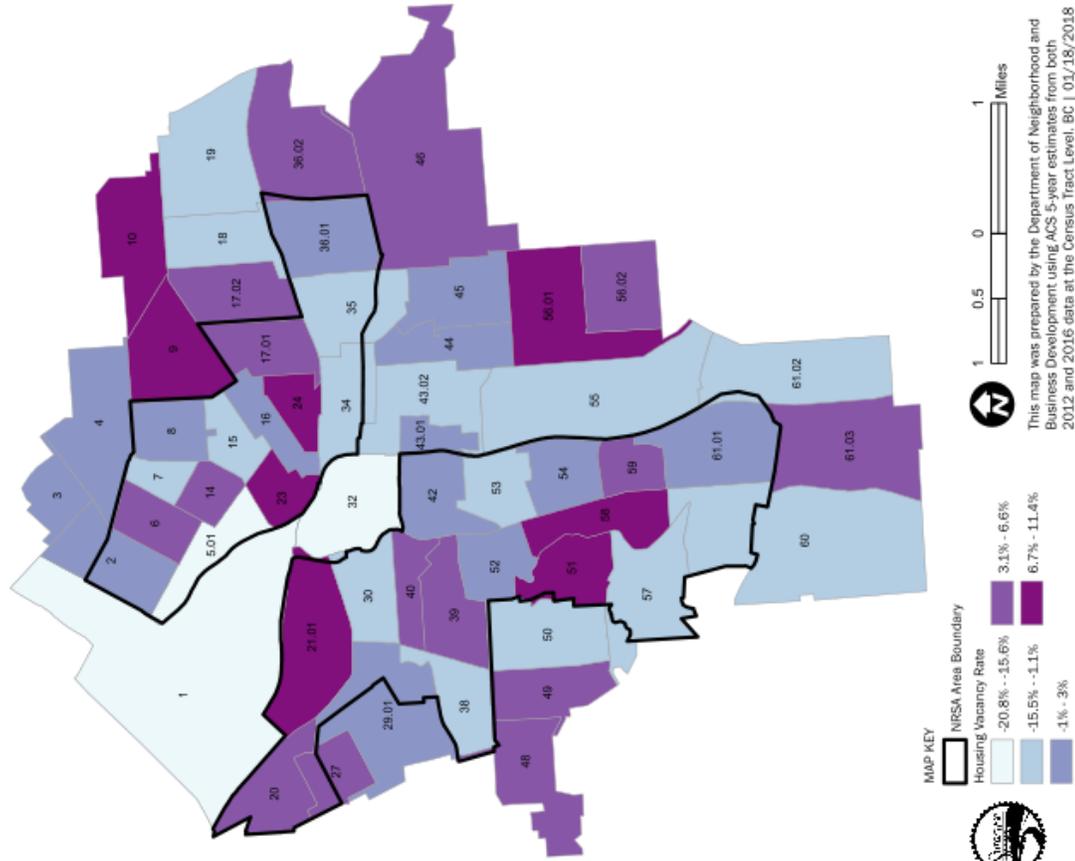
Percent Change in Population Below Poverty Level	10.0%	-14.3%	-2.6%	-3.7%
Change in Percent of Population Below Poverty Level	1.3%	-1.8%	4.4%	-1.1%
Percent Change in Population Under 18 Below Poverty Level	17.0%	-23.3%	-8.9%	-8.3%
Percent of Population Under 18 Below Poverty Level	0.4%	-4.7%	-1.2%	-1.9%
Change in Total Population for whom Poverty Status is Determined	+1932	-4188	+1412	+844

2016 Percent of Housing Vacancy



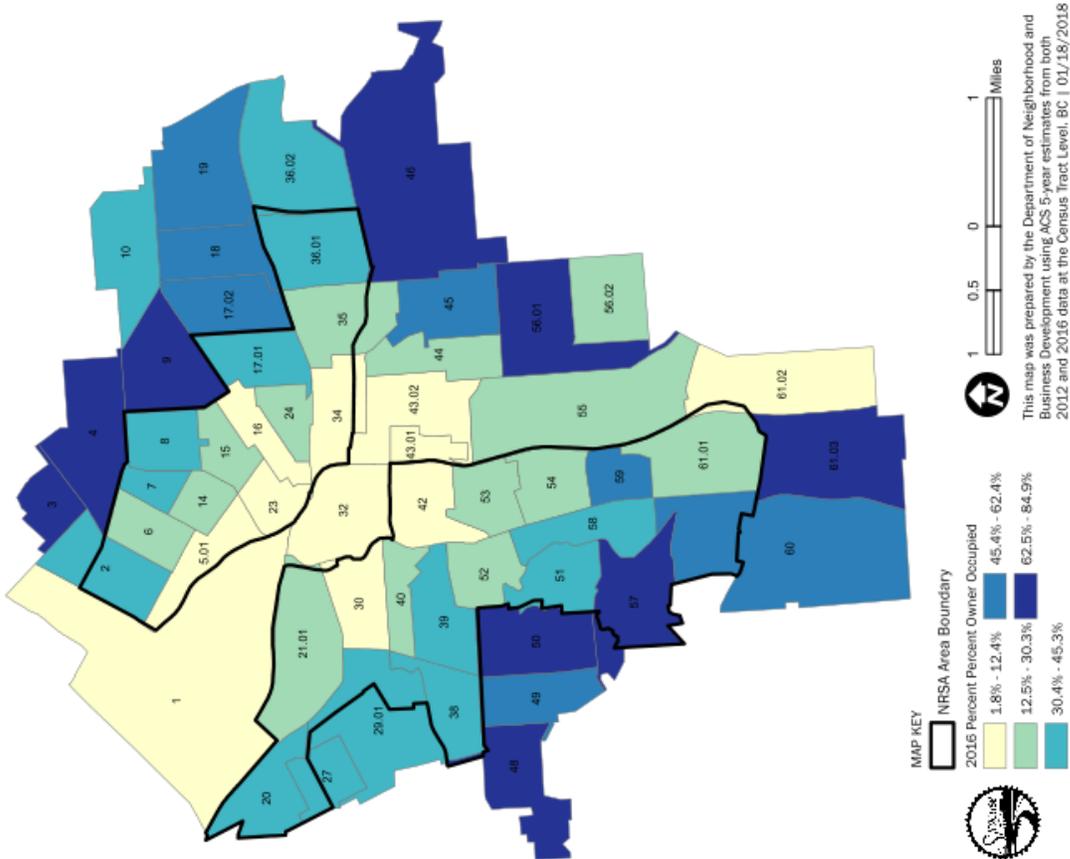
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Percent Change 2012 - 2016 of Housing Vacancy



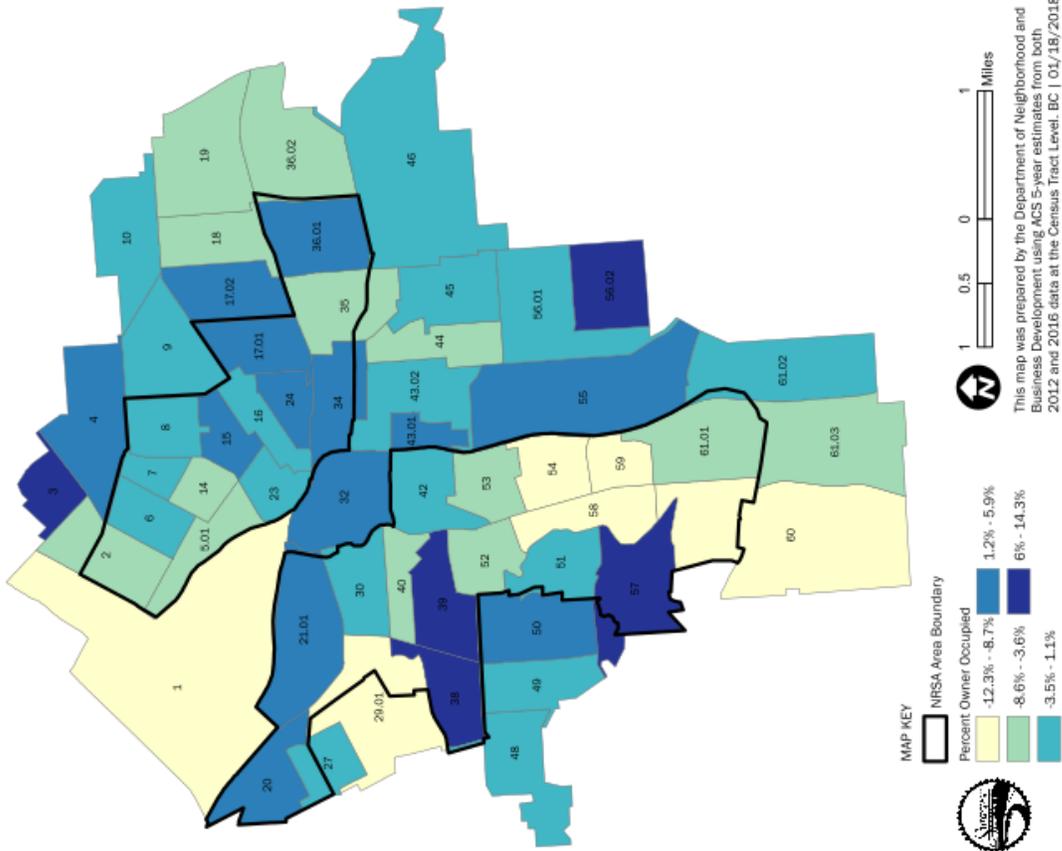
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2016 Percent of Owner Occupied Properties



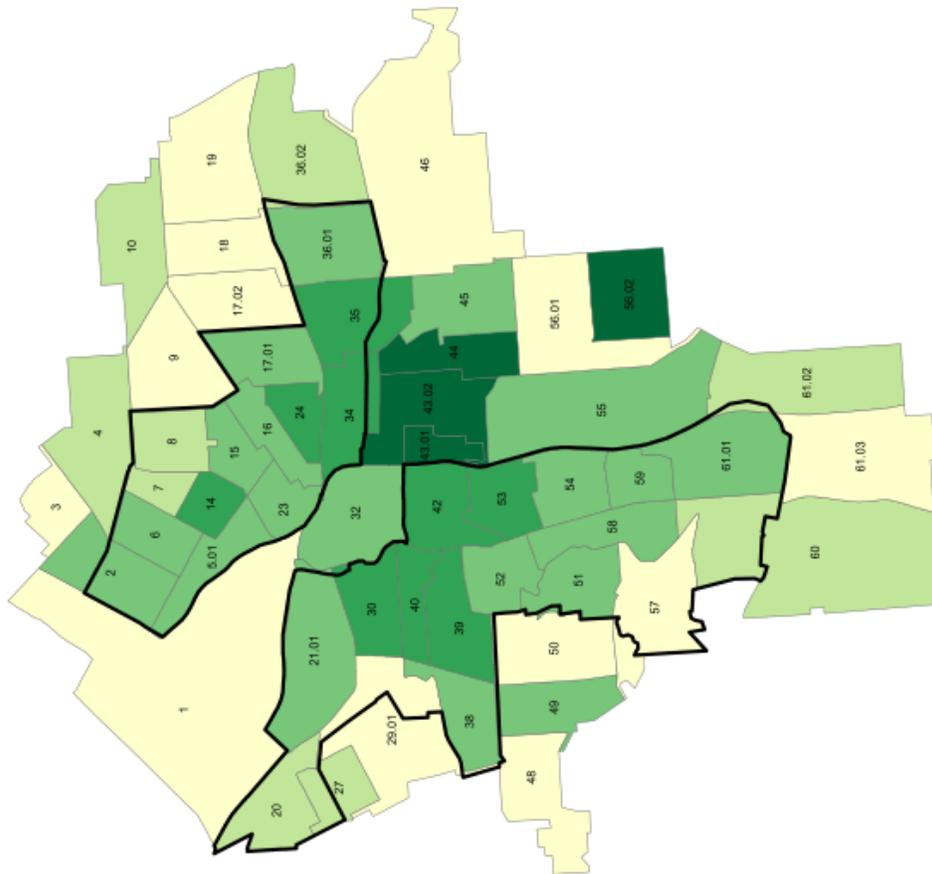
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Percent Change 2012 - 2016 of Owner Occupied



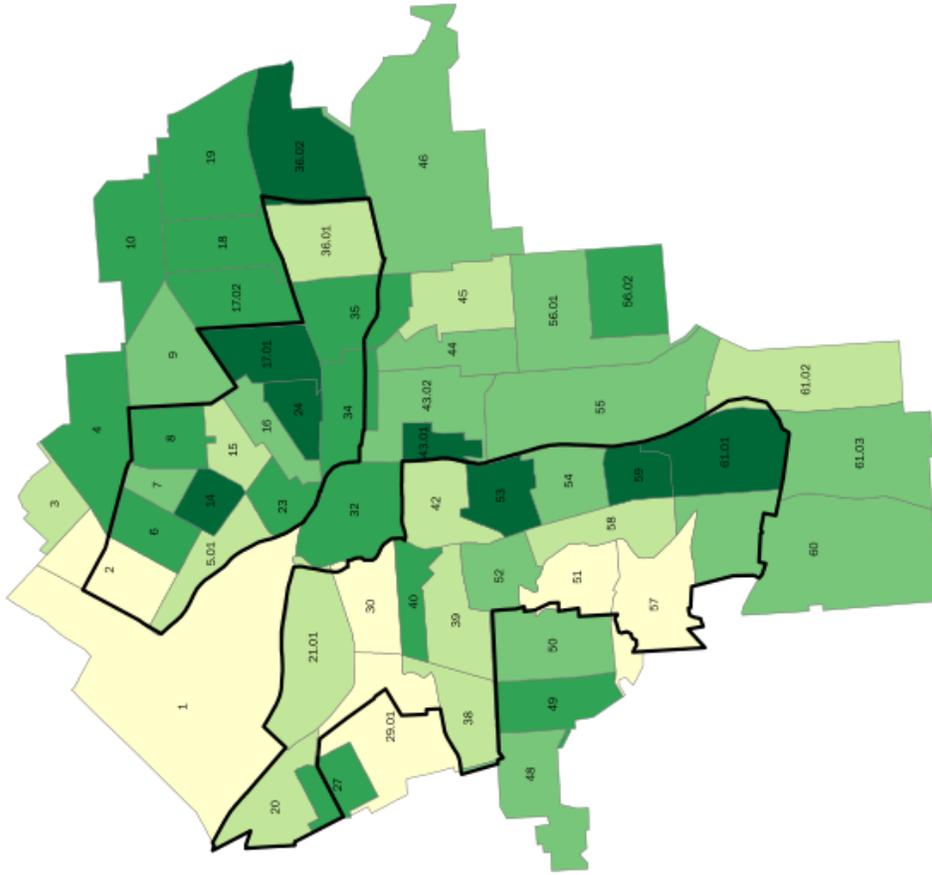
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2016 Percent of Population Below Poverty Level



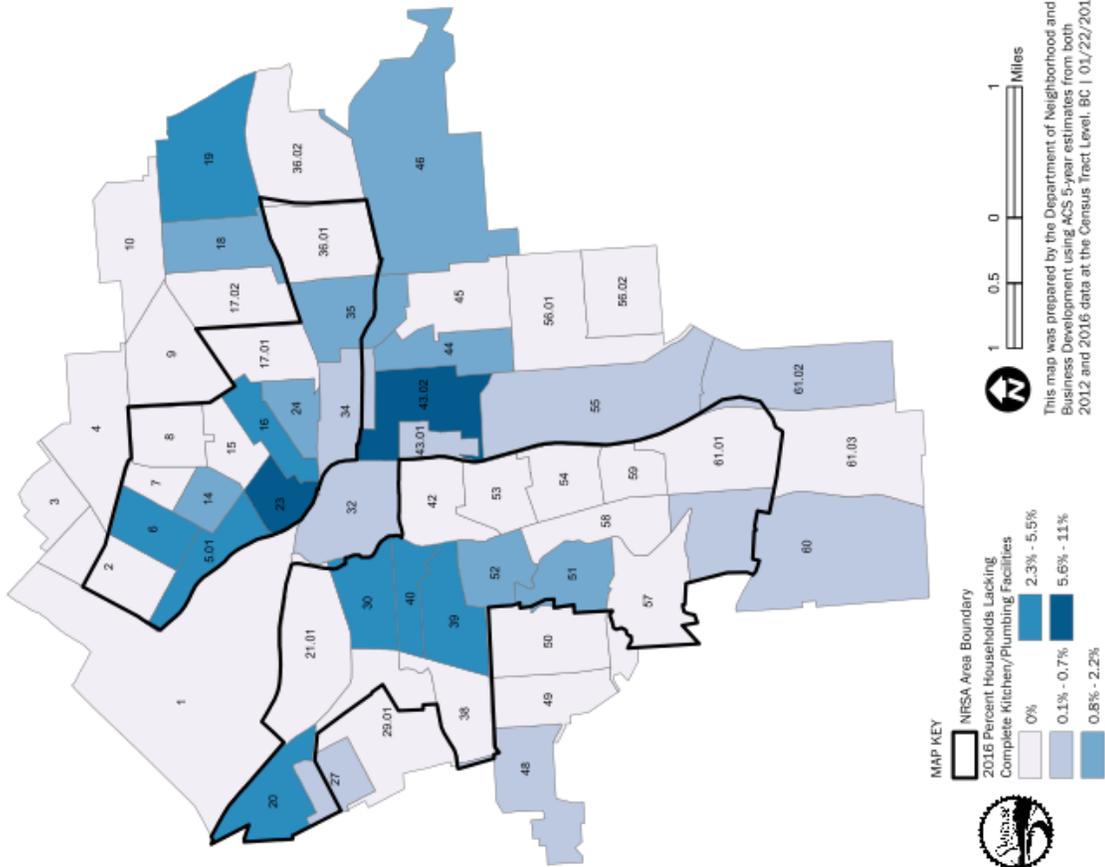
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Percent Change 2012 - 2016 of Population Below Poverty Level



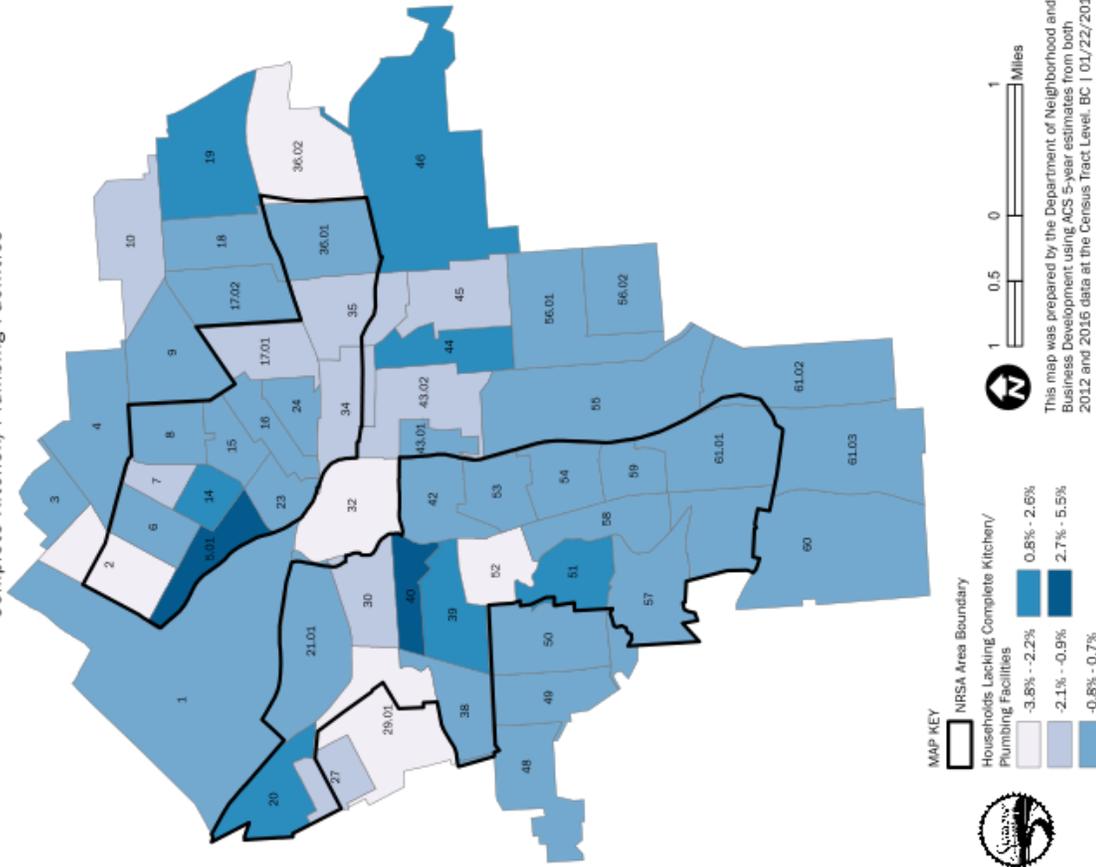
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2016 Percent of Households Lacking Complete Kitchen/Plumbing Facilities



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Percent Change 2012 - 2016 of Households Lacking Complete Kitchen/Plumbing Facilities



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